



TO: All Invited Trade Partners

FROM: Preconstruction TX

preconstructiontx@mcgough.com

RE: UNT HSC – Operations Building Renovation

ALL PRICING TO BE SUBMITTED BY

Due Date: **Thursday, April 16, 2020**

Due Time: **2:00 PM, CST**

SUBCONTRACTOR RFI'S TO BE SUBMITTED BY

Due Date: **Thursday, April 9, 2020**

Due Time: **12:00 PM (noon), CST**

Tax Exempt

YES

NO

Texas Prevailing Wage Rates

YES

NO

McGough Construction, on behalf of **University of North Texas Health Science Center** ("Owner") is soliciting final hard bid pricing for the UNT HSC Operations Building Renovation located at 3416 and 3420 Darcy Street, Fort Worth, TX 76107.

Project Description:

The project consists of a 23,000 sf **phased** interior & exterior renovation of the existing General Services and Facilities Management buildings. The renovation scope will include a new main entry on the west side of the building, a new connector and enclosure at the center of both buildings, and a rearrangement of the interior offices and working spaces. This renovation will add some new exterior façade elements (**storefronts, metal panels, stone, etc...**), roofing, interior finishes (**partitions, flooring, ceilings, glazing, etc...**), new restrooms, new HVAC systems, new electrical systems & lighting, and minor sitework improvements.

Schedule:

Project construction is anticipated to start in June 2020 with substantial completion in January of 2021. Final completion in February 2021. A detailed construction schedule will be issued at a later date.

Alternate Pricing:

Please include all pricing for the Alternates listed below:

- * Alternate #01 – Phase 2 Renovation NW Corner (As identified in plans)
- * Alternate #02 – Phase 2 Renovation East Side (As identified in plans)
- * Alternate #03 – Remove Concrete Tiered Seating at Connector
- * Alternate #04 – Remove Built in Millwork Booths and Divider Walls



Specific Bidding Inclusions/Exclusions:

Provide specific proposal clarification as applicable. Blanket or general exclusions will not be accepted.
Unless specifically noted on your proposal or subsequent correspondence in writing, your proposal shall certify all inclusions/exclusions listed below have been accepted:

Inclusions:

- Provide overall anticipated schedule duration, in calendar days, for your scope.
- Listed durations for long lead items.
- Compliance with bid documents and addendum as applicable. Provide substitution requests for any non-compliant items along with add/deductive alternate.
- GL/Umbrella Insurance & Workers Comp.
- Mockups per industry standard and specifications.

Exclusions:

- Sales Tax
- Performance & payment bonds.
- Fees for badging and/or background checks.
- Cost of offsite parking

Texas Certified HUB Participation:

McGough Construction is fully committed to meeting and exceeding the HUB Participation goal of 21.1% for this project.

Submit current Texas HUB Certificates for your firm and/or all applicable tiered vendors/suppliers you are proposing to use on this project along with the anticipated contract value(s).

General Bidder Requirements/Clarifications:

"All Subcontractor Project Managers and all Subcontractor Field Foremen are REQUIRED to attend Pull Scheduling/Weekly Work Planning meetings as scheduled."

By submitting a proposal, you are acknowledging that you have read and agree to all Bidding Requirements included in the Project Documents attached or downloaded from the McGough Project Box Account listed below.



Project Document Availability:

Drawings, Specifications, and all other project documents are available by clicking on the link below. We have provided directions below to access the documents. If you should have any problems, please contact [Stefanie Weltsch](#) at [469-341-7715](tel:469-341-7715) or via email at sweltsch@mcgough.com.

- *Click on the below link or copy and paste to your internet browser:*
 - <https://mcgoughconstruction.box.com/s/a8srz3cbm8pv65k58ueojal9miagg5ya>

Submission Info:

All final bids are required to be submitted by **2:00 PM CST** on **April 16, 2020** at preconstructiontx@mcgough.com.

Subcontractor RFI's are due to McGough before **12:00 PM CST on April 9, 2020**. Submit RFI's to preconstructiontx@mcgough.com. Please include project name in the subject line.

If you have any questions, please contact **Trevor Johnson** at **651.247.2232** or via email at trevor.johnson@mcgough.com.