



**FRANKLIN COUNTY
PURCHASING DEPARTMENT
REQUEST FOR BID (RFB) COVER PAGE**

RFB NO: 2019-28

TITLE: Builders Risk Insurance

Solicitation Schedule & Deadlines:

April 3, 2019	Solicitation Release/Advertising Date
April 12, 2019 4:30pm	Deadline for Submitting Questions
April 17, 2019 4:30pm	Deadline to post Addendum
April 24, 2019 at 2:00pm	Deadline to Submit Response
April 24, 2019 at 2:00pm	Opening Date I Time

Responses must be received no later than "Deadline to Submit Response"

April 24, 2019 at 2:00pm

Ann Struttman, Purchasing Agent

Shakara Bray, Assistant Purchasing Agent

Phone: 636-584-6274 Email: purchasing@franklinmo.net

Submittal Instructions: Print this Packet in its entirety and complete all pages per instructions. Print the SEALED RESPONSE LABEL found in Attachment 1 of this packet and attach to the front of your envelope.

Company Name: _____

SUBMISSION CHECKLIST

_____ I have reviewed the bid schedule and deadlines, located on the solicitation cover page

_____ I have read ALL Terms and Conditions and Bid documents closely

(Located at www.franklinmo.org)

THE ITEMS LISTED BELOW ARE THE REQUIRED DOCUMENTATION FOR SUBMITTING A RESPONSE

USE THESE FORMS ONLY

_____ Solicitation Cover page

_____ Contractual Terms and Conditions Acknowledgement

_____ Pricing Form completed and signed

_____ I have included proof of company requirements (rating, license, policy)

_____ I have one original and two copies that are labeled accordingly

_____ I have included contact information

_____ Envelope is sealed and label attached

SPECIFIC REQUIREMENTS / PROJECT INFORMATION

Franklin County is requesting a bid for Builders Risk insurance from qualified insurance companies.

1. The responding insurance companies should meet the following criteria:
 - a. Licensed in the state of Missouri
 - b. AM Best rating of A or higher
 - c. Coverage must be written on special form with replacement costs
2. The following information may be used to quote:
 - a. Location of the project: #1 Bruns Lane, Union, MO 63084
 - b. Total Number of Structures: One (two additions to original structure)
 - c. Completed Value of Structure: approximately \$30,000,000
 - d. Number of stories: Small addition is one story, Jail addition has one story and in jail area is one story with a partial mezzanine
 - e. Total square footage: Two additions are 57, 532 sqft total (4,580 plus 52,952), Remodeled component is 49,140 sqft
 - f. Flood and Earthquake Sublimit required:
 - g. Contractor on the project: TBD
 - h. Construction Budget: \$25,772,284
 - i. Any Soft Costs included in the budget: Soft costs are not included above – current budget for soft costs is \$4,699,531
 - j. Timeline of the project: new addition estimated to begin construction late May, 2019 and extend through October 2020, remodel estimated to begin construction October 2020 and extend through May 2021
2. Project is fully sprinklered, load bearing masonry walls with structural steel.
3. The jail will be occupied while construction is taking place.
4. Since the jail is occupied, there will be foot patrols around the exterior after hours.
6. Construction Phase Estimates are as follows:
 - a. Phase I – (Areas 1, 2, 4) New Construction/ Additions to existing building. Existing building will remain occupied during new construction. Approximately May 2019-October 2020, Hard Construction costs \$22,500,000

- b. Phase II – (Areas 3, 5, 6, 7, 9) Remodel of Existing Building/Partially occupied during renovation. Approximately November 2020 - April 2021, Hard Construction costs \$3,100,000
- c. Phase III – covered under existing policy

7. Bidders to submit separate bids for Phase I and Phase II.

The contents of this section include mandatory requirements that will be required of the successful bidder and subsequent contractor. The offeror is requested to provide responses to the requirements/desired attributes in this section pursuant to the directions identified herein. The offeror's response, whether responding to a mandatory requirement or a desired attribute, shall be binding in the event the bid is accepted by Franklin County. The offeror must provide all costs necessary to meet the mandatory requirements and the fulfillment of any desirable attributes in the appropriate section titled Pricing.

CONTRACTUAL TERMS AND CONDITIONS ACKNOWLEDGEMENT

The undersigned Vendor/Contractor has read, understood, and accepted the Terms and Conditions as published on the Franklin County Official Website located at:

<http://www.franklinmo.org>

All terms and conditions as stated shall be adhered to by Vendor/Contractor upon acceptance of contract. Vendor/Contractor enters into this agreement voluntarily, with full knowledge of its effect.

Vendor/Contractor Signature

Date

Vendor/Contractor Name and Title

PRICING FORM

2019-28 Builders Risk Insurance

REQUIRED PRICING

The bidder shall complete the following pricing form and provide firm, fixed pricing necessary to meet the mandatory requirements of the solicitation.

Phase I \$ _____

Phase II \$ _____

Total Cost \$ _____

Company Name _____

Authorized Signature _____

Printed name and title _____

Franklin County reserves the right to request supporting documentation for the proposed pricing. In addition, it may be necessary to evaluate the bidder's expertise and experience in order to award a bid. Franklin County reserves the right to request reference information and/or proof of expertise if necessary.

VENDOR INFORMATION

Company Name _____

Mailing Address _____

Phone number _____

Contact Name _____

Contact Name Title _____

Email Address _____

ATTACHMENT 1
SEALED RESPONSE LABEL

PLEASE ATTACH LABEL TO OUTSIDE OF PACKAGE

SEALED BID RESPONSE ENCLOSED

DELIVER TO:
Purchasing Department
400 East Locust St, Rm 004
Union, MO 63084

SOLICITATION # 2019-28 DATE: April 24, 2019 2:00pm

DESCRIPTION: Builders Risk Insurance

Vendor Name: _____

Vendor Address: _____