**INVITATION TO BID**

1. **NOTICE TO BIDDERS:** Sealed bids (all parts) shall be submitted for the **Phase 3 - Sumner Operations Facility (CIP 24-01)** General Contract which includes General, Architectural, Structural, Mechanical, Electrical, Fire Suppression, Low Voltage, Landscape Architecture, Civil, and other work, located at 14320 29th Street East, Sumner, WA 98390 (the “Project”) as indicated on Drawings.

The project includes development of 7 new buildings and associated site work, located on an approximately 6.18 acre site. Site improvements consist of, but are not limited to new paving, perimeter fencing, vehicle and man gates, EV infrastructure and chargers, landscaping, irrigation, storm water and all other underground utilities.  Other site work includes full street frontage improvements along 29th Street E.  The 7 new buildings are further described below:

Building A: Administrative/Crew Building: A one-story building providing office and crew facilities for the Operations & Parks department employees, including a lobby, crew rooms, supervisor offices, a multipurpose/lunch room, a wellness room, mud rooms, and locker rooms. Wood framed Type VB construction type and a mix of A and B occupancy types. Fully Sprinklered.

Building B: Construction of a new unconditioned building to serve as covered parking and vehicle storage. A small portion of the building will be used for material storage. The building will be mostly enclosed on three sides and open on the fourth side. Type IIB construction with S-2 occupancy. Fully sprinklered.

Building C: Shop/Vehicle Storage Building: A one-story building providing shop facilities & multi-use bays, and both covered/unheated & enclosed/heated vehicle and material storage. Pre-engineered metal building Type IIB construction type with mix of B, S-1 and S-2 occupancy. Fully Sprinklered.

Building D: Fleet Shop, Fuel & Wash Building: A one-story building providing shop & office facilities for the Fleet department, as well as wash and fueling bays. Pre-engineered metal building Type IIB construction type with mix of B, F-2, S-1 and S-2 occupancy. Fully Sprinklered.

Building E: Construction of a new unconditioned building to serve as covered vehicle and material storage. The building will be mostly enclosed on three sides and open on the fourth side. Type IIB construction with S-2 occupancy. Fully sprinklered.

Building F: Construction of a new unconditioned building to serve as covered vehicle and material storage. The building will be mostly enclosed on three sides and open on the fourth side. Type IIB construction with S-1 occupancy. Fully sprinklered.

The City of Sumner will accept Sealed Bids at the Permit Center counter located on the second floor of Sumner City Hall, 1104 Maple Street, Sumner, WA 98390. Provide bid proposals by the due dates and times listed below. Bids received after the time fixed below for receiving bids will not be considered. Shortly after 10:00 AM, on Tuesday, November 19, 2024, bids will be publicly read aloud in the Council Chambers. Architect’s estimate range, including alternates (if any), is $36,300,000 to $42,400,000 including tax.

Bid Proposals are due as follows:

Part ‘A’: Base Bids Plus Attachments

10:00 AM Pacific Standard Time

November 19, 2024

Part ‘B’: 1) Subcontractor Listings (HVAC, Plumbing, Electrical) and

2) Subcontractor Listings (Structural Steel Installer and Rebar Installer)

11:00 AM Pacific Standard Time

November 19, 2024

1. **BIDDING DOCUMENTS:** Bidding Documents are those prepared by TCF Architecture, PLLC, 124 N I Street, Tacoma, WA 98403; (253) 572-3993. Beginning October 16, 2024, the **Phase 3 - Sumner Operations Facility** Bid Documents, including the Drawings, Project Manual, Addenda, and Bidders List, in electronic format may be viewed and downloaded at no charge at the MSRC Bonfire Online Bidding site:

[*https://mrscrosters.bonfirehub.com/portal/?tab=openOpportunities*](https://nam02.safelinks.protection.outlook.com/?url=https%3A%2F%2Fmrscrosters.bonfirehub.com%2Fportal%2F%3Ftab%3DopenOpportunities&data=05%7C01%7Cteta%40tcfarchitecture.com%7C0612d07c7aa042e7ff6c08db8d185c9e%7C1fc7844696bd4dba9c10165d11f135a9%7C0%7C0%7C638258908016591982%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C3000%7C%7C%7C&sdata=uL1%2Fks14XC%2BG9yIB%2FeewxXoBq%2FBUryWQ%2BycqIab4Ce0%3D&reserved=0)*.*

Free vendor registration is required to use this platform. It is the Bidder’s sole responsibility to check for addenda and other new documents posted online prior to the submittal deadline.

1. **BID SECURITY:** A certified check, a bank cashier’s check, or a bid bond executed by a State licensed surety company made payable to City of Sumner is required with each bid, in an amount not less than five percent (5%) of the Base Bid plus Additive Alternates, if any.
2. **PREVAILING WAGES REQUIRED:** All work performed on this Project will be subject to State of Washington, County of Pierce prevailing wage rates. Pursuant to RCW 39.12, no worker, laborer, or mechanic employed in the performance of any part of this contract shall be paid less than the ‘prevailing rate of wage’ (in effect as the date the bids are due) as determined by the Industrial Statistician of the Department of Labor and Industries. Copies of the 2024 updated prevailing wage rate schedule are available directly from the Department of Labor and Industries at <https://lni.wa.gov/licensing-permits/public-works-projects/prevailing-wage-rates> dated for the date of bid, 2024 for this Project, and are made a part of these documents by reference. A hard copy of the applicable wage rates is also made available in the City office and will be mailed to bidders upon request.
3. **APPRENTICESHIP REQUIREMENTS:** A mandatory minimum 15% apprentice labor hours of the total labor hours are a requirement of the construction contract. Bidders may contact the Department of Labor and Industries, Apprenticeship Section, to obtain information on available apprenticeship programs.
4. **PROJECT FUNDING:** Funding for this Project includes: Owner-provided funds. A City of Sumner Business License is required and the Contractor must be licensed in the State of Washington to conduct business with the Owner on this Project.
5. **REJECTION OF BIDS:** The Owner reserves the right to waive minor informalities or irregularities; to reject any and all Bids for any reason; or reject a Bid in any way incomplete or irregular, including but not limited to a bid not accompanied by any required bid security or data required by the Bidding Documents.
6. **PRE-BID CONFERENCE**: A pre-bid conference has been scheduled for **Wednesday, October 30**, **2024 at 2:00 P.M.** at the **City Hall, First Floor Conference Room, 14320 29th Street East,** **Sumner, WA**. All interested bidder contractors and subcontractors are invited to attend the project presentation / information session and a tour of the site.
7. **AMERICANS WITH DISABILITIES ACT (ADA) INFORMATION:**

The City of Sumner in accordance with Section 504 of the Rehabilitation Act (Section 504) and the Americans with Disabilities Act (ADA), commits to nondiscrimination on the basis of disability, in all of its programs and activities. This material can be made available in an alternate format by emailing Drew McCarty, Engineering Specialist, [drewm@sumnerwa.gov](mailto:drewm@sumnerwa.gov) or by calling 253-299-5719.

1. **TITLE VI STATEMENT:**

The City of Sumner, in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. 2000d to 2000d-4) and Federal Regulations, hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin, or sex in consideration for an award.

By order of: **CITY OF SUMNER**

By: Alisa O’Haver-Ayala

Advertised in the Daily Journal of Commerce, the Courier Herald, and the MRSC Bonfire Electronic Bidding Site on 10/16/2024.