

DLR Group inc.
a Nebraska corporation

1128 Lincoln Mall, Suite 103
Lincoln, NE 68508

University of Nebraska
Nebraska Hospitality Leadership and Innovation Academy
Tenant Improvement
2101 Transformation Drive
Lincoln, NE. 68508

o: 402-393-4100
f: 402-393-8747
DLR GROUP PROJECT NO. 10-23123-00

COMBINED CONTRACT
April 25, 2024

NOTICE TO BIDDERS:
Clarifying note – Addendum 1 was issued pre-bid as a part of bid documents.

Amend the Project Manuals to the above referenced project as follows:

PROJECT MANUAL

- ITEM NO. 1.** SECTION 001113 – INVITATION TO BID FOR CONSTRUCTION SERVICES
- A.** Delete Section 001113 in its entirety and replace with Attachment 001113.
1. Pre-bid conference date and time revised.
 2. Questions due date revised.
- ITEM NO. 2.** SECTION 002113 – INSTRUCTIONS TO BIDDERS
- A.** Delete Section 002113 in its entirety and replace with Attachment 002113.
1. Pre-bid conference date and time revised.
 2. Questions due date revised.

April 5, 2024

Invitation to Bid for Construction Services for:
University of Nebraska-Lincoln – Nebraska Hospitality Leadership and Innovation Academy
Tenant Improvement

DLR Group Project No. 10-23123-00

The University of Nebraska-Lincoln (the Owner) is soliciting bids from qualified construction firms to provide services for the Nebraska Hospitality Leadership and Innovation Academy Tenant Improvement (the Project) located at The Scarlet hotel, 2101 Transformation Drive, Lincoln, NE 68508. The Project consists of an interior tenant build-out of a 6,670 square foot educational facility.

Bids for the performance of the Work described in the UNIVERSITY TENANT IMPROVEMENT Drawings will be received by Nebraska Nova (NN) until 2:00 PM CST on Thursday, May 16, 2024. The Bid Documents are available at A&D Technical Supply located at 1822 N Street, Lincoln, NE 68508, 402-474-5454, as well as online at WEBSITE by A&D upon a refundable deposit of \$100.00.

Pre-Bid Conference: A Pre-Bid Conference at Nebraska Nova located at 2021 Transformation Drive, Suite 1100, Lincoln, NE 68508 on **Monday, April 29th, 2024, 11:00 AM**. All Bidders are encouraged to attend.

Questions concerning this Invitation to Bid must be submitted to Wilma Hanson-McCoy at whansonmccoy@goldenrodcompanies.com. All questions must be submitted before **May 8, 2024**.

Proposals shall be mailed or delivered to:
Nebraska Nova
2021 Transformation Drive, Suite 1100
Lincoln, NE 68508

NOTICE: Bids submitted by facsimile transmission (FAX) are NOT ACCEPTABLE.

This Project will be partially funded with Federal Funds from the US Department of Commerce, Economic Development Administration and therefore is subject to the Federal Laws and Regulations associated with that program.

Nebraska Nova reserves the right to reject and or all Bids and re-advertise for Bids and further reserves the right to waive any informality or irregularity.

Products to be purchased with EDA award funds must be American made, to the maximum extent possible, in accordance with Public Law 103-121, Section 606 (a) and (b).

Thank you for your interest in this project and we look forward to your bid submission.

Respectfully,
Wilma Hanson-McCoy

**REQUEST FOR QUALIFIED BIDDERS
TENANT IMPROVEMENT PACKAGE**

DATE ISSUED: April 15th, 2024

On behalf of:

University of Nebraska-Lincoln

REQUEST FOR:

**Nebraska Hospitality Leadership and Innovation Academy
Tenant Improvement**

Innovation Campus
2101 Transformation Drive
Lincoln, NE 68508

Bid Set Documents prepared by:
DLR Group

SUBMISSIONS DUE: May 16th, 2024, 2:00.00 PM CST

DOCUMENT 002113 - INSTRUCTIONS TO BIDDERS

POSTING DATE:

April 15th, 2024

PROJECT CONTACT:

Wilma Hanson-McCoy, 402-318-3215
whansonmccoy@goldenrodcompanies.com

BID TITLE:

Nebraska Hospitality Leadership and Innovation Academy Tenant Improvement

BID OPENING DATE & TIME:

May 16th, 2024 @ 2:00.00 p.m. CST

NOTE: PROPOSALS RECEIVED AFTER THE OPENING DATE AND TIME WILL NOT BE ACCEPTED.

Nebraska Nova invites your company to submit a bid on the above referenced Tenant Improvement (Project). Sealed bids for the Project will be received at Nebraska Nova, 2021 Transformation Drive, Suite 1100, Lincoln, NE 68508. Plans and Specification are available at A&D Technical Supply 1822 N Street, Lincoln, NE 68508.

Any question must be addressed to Wilma Hanson-McCoy in writing via email noted above prior to May 8th, 2024 at 2pm.

PRE-BID CONFERENCE:

A Pre-Bid conference for all qualified bidders will be held for this procurement on April 29th, 2024 at 11am CST. The conference will be held at 2021 Transformation Dr., Suite 1100, Lincoln NE 68508.

BONDS

Required Bid Bonds: In the amount of five percent (5%) of the Bid must accompany each Bid.

The successful bidder, to whom a contract is to be awarded, will be required to provide a "Performance Bond" and "Labor and Materials Payment Bond" in the amount of 100% of the contract value a double form of bond. The party to whom the contract is awarded will be required to execute the Agreement and obtain the bonds within ten (10) business days from the date when the Notice of Award is delivered to the Bidder. The Notice of Award shall be accompanied by the necessary Agreement and Bond Forms. In case of failure of the Bidder to execute the Agreement, the Owner may at his option consider the Bidder in default, in which case the Bid Bond accompanying the proposal shall become the property of Owner.

The Owner within ten (10) business days of receipt of acceptable Bonds and Agreement, signed by the party to whom the Agreement was awarded shall sign the Agreement and return to such party an executed duplicate of the Agreement. Should the Owner not execute the Agreement within such period, the Bidder may by Written Notice withdraw his signed Agreement. Such notice of withdrawal shall be effective upon receipt of the notice by the Owner.

The Notice to Proceed shall be issued within ten (10) business days of the execution of the Agreement by the Owner. Should there be reasons why the Notice to Proceed cannot be issued within such period, the time may be extended by mutual agreement between the parties. If the Notice to Proceed has not been issued with the period or within the mutually agreed period, the Contractor may terminate the Agreement without further liability on the part of either party.

INSURANCE:

Prior to the start of work, Contractor shall provide to Owner evidence of the insurance coverages as set forth in the Contract.

REQUIREMENTS:

All Bids must be made on the required Bid Form. All blank spaces for the bid prices must be filled in with ink or typewritten and the bid form must be fully completed and executed when submitted. Only one copy of the bid form is required. The bid must be in a sealed envelope addressed to NEBRASKA NOVA, and delivered to 2021 Transformation Drive, Suite 1100, Lincoln, NE 68508. Each sealed envelope containing a bid must be plainly marked on the outside as BID FOR NEBRASKA HOSPITALITY LEADERSHIP AND INNOVATION ACADEMY

TENANT IMPROVEMENT PROJECT and should bear on the outside the name of the Bidder, their address, and license number if applicable.

The Owner may waive any informalities or minor defects or reject any and all bids. Any Bid may be withdrawn prior to the above scheduled time for the opening for bids or authorized postponement thereof. Any Bid received after the time and date specified shall not be considered. No Bidder may withdraw a bid for 30 days after the actual date of the opening.

Bidders must satisfy themselves of the accuracy of the estimated quantities in the bid schedule by examination of the site and a review of the drawings and specifications including any addenda. After bids have been submitted, the Bidder shall not assert that there was a misunderstanding concerning the quantities of work or of the nature of the work to be done.

A conditional or qualified bid will not be accepted.

Award will be made to the lowest responsible Bidder.

All applicable laws, ordinances, and the rules and regulations of all authorities having jurisdiction over construction of the Project shall apply to the contract throughout.

Each Bidder is responsible for inspecting the site and for reading and being thoroughly familiar with the Contract Documents. The failure or omission of any Bidder to do any of the foregoing shall in no way relieve any Bidder from any obligation in respect to their Bid.

The low Bidder shall supply the names and addresses of major material Suppliers and Subcontractors when requested to do so by the Owner.

Further, the Bidder agrees to abide by the requirements under the Executive Order No. 11246 and 41 CFR Part 60-4, as amended, including specifically the provisions of the equal opportunity clause set forth in the Supplemental General Conditions.

This Project will be partially funded with Federal funds from the United States Department of Commerce, Economic Development Administration (EDA) through EDA Grant #05-79-06172 and therefore is subject to the Federal laws and regulations associated with that program.

The following documents are included as part of this Bid Package:

1. Current prevailing Davis-Bacon wage rate determination as attached at the end of this Document.
2. "EDA Contracting Provisions for Construction Projects." Included in Document 006000 "Procurement and Contracting Requirement Forms."
3. EDA "Notice of Requirements for Affirmative Action as attached at the end of this Document.
4. Lobbying Restriction Form (Form CD-512) attached at the end of this Document. (Required for all contracts in which Federal funds exceed \$100,000).
5. EDA Site Sign Specifications attached at the end of this Document.
6. Proposal/Bid Form - (Unit Cost or Lump Sum or Combination). Included following this Document as Bid Form Document 004113.
7. Unexecuted Contract/Agreement. Refer to Document 00600 "Procurement and Contracting Requirement Forms."
8. General Conditions. Refer to Document 006000 "Procurement and Contracting Requirement Forms."

END OF DOCUMENT 002113