



**Greater Peoria Mass Transit  
Peoria, IL**

**Pre-Bid Meeting**  
1.05.22 / 2:00 p.m.

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**1. Introductions:**

Greater Peoria Mass Transit – Owner  
Muller & Muller – Architect  
River City Construction – Construction Manager

**Project Overview:** This is a three-story Administration Building, 33,460 sq ft with an attached Maintenance Garage, which is 24,793, and an existing parking garage, that will be renovated and a new annex totaling 50,000 sq ft. The Administration Building contains concrete foundations, a steel structure, metal panel cladding, storefront, and curtainwall. The interiors include locker rooms, simulator rooms, training rooms, general office, and conference rooms. The Maintenance Garage is comprised of concrete foundations and a precast structure. There are 5 ea. maintenance lanes, a bridge crane, a skywalk, mezzanine space, storage, and MEPF spaces.

**2. Pre-Construction Schedule**

- a. Final Addendum – January 14<sup>th</sup>, 2022
  - i. All RFI's are due to RCC by January 12<sup>th</sup>, 2022, at 2:00 p.m.
  - ii. Email to Beth Schupp @ [bschupp@rccllc.com](mailto:bschupp@rccllc.com)
- b. Bids Due – January 20<sup>th</sup>, 2022, at 2:00 p.m.
- c. Bid Scope Reviews – 2 weeks
- d. Board Approval – February 14, 2022
  - i. Notice to Proceed Issued.

**3. Bidding**

- a. **Bids due – January 20<sup>th</sup>, 2022, at 2:00 p.m.**
- b. **NO emailed bids** will be accepted.
- c. Sealed bids turned into Greater Peoria Mass Transit (2105 NE Jefferson, Peoria; by work category on Bid Form.
  - i. 2.1 Selective Demolition
  - ii. 3.1 Building Concrete
  - iii. 4.1 Masonry
  - iv. 6.1 General Works
  - v. 7.1 Composite Metal Wall Panels

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- vi. 7.2 Roofing
- vii. 8.1 Aluminum Storefront, Windows, & Curtain Walls
- viii. 9.1 Flooring
- ix. 9.2 Painting
- x. 13.1 Metal Framed Building Systems
- xi. 14.1 Elevators
- xii. 21.1 Fire Protection
- xiii. 22.1 Plumbing
- xiv. 23.1 Heating, Ventilating, Air Conditioning, & Temperature Controls
- xv. 26.1 Electrical/Communications/Electrical Safety & Security
- xvi. 26.2 Photovoltaic Solar Systems
- xvii. 31.1 Earthwork/Excavation/Site Demolition
- xviii. 32.1 Site Paving Demolition/Site Concrete Paving & Retaining Wall
- xix. 33.1 Site Utilities

**NOTE: Must review scope of work outlined in Procurement Manual**

- d. Envelope must be sealed & clearly marked w/Project Name, Bidders Name & the Work Category Number & Scope.
- e. Submitting more than one (1) work category – separate sealed bids are required.
- f. Combination Bids are also accepted.
- g. All Owner Signature sheets need to be signed, notarized, & attached to bid form.
  - 1. Buy America
  - 2. Compliance w/Federal Lobbying Regulations
  - 3. Certification Regarding Debarment & Suspension
  - 4. Affidavit of Non-Collusion
  - 5. Indemnity & Insurance Requirements
  - 6. DBE Letter of Intent
  - 7. DBE Affidavit
  - 8. DBE Unavailable Certificate
  - 9. Certificate of Compliance with Prevailing Wage
  - 10. Prompt Payment Affidavit
- i. Located in Procurement Manual – Right before the Bid Form
- h. 5% Bid Bond required.
  - i. AIA 312 Bond Form acceptable.
  - ii. Cashier's Check acceptable.
- i. 100% Payment & Performance Bond.
  - i. RCC is carrying the Payment & Performance Bond.
  - ii. Alternate #8 is on Bid Form for an Add if Owner requires at time of Award.

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- j. Labor Rates are required to be filled out on the bid form.
- k. Project is Tax Exempt.
  - i. Certificate will be sent out upon award.
- l. Overall Project has a 12% DBE Goal.
- m. Documents located on RCC website & Smart Bid which all notifications will be sent out from.
  - i. RCC Website: <https://www.rccllc.com/smart-bid/>
- n. Procurement Manual
  - i. 001000 Instructions to Bidders
  - ii. 002000 Information to Bidders
  - iii. 002100 Buy America NOT Buy American
  - iv. 002200 Disadvantaged Business Enterprise Participation
  - v. 002300 State of Illinois Mandatory Sexual Harassment Training
  - vi. 002400 Federal and State Clauses
  - vii. 003100 Bid Forms
  - viii. 003132 Geotechnical Data
  - ix. 008200 Insurance Coverage
  - x. 009000 Work Categories/Scopes
  - xi. 009001 Subcontractor Contract Example

#### 4. Alternates

- i. Alternate #1 – Fuel Island – Remove & replace existing metal ceiling panel, downspouts, & light fixtures. Provide new prefinished metal ceiling panel, new LED fixtures (1), prefinished metal downspouts, and paint existing metal cladding on columns and fascia.
- ii. Alternate #2 – Clear & grub the North Lot, located at the East of the current construction parking area. Cut down to the subgrade, and then install, grade, & compact the initial 6" aggregate base. This is to be used as the temporary staging & construction parking area.
  - 1. Include an allowance of \$2,000 within this alternate to maintain the path from this staging area to the jobsite.
  - 2. See Attachment A, included in bid documents for the area that this Alternate #2 applies to.
- iii. Alternate #3 – Transit Center hardware replacement remove and replace existing hardware with new hardware component required to coordinate keying system with facilities
- iv. Alternate #4 – Vehicle lift – provide delete alternate of one-in-ground scissor lift and one parallelogram lift, including associated control, power, underground plumbing and slab depression.
- v. Alternate #5 – Bridge crane – provide delete alternate for deletion of one-bridge crane, including associated foundations.

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**C O N S T R U C T I O N**

- vi. Alternate #6 – Vinyl fencing – provide alternate for vinyl fencing with 6' tall galvanized steel chain link fence with vinyl insert.
- vii. Alternate #7 – Steel Picket Fencing – provide alternate for steel picket fence along Jefferson Street and Van Buren Street only. The balance of the fence is to be 6' tall galvanized steel chain link fence.
- viii. Alternate #8 – Payment & Performance Bonds – Provide an add if payment and performance bonds are required by the Owner after award.
- ix. Alternate #9 – Retaining Wall – Provide delete alternate for approximately 80 feet of existing curved retaining wall at the Northwest corner of the site to remain. Only East/West retaining wall to be removed for construction of new building. Provide approximately 40 feet of new retaining wall that connects between west end of new building & existing curved retaining wall.
- x. Alternate #10 – Not used.
- xi. Alternate #11 – North parking lot cameras – Provide delete alternate for (6) cameras and required utilities at new north parking lot.

**5. Logistics & Phasing Plans**

- 1. Sequencing of Site – Attachment B
- 2. Phasing B Demolition – Attachment C
- 3. Phase B Construction Site Logistics Plan – Attachment D
- 4. Phases C & D Fencing – Attachment E
- 5. Phases B, C, & D Demo Plan – Attachment F
- 6. Phases B, C, & D Asphalt Patching – Attachment G

**6. Project Schedule**

- a. Master Schedule – Will be issued with addenda.
- b. Key Milestones
  - a. Board Approval – February 14<sup>th</sup>, 2022
  - b. NTP – Week of February 14<sup>th</sup>
  - c. Permit – Architects have submitted & are working with the City currently.
  - d. Sanitary Sewer Start – March 28<sup>th</sup>
  - e. 1978 Building Demo – May 9<sup>th</sup>
  - f. Structural Steel – August
  - g. Precast – October
  - h. Phase B Substantial Completion – April 2023
  - i. Phase C & D Substantial Completion – December 2023

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7. Questions / Answers

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