

REQUEST FOR PROPOSAL (RFP) ~ DESIGN BUILD BIDS

Sealed bids for Construction: **LDF BDC “WOODLAND AGRICULTURE PROJECT”
LAC DU FLAMBEAU, WISCONSIN 54538**

Mail bids to: **LDF BDC CORPORATE PROJECT MANAGER
P. O. BOX 155
LAC DU FLAMBEAU, WISCONSIN 54538**

Hand deliver bids to: **LDF BDC CORPORATE PROJECT MANAGER
2640 THOROFARE RD
LAC DU FLAMBEAU, WISCONSIN 54538**

Deadline for submission of sealed bids/proposals from qualified independent contractors is 11:00 a.m., Local Time, *Thursday February 29, 2024*. Bids will be opened thereafter. Bids received after the time set for receipt will not be accepted.

Property walk through and any specification questions with design build consultants the week of *January 22-26, 2024*. Please provide Project Manager with your availability and any questions needing to be answered by *January 19, 2024*.

All employers, contractors and subcontractors on this project are required to give preference to Native American Indians and Indian Organizations/Enterprises in contracting, hiring, promotions, materials, and supplies. Winning Bidder will work with LDF BDC to identify preferred Tribal laborers and sub-contractors.

The work of this Project consists, in general, of two (2) existing 10,800 and 900 square foot buildings and approximately 800 square feet of new construction. The existing buildings are in good condition and of metal construction requiring a slab-on-grade concrete foundation and improved insulation. Work will generally include utility upgrades, gravel landscaping, slab, equipment, walls, windows, doors, antimicrobial room and floor finishes, ceiling, special lighting, HVAC, exhaust, roof, and plumbing work.

This shall include, but is not limited to, interior construction of bloom & vegetative rooms, microbial & analytical labs, dry/cure, R&D & extraction rooms, a pump house, drainage, lighting, office space, locker rooms, kitchen, security room, ADA bathrooms, warehouse support spaces, vault & packaging rooms, supply/storage building, fertigation rooms, entry & exits, and vestibules. Work will include plumbing & septic (fertigation w/ R/O & condensate-reuse hybrid system), HVAC-D, electrical (LED lighting & power upgrades) and installation of specialty equipment for indoor cultivation, extraction, and product manufacturing.

The scope of this design build project includes all rough and finished work as specified on provided detailed plans and described within the specifications. The Project Drawings and other Bidding Documents prepared by Greenfield Solutions and Let it Grow Consulting, will be made available to interested bidders. Please email npoupart@ldfbdc.com. Please insert “LDF BDC Woodland Agriculture Project” in the subject line.

All bids shall include lump-sums broken down by trades. Single-prime bids will be received. The successful bidder will enter into a Construction Contract with the LDF BDC and will be provided with existing CAD files for all as-built and scope-of-work specifications (to be reviewed, confirmed, and engineered/stamped for construction by the selected contractor). All work will be performed in accordance with applicable laws, regulations, and codes.

The LDF BDC may require Bidders to file a completed BIDDERS PROOF OF RESPONSIBILITY statement & WC Liability Cert with the LDF BDC to show sufficient financial ability, equipment, and experience to properly perform the Contract.

Proposals must comply with the requirements set forth in the Bidding Documents and be submitted, with copies, in a sealed envelope bearing the name and address of the bidder and the name of the project on the outside. The LDF BDC will not assume responsibility for proposals mailed in through public or private mailing services. Bidders mailing proposals must allow ample mail delivery time to ensure timely receipt of their proposal. It is the bidder’s responsibility to ensure that the proposal is received prior to the deadline. Postmarking by the due date will not substitute for actual receipt of the proposal by the LDF BDC. **Proposals sent via email or fax will NOT be accepted.** Bidders may be asked to attend an interview prior to bid award. The successful bidder will be expected to begin contract performance as soon as possible.

The LDF BDC reserves the right to accept or reject any or all bids/proposals, to waive technical defects and make the award to the bidder most competent to serve the LDF BDC’s requirements. All bids/proposals shall be valid for a period of sixty (60) business days following the date on which proposals are due, except that the bid/proposal of the successful bidder shall remain valid until expiration or termination of any contract based upon the successful bidder’s bid/proposal, between the LDF BDC and the successful bidder.

For responses to questions, please contact Nadine Poupart, LDF BDC Corporate Project Manager, via email at npoupart@ldfbdc.com

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