

**UNIVERSITY OF CONNECTICUT HEALTH CENTER
RESEARCH TOWER PROJECT
400 FARMINGTON AVENUE
FARMINGTON, CONNECTICUT**

INVITATION TO BID

Sealed proposals for the trade contracts listed below addressed to **FIP Construction, Inc.** will be received until 12:00 p.m. on the dates listed below at FIP Construction's Corporate Office, 10 McKee Place, Cheshire, CT 06410; and then at 2:00 p.m. bid packages 2 -10 in the HR Training room and bid packages 11 – 16 in the cafeteria of UCHC's Campus Planning, Design & Construction Dept., located at 16 Munson Road, Farmington, CT, all bids will be opened publicly and read aloud.

Bid Package No.	Bid Package Description	Bid Due Date	Prequalification Required	Bid Bond Required
2a	Earthwork / Paving / Site Furniture	01/20/09	Yes	Yes
2b	Landscaping	01/20/09	MBE/WBE ONLY	Yes
3	Concrete	01/20/09	No	No
4	Masonry	01/20/09	No	No
5a	Structural & Misc Steel	01/20/09	Yes	Yes
6	Architectural Woodwork	01/20/09	Yes	Yes
7a	Insulated Metal Panels	01/20/09	No	No
7b	Roofing & Skylights	01/20/09	Yes	Yes
7c	Joint Sealants	01/20/09	No	No
7d	Fire Safing	01/20/09	No	No
8a	Doors / Frames & Hardware	01/20/09	No	Yes
8b	Auto Door Operators	01/20/09	No	No
8c	Windows / Entrances / Glazing / Sunshades	01/20/09	No	Yes
8d	Overhead Coiling Doors & Grills	01/20/09	No	No
9a	Gypsum Board Assemblies	01/20/09	Yes	Yes
9b	Acoustical Ceilings	01/20/09	No	Yes
9c	Carpet / Resilient Flooring / Entrance Mats	01/20/09	No	Yes
9e	Epoxy Flooring	01/20/09	Yes	Yes
9f	Painting / Electrostatic Painting	01/20/09	Yes	Yes
10	General Carpentry Package:	01/20/09	MBE/WBE ONLY	Yes
	Visual Display & Tack Boards			
	Metal Toilet Compartments			
	Louvers			
	Signage			
	Fire Extinguishers			
	Lockers & Benches			
	Toilet Accessories			
	Wall Protection			
	Projection Screens			
	General Cleaning			
11a	Lab & Animal Care Equipment	01/22/09	Yes	Yes
11b	Dock Equipment	01/22/09	No	No
12a	Lab Casework / Fume Hoods / Storage Shelving	01/22/09	Yes	Yes
13a	Controlled Environment Rooms	01/22/09	Yes	Yes
13b	Fire Suppression System	01/22/09	Yes	Yes
14	Plumbing Systems	01/22/09	Yes	Yes
15	HVAC Systems	01/22/09	Yes	Yes
15a	HVAC Controls	01/22/09	Yes	Yes
16	Electrical Systems	01/22/09	Yes	Yes
16a	Tel / Data Wiring	01/22/09	MBE/WBE ONLY	Yes

Bid Packages identified as requiring prequalification are open only to those prime subcontractors who have previously been prequalified for these scopes of work by FIP Construction, Inc. and UCHC in addition to DAS. A list of prequalified contractors can be obtained by contacting FIP Construction, Inc.

Prospective bidders whose bid exceeds \$500,000 must be pre-qualified by the State of Connecticut Department of Administrative Services for the classification of work that they are bidding on.

Bid Packages identified as “Set Aside Contractors Only” require that the bidding contractor currently be a State of CT SBE and/or WBE.

Pre-bid meetings will be held for all contractors in the main lobby of 400 FARMINGTON AVENUE on January 6, 2009 at 2:00 p.m. The pre-bid is intended to provide all bidders the opportunity to review the conditions of the building at the completion of the demolition Phase One. All contractors are encouraged to attend the pre-bid meeting.

Bid Packages and Bid Forms will be available from FIP Construction on January 6, 2009 at the Prebid and at the corporate office of FIP Construction in Cheshire, CT.

Sets of the **RESEARCH TOWER PROJECT** plans and specifications must be ordered and reserved prior to pick-up and may be obtained at Joseph Merritt & Company. The non-refundable purchase price for bidding documents includes tax and shipping made payable to Joseph Merritt & Company. With the purchase of a full set of plans and specifications, partial sets may be purchased from Joseph Merritt & Company at the cost of printing.

Contractors who intend to bid are to contact Dean Carosella of Joseph Merritt & Company at their Waterbury location:

Joseph Merritt & Company
488 Watertown Avenue
Waterbury, CT 06708
Phone: 203.753.2721
Fax: 203.753.0208

Contract Documents are as prepared by Goody Clancy & Associates.

Plans and specifications may be seen at the following locations:

FIP Construction, Inc.
10 McKee Place
Cheshire, CT 06410

McGraw Hill/Dodge Plan Room
650 Franklin Avenue
Hartford, CT 06114

Or obtained from FIP's FTP site following these instructions. Windows explorer must be utilized as Internet explorer does not support FTP through the Internet browser. Note that all contractors will be bound by the entire set of drawings and specifications.

1. Type <ftp.fipconstruction.com> in the address line
2. Username: researchtower
3. Password: uconn0808

This project is being performed under the Construction Management form of construction. With respect to this project, the Construction Manager is the representative of the Owner. The Owner shall approve the Construction Manager's award of all trade contracts. Each Trade Contractor's contract shall be with the Construction Manager.

The Owner, University of Connecticut Health Center, has contracted with FIP Construction, Inc. to serve as the Construction Manager (CM).

No oral, telephone or telegraphic proposals will be considered. **All bids shall stand available for acceptance for a period of sixty (60) days from the date proposals are received.**

No bid shall be accepted from any person/company who is in arrears to the Owner upon debt, or contract, or who is a defaulter as surety or otherwise upon obligations to the Owner.

The Owner and/or Construction Manager reserve the right to reject any or all bids, without stating reasons therefore, including without limitation the right to reject any or all nonconforming, non-responsive, unbalanced, or conditional bids and to reject the bid of any bidder if the Owner and/or Construction Manager believe that it would not be in the best interest of the Owner or the project to make an award to that bidder, whether because the bid is not responsive or the bidder is unqualified or of doubtful financial ability or fails to meet any other pertinent standard or criteria established by the Owner and/or Construction Manager. The Owner and/or Construction Manager reserve the right to waive irregularities in the bidding. The Construction Manager shall retain the right to negotiate contract terms with one or more bidders without reopening the bidding process insofar as such negotiations are not violative of applicable competitive bidding statutes or law.

The Construction Manager reserves the right to award the contract to other than the low bidder if deemed in the best interest of the University of Connecticut Health Center.

In the event of a tie low bid, the Owner reserves the right to take into account the residency of bidders within the Town of Farmington and/or location of the bidder's business within the Town of Farmington in awarding the bid.

In evaluating bids, the Owner and/or Construction Manager will consider the qualifications of the bidder, whether or not the bids comply with the prescribed requirements, and such alternates, unit prices, and other data, as may be requested in the Form of Bid or prior to Notice of Award.

The Owner and/or Construction Manager may consider the qualification and experience of subcontractors and other persons and organizations proposed for those portions of the work as to which the identity of subcontractors and other persons and organizations must be submitted as provided by the bid documents.

The Owner and/or Construction Manager reserve the right to require, prior to Notice of Award, a statement of facts in detail of the business and technical organization and plant of the bidder available for the contemplated work, including financial resources, present commitments, and experience of the bidder in performance of comparable work.

A Bid Bond executed by the Bidder and an acceptable Surety company or companies as are authorized to do business in the State of Connecticut in an amount equal to ten percent (10%) of the total Bid shall be submitted with each bid. Bids which fail to contain a Bid Bond Security as stated above will be rejected as non-responsive.

No less than the State of Connecticut Department of Labor prevailing minimum salaries and wages as listed in the project manual shall be paid on this project. Certified payrolls shall be required and submitted weekly on the form provided in the Project Manual.

All pertinent regulations, ordinances of the Town and/or the State of Connecticut will be rigidly enforced.

The successful bidder shall be required to sign the FIP Construction, Inc. "Subcontract Agreement" contained within the bidding documents with **no exceptions**. Certificate of Insurance and approved schedule of values must accompany the executed Subcontract. In addition, each requisition must be accompanied by interim lien waivers, vendor and subcontractor lien waivers, certified payroll, and contractor's statement of legal employees. All Subcontractors shall comply with any FIP health and safety requirements during construction.

In the bidding of most deferred maintenance, major renovation, and new construction projects, contractors are advised they must award twenty-five percent (25%) or more of the values of their awarded contracts to certified SBE's; and, of that amount, twenty-five percent (6.25% of the total award) or more must be awarded to SBE's who are also MBE's. The contractors are responsible for ensuring that they and the SBE's they have selected are eligible contractors, and that they meet State requirements.

FIP is an Affirmative Action/Equal Opportunity Employer (AA/EOE).

"Minorities and women are encouraged to bid/apply."

The following documents shall also be submitted along with the Bid Proposal and completed in its entirety:

- Bid Form
- Bid Bond
- DAS Certification if Applicable