



Contracting Branch | Infrastructure Division
4200 Smith School Road
Austin, Texas 78744

NOTICE TO OFFERORS

PROJECT NO. 1211534

GATHERING LODGE and BUNKHOUSES

Gus Engeling Wildlife Management Area
Anderson County, Texas

FEDERAL GRANT FUNDED

Issue Date	May 1, 2024
Pre-Proposal Conference (Optional)	10:00 AM CT, May 15, 2024
Pre-Proposal Site Visit (Optional)	By Appointment, May13-17, 2024
Deadline to Submit Questions	5:00 PM CT, May 22, 2024
Addendum to Offeror's Questions (Est.)	May 29, 2024
Proposal Due Date	2:00 PM CT, June 18, 2024
Virtual Public Bid Opening	3:00 PM CT, June 18, 2024

Contract Manager: Lydia Reynolds, CTCD | CTCM

Email: lydia.reynolds@tpwd.texas.gov

Sealed proposals for the above project will only be accepted from Offerors when submitted to the Texas Parks and Wildlife Department using the online bid portal. Proposals will be accepted by the Contracting Branch, Infrastructure Division until **2:00 PM, CST, Tuesday, June 18, 2024**.

GENERAL SCOPE OF WORK

Project scope includes all labor, equipment, tools, materials, and incidentals required for the construction of a Gathering Lodge Building, two Bunkhouse Buildings and all associated sitework and site utilities as shown on the Contract Documents.

PROJECT BUDGET

The budget for this project is \$3,700,000.

PROJECT FUNDING

This project is funded by a Federal Grant.

PROJECT SCHEDULE

All work shall be completed within Three Hundred Sixty-Five (365) calendar days or less, commencing on the date specified in the Notice to Proceed. The performance. Includes completing the various aspects required to complete the work including submission of all submittals, mobilization, procurement, installation, testing, inspection, and delivery of documents described in the Uniform General Conditions Article 12, 12.1.1.1.

CONTACT INFORMATION

Questions related to administration of the contract should be directed to Lydia Reynolds, Contract Manager at lydia.reynolds@tpwd.texas.gov or 512-389-4507.

Technical questions related to the plans and specifications for the project should be directed to Lydia Reynolds, Contract Manager via the bid portal Q&A section. The Q&A board can be accessed using the bid portal link.

PRE-PROPOSAL CONFERENCE

The Texas Parks and Wildlife Department hereafter referred to as Owner will host a pre-proposal conference **May 15, 2024, at 10:00 AM (CT)**. Although the pre-proposal conference is not mandatory, Offerors are strongly encouraged to attend as important information regarding proposal submittal requirements and an overview of the Project will be discussed. Failure to give proper consideration to conditions when preparing the proposal will not constitute grounds for additional compensation.

The conference will be conducted using Microsoft® Teams. Offerors may use an internet browser to access the meeting or a Microsoft® Teams application with the following link:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_MzZmYWY0MGEtNjBiYi00NzRmLTg4MDgtZTQyNzI0MzljOWNh%40thread.v2/0?context=%7b%22Tid%22%3a%227864fda7-62ad-47ec-81ec-323266e3a35f%22%2c%22Oid%22%3a%220b8c8058-686a-4215-b1e1-4fa907bdc39b%22%7d

Following the conference, the PowerPoint™ presentation will be posted to the Electronic State Business Daily.

For additional information regarding this conference, you may contact Lydia Reynolds, CTCD, CTCM, Contract Manager, at lydia.reynolds@tpwd.texas.gov.

PRE-PROPOSAL SITE VISIT

A visit to the project site is not mandatory, however, Owner strongly encourages potential Offerors to view the project site and offers no guarantee that the project site will be accessible to potential Offerors at any time other than the time specified in this solicitation.

Attempts to ask questions by phone or in person will not be allowed or recognized as valid. Failure to observe this restriction may disqualify Offeror.

Site Visits are by appointment only and shall be scheduled by contacting Jeff Gunnels, Project Leader by telephone at (903) 928-2251. **Site visits will be accommodated beginning Monday, May 13, 2024, through Friday, May 17, 2024, during regular business hours 8 a.m. – 5 p.m.** Gus Engeling Wildlife Management Area (GEWMA) is located at 16149 North US Hwy 287, Tennessee Colony, Texas, in northwest Anderson County, 21 miles northwest of Palestine.

Failure to give proper consideration to site conditions when preparing the proposal will not constitute grounds for additional compensation.

PROPOSAL SUBMITTAL INSTRUCTIONS

Documentation for this Request for Competitive Sealed Proposals is available in eBuilder® Bid Portal (bid portal). All proposals must be submitted electronically through the bid portal. Use the link below to access the project.

<https://gateway.gov.e-builder.net/app/bidders/landing?accountid=121b7321-f922-472a-a736-897455b50fee&projectid=d5acfe8-a2e4-4b80-bac6-f8f98ef39710&bidpackageid=567c6379-9402-4b97-bade-e8e3ef164eaa>

Offerors must register as a bidder within eBuilder® Bid Portal to respond to this solicitation. When signing in the first time, it is recommended that Offerors review the instructions provided by eBuilder®. **Please Note:** To bid on the project, you will need to create a new account, even if you already have an e-Builder login. The bid portal is a separate platform within e-Builder®.

Bid Portal Video Tutorial Link: <https://vimeo.com/374214070>

Proposals will only be accepted from Offerors when submitted to the Texas Parks and Wildlife Department using the bid portal NO LATER THAN the date and time specified in the CSP Section 1.05. The bid portal will not allow uploads after the advertised deadline time and date as stated in these documents, or as amended in any addenda. When required by the solicitation, Offeror must submit its proposal using the forms issued by Owner and included in these documents. **Owner will not accept proposals that are delivered by any other means.** Owner is not responsible for failure of electronic equipment or operator error.

To ensure that all documents are submitted before the deadline, Offerors are encouraged to log into the bid portal and submit a draft proposal at least 24 hrs. prior to bid opening. Proposals can be withdrawn and resubmitted until the bid opening time shown above.

For informational purposes, project plans and specifications can be downloaded directly from the bid portal.

REQUIRED SUBMITTALS are detailed in the 1211534_RequestforProposals.pdf document within the bid portal. Do not embed any documents within your uploaded files as they will not be accessible or evaluated. Carefully review each document to ensure all required components are included.

SECURITY BOND must accompany the proposal in an amount of not less than five percent (5%) of the total proposal amount. Digital copies of the security bond must be uploaded in the bid portal, if using a certified check or cashier's check for security bond, the original document must be received by TPWD Infrastructure Division, attention to the designated contract manager at 4200 Smith School Road, Austin, TX 78744 by 12:00 PM on the second business day following the proposal submittal deadline.

Any questions regarding the use of the bid portal for bidding can be directed to the designated Contract Manager for this solicitation.

VIRTUAL PUBLIC BID OPENING

Proposals will be opened virtually on **Tuesday, June 18, 2024, 3:00 PM (CT)** using Microsoft® Teams. Offerors as well as the public may join the meeting to observe the bid opening. Offerors may use their browser to access the meeting or a Microsoft® Teams application using the link below:

https://teams.microsoft.com/l/meetup-join/19%3ameeting_OWfHm2ZIZmUtMWI1ZS00NTAzLTkxMzUtMjZmZWZiNTczYWQ2%40thread.v2/0?context=%7b%22Tid%22%3a%227864fda7-62ad-47ec-81ec-323266e3a35f%22%2c%22Oid%22%3a%220b8c8058-686a-4215-b1e1-4fa907bdc39b%22%7d

Questions regarding the Bid Opening shall be directed to the designated Contract Manager for this solicitation.

Pursuant to Texas Government Code § 2269.155 (d), Owner will, no later than the seventh business day after award of the contract, post the final consensus evaluation matrix to [TPWD's Construction & Professional Services](#) webpage.