

CONTRACTOR: \_\_\_\_\_  
CONTACT NAME: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY/STATE/ZIP: \_\_\_\_\_  
PHONE NUMBER: \_\_\_\_\_  
FAX NUMBER: \_\_\_\_\_  
EMAIL: \_\_\_\_\_

**TO BE EXECUTED IN DUPLICATE**

**BOOK 1:**

**PROJECT INFORMATION, INSTRUCTIONS TO BIDDERS, AND EXECUTION DOCUMENTS**

**CONTRACT NO. C1603**

**WORKS PROGRESS ADMINISTRATOR ("WPA") STREET RECONSTRUCTION (MEDILL AVENUE)  
WEST MEDILL AVENUE FROM NORTH OAK PARK AVENUE TO NORTH NORMANDY AVENUE  
CHICAGO, IL 60707  
PROJECT #22759  
CDOT PROJECT #B-2-759**

**PUBLIC BUILDING COMMISSION OF CHICAGO**



**Mayor Lori E. Lightfoot  
Chairman**

**Carina E. Sánchez  
Executive Director**

**Richard J. Daley Center  
50 West Washington Street  
Room 200  
Chicago, Illinois 60602  
312-744-3090  
[www.pbcchicago.com](http://www.pbcchicago.com)**

**ISSUED FOR BID ON: 08/30/2022**

*Any Contract entered into as a result of this bid process is governed by: All Volumes (as applicable) of Book1 "Project Information, Instructions To Bidders, and Execution Documents;" Book 2 "Standard Terms and Conditions for Construction Contracts" and Book 3 - "Technical Specifications" and the Drawings.*

Date of Issue: August 30, 2022

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PBC: C1603\_WPA Street Reconstruction (Medill Avenue)

**PUBLIC BUILDING COMMISSION OF CHICAGO**

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# PUBLIC BUILDING COMMISSION OF CHICAGO

## I. INTRODUCTION

Thank you for your interest in bidding on this project, which is being undertaken by the Public Building Commission of Chicago. The Public Building Commission of Chicago (hereafter, the PBC, or Commission) is a municipal corporation with a statutory mandate to procure and award contracts for the construction of public buildings in the City of Chicago, and to oversee the construction of those public buildings until they are turned over to the user agency that will own and operate each new facility.

This is the first page of text of Book 1, which along with Book 2, Book 3, and the project drawings, comprise the PBC's construction contract. The balance of this Book 1 provides a brief description of the project, instructions for completing and submitting your bid, the bid pages, and the forms which must accompany your bid. Book 2 is the Standard Terms and Conditions of the contract. Book 3 is the Technical Specifications for the work to be performed on this project. The architect or engineer for the project will provide the drawings and other documents that may be necessary for you to bid on and/or perform the work. Each of the Books, along with the drawings and any other documents prepared by the architect or engineer, are Contract Documents. Collectively, the Contract Documents comprise the Contract. The Contract Documents are defined in Section 1 of Book 2, Standard Terms and Conditions.

## II. PROJECT INFORMATION

### A. General Information

1. Bids will be received by the Public Building Commission of Chicago for the following Project in accordance with the Contract Documents set forth below:

**CONTRACT NO. C1603**

**WORKS PROGRESS ADMINISTRATION ("WPA") STREET RECONSTRUCTION (MEDILL AVENUE)  
WEST MEDILL AVENUE FROM NORTH OAK PARK AVENUE TO NORTH NORMANDY AVENUE  
CHICAGO, IL 60647  
PROJECT #22759  
CDOT PROJECT #B-2-759**

2. General Description of Scope of Work:

The project consists of a Works Progress Administration ("WPA") street reconstruction Project including: full depth pavement reconstruction of West Medill Avenue between North Oak Park Avenue and North Normandy Avenue. Work includes Special Excavation, Portland Cement concrete Base Course, Hot-Mix Asphalt Surface Course, Sewer and Drainage Structures, Concrete Curb and Gutter, Concrete Sidewalks, Tactile/Detectable Warning Surface System for Curb Ramps, Concrete Driveways and Alleys, Thermoplastic Pavement Marking, Signs, Topsoil, Sodding, and Tree Planting. Contractor will be required to prepare and submit a Site Utilization Plan for approval prior to mobilization.

3. Construction Budget for Base Work Only: \$900,000.00 to \$1,100,000.00 (excluding Allowances and Commission's Contract Contingency Funds).
4. User Agency: City of Chicago – Department of Transportation (CDOT)
5. Project is located in Ward: 36
6. For purposes of the community hiring requirement, "Project Community Residents" shall mean persons domiciled within the Project Community Areas as designated on "Exhibit# 3 Project Community Area Map."
7. Requests for Information: Bidders are to submit requests for information, in writing, via email to the attention of Mr. James Borkman, PBC Contract Officer at: [james.borkman@cityofchicago.org](mailto:james.borkman@cityofchicago.org).
8. Contract Documents Availability: Documents are available at: Cushing and Company, 213 W. Institute Pl. Suite 200 Chicago, IL 60610. Contact name: Jorge Galvan. Telephone number: 312-266-8228.

Cushing and Company Planroom: <http://dfs.cushingco.com/pbc.htm>

9. **Pre-Bid Meeting Date, Time, and Location: September 14, 2022 at 10:00a.m.** via ZOOM virtual meeting platform. For meeting details, refer to Section II.A.20.

10. **Technical Review Meeting Date, Time, and Location: September 14, 2022 at 10:30a.m.** via ZOOM virtual meeting platform. For meeting details, refer to Section II.A.20.

11. **Site Visit Meeting Date, Time, and Location:**

Bidders shall be responsible for inspecting the Site to become familiar with the conditions relating to the Work to be performed, the facilities involved, and the site logistics required in the successful performance of this Contract. Failure of the Bidders to visit the Site shall not relieve or alter the Bidder's responsibility for completing the Work as required by the Contract Documents.

**\*NOTES REGARDING MEETINGS:**

- a. Meetings referenced in Items #9, 10, and 11 above are NOT mandatory. However, Bidders are **strongly** encouraged to attend.
- b. Subcontractors and Suppliers are encouraged to attend the meetings.
- c. Proper PPE must be worn at all times on the site.
- d. Bidders shall comply with all COVID-19 protocols in accordance with City of Chicago and CDC guidelines.

12. **Bid Due Date and Public Bid Opening Date, Time, and Location:** Bids Due: Bids are due **THURSDAY, SEPTEMBER 29, 2022 at 11:00a.m.** and a Public Bid Opening will be held immediately following receipt of bids via ZOOM virtual meeting platform. For meeting details, refer to Section II.A.20.

13. Amount of Bid Deposit: 5% amount of bid

14. Document Deposit: N/A

15. Cost for Additional Documents (per set): At the Contractor's own expense.

16. MBE/WBE Contract Goals: 26% MBE and 6% WBE

17. Source of Funding: City of Chicago – Department of Transportation (CDOT)

18. **Pre-Award Meeting Date, Time, and Location:** A Pre-Award is tentatively scheduled for **Friday, September 30, 2022 at 11:00 a.m.** via ZOOM virtual meeting platform. For meeting details, refer to Section II.A.20.

For the Pre-Award Meeting, the Lowest Responsive and Responsible Bidder shall be required to:

- a. Have, at minimum, the Project Executive, Project Manager (if known), and Cost Estimator in attendance at the meeting
- b. Invite principals of all MBE/WBE Subcontractors listed on Schedule D
- c. Provide and be prepared to discuss the Schedule of Values for the project
- d. Provide a list of Pre-Award meeting attendees in advance of the meeting

19. **Notice of Award** is anticipated to be issued following October 2022 PBC Board of Commissioners Meeting. The successful General Contractor will be required to return a compliant Certificate of Insurance and Payment and Performance Bond within seven (7) days of the issuance of the Notice of Award.

20. **All meetings referenced throughout this document will be hosted on ZOOM virtual meeting platform. To join click on the link or call the number below:**

<b>Meeting Link:</b>	<a href="#">WPA Street Reconstruction (Medill Avenue)</a>
<b>Meeting Phone Number:</b>	312-626-6799
<b>Meeting ID:</b>	833 3797 9226
<b>Meeting Passcode:</b>	None required

## B. Mandatory Project Specific Contractor Staffing Requirements

The Contractor shall assign a Project Manager and/or a Superintendent to the Project effective as of the date of Notice to Proceed and effective until Final Acceptance. The Project Manager and/or Superintendent must be at the Project Site full time from the date of commencement of construction activities through Final Completion and Acceptance of the Work, including the completion of all Punch List Work, during Work Activities. Project Manager and Superintendent can be same individual.

**C. Scheduling Software Requirements**

The Contractor shall utilize Primavera P6 Scheduling Software or other format approved by the Commission.

**D. Online Collaboration and Documentation Management System Requirements**

The Contractor shall use PBC’s designated On-line Collaboration and Document Management system to track the Work, manage the Project, and follow the Commission's procedures for electronic submission and receipt of documents as directed by the Commission Representative.

**E. Time of Completion**

Substantial Completion must be achieved no later than June 2, 2023. Schedule Milestones must be completed as follows:

Time of Completion	Completion Dates
<b>Substantial Completion</b>	June 2, 2023
<b>Milestone #1: Mobilization</b>	March 20, 2023

Time of Completion Descriptions	Completion Dates
<b>Schedule Milestone #1: Mobilization</b> (Pre-Construction, including Construction Submittals, Material and Equipment Procurement, Schedule Preparation, Mobilization, etc.)	March 20, 2023
<b>Substantial Completion:</b> (Full Depth Pavement Reconstruction and Restoration, including Pavement Markings, ADA Ramp Replacement, Signage, Lighting, Tree Planting, and associated Work)	June 2, 2023

**F. Commission’s Contract Contingency**

1. The Commission’s Contract Contingency for this Project is: \$100,000.00
2. The Commission has established a Contract Contingency for the exclusive use of the Commission, at the Commission’s sole discretion. The Commission’s Contract Contingency sum shall be included as an allowance in the Base Bid. In the event that any or all of the Commission’s Contract Contingency remains unused at the completion of the Work, the Commission will issue a deductive Change Order so that any such unused portion of the Commission’s Contract Contingency shall remain with the PBC.

**G. Copies of Drawings and Specifications**

The Contractor is responsible for obtaining copies of Drawings and Specifications at its own cost.

**H. Liquidated Damages**

1. The Contractor agrees that the Work must be executed regularly and diligently to ensure completion within the time specified in Paragraph E above. The Contractor and the Commission understand and agree that the time for the completion of the Work described herein is reasonable time. If the Contractor neglects, fails or refuses to complete the Work within the time specified, or any proper extension granted by the Commission, then the Contractor and its surety do hereby agree to pay to the Commission the amount of **\$1,000.00 per day** for failure to achieve Substantial Completion by the specified date, and **\$500.00 per day** for failure to achieve each of the milestone dates. Failing to complete the work according to the time stipulated above will result in breach of contract and will result in Liquidated Damages being assessed each and every Day after the time stipulated in the Contract for completing the Work.
2. The Commission may recover liquidated damages by deducting the amount out of any monies due or that may become due the Contractor. Liquidated damages, if any, will be calculated on completion of the Work and submission of the Contractor’s final pay request.
3. Substantial Completion of the Work is defined in Book 2, Section 1.01.37.

## **I. Prevailing Wage Rates**

1. Not less than the prevailing rate of wages as determined by the Illinois Department of Labor shall be paid to all laborers, workers and mechanics performing work under this contract. Prevailing wage rates in effect at the time of issuance of these Contract Documents are attached to Book 1 as Exhibit 1. One resource for determining the current prevailing wage rate is the Internet site <https://www.illinois.gov/idol> maintained by the State of Illinois Department of Labor.

## **III. INSTRUCTIONS FOR BIDDERS**

### **A. Examination of Documents By Bidder**

The Bidder shall, before submitting its bid, carefully examine all Contract Documents, including but not limited to, the Project Information, Instructions to Bidders, and Execution Documents (Book 1); Standard Terms and Conditions (Book 2); Technical Specifications (Book 3); plans; drawings; Addenda (if any); and bonds. The Bidder will be responsible for all errors in its bid resulting from failure or neglect to comply with these instructions.

The PBC requests that all questions related to this solicitation be submitted in writing via email to the attention of James Borkman at [james.borkman@cityofchicago.org](mailto:james.borkman@cityofchicago.org) no later than **SEPTEMBER 21, 2022**.

### **B. Interpretations of Addenda**

The Commission will not furnish oral interpretations of Contract Documents, before or subsequent to the award of a contract. If an interpretation is desired by a prospective Bidder, the interpretation should be requested in a letter addressed to the PBC, ATTN: James Borkman, Contract Officer or via email to: [james.borkman@cityofchicago.org](mailto:james.borkman@cityofchicago.org).

Every interpretation or revision will be in the form of an addendum to the Contract Documents and, when issued, will be on file in the office of the Commission and available on PBC's website at: <http://www.pbcchicago.com>. It shall be the Bidder's responsibility to inquire as to the addenda issued. All such addenda shall become part of the Contract and attached thereto. The Bidder's failure to acknowledge in writing any issued addenda on the Contractor's Bid page, Section IV. A. (Bid and Execution Documents-Contractor's Bid), shall result in the Commission finding the bid non-responsive and rejecting the bid. The Commission shall not allow any Bidder to acknowledge any such addenda, in writing or orally, after Bidder has submitted its bid to the Commission.

### **C. Pre-Qualification of Bidders**

1. Unless otherwise indicated in Part II "Project Information", the Commission has previously issued Request for Qualifications (RFQ) to approve the qualifications of firms to perform work on the Project. Responses to the RFQ were evaluated by the Commission on the basis of the criteria set forth in the RFQ. Notice of pre-qualification has been provided by the Commission to all firms "pre-qualified", and only firms that have received notification of pre-qualification are eligible to bid on this Contract. Pre-qualified firms are eligible to bid either as the entity that was pre-qualified or as a joint venture with another firm, provided that the pre-qualified firm has a controlling interest in the joint venture.
2. The Commission reserves the right to take such steps as it deems necessary to determine the continuing qualifications of the Bidder to adequately perform the requirements of the Contract, and the Bidder shall furnish to the Commission all information and data requested for this purpose. Failure of the Bidder to cooperate with the Commission in its investigation or submit any additional documents requested by the Commission shall be grounds for disqualification.

### **D. Evidence of Continuing Qualifications of Bidder**

1. The Commission reserves the right to refuse to award a Contract to any person, firm, or corporation that is in arrears or is in default to the Commission upon any debt or contract, or that is a defaulter, as surety or otherwise, upon any obligation to the Commission, or had failed to perform faithfully any previous contract with the Commission, or any of the User Agencies on whose behalf the PBC constructs public buildings.
2. The Bidder, if requested, must present within a reasonable time, as determined by the Commission, evidence satisfactory to the Commission of performance ability and possession of necessary facilities, pecuniary resources, and adequate insurance to comply with the terms of these specifications and Contract Documents.
3. The Bidder must provide the following item(s) with your Bid Submission:
  - a. Copy of current Contractor's General Contractor License.

Failure to submit these items may deem the Bid unresponsive. Licenses may be that of the Prime, Joint Venture Partner (if any), and/or Sub-Contractor performing the work.

## **E. Preparation of Bid**

1. Two (2) copies of Project Information, Instructions, and Execution Documents (Book 1) shall be prepared with original signatures and notarizations wherever required.
2. All bids must be prepared on forms supplied by the Commission and shall be subject to all requirements of the Contract Documents. Unless otherwise stated, all blank spaces on the bid page or pages, applicable to the subject specification, should be correctly filled in. All bids must be regular in every respect and no interlineations, excisions or special conditions shall be made by the Bidder.
3. The Bidder's name, address, telephone and fax number should be clearly written on the front cover of each of the copies of Book 1 submitted.
4. When required by the Contract Documents, the Bidder may attach supporting documentation or additional information to the back of the form to which it refers.
5. The Commission may consider as irregular, and at its option reject, any bid on which there is an alteration of or departure from the bid form hereto attached.
6. The Bid Documents shall include the following:
  - a. Contractor's Bid Form
  - b. Bid Guarantee (Bond)
  - c. Acceptance of the Bid
  - d. Basis of Award (Award Criteria)
  - e. Schedule of Prices
  - f. Affidavit of Non-collusion
  - g. Schedule B – Joint Venture Affidavit with supporting documentation (if applicable)
  - h. Schedule C – Letter of Intent from MBE/WBE
  - i. Schedule D – Affidavit of General Contractor Regarding MBE/WBE Participation
  - j. Schedule E – Request for Waiver from MBE/WBE Participation (if applicable)
  - k. Proof of ability to Provide Payment and Performance Bond
  - l. Proof of ability to Provide Insurance
  - m. General Contractors License
7. The Apparent Low Bidder is required to submit a fully executed Disclosure of Retained Parties within five (5) days after bid opening.

## **F. Bid Deposit**

1. The Bid must be accompanied by a "Bid Deposit" in the amount set forth in Part II.A. "General Project Information" to ensure:
  - a. Non-withdrawal of the bid after date and time of opening.
  - b. The furnishing of the Performance and Payment Bond and evidence of the required insurance coverage by the successful Bidder as required by the Contract Documents.
2. The guarantee shall be made by bid bond, certified check or cashier's check payable to the order of the Public Building Commission of Chicago. No bid will be considered unless it is accompanied by the required guarantee. Cash deposits will not be accepted.
3. The bid bonds, certified checks, or cashier's checks of unsuccessful Bidders will be returned as soon as practicable after the opening of the bids; however, the deposits of the three (3) lowest Bidders shall be retained until the Commission awards the Contract to one of them, or for any reason rejects all bids.































































































