



FRANA
companies

Frana Companies General Contractors

633 Second Avenue South Hopkins, Minnesota 55343

Phone: 952.935.8600 • Fax: 952.935.8644 • www.frana.com

INVITATION TO BID

Project: 410 West Lake St Apartments
410 West Lake St
Minneapolis, MN 55408

Description: Rental Apartment (111) units

Bidding: **On behalf of Developer, Lake Street Apartments LLC, Frana Companies is accepting bids for divisions 1-16 including but not limited to Site Work, Concrete, Masonry, Metals, Carpentry, Thermal & Moisture Protection, Doors & Windows, Finishes, Specialties, Furnishings, Special Construction, Elevators, Fire Protection, Mechanical and Electrical.**

Bids Due: **SEALED BIDS DUE: Thursday, April 4th 2019 at 4:00pm** at Frana Companies.
Bid opening is public: EMAIL, PHONE, OR FAX BIDS NOT ACCEPTED

Project Manager: Landon Schmitz 952-405-7303 lschmitz@frana.com
Project Assistant: Allie Killion 952-908-2660 akillion@frana.com

Special Notes:

1. This project will include Minneapolis Small and Underutilized Business Program (SUBP) Contracting Goals of **8% Minority** Business Enterprise (MBE) and **8% Women** Business Enterprise (WBE). Certifications listed on MNUCP Website <http://mnucp.org>. The MnUCP list of certified contractors is included in the bid documents dated January 4th, 2019.
2. The Workforce Goals on this project will be **20%** of the total project trade hours to be performed by females and **32%** of the total project trade hours to be performed by minorities.
3. **Prevailing wage rates** are required, and the bid documents include the preliminary wage decision. All subcontractors performing labor hours will be required to submit certified payroll reports using LCP tracker Reporting System on bi-weekly (every other week) basis.
4. Site work is expected to commence May 1st, 2019. A (14) month construction schedule is anticipated.
5. The attached **Contractor Profile Form** and **List of Subcontractor & Suppliers Form** is required to be submitted with your bid.
6. This project is not LEED certified, but will be built under MHFA Green Communities Criteria.
7. Procedure for Bid Inquiries and Questions:
 - a. All inquiries must be submitted in writing with reference to specification section and/or drawing.
 - b. All inquiries must be submitted to Landon Schmitz, Frana Companies, lschmitz@frana.com.
8. **AFL – CIO Financing/ Requirements:**

The project is being financed through the AFL CIO investment funds, therefore all on-site labor is required to be performed by workers (members) represented by unions, affiliated with local building and construction trades council.

Plan Review Options:

Frana FTP Site:

1. <https://frana.sharefile.com>
2. Email: franabids@frana.com
3. Password: Franabids1!
4. Direct Link to Project: <https://frana.sharefile.com/d-s99a8d05e275426fa>

Frana Companies:

633 Second Avenue South
Hopkins, MN 55343
Monday-Friday, 8:00am to 5:00pm

Please contact Allie Killion, Project Assistant, by email at akillion@frana.com to order a Flash Drive with PDF Plans & Specs for no \$0.

EQUAL HOUSING & EMPLOYMENT OPPORTUNITY