

INVITATION TO BID

On behalf of the San Diego Unified School District, C.W. Driver, LLC is requesting bids from qualified subcontractors (licensed contractor with A or B Classification(s) or C Specialty license for scope noted within the Bid Packages) for:

G.W. Smith Education Center Site Redevelopment CC23-0127-42-A5-G4 (GMP No. 3) (Lease-Leaseback)

Project(s) Information:

A. GMP No. 3

1. Contract Number: CC23-0127-42-A5-G4 (GMP No. 3)
2. Project Name: G.W. Smith Education Center Site Redevelopment (LLB)
3. Project Estimate: is between \$136,000,000 and \$140,000,000
4. Schedule: The anticipated schedule is January 15, 2025 to January 21, 2027
5. Project Description: Construction of the office building addition, renovation/remodel of the existing office building and construction of surface site improvements, surface parking and Pedestrian pavement/walkways, irrigation systems and landscaping. Phase III includes a second building permit and completes the work permitted in the public improvement.

NON-MANDATORY JOB WALK: August 27, 2024 at 9:00am at G. W. Smith Education Center, 9330 Balboa Ave, San Diego, California 92123. Meet on the east side of the building. Parking is also available on the east side of the building. The meeting will begin with a general project overview, followed by a site walk of the school site(s).

BIDDERS MUST ABIDE BY THE FOLLOWING:

- **Leaving the walk before it has concluded:** if you need to leave the site walk before it has ended, locate the general contractor staff and they will escort you to the nearest exit.

BID DATE & TIME: September 26, 2024 at 11:00am email bids to fiwatsu@cwdriver.com.

PROJECT CONTACT: Ricka Iwatsu, Chief Estimator, 619-696-5100, fiwatsu@cwdriver.com.

RFI DEADLINE: Submit RFI's via email to Jarin Thiem at jthiem@cwdriver.com no later than **September 3, 2024 at 2:00pm**. Final addendum including RFI responses will be issued on **September 17, 2024**.

***** DO NOT CONTACT THE DISTRICT DIRECTLY *****

PROJECT STABILIZATION AGREEMENT (PSA): Please note that this project is subject to the PSA. The complete agreement is available at sandiegounified.org/PSA. The successful subcontractors will be required to execute a PSA Letter of Assent (LOA), whereby subcontractors agree to conform to all terms and conditions set forth in the PSA.

PROPRIETARY SPECIFICATIONS: Under Public Contract Code §3400(c)(2), the District or its designee, has made a finding that the following particular materials, products, or services are designated by specific brand or trade name in order to match other products in use on the particular public improvements either completed or in the course of completion:

- 08 71 00 Door Hardware
- 28 13 00 Access Control
- 28 46 21.11 Addressable Fire-Alarm Systems
- 32 18 13 Synthetic Grass Surfacing
- 32 84 00 Planting Irrigation
- 07 42 51 Porcelain Tile Wall System

BIDDING DOCUMENTS: Each bid shall be in accordance with all terms, conditions, plans, specifications, and any other documents that comprise the bid documents. The DSA approved plans and specifications, appendices, and forms will be posted and maintained through **BuildingConnected**. For access to the documents, please contact Leanne Loera at lloera@cwdriver.com including: Company name, address, phone number, CA License # & classification(s), main point of contact, and bid package number(s) interested in bidding.

SENATE BILL (SB) 854 REQUIREMENTS: Effective July 1, 2014, no general contractor or subcontractor may be listed on a bid proposal or awarded a contract for a public works project (awarded on or after April 1, 2015) unless registered with the Department of Industrial Relations (DIR) pursuant to Labor Code §1725.5 with limited exceptions from this requirement for bid purposes only under Labor Code §1771.1(a). This project is subject to compliance monitoring and enforcement by the DIR. Refer to the following DIR Website for further information: dir.ca.gov/Public-Works/PublicWorks.html.

PREVAILING WAGES: Prevailing wage requirements apply to all public works projects and must be followed per Article 17 of the General Conditions of the Request for Proposals. The applicable prevailing wage determination during construction

is the one in effect on the date the GMP is first published in a newspaper of general circulation. Here, the applicable prevailing wage determination for construction services referenced in the published GMP advertisement is **2024-1**. The **first** bid advertisement date for each District defined GMP phase shall establish the applicable prevailing wage determination, regardless of how many times the Prime Contractor published an advertisement. That **first** bid advertisement to subcontractors shall state the applicable prevailing wage determination for construction services for the duration of that District defined GMP phase. Each District defined GMP phase for construction services may have a different prevailing wage determination based on its separate publication of the first bid advertisement date. The following is a link to the Department of Industrial Relations (DIR) website to obtain rate information, and any applicable predetermine increases www.dir.ca.gov/oprl/dprewagedetermination.htm

DISABLED VETERAN BUSINESS ENTERPRISE PARTICIPATION PROGRAM: Pursuant to resolution in support of Service Disabled Veterans Owned Businesses (SDVOB) and Disabled Veteran Business Enterprises (DVBE) approved on May 10, 2011 by the Board of Education, **C.W. Driver, LLC** is required to satisfy a minimum DVBE participation percentage of at least three percent (3%) for this project. In compliance with this program, the bidder shall satisfy all requirements enumerated in the bid package. **GOALS FOR EBE & DVBE PARTICIPATION:** 50% EBE / 6% DVBE.

SUBCONTRACTOR DISTRICT PREQUALIFICATION: Prequalifications are due to the District by September 12, 2024. *Effective March 1, 2024, any solicitation opening after March 1, 2024, will no longer require Non-MEP prequalification.* MEP (Mechanical/Electrical/Plumbing): Subcontractors performing work under one or more of the following license classifications: A or B, and/or performing work of C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43, and C-46 should submit their prequalification application on PlanetBids. Go to tinyurl.com/SDUSD-PlanetBids, login as a vendor, then click the menu on the left, and select prequalification to get started. MEP prequalifications must be renewed annually on the approval anniversary. Bids will not be accepted from non-prequalified MEP subcontractors. Visit sandiegounified.org/contractor-prequalification or email prequal@sandi.net for more information.

C.W. Driver, LLC PREQUALIFICATION: Completed forms must be submitted prior to bid due date. Email Jamie Ballesteros, PQ Administrator, for prequalification information. Email: jballesteros@cwdriver.com. Ph: (909) 367-9566.

PAYMENT AND PERFORMANCE BONDS: See C.W. Driver Exhibits.

BID PACKAGES: This project is being bid as “Bid Packages” per contract number. The bidder must self-perform a minimum of 15% of each bid package that is being bid. If a bidder is interested in bidding multiple bid packages, the bidder must submit individual bids for each bid package per GMP. Bidders may demonstrate economy of scale savings on their proposal forms by bidding multiple bid packages for a single GMP. However, bidders may NOT combine multiple bid packages for multiple GMPs, into a single GMP submission. All bids will be reviewed and evaluated for completeness of scope coverage. Subcontracts shall be awarded, if awarded at all, by the general contractor on the basis of lowest bid. The District defines lowest bid as the lowest responsive, responsible bid for a single bid package or the summation of the lowest value of multiple bid packages, if multiple bid packages were proposed by a subcontractor. If DVBE mandatory participation is needed, the next lowest subcontractor who can meet the minimum 3% DVBE requirement may be selected.

BID PACKAGES ARE AS FOLLOWS. It is required that bidders possess any of the following classification(s) of California State Contractors License(s) (or other appropriate license, subject to District approval), valid and in good standing, at the time of bid opening and contract award.

G.W. Smith Education Center Site Redevelopment CC23-0127-42-A5-G4 (GMP No. 3)					
Bid Package No.	Trade Scope (these are examples only)	CA License No.	Bid Package No.	Trade Scope	CA License No.
BP01	SWPPP	A or B or C-61/D-64	BP19	Flooring	B, C-15
BP02	Demolition & Abatement	A, B, or C-21, C-22	BP20	Painting/ High Performance Coatings	C-33
BP03	Survey	A	BP21	Construction Specialties	B
BP04	Building Concrete and Reinforcing	B or C-8, C-50	BP22	Signage	C-45
BP05	Unit/Veneer Masonry and Reinforcing	C-29	BP23	Food Service Equipment	B or C-38 or C-43, C-61 / D-34
BP06	Structural Steel	C-51	BP24	Play Field Equipment and Athletic Fields	B or C-61/D-34
BP07	Miscellaneous Metals	C-51	BP25	Elevators	B or C-11
BP08	Finish Carpentry	B or C-6	BP26	Fire Suppression	C-16
BP09	Rough Carpentry	B or C-5	BP27	Plumbing	C-36
BP10	Waterproofing	B or C-39	BP28	HVAC	C-20

BP11	Roofing / Roofing Demo / Roof Abatement	A, B, or C-21, C-22, C-39	BP29	Electrical, Low Voltage, Photovoltaic Systems	C-7, C-10
BP12	Sheet Metal / Metal Panels/ Exp.Jts. / Skylights	C-43	BP30	Earthwork & Site Demolition	A or C-12, C-21
BP13	Doors, Frames and Hardware	B or C-61/D-28	BP31	Asphalt Paving, Paving Specialties, Pavement Markings and Accessories	A or C-12
BP14	Glass and Glazing	C-17, C-61/D-28	BP32	Site Concrete and Unit Pavers	A, B, or C-8, C-12
BP15	Operable Partitions	C-61/D-34	BP33	Landscaping & Irrigation	C-27
BP16	Metal Framing and Drywall / Insulation / Plaster	B, C-5, C-9	BP34	Site Utilities	A or C-34, C-42
BP17	Tiling	C-54	BP35	Final Clean	C-61/ D-63
BP18	Acoustical Ceilings / Acoustical Wall Panels	C-2, C61/ D-50			

The District reserves the right to reject any and all bids and to waive any irregularities or informalities in any bids or in the bidding process. No bidder may withdraw his bid for a period of **150** days after the date set for the opening of bids.

Note: Authorized under Education Code §17406, LLB is a common delivery method used by approximately 89 school districts in California, including 15 school districts within San Diego County. Effective January 1, 2017, Lease-Leaseback is to be used via a competitive selection process for best value award (in contrast to the regular design-bid-build, which requires award to the lowest bidder).

SAN DIEGO UNIFIED SCHOOL DISTRICT
George A. Harris III
Director, Fiscal Controls and Information Systems
Facilities Planning and Construction

Advertisement Dates:
August 20, 2024 #1
August 27, 2024 #2
CC23-0127-42-A5-G4