**INVITATION TO BID**

**KING COUNTY FIRE DISTRICT 39**
**SOUTH KING FIRE & RESCUE**
**(SKF&R)**

**Tenant Improvement Project at Station 60 Building A-1**

The following constitutes an invitation to submit a sealed bid for the Tenant Improvements at Station 60 Building A-1, as specified below and during the mandatory walk through. Bids will be accepted at SKF&R Headquarters Station 62 (31617 1st Avenue South, Federal Way), until 11:00 a.m. PST, on February 18, 2020, bids will be opened publicly and read aloud beginning at 11:02 am. PST at Station 62. Any and all bids received after 11:00 am will not be accepted, whether hand-delivered or regardless of postmark. The BID price is to be clearly identified in the bid. All sealed bid envelopes shall be clearly marked "Tenant Improvement Project Bid". The bid will be awarded on or before March 16, 2020.

South King Fire and Rescue ("SKF&R") reserves the right to reject any or all proposals as deemed to be in the best interest of SKF&R. Furthermore, SKF&R reserves the right to waive any irregularities, informalities or technicalities in any proposal when it is in the best interest of SKF&R. Finally, SKF&R reserves the right to accept or reject any exception taken by the vendor to the terms and conditions of this Invitation to Bid, and the contract documents.

Bids sent by mail shall be clearly marked **"**Tenant Improvement Project Bid".

**Instructions to Bidders**

Prior to bidding, there will be a **MANDATORY** on-site property walk through at 1:00 pm. PST on January 22, 2020 at SKFR Station 60, located at 35100 Pacific Highway South. Federal Way, WA 98003. The official clock will be the Cell Phone of Chief Mataftin; late arrivals will be disqualified from bidding.

**NOTE:** The work site is under the control of a general contractor doing invasive renovation work at a second building on the property. No bidder or sub-contractor is authorized to enter the property without a SKF&R escort. If a bidder or sub-contractor enters the site without an SKF&R escort it will be grounds for immediate disqualification from bidding.

**Mandatory Requirements**

All Bidders must be licensed to conduct business in the State of Washington.

All Bidders at the time of submittal must provide a Prevailing Wage compliance document.

All Bidders must be in good standing with the State Department of Labor and Industries.

All Bidders must be in good standing with the State Department of Employment Security.

All Bidders must be in good standing with the State Department of Revenue.

The winning Bidder shall provide a 100% performance bond prior to performing any contracted work as a result of this process, in accordance with RCW 39.08.010. This bond shall state that the winning Bidder shall (1) faithfully perform all the provisions of such contract; (2) pay all laborers, mechanics, and subcontractors and material suppliers, and all persons who supply such person or persons, or subcontractors, with provisions and supplies for carrying on the work required by the contract; **and** (3) pay any taxes, increases and penalties incurred on the project under Titles 51, 52 and 82 RCW, if required by the conditions of the bond.

It is the responsibility of the winning Bidder who is awarded a contract, prior to commencing any work on the project, to provide to SKF&R a statement of intent to pay prevailing wages in accordance with RCW 39.12.040 (1) During the performance of any contract awarded as a result of this Bid, SKF&R must reserve 5% of moneys earned by the contractor, as retainage, in accordance with RCW 60.28.011; the contractor must be aware that SKF&R will retain this 5% retainage until such time as the contractor provides to SKF&R an "affidavit of wages paid", in accordance with RCW 39.12.040 (1) (a) and notarized "release of retainage" form signed by each sub-contractor. All sub-contractors must have an Affidavit ID number and UBI number which will be submitted to the

Department of Revenue, Labor & Industries and Employment Security as part of the “Notice of Completion of Public Works Contract”, to get their approval before we can release any retainage.

All equipment used or installed must meet any and all Federal, State and Local requirements for this type of application.

**Evaluation Process**

In determining who is deemed the winning Bidder, SKF&R may consider the following best value criteria:

- The ability, capacity, and skill of the bidder to perform the contract or provide the service required;
- The character, integrity, reputation, judgment, experience, and efficiency of the bidder;
- Whether the bidder can perform the contract within the time specified;
- The quality of performance of previous contracts or services;
- The previous and existing compliance by the bidder with laws relating to the contract or services;
- Whether the bid provides competitive pricing, economies, and efficiencies;
- Whether the bid considers human health and environmental impacts; and
- Whether the bid appropriately weighs cost and other considerations.
- Similar past work done for SKF&R, and the related outcomes of said work.

**Scope of Work**

When complete, this project will be “Turn-Key” with no additional work and or equipment needed. SKF&R will allow a maximum of 120 days for project completion and acceptance, or else liquidated damages will be paid to SKF&R by the contractor.

South King Fire & Rescue (SKFR) is in need of several relatively small tenant improvements to a large storage facility. The requested work will be bid and priced as three separate options given as Options 1-3. SKF&R reserves the right to select some or all of the quoted options going forward. During the mandatory pre-bid walk-through inspection any questions should be addressed and issues identified prior to bidding. All above items will be explained in greater detail at the mandatory walk-through inspection;

**Option – 1**

Demo the kitchen and restroom areas;

- Repair all wall surfaces in these areas.
- Remove and/or replace toilets and sinks in both restrooms (the existing showers will not be a part of the project).
- Prep the entire identified flooring areas for a home owner grade ceramic tile installation to include grouting.
  In the kitchen area;
- Install new upper and lower cabinets with an impervious surface countertop to work in concert with owner supplied appliances. The kitchen will be equipped with a Dishwasher, Electric Stove, Refrigerator and an over the Stove Microwave Oven vent hood combination.
- There is a need for minor mechanical venting and minor electrical circuit modification.

**Option – 2**

Demo an existing non-bearing separation wall approximately 30 feet in length. To include a walk-through man door to be re-used in this option section. When complete the demoed area will be finished and painted to the extent practically possible.

Demo a office that is in this general area, when removed, re-construct a “filler” wall to make what will be a separation wall.

Construct a new separation wall approximately 12’ wide and 12’ tall, the walk-through man door to be centered in the new wall and made operational.

**Option – 3**

Remove old carpeting in the general office area of the building, to be replaced with an industrial high wear, low maintenance carpet. In two of the offices noted, extend non-bearing walls vertically above the ceiling grid to provide enhanced privacy in the offices. Construct a non-bearing separation wall with a walk-through man door near the office area.

**Required Electrical**

Winning bidder will provide all necessary line AND low voltage to the related equipment, with terminations and connectivity inside the building.

**Permitting**

Winning bidder shall procure all necessary permits (including City of Federal Way) we will reimburse the winning bidder for the cost of the permit once a receipt for the permit only is provided. This upcharge will reflect the true cost of the permits **WITHOUT** any additional fees added (such as overhead or profit).

This work may be conducted with: hand tools and hand equipment; mini excavator or similar.

At the end of the work day, the site shall be cleaned and kept in an orderly condition.

NOTE- Any and all Sub-Contractors will be clearly identified at the time of bidding. All relevant sub-contractor information, UBI, Business License, and Insurance to be included.

SKF&R hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to the invitation and will not be discriminated against on the grounds of race, color or national origin in consideration for an award.

The successful bidder shall enter into a contract or purchase order in accordance with the bid. All bids shall be deemed to be offers to enter into a contract and shall be irrevocable for a period of sixty (60) days from the date of the opening of the bids.

This notice shall be published in the Federal Way Mirror at least 13 days before the bid deadline. If no bid is received pursuant to this first call, the Commissioners may re-advertise or enter into a contract without a further call for bids.

# Bid Form

TO: South King Fire & Rescue
31617 1st Avenue South
Federal Way, WA 98003

We hereby propose to provide to you, South King Fire & Rescue, the requested Tenant Improvements for Station 60 Building A-1 as requested in the bid and mandatory walk through.

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All as per specified above. We also certify that the equipment provided will be factory new and without flaws or damage. The prices shown below shall be valid within 60-days of bid opening at which time South King Fire & Rescue may enter into a contractual agreement for equipment purchase. The purchase shall consist of written Purchase Order from South King Fire & Rescue with NET-30 Day terms:

Option – 1 Base Price Bid: $ _____
Washington State Sales Tax: $ _____
Total Option 1: $ _____

Option – 2 Base Price Bid: $ _____
Washington State Sales Tax: $ _____
Total Option 2: $ _____

Option – 3 Base Price Bid: $ _____
Washington State Sales Tax: $ _____
Total Option 3: $ _____

Authorized Dealer Name: _____

Address of Dealer: _____

_____

Name of Sales Representative: _____

Phone Number: _____

E-Mail Address: _____

Dealer Authorized Signature: _____

Sub-Contractors: _____

# Certification of Compliance with Wage Payment Statutes

The bidder hereby certifies that, within the three-year period immediately preceding the bid solicitation date, the bidder is not a “willful” violator, as defined in RCW 49.48.082, of any provision of chapters RCW 49.46, 49.48 or 49.52, as determined by final and binding citation and notice of assessment issued by the Department of Labor and Industries or through a civil judgement entered by a court of limited or general jurisdiction.

I certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

_____
Bidder’s Business Name

_____
Signature of Authorized Official*

_____
Printed Name

_____
Title

_____ _____ _____
Date City State

Check One:
Sole Proprietorship ☐ Partnership ☐ Joint Venture ☐ Corporation ☐

State of Incorporation, or it not a corporation, State where business entity was formed: _____

If a co-partnership, give the name under which the business is transacted: _____

*If a corporation, proposal must be executed in the corporate name by the president or vice-president (or any other corporate officer accompanied by evidence of authority to sign). If a co-partnership proposal must be executed by a partner.