

NOTICE TO BIDDERS

PROJECT: JOHNSON COUNTY COURTHOUSE FIRST LEVEL SOUTH RENOVATION PROJECT OWNER: JOHNSON COUNTY, IOWA

NOTICE TO POTENTIAL BIDDERS

Notice is given hereby that Owner will receive sealed bids for construction of the above project until 2:00 p.m., local Time, on Tuesday, November 25, 2025.

The Project is described in general as: the floor infill and office renovations at the first level south. Structural, architectural, and mechanical and electrical work is included.

Offers shall be on a stipulated sum basis for a single General Construction Contract, including respective structural, mechanical, and electrical work; segregated bids will not be accepted.

Bid Security in the amount of five percent (5%) of the bid must accompany bid in accordance with the Instructions to Bidders.

Bids will be received at: Auditor's Office, Johnson County Administration Building, 913 South Dubuque Street, Iowa City, IA 52240.

Bids will be opened and publicly read aloud immediately after the specified closing time in Conference Room 110 of the Johnson County Administration Building. Bids received after that time will not be accepted. All interested parties are invited to attend.

EXAMINATION OF PROCUREMENT DOCUMENTS

As many as two (2) sets of printed Procurement Documents may be obtained by Bidders directly from Technographics upon depositing the sum of \$50.00 (refundable) for each set of documents.

The deposit amount will be refunded within ten (10) calendar days following bid opening, provided complete sets of documents in satisfactory condition are returned, postpaid, to:

Technographics, a division of Rapids Reproductions, located at 415 Highland Court, Iowa City, IA 52240; phone: (319) 354-5950, fax: (319)354-8973; Toll free: (800) 779-0093

Electronic Procurement Documents may also be examined online at the Technographics Online Planroom website: www.dbrepro.com. Any interested party must log-on and register under the project name. Electronic Procurement Documents will also be available through the Master Builders of Iowa/Construction Update Network Online Plan Room: www.mbsonline.com

Printed sets of Procurement Documents may be examined at:

Neumann Monson Architects
221 East College Street, Suite 303, Iowa City, IA 52240
Owner: Johnson County Auditor's Office
913 South Dubuque Street, Iowa City, IA 52240.

OTHER REQUIREMENTS

Products and materials incorporated in the Work of this Project are Exempt from Iowa sales tax and local option sales tax.

Performance Bond and Labor and Material Payment Bond will be required in the full amount of the contract.

By virtue of statutory authority, a preference will be given to products and provisions grown and produced within the State of Iowa and to Iowa domestic labor.

In accordance with Iowa statutes, a resident bidder shall be allowed a preference as against a nonresident bidder from a state or foreign country if that state or foreign country gives or requires any preference to bidders from that state or foreign country, including but not limited to any preference to bidders, the imposition of any type of labor force preference, or any other form of preferential treatment to bidders or laborers from that state or foreign country. The preference shall be equal to the preference given or required by the state or foreign country in which the nonresident bidder is a resident. In the instance of a resident labor force preference, a nonresident bidder shall apply the same resident labor force preference to a public improvement in this state as would be required in the construction of a public improvement by the state or foreign country in which the Bidders will be required to complete a Bidder Status Form from the Iowa Department of Labor regarding the Contractor's resident status within the State of Iowa. Failure to submit a fully completed Bidder Status Form with the bid may result in the bid being deemed nonresponsive and rejected.

Work required by the proposed Contract shall begin upon ISSUANCE OF THE OWNER'S "NOTICE TO PROCEED". The Work under this Contract shall have limited on-site access. Mobilization for Work on-site shall begin no earlier than Thursday, January 1, 2026 and be completed, with all equipment placed in operation, on or before the anticipated Substantial Completion Date of Thursday, October 1, 2026, subject to an extension of time which may be granted by the Owner.

The Owner reserves the right to reject any or all bids, to waive irregularity in the bids and in the bidding and to enter into such contract as shall be deemed to be in the Owners best interest.

SITE EXAMINATION:

Examine the project site before submitting a bid.

A visit to the project site has been arranged for bidders immediately following the Pre-Bid Conference.

PREBID CONFERENCE

A bidders conference has been scheduled for 8:30 a.m. on Thursday, November 13, 2025.

Attendees shall meet at the West Secure Building Entrance of the Johnson County Courthouse, 417 South Clinton Street, Iowa City, IA 52240, no later than 8:30 am. Attendees shall then be escorted to the work area for the actual pre-bid conference.

All general contract and subcontract bidders and suppliers are invited.

Representatives of the Owner and Design Professionals will be in attendance.

Dated this 30th day of October, 2025

/s/Julie Persons, Auditor

Johnson County, Iowa