

RESOLUTION NO. 2017-25

Resolution to provide for notice of the taking of bids for the Lyon County Courthouse Improvement Project

WHEREAS, the Board of Supervisors of Lyon County, Iowa, has held a hearing on the plans, specifications, form of contract and estimate of cost (the "Contract Documents") for the proposed Lyon County Courthouse Improvement Project (the "Project") on June 12, 2017; and

WHEREAS, the Board has finally approved the Contract Documents; and

WHEREAS, it is now necessary to advertise for sealed bids for the Project;

NOW, THEREFORE, Be It Resolved by the Board of Supervisors of Lyon County, Iowa, as follows:

Section 1. The Board hereby delegates to the County Auditor the duty of receiving bids for the construction of the Project until 2:30 p.m., on July 13, 2017, at the Lyon County Courthouse, Rock Rapids, Iowa. At such time and place, the Board hereby delegates to the County Auditor and/or the Construction Manager the duty of opening and announcing the results of the bids received. July 24, 2017, at 9:30 a.m., at the Lyon County Courthouse, in Rock Rapids, is hereby fixed as the time and place that the Board will consider the bids received by the County Auditor in connection therewith.

Section 2. The amount of the bid security to accompany each bid is hereby fixed at 5% of the total amount of the bid.

Section 3. The County Auditor is hereby directed to give notice of the bid letting for the Project by posting a notice (the "Notice to Bidders") at least once, not less than thirteen (13) and not more than forty-five (45) days prior to the date set for receipt of bids, in each of the following three places: (i) in a relevant contractor plan room service with statewide circulation; (ii) in a relevant construction lead generating service with statewide circulation; and (iii) on an internet site sponsored by either the County or a statewide association that represents the County. The Notice to Bidders shall be in substantially the following form:

**(Form of Notice to Bidders)**

**NOTICE OF LETTING**

Sealed proposals will be accepted for Multiple Contracts for Courthouse Improvements, Lyon County, Rock Rapids, Iowa. Proposals will be received on behalf of the County by Ms. Jennifer Smit, Auditor, Lyon County, at the Courthouse, Auditor's Office, second floor, 206 S. 2<sup>nd</sup> Ave., Rock Rapids, IA until 2:30 P.M., on Thursday, July 13, 2017, and at such time and place will be opened and publicly read. Successful Contracts will be administered by the Construction Manager, the Baker Group, 4224 Hubbell Ave., Des Moines, IA 50317.

Proposals previously received will be acted upon at the Lyon County (the County) Board of Supervisor's (the Board) meeting at 9:30 A.M., Monday, July 24, 2017, at the Lyon County Courthouse, or at such later time and place as may then be fixed.

Contract documents may be examined at the office of the Architect, CMBA Architects, 302 Jones Street, Suite 200, Sioux City, Iowa 51102-3689, the office of the County Auditor or obtained from the reprographer, Sioux City Blueprint (712) 258-6840 for a \$200 refundable deposit. Contract documents may also be examined at the following Building Exchanges:

Greater Fort Dodge Growth Alliance, 24 N 9<sup>th</sup> St., Ste. A Ft. Dodge, IA 50501

McGraw-Hill Construction Dodge, c/o Beeline & Blue, 2507 Ingersoll Ave, Des Moines, IA 50312

Master Builders of Iowa, 221 Park Street, Des Moines, IA 50309

Minnesota Builders Exchange, 1123 Glenwood Ave., Minneapolis, MN 55405

North Iowa Builders Exchange, 15 West State Street, Box 1154, Mason City, IA 50401

Omaha Builders Exchange, 4255 S. 94<sup>th</sup> Street, Omaha NE 68127

Plains Builders Exchange, 220 N. Kiwanis Avenue, Sioux Falls SD 57104

Sioux City Construction League, 3900 Stadium Drive, Sioux City, IA 51106

Sioux City Blueprint, 709 Douglas St., Sioux City, IA 51101

Sioux Falls Builders Exchange, 1418 "C" Avenue, Sioux Falls, SD 57104

Work under the proposed contracts shall generally consist of a facility improvement update for the Lyon County Courthouse, including improvements to the heating, air conditioning and ventilation systems, as well as preserving the integrity of the original architectural design. The work shall include the installation of two new boilers, a new chiller, new four-pipe fan coil units in all rooms and a new building automation system. Work related to historical preservation shall include restoring the courtroom ceiling to its original design, reconditioning and reinstalling the four murals in the rotunda area and replacing the outside surface of the dome. An alternate project includes installing a dedicated air-handling unit for controlling humidity in the entire facility as well as properly conditioning the indoor air for county employees and public visitors.

Work under the proposed contracts shall be commenced upon receipt of signed contract and shall be completed in a timely manner but in no event, shall Substantial Completion of the work be later than December 31, 2017, subject to any extension of time which may be granted by the Board.

The Board reserves the right to reject any and all proposals, re-advertise for new bids and to waive informalities that may be in the best interest of the County.

Each Proposal shall be accompanied by a bid bond, certified check, cashier's check or certified credit union share draft in a **separate sealed envelope** in an amount equal to 5% of the total amount of the base bid or base bids. The certified check or cashier's check or certified share draft shall be drawn on a bank or credit union in Iowa or a bank or credit union chartered under the laws of the United States of America and shall be made payable to the County as security that if awarded a contract by resolution of the Board, the bidder will enter into a contract at the prices bid and furnish the required performance bond, the certified check, cashier's check, or certified share draft may be cashed, or the bid bond forfeited, and the proceeds retained as penalty if the bidder fails to execute a contract of file acceptable performance and payment bonds or provide an acceptable certificate of insurance within 10 days after the acceptance of such proposal by resolution of the Board.

By virtue of statutory authority, a preference will be given to products and provisions grown and locally produced with the State of Iowa and to Iowa domestic labor.

No bidder may withdraw a bid for at least 30 days after the scheduled closing time for receiving bids.

The successful bidders will be notified on or after July 24, 2017, after the proposals have been reviewed by the Architect and a recommendation as to the lowest responsible bidders have been made to and accepted by the Board.

The successful bidder of each Contract will be required to furnish a Performance Bond, separate Labor & Material Payment Bond, and Insurance; said documents to be issued by a responsible surety approved by the Board and shall guarantee the faithful performance of the Contract and the terms and conditions therein contained.

Plans and specifications governing the construction of said proposed improvements have been prepared by CMBA Architects, Sioux City, IA which plans and specifications referring to and defining said proposed improvements are hereby made a part of this notice and the proposed Contract shall be executed to comply therein.

Notice is posted upon order of the Lyon County Board of Supervisors, Rock Rapids, Iowa.

Section 4. All provisions set out in the attached form of notice are hereby recognized and prescribed by this Board of Supervisors and all resolutions or orders or parts thereof, to the extent the same may be in conflict herewith, are hereby repealed.

Passed and approved June 12, 2017.

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Chairperson, Board of Supervisors

Attest:

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County Auditor