

PUBLIC NOTICE

SECTION 200 - ADVERTISEMENT FOR BIDS

1. INVITATION

This document is a formal notice and advertisement for subcontractor solicitation for the aforementioned project:

FCS ELKHORN ELEMENTARY SCHOOL  
275 Lions Way  
Frankfort, Kentucky 40601

Sealed proposals for trade packages will be received or delivered on Wednesday, April 16, 2025 at Franklin County Board of Education located at 652 Chamberlain Avenue, Frankfort, KY 40601 before 2:00 pm EDT Bid Opening.

**Construction Manager:** Wehr Constructors, Inc.  
**Owner:** Franklin County Board of Education  
**Design Team:** JRA Architects is (Architectural), N3D Group Consulting (MEP), Brown & Kubican (Structural), Kleingers Group (Landscape & Civil), Joby Smith & Associates (Food Services)

2. PROJECT and TRADE CATEGORY DESCRIPTIONS:

Note: The descriptions and descriptors that follow are provided for general reference and understanding only. The specific scope of work to be provided shall be as described in the Contract Documents and Individual Trade Package Forms of Proposal.

TRADE PACKAGES ARE TO BE BID IN THEIR ENTIRETY. NO EXCLUSIONS WILL BE ACCEPTED. TRADE PACKAGES ARE LISTED BELOW.

General

This project consists of a one-story new Elementary School with a community storm shelter for the occupants of the building. The design capacity is for 700 students and 100 staff, the overall gross square footage is approximately 97,820sf.

Project Address: 275 Lions Way, Frankfort, KY 40601

All proposals shall be delivered to Franklin County Board of Education, 652 Chamberlain Avenue, Frankfort, KY 40601 via Sealed Bid (hard copy) by 2:00 pm EDT on Wednesday, April 16, 2025.

Trade Packages

TP	03.0	Concrete
TP	04.0	Masonry
TP	05.0	Structural Steel
TP	06.0	General Trades
TP	07.0	Roofing
TP	07.1	Joint Sealants & Waterproofing
TP	08.0	Doors, Frames & Hardware
TP	08.1	Glass and Glazing
TP	09.0	Drywall & Acoustical Ceiling
TP	09.2	Resilient Flooring
TP	09.3	Ceramic Tile
TP	09.5	Athletic Flooring
TP	09.6	Painting & Staining
TP	10.0	Specialties
TP	11.0	Food Service Equipment
TP	12.0	Casework
TP	21.0	Fire Suppression
TP	23.0	Plumbing & HVAC
TP	23.1	Geothermal
TP	26.0	Electrical
TP	31.0	Sitework
TP	32.2	Landscape

IMPORTANT NOTE: KDE contract form and insurance requirements are included within the Bid Documents. By submission of proposal, you are acknowledging that you have read the KDE AIA A132-2009 Subcontract and all exhibits as supporting documents and agree to sign without modification. Failure to comply can result in forfeiture of bid bond and bid rejection.

3. AVAILABILITY OF BIDDING DOCUMENTS

Bidding Documents can be requested from the following sources:  
Digital Copies from Wehr Constructors via Pipeline Suites or Lynn Imaging. Contact Dean Oaken at Doaken@WehrConstructors.com for Rita Maynard at Rmaynard@wehrconstructors.com for link to all Bidding Documents.

4. METHOD OF RECEIVING BIDS

Bids will be received from Trade Contractors for a Lump Sum Amount for each Trade Package listed above. Multiple Packages can be bid, but must be bid separately and not combined. Bids shall be submitted in hard copy to Franklin County Board of Education at 652 Chamberlain Avenue, Frankfort, KY 40601.

All proposals should be submitted in a SEALED envelope and labeled per the following:

FCS Elkhorn Elementary School  
Trade Package \_\_\_\_\_ Proposal  
Subcontractor Name: \_\_\_\_\_  
Subcontractor Address: \_\_\_\_\_

All Proposals must include the following to be considered a complete bid:

- Sealed Bid Envelope with Company Name and Trade Package #
- Form of Proposal Filled Completely with TP #
- Base Bid Price, Including 100% P&P Bond Costs
- Breakdown of 100% P&P Bond Costs
- 5% Bid Security
- Alternates

All bids must be submitted on the specific Form of Proposal for each trade package, which can be found within this bidding manual, and must be filled out in its entirety. Failure to comply with the foregoing requirements will be cause for invalidation of bid and forfeiture of Bid Bond.

5. METHOD OF AWARD

Final award of Contract will be made on the basis of a complete, responsive and responsible bid which offers the best value to the Owner. Owner reserves the right to select bids based on Owner's best interest. Wehr Constructors, Inc will execute all trade contracts upon approval from the Owner to do so. Owner reserves the right to accept/reject any bids they deem necessary for any reason.

6. SCHEDULE OF PROJECT

Reference Section 1700 in the Subcontractor Bidding Manual for Preliminary Project Schedule and Phasing Plan.

7. BONDING & INSURANCE:

Contractors are to include 100% Performance and Payment Bond along with cost in the Base Bid Amount. Bid security shall be required.

8. TAXES:

This project is a TAX EXEMPT project, thus exempt from State and Local Sales and Use Taxes. Subcontractor shall not include sales tax in proposals for items purchase by owner, see bid manual for specific instructions on how tax exempt process will work.

9. PLANS AND SPECIFICATIONS

Specifications, Plans and Full Contract Documents can be received for no cost through Pipeline Suites via Wehr Constructors or download through Lynn Imaging. Wehr Constructors shall not bear cost to provide physical copies of bidding documents to bidders, but will send links for download to all invited contractors. See earlier instructions for contact info of WEHR personnel.

10. TRADE PACKAGES

Bidders are encouraged to bid multiple packages, but each bidder must submit individual trade package bids in addition to requesting combination package bidding files from Wehr Constructors. Failure to provide a proposal on individual trade packages may be grounds for bid dismissal.

11. BID WITHDRAWAL

No bidder may withdraw his bid for a period of forty-five (45) days after the date set for the opening of bids. Bids may be withdrawn in person only, prior to the closing date for receipt of bids.

13. RIGHT TO REJECT

The Owner and/or Wehr Constructors reserve the right to reject any and all bids and to waive all formalities and/or technicalities where the best interest of the Owner may be served.

14. PRE - BID CONFERENCE

A Pre-Bid Conference will be held Tuesday, March 25, 2025, beginning at 10:00 am EDT, The contractor pre-bid meeting will be held at the Franklin County Schools Board of Education located at 652 Chamberlain Avenue Frankfort, KY 40601

Decisions and Clarifications discussed at this meeting will be incorporated into the bid documents by an addendum issued no later than three (3) days prior to bidding. Only items issued in writing via addendum shall be binding for bidding purposes, regardless of discussions, questions, answers, etc. issued verbally.

Note: No transcript or report of the Pre-Bid Conference will be provided. All questions must be submitted in writing for validity.

15. WRITTEN QUESTIONS

All questions are to be submitted in writing to Dean Oaken at Doaken@WehrConstructors.com and Rita Maynard at Rmaynard@wehrconstructors.com no later than Friday April 4, 2025 at 2pm EDT.

Note: Responses to written questions received no later than the date above will be provided in an addendum.

16. SUBSTITUTION - MATERIALS AND EQUIPMENT

Bidders should refer to design specifications for any substitution requests. If no addendum is issued to allow the requested change, the Bidder shall assume the request is not approved and shall prepare the bid on that basis.

17. POST BID REVIEW MEETINGS

The apparent two (2) low bidders, will be requested to meet with the Construction Manager to review the bid and scope of services. All contractors should anticipate reviews taking place within 48 hours of bid submission date and time, and CM will notify bidders ASAP of their respective post bid review meetings. These are to be held in person at WEHR Constructors Lexington office located at 868 Nandino Boulevard, Lexington, KY 40511.

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7	2	6	8	9	4	1	3	5
9	5	1	7	2	3	4	8	6
4	3	8	5	1	6	9	2	7
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8	1	9	4	6	7	2	5	3

CROSSWORD

By THOMAS JOSEPH

ACROSS

- 1 Skimpy swimwear  
6 Forum wear  
10 Went fast  
11 Roof overhangs  
12 Epps and Sharif  
13 Enormous  
14 Flag waver  
15 "Gangsta's Paradise" singer  
16 Greek vowel  
17 Fitting  
18 Church talk: Abbr.  
19 Hip-hop star who sounds absurd  
22 Duo  
23 Revue segment  
26 Hip-hop star who sounds para-normal  
29 Sauna site  
32 — Vegas  
33 "Straight Outta Compton" hip-hop group  
34 "The Naked Truth" rapper  
36 Eye part  
37 Prank

38 Namely

- 39 Sports figures  
40 Disney's mermaid  
41 Fast runner  
42 Attempt anew  
DOWN

DOWN

- 1 Mason's tool  
2 Overact  
3 Ottawa anthem  
4 Bookish sort  
5 Merchandise: Abbr.  
6 Singer Cruz  
7 Squashed circles  
8 Wish granter  
9 Famed fur tycoon  
11 They have big heads  
15 EMT's forte  
17 Fast-drying paints  
20 Goal  
21 Go downhill  
24 "Told you!"  
25 More yellow-brown  
27 Frodo's friend  
28 In conclusion  
29 URL part  
30 Ship of 1492  
31 Church sight  
35 Toy with a tail  
36 Folk stories  
38 Paving goo

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Yesterday's answer

- 27 Frodo's friend  
28 In conclusion  
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