

SECTION 00 11 13

NEVADA FAÇADE IMPROVEMENTS - CITY OF NEVADA, IOWA

Notice is hereby given that the Nevada City Clerk will be accepting sealed bids for the **CDBG Downtown Façade Revitalization Project** now on file in the Office of the City Clerk.

Sealed bids will be received at the Office of the City Clerk of the City of Nevada, Iowa located at 1209 6th St., in said City, until **11:00 A.M., Local Time, Tuesday, June 16th, 2026** for the construction of the project, as described in the Construction Documents.

Sealed proposals will be opened, and bids tabulated at a public meeting, presided over by the Mayor or his designee, in City Council Chambers in City Hall at **11:00 A.M., Local Time, Tuesday, June 16th, 2026**. Bids will be acted upon by the City Council at the hearing scheduled to be held at **6:00 P.M., Local Time, on Monday, June 22nd, 2026** at the City Council Chambers in City Hall at 1209 6th St., Nevada, Iowa, 50201.

Copies of said Contract Documents are available at the office of the City Clerk of Nevada for examination by the public. Construction Documents for private use may be viewed or obtained from Curtis Architecture & Design P.C., 301 E Court Ave., Suite #105, East Village, Des Moines, IA 50309. A refundable deposit of Eighty dollars (\$80.00) shall be required for each complete set of documents; which is refundable upon receipt of the Drawings and Specifications, if the Construction Documents are returned in good condition within ten (10) days from the date of letting. Partial or separated documents will not be provided. Electronic documents may be obtained for no cost by request via email from Rod Curtis (Rod.curtis@curtisarchitecture.com) or (jacob@curtisarchitecture.com) with Curtis Architecture & Design P.C. A non-refundable postage and handling fee of Twenty-five dollars (\$25.00) will be added for each set of Construction Documents to be mailed. Special arrangements must be made for overnight mail delivery.

The project will include restoration of the front façade of select downtown buildings around Nevada's historic downtown square. All buildings will require special attention. Work will include, but not be limited to: new storefront window systems, tuckpointing, repainting, structural brick repairs, cement board panels and trim, new upper level windows, new doors, new wood framing, demolition, interior trim work, flooring, drywall, and lighting.

Bidder is encouraged to attend pre-bid conference at 10:00 A.M. local time on Friday, June 5th 2026, at the City Council Chambers, at 1209 6th St., Nevada, Iowa 50201. A tour of the included buildings will follow the conference.

Each bidder shall accompany its bid with bid security as defined in Iowa Code Section 26.8, as security that the successful Bidder will enter into a contract for the work bid upon, and will furnish after Award of Contract a corporate surety bond, in a form acceptable to the Jurisdiction, for the faithful performance of the contract, in an amount equal to 5% of the amount of the Contract. The Bidder's security shall be in the amount fixed in the Instruction to Bidders, and shall be in the form of a cashier's check or a certified check drawn on an FDIC-insured bank in Iowa, or on an FDIC-insured bank chartered under the laws of the United States; or a certified share draft drawn on a credit union in Iowa, or chartered under the laws of the United States; or a bid bond on the form provided in the Contract Documents with corporate surety satisfactory to the Jurisdiction. The bid shall contain no condition except as provided in the Specifications.

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 allowed 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 nonresident bidder is a resident.

The Contractor shall NOT include sales or use taxes in the bid. Pursuant to Iowa Code and Iowa Administrative Code, the Contractor will be authorized to purchase building materials that will be incorporated into real property on this project tax-free. Iowa Construction Sales Tax Exemption Certificates will be issued by the City, which will authorize suppliers of building materials to sell materials exempt from Iowa sales tax and any applicable local option sales tax and school infrastructure local option sales tax to the entity listed on the certificate. Upon award of the Contract, the successful Contractor will be required to provide project information on the contractor, and each subcontractor and supplier requiring the exemption certificates. Contractor will maintain records identifying the materials purchased sales tax exempt and will maintain records verifying the use of said materials on said improvement.

The Contract will be awarded to the lowest responsive, responsible bidder. However, the City reserves the right to reject any or all proposals, re-advertise for new bids, to waive irregularities, and to accept any proposals, which in the opinion of the City Council, is deemed to be in the best interest of the City.

The City of Nevada reserves the right to defer acceptance of any bid for a period of sixty (60) calendar days after receipt of bids, and no bid may be withdrawn during this period.

Each successful Bidder will be required to furnish a corporate surety bond in an amount equal to 100% of its Contract price. Said bond shall be issued by a responsible surety approved by City of Nevada, and shall guarantee the faithful performance of the Contract and the terms and conditions therein contained, and shall guarantee the prompt payment of all material and labor, and protect and save harmless the City of Nevada from claims and damages of any kind caused by the operations of the Contract.

The work on this project shall begin upon receipt of the Notice to Proceed, and be fully completed no later than May 1st, 2027.

CDBG Requirements.

HUD Section 3 - The work to be performed under this Contract is on a project assisted under a program providing direct Federal financial assistance from the Department of Housing and Urban Development, Community Development Block Grant, and is subject to the requirements of Section 3 of the Housing and Urban Development Act of 1968, as amended, 12 U.S.C. 1701 V. All contractors and subcontractors must be registered with the Iowa Workforce Development and with the Federal SAM database.

Build America, Buy America Procurement Bid Language: This agreement is for services related to a project that is subject to the Build America, Buy America Act (BABA) requirements under Title IX of the Infrastructure Investment and Jobs Act ("IIJA"), Pub. L. 117-58. Absent an approved waiver, all iron, steel, manufactured products, and construction materials used in this project must be produced in the United States, as further outlined by the Office of Management and Budget's Memorandum M-24-02, Implementation Guidance on Application of Buy America Preference in Federal Financial Assistance Programs for Infrastructure. Contractor shall include Manufacturer's Certification for BABA requirements for all BABA-covered items to be incorporated into the infrastructure project. Contractor shall comply with BABA requirements, including coordination with manufacturers, distributors, and suppliers to correct deficiencies in any BABA documentation. For any change orders, Contractor shall provide BABA documentation for any new products or materials required by the change.

Prevailing Wages and EEO Requirements. Bidders are advised that all wages are subject to the minimum wages as set forth in a Federal Wage Determination for this project. Bidders are also advised work under this Contract will be required to comply with Labor Standards Contract Provisions and Presidential Executive Order No. 11246.

Published upon order of the City Council of Nevada, Iowa.

Jordan Cook,
City Administrator, Nevada, Iowa

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