

PART 1 - GENERAL

1.1 PROJECT INFORMATION

- A. Notice to Prospective Bidders: Owner will receive sealed Submittal of Qualifications from contractors interested in submitting construction bids on Project(s) described in this Advertisement, until the time and date given below.
- B. Project Identification: Torrance County Fairgrounds Multi-Purpose Building.
 - 1. Project Location: Torrance County Fairgrounds, Estancia, NM; nearest cross streets are 10th St./Leonard Ave..
- C. Owner: Torrance County.
 - 1. Owner's Representative: Jordan Barela, County Manager, 205 S. 9th Street, Estancia, NM 87016;
 - 2. Kristin Saavedra, Chief Procurement Officer, 205 S. 9th Street, Estancia, NM 87016
- D. Architect: Studio Southwest Architects, 2101 Mountain Rd. NW Ste. B, Albuquerque, NM 87104.
 - 1. Project Manager: Theodore Edaakie
- E. Project Description: Project consists of a new multi-purpose metal building for the County Fairgrounds of approximately 20,400 square feet, with an additional 1,200 square foot office space. The new building will be situated on an existing site and will include selective demolition of an existing building to the west, demolition of a washing area, relocation of site utilities in preparation of the new building and exterior improvement of an existing barn to the south of the new building to meet fire protection requirements impacted by the new building..
 - 1. Construction cost range is anticipated to be under \$4,630,000.00.
 - 2. Construction Manager (Prospective Bidder) is anticipated to commence May 29, 2025.
 - 3. Construction is anticipated to be substantially complete no later than May 29, 2026.
- F. Construction Contract: Prospective Bidders will prequalify for the following Work:
 - 1. Construction Manager at Risk, General Contract (all trades).

1.2 SUBMITTAL OF PROSPECTIVE BIDDERS' QUALIFICATIONS

- G. Prequalification Submittal will be in the form of AIA Document A305-2020, "Contractor's Qualification Statement," with exhibits, supplemental attachments, and affidavit described in the documents. In lieu of AIA format, prequalification submittal may be completed with an industry standard equivalent.
- H. Submittal of Qualifications, Paper Copies: Owner will receive sealed Submittal of Qualifications until the time and date at the location given below. Owner will consider submittals prepared in compliance with the Instructions for Qualifications issued by Owner, and delivered as follows:
 - 1. Date: May 14, 2025.
 - 2. Time: 2:00 p.m., local time.
 - 3. Location: Torrance County, 205 S 9th Street/PO Box 48, Estancia, NM 87016.
- I. Submittal of Qualifications, Electronic: Owner will receive electronically submitted Submittal of Qualifications until the time and date given below. Owner will consider submittals prepared in compliance with the Instructions for Qualifications issued by Owner, and delivered as follows:
 - 1. Date: May 14, 2025.
 - 2. Time: Not later than 2:00 p.m., local time.
 - 3. Location: Email to Owner Representative at: ksaavedra@tcnm.us.
- J. Submittals of Qualifications will thereafter be evaluated by Owner and the names of the prequalified Bidders will thereafter be published. Prospective Bidders' qualification information is to be considered privileged and confidential.

1.3 PREQUALIFICATION CONFERENCE

- A. Prequalification Conference: A prequalification conference for all Prospective Bidders will be held at Torrance County Fairgrounds on April 24, 2025 at 10:00 a.m., local time. All Prospective Bidders are requested to attend.

1.4 PREQUALIFICATION DOCUMENTS

- A. Prequalification Documents, Electronic: Obtain access after April 14, 2025, by contacting Owner representative - Kristin Saavedra, Chief Procurment Officer ksaavedra@tcnm.us.

1.5 QUALIFICATIONS OF PROSPECTIVE BIDDERS

- A. Licenses: Bidders must be properly licensed under the laws governing their respective trades.
- B. Insurance and Bonds: A Performance Bond, separate Labor and Material Payment Bond, and insurance in a form acceptable to Owner will be required of the successful Bidder.
- C. The completed Prequalification Submittal for each Prospective Bidder will be evaluated by Owner according to the following criteria, described in greater detail in the documents:
 - 1. Status of licensure and record of compliance with licensing requirements.
 - 2. Capacity to provide adequate Performance Bond, Labor and Material Payment Bond, and Insurance in a form acceptable to Owner.
 - 3. Record of quality of completed work.
 - 4. Record of project completion and ability to complete, including work in hand capacity and adequate organization.
 - 5. Record of financial management, including financial resources available to complete Project and record of timely payment of obligations.
 - 6. Record of Project site management, including compliance with requirements of authorities having jurisdiction.
 - 7. Record of and number of current claims and disputes and the status of their resolution.
 - 8. Applicable experience of firm, including experience of Project and field management staff to be assigned to the Work.

1.6 NOTIFICATION

- A. This Advertisement for Prequalification of Bidders document is issued by Torrance County.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION (Not Used)

END OF DOCUMENT 001115