



Community Development **REQUEST FOR PROPOSAL**

OWNER: MILLE LACS BAND OF OJIBWE
43408 OODENA DRIVE
ONAMIA, MN 56359

DATE ISSUED: 26 July 2017

BID DATE: 9 August 2017

PROJECT: ELDER RENOVATION 2937 300TH AVE., BROOK PARK

TO: QUALIFIED GENERAL CONTRACTORS

THIS IS NOT A CHANGE ORDER NOR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED HEREIN.

The Mille Lacs Band of Ojibwe, Community Development office will be accepting lump sum bids for renovation of a privately owned home located at 2937 300th Ave., Brook Park, MN. Bids will be due by Wednesday 9 August, 2017 at 3:00pm. Bids will be opened and qualified by the Mille Lacs Band of Ojibwe on Thursday 10 August, 2017 at 8:30am.

A mandatory Pre-Bid site visit is scheduled for Monday July 31st, 2017 at 3:00pm.

General Notes:

1. It is the Contractors responsibility to identify any and all discrepancies in the scope of work, not meeting Industry Standards or that which is inconsistent with the International Residential Code (IRC), and Mille Lacs Band of Ojibwe 2016 MLB Project Specification Book.
2. All electrical wiring, apparatus and equipment for electric light, heat and power, technology circuits or systems shall comply with the rules of the Department of Commerce or the Department of Labor and Industry, as applicable, and be installed in conformity with accepted standards of construction for safety to life and property.
3. Contractor must reconnect all utilities, service panel or service feed. Also includes gas, propane. Include such equipment or materials identified in the pre-bid conference.
4. Contractor will secure all permits and fees.
5. Contractor is responsible for a thorough investigation of the scope of work.
6. Contractor will repair any damage to the property or structure created by the scope of work.
7. **NO WORK SHALL BE PERFORMED UNTIL ALL REQUIRED PERMITS HAVE BEEN ISSUED AND COPIES IN THE POSSESSION OF THE PROJECT COORDINATOR AND /OR MILLE LACS BAND BUILDING OFFICIAL.**

Work Scope Description

2937 300th Ave., Brook Park

Exterior:

1. Demo and replace front entry door and lock sets on both entries. New locks to be keyed alike.
2. Supply and install screen door to front entry.
3. Demo and replace rear entry landing and stair to include installation of handrails, closed off risers and 4'x4' concrete pad. Include sonotube footings for support.
4. Find and seal leak around vent at roof transition.
5. Locate existing electrical feed to outbuilding, strip sod where grade is high, and install additional top soil to slope grade away from home a minimum of ten feet. Seed repaired area.
6. Demo and replace stair at South end of main entry deck. Include posts and handrails tied into existing deck railings.

Interior:

1. Patch drywall, repair separating tape corners and paint throughout main and upper level. Ceiling to be white, walls to be custom color selected by homeowner.
2. Demo and replace kitchen cabinets and counter tops in accordance with 2016 spec book. Colors selected by homeowner.
3. Demo and replace and cooking range **Whirlpool Model # WFG530S0ES**. Provide LP gas conversion.
4. Demo and replace range hood **Whirlpool Model # UXT4030ADS**.
5. Demo and replace refrigerator. **Whirlpool Model # WRT519SZDM**. Doors to be hinged on left when facing front.
6. Demo and replace water heater **A.O Smith Model # Promax GPVL-50 LP** and water softener **FLECK 5600 Model # SXT 35,000 Grain**.
7. Supply and install HRV. In accordance to 2016 spec book.
8. Supply and install AC compressor, evaporator coil, line sets to existing furnace, charge system and new thermostat for system. **Lennox ACX14**. Include installation of electrical disconnect power supply to condenser. Seal all penetrations.
9. Demo and Replace Washer and Dryer units. **Whirlpool Model WTW5000DW and WED4985EW**.
10. Supply and install two 3030 wall cabinets in laundry room, matching new kitchen cabinets.
11. Demo all carpet; stairs, living room, and upper level loft. Install Oak treads on stairs and 1/4" Oak veneer plywood on stair risers. Install new EZ Click Vinyl Tile Planking Savanna Oak (Menards SKU: 725-6514 selected by homeowner in living room and upper level loft. Include new transitions where needed and top stair nosing. Remove and re-install baseboard trim to allow for 1/4" perimeter gapping of the floating vinyl plank flooring. Install matching base shoe where needed to conceal the required gapping.
12. Demo and replace sheet vinyl in bathroom, Congoleum Air Step Plus per spec book. Color selected by homeowner.
13. Demo baseboards in bath and laundry room and replace with vinyl base. Color selected by homeowner.
14. Demo and replace all supply and return air registers.
15. Demo and replace all electrical receptacles, demo and replace light fixtures. Delete switched receptacles in living room.

16. Demo and replace ceiling fan. **Hunter (Model # 59216) Dempsey Brushed Nickle 52 inch. Hunter (Model # 26025) 72 Inch Brushed Nickle Extension Downrod.** Install remote holder next to fan wall switch.
17. Demo and replace bath vanity, sink, bath faucet, supply and install 3' x4' mirror. Demo and replace linen cabinet front in bath to match new cabinets.
18. Demo and replace bath fan with Panasonic fan per spec book vented to exterior.

Bid Alternates:

Bid Alternate #1: Lump sum cost to Build small 48" L x48" W x60" H well house with sloped shed roof to protect well head and pressure tank, to include installation of perimeter insulated concrete slab. Well house secured with angle iron and anchor bolts accessible on exterior. 2" x4" construction with 3 ½" rigid foam insulation. Include removable insulated access panel, siding, trim and shingled roof. Install 20amp convenience receptacle for milk house heater.

Bid Alternate #2: Credit cost to re-use existing kitchen sink and faucet, when installing new countertops.

Contacts:

Interested bidders shall contact Ryan Jendro – CMD Project Manager at ryan.jendro@millelacsband.com or at 320.532.7857 to be included on the bidder's list in the event that any addendums are issued for this project.

Mobilization:

1. The Contractor shall be capable of mobilizing his equipment and crews within seven days of the receipt of Notice to Proceed.
2. Contractor shall provide means and methods for all building phases of construction.

COMMUNITY DEVELOPMENT/PROJECT MANAGEMENT RESERVES THE RIGHT TO REJECT ANY AND ALL BIDS FOR ANY REASON.

COMMUNITY DEVELOPMENT WILL, TO THE GREATEST EXTENT FEASIBLE, GIVE PREFERENCE IN THE AWARD OF CONTRACT TO INDIAN ORGANIZATIONS AND INDIAN-OWNED ECONOMIC ENTERPRISES.

Bidding notes:

1. Submit proposal in lump sum (supply and install), not to exceed amount
2. All Contractors (including subcontractors) must comply with Davis Bacon wage requirements.
3. All Contractors must provide the following along with their bid submittal:
 - a. Completed and signed MLB Community Development Construction Bid Form
 - b. A copy of Current MLB Vendor's License (or a copy of the submitted application)
 - c. A copy of Current Insurance Certificate
 - d. A copy of Subcontractor/Material Supplier list
 - e. A copy of valid State of Minnesota Contractor's License
 - f. A copy of Authorized Signature Sheet (submitted with first bid submittal)
4. All Contractors must comply with all Mille Lacs Band of Ojibwe American Indian Employment requirements (see 18 MLBSA § 5). Contact Craig Hansen at (320) 532-4778.

All proposals must be mailed and labeled as follows:

**Mille Lacs Band of Ojibwe
Commissioner of Community Development
Sealed bid: (2937 300th Ave.)
PO Box 509
Onamia, MN 56359**

****Please note that the bids submitted via mail to the P.O. Box. FedEx and UPS will not deliver to a P.O. Box and the Onamia post office will not accept hand delivered items. Please plan accordingly to ensure the timely receipt of your bid submittal. Do not require delivery signature.****

****The Band reserves the right to reject any bid that it is unable to collect at the Onamia post office by the bid deadline date and time, provided that the Band has made diligent and reasonable efforts to collect the bid. The Band reserves this right even in the event that the bid has been postmarked before the deadline.**

PROPOSALS NOT SUBMITTED IN THIS MANNER WILL BE REJECTED.

Licensing:

1. Firms must be licensed with the Mille Lacs Band of Ojibwe. A copy of this license (or the license application) must accompany each bid. Licensing process can take several weeks. If you are not currently licensed with the MLBO, please submit a copy of your license application along with your proposal. Contact Jacquelyn Smith at (320)532-8240 or email at jsmith@mlcorporateventures.com with questions regarding licensing and for the license application.

PERMIT AND CONTRACTOR REQUIREMENTS:

Permits: Contractors are responsible to attain all necessary permits for all work, including Mille Lacs Band of Ojibwe (MLBO) Permits and City of Sandstone.

Bonding Requirements: In accordance with 2016 MLB Project Specification Book. Please note that bonding requirements on Mille Lacs Band Funded Residential projects has changed. All projects over \$50,000 require bonding regardless of company ownership.

SECTION II – BIDDING FORMS

Bidding Requirements and Contract Forms

COMMUNITY DEVELOPMENT
PROJECT MANAGEMENT

FY 2017 CONSTRUCTION BID FORM **REQUIRED FOR ALL BIDS**

FIRM NAME: _____

JOB/PROJECT: 2937 300th Ave., Brook Park, MN

LUMP SUM PRICE:

_____ \$ _____
(Written Value) (Dollar Amount)

ALTERNATE #1: (Well House Add)

_____ \$ _____
(Written Value) (Dollar Amount)

ALTERNATE #2: (Sink/Faucet Credit)

_____ \$ _____
(Written Value) (Dollar Amount)

Acknowledgement of Addendum(s): 1) _____ date 2) _____ date 3) _____ date

BID GUARANTEE PERIOD:

I agree to hold this bid open for a period of **90 days** after the bid opening. If this bid is accepted I agree to execute a Contract and/or a Purchase Order with the Mille Lacs Band of Ojibwe along with furnishing all required bonding (if required) and insurances.

TERO COMPLIANCE:

I understand that this company, its subcontractors and all employees performing work on this project will be expected to comply with all Mille Lacs Band TERO Compliance Regulations. Upon being informed that I will be awarded a contract for this project, I will submit all required TERO Compliance Plans directly to the MLB TERO Office for review and approval.

Acknowledgement of TERO Compliance: _____

ATTACHMENTS REQUIRED: Failure to provide any of these attachments will result in bid disqualification.

- MLB BID FORM (MUST BE SIGNED)
- MLBO VENDOR LICENSE
- COPY OF CURRENT INSURANCES
- COPY OF MINNESOTA CONTRACTOR'S LICENSE
- SUB-CONTRACTOR LISTS (Include values)

NAME: _____ **TITLE:** _____

SIGNATURE: _____ **DATE:** _____

FIRM NAME: _____ **TELEPHONE:** _____

ADDRESS: _____

EMAIL ADDRESS: _____