



ADVERTISEMENT FOR BIDS
Design/Bid/Build
State of Colorado
Colorado Department of Human Services
Notice Number: 2025000178

Project No: 2023-092M22

Project Title: Remove/Replace Plumbing and Life Safety Systems,
Grand Mesa Youth Services Center

Estimated Construction Cost: \$964,726.00

Settlement Notice

For all projects with a total dollar value above \$150,000 Notice of Final Settlement is required by C.R.S. §38-26-107(1). Final Settlement, if required, will be advertised in the same location as the original solicitation.

Project Description

Background:

Grand Mesa Youth Services Center (GMYSC) is a multipurpose youth center operated by the Colorado Division of Youth Services (DYS) within the Colorado Department of Human Services (CDHS) located in Grand Junction, Colorado. GMYSC provides detention, regional diagnostic/assessment for newly committed youth and secure commitment services. Built in 1987, GMYSC is a single-story building, housing youth residential units, office & medical support spaces and classrooms. The total building area is 39,778 square feet.

The Grand Mesa Youth Services Center (GMYSC) Fire Suppression System valves and controls are outdated and starting to corrode from small leaks. There is an undetected leak on the wet system to the Institution Education school area. Dry pipe system piping has been found to be corroded in certain sections.

Scope of Services

The primary focus of this project is for the necessary improvements to the Fire Suppression System in a facility that was built in 1987.

1) Base Bid - Fire Suppression System – Replace all wet and dry system valves and controls. Replace dry system piping with best practices for the occupancy. Relocate/reroute wet system line between the mechanical room control valve to the Institution Education building and bypass present line.

2) Add Alternates – Please reference Sheet # A0-1 in the Construction Drawings

- Bid Alternative 1: Drain/waste plumbing work in selected areas.
- Bid Alternative 2: Remainder of drain/waste work.
- Bid Alternative 3: All supply plumbing work.
- Bid Alternative 4: Replace Gym sprinkler heads.
- Bid Alternative 5: Fire Sprinkler System corrosion protection system.

Minimum Requirements

Notice is hereby given to all interested parties that all firms will be required to meet all minimum requirements to be considered for this project. Interested bidders should be prepared to show evidence of the following to be considered as qualified, as a minimum:

1. Provided General Contracting services within the last three (3) years for at least two (2) projects each in excess of \$ 500,000 (hard costs), utilizing the expertise present in their Colorado Office; and
2. Demonstrated specific General Contracting experience in projects of similar scope and complexity; and
3. Demonstrated bonding capability up to \$ 1,000,000 for an individual project coincidentally with current and anticipated workloads; provide letter from surety that affirms this capacity.
4. Per C.R.S. §24-92-Part 2, a public construction project in the amount of five hundred thousand dollars or more shall be subject to the State prevailing wage rate, of the regular, holiday, and overtime wages paid and the general prevailing payments on behalf of employees to lawful welfare, pension, vacation, apprentice training, and educational funds in the State, for each employee needed to execute the contract. Payments to the funds must constitute an ordinary business expense deduction for federal income tax purposes by contractors and subcontractors. Contractors are required to pay their employees at weekly intervals and shall comply with the enforcement provisions of C.R.S. §24-92-209. Contractors awarded a project of this size will be required to utilize the LCPtracker cloud-based labor compliance and certified payroll application.

Firms meeting the minimum requirements may obtain the bidding documents on the website accompanying this advertisement.

https://drive.google.com/drive/folders/1JL-g71oHfAy8Jo3zzJbLbT5uMuiSO7VB?usp=drive_link

Other Information

Preference shall be given to Colorado resident bidders and for Colorado labor, as provided by law.

Per C.R.S. §24-105-201 If the construction value is \$50,000 or greater a Bid Bond and Power of Attorney or Proposal Guaranty is required in an amount not less than 5% of the total Bid.

Public Bid Opening-Join with Google Meet

Meeting ID
meet.google.com/oka-piin-yhf

Phone Numbers
(US)+1 956-704-1147
PIN: 928 233 907#

Pre-Bid Meeting

A mandatory Pre-Bid Meeting will be held at:

Address: **360 28 Road, Grand Junction, Colorado 81501**
Room: **Grand Mesa Youth Services Center, Conference Room**
Date/Time: **April 1, 2025 at 10:00 am MST**

Schedule/Submission Details

1. The schedule of events for the AFB process and an outline of the schedule for the balance of the project is as follows:

Advertisement	March 24, 2025
Mandatory Pre-Bid Conference and Tour	April 1, 2025 10 am
Date Email Questions Due jamie.gott@state.co.us	April 4, 2025 1pm
Date Email Answers Issued	April 8, 2025
Sealed Bids Due JG_2025.w78ypo5obuaqgrdw@u.box.com	April 14, 2025 1pm April 14, 2025 2pm
Public Bid Opening	
Negotiation of General Contractor Contract	April 14 to April 28, 2025
Contract Approval (projected)	May 12, 2025
Anticipated General Contractor Start	May 26, 2025 (Negotiable)
Anticipated Construction Start/Finish	May 26 to September 26, 2025 (Negotiable)

2. One (1) PDF of the sealed bid are due April 14, 2025, and shall be received no later than 1 PM (MD/ST), and shall be submitted/accepted via email, at the following address:

JG_2025.w78ypo5obuaqgrdw@u.box.com

Comments: **Late sealed bids will be rejected without consideration. The Colorado Department of Human Services and the State of Colorado assume no responsibility for costs related to the preparation of submittals.**

3. The above schedule is tentative. Responding firms shall be notified of revisions in a timely manner by email or posted on Colorado VSS website. Respondents may elect to verify times and dates by email, but no earlier than 36 hours before the scheduled date and time.

Point of Contact/Clarification

Name: Ms. Jamie Gott, Purchasing Agent
Agency: Colorado Department of Human Services
Phone: N/A
Fax: N/A
Email: jamie.gott@state.co.us

This Notice is also available on the web at:

https://prd.co.cgiadvantage.com/PRDVSS1X1/Advantage4	
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APPENDICES:

Appendix A: Information for Bidders (SBP-6.12)

Appendix B: Bid Form (SBP-6.13)

Appendix B1: Bid Alternates (SBP-6.131)

Appendix B3: Bid Bond (SBP-6.14)

Appendix C: Sample: Direct Labor Burden Calculation (SBP-6.18) example of submittal if you are awarded

Appendix D: Applicable Prevailing Wage and Apprenticeship and Fringe Rates

Appendix F: Sample: SC6.21 and SC6.23 Design/Bid/Build Contractor's Agreement and General Conditions of the Contract