

INVITATION TO BID

Sundt Construction Inc. 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:

Gompers Preparatory Academy GMP/Whole Site Modernization (Lease-Leaseback) On behalf of the San Diego Unified School District

Project estimate is \$32M. Construction to commence March 2023 and complete December 2025.

Whole Site Modernization project improvements include: 2 new buildings, building repairs, new building systems, and site improvements. Existing building improvements include new interior finishes, modernization, and toilet renovations. New building systems include a public address system, fire alarm system, and enhancement of structural system. Site improvements include a new quad, fencing upgrades, and new landscaping along the main-entry street frontage.

The intent of the project is to build a new two-story instructional building (Bldg 20), a new lecture building, modernize Building 9, and create a new quad and exterior spaces. The existing bungalows (19) will be demolished in phases during the construction of the new classroom and lecture buildings. Note that the above description is for major scope elements and is not a comprehensive list of every element in the project.

All Bidders are encouraged to attend the Job Walk on Nov. 7th at 1pm at Gompers Preparatory Academy, 1005 47th St., San Diego, CA 92102. MANDATORY FOR BIDDERS OF BID PACKAGES: 02A Demo & Abatement, 26A Electrical & Low-Voltage, 33A Site Utilities The meeting will begin with a general project overview, followed by a site walk of the school site(s).

Site walks follow the latest SDUSD COVID-19 policies which can be found at: https://sandiegounified.org/covid-19_status

FOR THE SAFETY OF OUR STUDENTS, BIDDERS MUST ABIDE BY THE FOLLOWING:

- **Photographs:** when taking pictures of the site, please make sure students are not in the frame.
- **Restrooms:** please use a "staff only" restroom – student restrooms are not open to adults.
- **Conduct:** when walking through the campus, stay together as a group and keep your voices down. Class is in session.
- **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: **December 1, 2022, at 2:00 PM.** 1660 Hotel Circle North, Suite 400, San Diego, CA 92108 or to mchoman@sundt.com.

PROJECT CONTACT: Mary Homan, Pre-Construction Project Manager 619-346-9236, mchoman@sundt.com

RFI DEADLINE: Submit RFI's via email to Mary Homan at mchoman@sundt.com no later than **November 10th at 4:00 PM.** Final addendum including RFI responses will be issued on **Nov. 28th.**

***** 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 46 21.11 Addressable Fire-Alarm Systems
- 28 13 00 Access Control
- 32 84 00 Planting Irrigation

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 iSqFt (only add date if after advertisement).** Please email Lamia Porter at LNPorther@sundt.com including Company Name, Company Address, CA License #, Company Website/PDF Brochure, Main Contact Person, and Bid Package Numbers 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: www.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 2022-2. 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/dprevagedetermination.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, **Sundt Construction Inc.** 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: Prequalification applications are due Nov. 10th. Every subcontractor to the Contractor seeking to perform work on this bid, regardless of trade, tier, or value of the work, is required to be prequalified with the District. Bids will not be accepted from non-prequalified subcontractors. Visit sandiegounified.org/contractor-prequalification or email prequal@sandi.net for more information. **MEP (Mechanical/Electrical/Plumbing):** Subcontractors performing work under one or more of the following license classifications, including any contractor holding A or B licenses 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. **NON-MEP:** Each Non-MEP contractor should submit a Non-MEP subcontractor prequalification application at sandiegounified.org/non-mep. Non-MEP prequalifications must be renewed annually every February.

SUNDT CONSTRUCTION INC. PREQUALIFICATION: Completed prequalification forms must be submitted prior to bid due date. Please contact Lamia Porter at LNPor@suntdt.com.

PAYMENT AND PERFORMANCE BONDS: See Sundt Construction Inc., Bid Instructions.

BID PACKAGES: This project is being bid as "Bid Packages". Bidders will have the option to bid multiple bid packages; however, the bidder must self-perform a minimum of 15% of each bid package that is being bid. A bidder interested in bidding multiple bid packages must also submit individual bids for each bid package and then provide bids with multiple bid packages combined. Example, if a bidder is interested in bidding the BP 22A Plumbing AND BP 23A HVAC combined (for a lower bid overall price than if each package were submitted separately), then the bidder would submit one bid form noting both bid package numbers and the combined amount on the bid form document. Note, the bidder MUST still submit a bid for each package individually in addition to the combined bid. The general contractor reserves the right to award bid packages as a combination or as a single package. Subcontracts shall be awarded, if awarded at all, by the general contractor on a best value basis. Bids will be reviewed and evaluated for completeness of scope coverage and awarded to the subcontractor who is deemed the best value for the project as a whole.

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.

Bid Package No.	Trade Scope	CA License No.	Bid Package No.	Trade Scope	CA License No.
01A	Site Provisions	A or B	09D	Flooring	B or C15
01B	Survey	N/A	09F	Painting	C33
01C	Final Clean	C61 / D63	10A	Specialties	B or C61/D34
01D	Erosion Control	A or C12 or C27	10B	Signage	C45 or C61/D42
01E	Furniture & Equipment Moving	B	12A	Window Treatments	C61/D52
02A	Demo & Abatement	A or B or C21 AND C22 (ASB & HAZ)	12B	Fixed Audience Seating	D34
03A	Structural Concrete	C8	14A	Elevator	C11
04A	Masonry	C29	14B	Wheelchair Lift	C11 or D21
05A	Structural Steel, Mtl Deck, Misc Metals	C51	21A	Fire Sprinklers	C16
06A	Rough Carpentry	C5	22A	Plumbing	C36
07A	Waterproofing	C39 or C61/D51	23A	HVAC	C20
07B	Roofing	C39	26A	Electrical & Low-Voltage	C10
07E	Sheet Metal, Flashing, Standing Seam Metal Roofing	C39 or C43	31A	Earthwork	A or C12
08A	Doors, Frames, Hardware	B or C28 or C61/D8 or C61/D26 or C61/D16	32A	Asphalt Paving, Markings, Accessories	A or C12
08C	Glazing	C17	32B	Site Concrete	C8
09A	Gypsum Board Assemblies	B or C5 & C9 & C35	32E	Fencing & Gates	C13
09B	Tiling	C54	32D	Landscaping	C27
09C	Acoustical Ceilings	C2 or C61/D50	33A	Underground Utilities	A or C34

The general contractor reserves the right to award bid packages as a combination or as a single package. 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 120 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).

Advertisement Dates: **Oct. 25, 2022, & Nov. 1, 2022**
Project Number CZ21-0741-23.A1.G1