

SECTION 00300 - BID FORM

Bid Date: 22 February 2011
Bid Time: 2:30 P.M., Project Local Time
Location: Northern Tool + Equipment Company
2800 Southcross Drive
Burnsville, Minnesota 55337
Attn: Mr. Brian Graham, Construction Project Manager
Fax: 952.641.2503 Email: Brian.Graham@NorthernTool.com

Notice is hereby given that the Northern Tool + Equipment Company of 2800 Southcross Drive, Burnsville, Minnesota, 55337, will accept Lump Sum Bids for the construction of the

***Interior Tenant Finish
Northern Tool + Equipment
Oak Park Commons Shopping Center
12120 West 95th Street
Lenexa, Kansas 66215***

In accordance with the Contract Drawings as prepared by JKLA, Inc., 6933 Battle Creek Road, Fort Worth, Texas, 76116, dated 4 February 2011 and described in general as follows:

- A. Provide all general, architectural, structural, mechanical, electrical, plumbing and special equipment items to an approximately 15,690.89 ± s.f. existing single story building consisting of but not limited to the demolition and construction of various interior improvements.
- B. The General Contractor shall include in his Bid the services of a licensed Professional Engineer, registered in the State of Kansas, for Design / Build services for the modification to the buildings' Fire Protection and Fire Alarm / Horn Strobe systems as indicated and / or required for this project. All modifications to the existing building systems shall be in accordance with the Building Codes as adopted and approved by the City of Lenexa, Kansas and ANSI 117.1. The General Contractor shall be responsible for associated submittals and approval by the City of Lenexa, Kansas.
- C. The General Contractor shall include in his bid all necessary and required Building Permits and Fees, including but not limited to Utility Fees; City, County and State Impact and Registration Fees; Remodeling Taxes; and All other fees and costs as required to deliver a complete project to the Owner.
- D. General Contractor shall submit to the Owner within 24 hours of submission of this Bid the attached detail cost breakdown bid in electronic format for private use by the Owner for his records.
- E. The Owner anticipates delivering to the selected General Contractor, a Written Notice to Proceed no later than 28 February 2011.

Gentlemen:

- 1. The undersigned, having familiarized themselves with the local conditions affecting the cost of the work and with the Bidding Documents, (including the Instructions to Bidders with Supplements, the General Conditions with Supplements, this Bid Form, the Form of Agreement with Supplements, all Federal, State, County and City Regulations, the Drawings, (and all other documents of file), and Addendum No. ___ through ___ thereto, as prepared by JKLA Inc., and on file in the Office of the Owner and Architect, hereby proposes to furnish all labor, materials, equipment, services and fees, and to perform all operations necessary and as required to construct and complete the following described work:

A. BASE BID

- 1. All in accordance with the above described requirements for the Lump Sum Bid of _____ Dollars,

(\$ _____), and within _____ consecutive calendar days.

B. ALLOWANCES

- 1. The following Allowances are included within the Base Bid as described in Section 01025 - Allowances on Contract Drawing Spec 1.1.
 Allowance Number 1 - Fire Alarm / Horn Strobe: \$ 7,500.00

C. ALTERNATES

- 1. The above proposal may be changed in accordance with the following Alternates. It shall be understood that the Owner may reject any or all such Alternates at the time of acceptance of the Lump Sum Proposal. **All alternates must be bid.** (Refer to Section 01030 on Contract Drawing Spec 1.1 for Alternate requirements.) Indicate whether item is **ADD** or **DELETE** from Base Bid.

Alternate Number One - Delete Performance Bond

This item requires deletion of the General Contractor's Performance Bond.

(Delete) to the Base Bid the Lump Sum of _____ Dollars,
(\$ _____), and _____ consecutive calendar days.

Alternate Number Two - Floor Grinding / Sanding / Polishing to 400 Grit:

This item requires the grinding / sanding / polishing of existing concrete slab floors in Retail Sales, OP's Office, Break Room and Corridor Parts / Product Prep and Stock Room to be ground to 400 grit polished concrete in lieu of 800 as indicated for Base Bid.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars,
(\$ _____), and _____ consecutive calendar days.

Alternate Number Three - Floor Grinding / Sanding / Polishing to 200 Grit:

This item requires the grinding / sanding / polishing of existing concrete slab floors in Parts / Product Prep and Stock Room to be ground to 200 grit polished concrete in lieu of 400 as indicated for Base Bid.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars,
(\$ _____), and _____ consecutive calendar days.

Alternate Number Four - 45-Minute Rated Motorized Coiling Overhead Door 109E:

Under the Base Bid, the 45-Minute Rated Motorized Coiling Door 109E assemblies with associated bollards are to be furnished and installed by the Landlord and connected to NTE's Electrical Panel. Under this Add Alternate, the General Contractor is to furnish and install the 45-Minute rated motorized coiling overhead door with steel frame complete with wiring and circuiting to NTE electrical panel and 4" diameter painted bollards as indicated on the Contract Drawings in the Landlord furnished and installed one-hour rated demise wall. Refer to Section 08335 for additional information.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars,
(\$ _____), and _____ consecutive calendar days.

Alternate Number Five - House Electrical Panel:

Under the Base Bid, the Landlord is to furnish and install a separate House Electrical Panel for all electrical items located within the Common Corridor and around the exterior NTE's building perimeter (except building signage). Under this Add Alternate, the General Contractor is to furnish and installed all exterior lighting control around the north, east and south exteriors elevations of the NTE space (except building signage), and Common Corridor lighting and electrical functions including but not limited to dock leveler, dock light, exit lighting, and compactor controls, and other miscellaneous electrical devices to a separate house panel as indicated on the Electrical Contract Drawings.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars,
(\$ _____), and _____ consecutive calendar days.

Alternate Number Six - House Gas Meter:

Under the Base Bid, the Landlord is to furnish and install a new Gas Meter and piping for control of EUH-1 located in Common Corridor and RTU No. 8 within the adjacent space on separate gas lines. Under this Add Alternate, the General Contractor shall furnish and install the new Gas Meter, piping and control of EUH-1 and RTU No. 8 per the MEP Contract Drawings and connect to the House Electrical Panel.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars, (\$ _____), and _____ consecutive calendar days.

Alternate Number Seven - Landlord's Roof Top Unit Work:

The Base Bid excludes all roof top unit work as it is to be performed by Landlord. Under this Add Alternate, the General Contractor shall make Roof Top Units 1-6 complete, clean, thoroughly service, verify compressor operational and charge units (if necessary), straighten and clean fins and coils, replace filters, shim and balance, and replace condensate lines as required by local building codes and as necessary to make units complete. This Alternate to include splitting of RTU's to provide separate gas service as indicated on the Contract Drawings.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars, (\$ _____), and _____ consecutive calendar days.

Alternate Number Eight - Lighting Control:

Under the Base Bid, control of the lighting shall be performed by existing contractors and box, reconfigured contractors and circuits, switch banks in the Op's Office per the Electrical Contract Drawings. Under this Alternate, lighting in Retail Sales and Stock Room will be controlled by the lighting relay panel with internally electronic astronomical time clock and momentary push button switches as indicated on the Electrical Contract Documents.

(Add) (Delete) to the Base Bid the Lump Sum of _____ Dollars, (\$ _____), and _____ consecutive calendar days.

D. CONTRACTOR'S OVERHEAD AND PROFIT FOR CHANGE ORDERS

1. Change Orders that are authorized in writing by the Owner, performed either on a lump sum or unit cost basis, shall contain the following mark-up percentages for Overhead and Profit:

- _____ % to Contractor for Work done by Contractor;
- _____ % to subcontractor or Work done by subcontractor;
- _____ % to Contractor for Work done by subcontractor.

- 2. The Bidder hereby agrees to commence work under this Contract on or before a date to be specified in written "Notice to Proceed" from the Owner and to fully complete the Project within the stated consecutive calendar days thereafter as stipulated in this Bid Form.
- 3. In submitting this Bid, it is understood that the right is reserved by the Owner to reject any and all bids. If written notice of the acceptance of this Bid is mailed, telegraphed, faxed or delivered to the undersigned within ninety (90) days after the opening thereof, the undersigned agrees to execute and deliver a contract in the prescribed form within five (5) calendar days after the written notice is presented to him.
- 4. The undersigned certifies that (he/she) is duly authorized to bind the Bidder to the terms and conditions of this Bid Form.
- 5. This Bidder agrees to enter into a Standard Form of Agreement Between Owner and Contractor, AIA Document A-101, as prepared by the General Contractor and modified per the Owner's Supplements.

6. The Bidder agrees to execute and forward the attached Detailed Breakdowns of Construction Costs within 24 hours of submission of this bid.

BIDDER: _____ ()
By: _____ ()
Title: _____ (CORPORATE SEAL)
Date: _____ ()
License Number: _____ (Sign and Seal Original Only)
License Type: _____
Type of Business Entity: _____
(corporation, co-partnership, individual, etc.)
President of Corporation: _____
Secretary of Corporation: _____
Corporation is organized under laws of the State of _____

END OF SECTION