

# College of Southern Idaho Leroy Craig Jerome Center --Invitation to Bid--

Bids to complete work as defined will be accepted, from invited contractors, by Starr Corporation until **Thursday, 1/30/25 by 2:00PM**. Bids may be delivered to 2995 East 3600 North, Twin Falls, ID, or emailed to [csibids@starrcorporation.com](mailto:csibids@starrcorporation.com). Bids to be valid for 30 days. Bids to be submitted utilizing the attached bid form. Plans for this project are available on Starr Corporation's website.

<http://plans.starrcorporation.com/projects/index.php>

Starr Corporation is the CM/GC for this project. Starr Corporation may elect to submit proposal(s) on bid packages. Starr Corporation's proposal will be submitted no later than 12:00 PM on the bid date. This early bid delivery is designed to give all bidders an assurance of an open, competitive, and fair bidding environment.

Schedule: We are anticipating an early March 2025 start. This will be dependent on weather. We are anticipating a 15 month construction schedule. After bidding is complete we will work with successful contractors to finalize the project schedule.

**When preparing a proposal please be sure to review the following:**

- **Project Bid Documents**
- **Project Plans**
- **Project Specifications**
- **Build America/Buy America-See Spec Volume No. 1**

If questions should arise during the bid process, please contact Tim Pollard via email at [tim@starrcorporation.com](mailto:tim@starrcorporation.com)



Leroy Craig CSI Center-Jerome, ID				
Bids to Starr Corporation by January 30, 2025 at 2:00PM				
Bid Package No.	Package Description	Spec Section	Description	Additional Comments: All items include material, labor, and equipment for installation, unless noted otherwise.
<b>BP-01 CONCRETE</b>				
01	Concrete	Division 1	General Requirements	All sections to be included in their entirety.
01	Concrete	033000	Cast-in-Place Concrete	Includes all building and site concrete including reinforcement and embeds. All site concrete including curbs, gutters & sidewalk included. Foundation excavation, slab base & site-concrete prep by Site Contractor, (BP-24). Install anchor bolts, bollards, and any other imbedded items; items provided by others.
01	Concrete	071113	BituminousDampproofing	Foundation dampproofing.
01	Concrete	072100	Thermal Insulation	Foundation & under-slab rigid insulation, only.
01	Concrete	079200	Joint Sealants	Sealants for interior concrete scope of work, only.
01	Concrete	321313	Concrete Paving	Include in its entirety.
01	Concrete	321373	Concrete Paving Joint Sealants	Sealants for exterior concrete scope of work, only.
01	Concrete	321726	Tactile Warning Surfacing	Include in its entirety.
<b>BP-02 MASONRY</b>				
02	Masonry	Division 1	General Requirements	All sections to be included in their entirety.
02	Masonry	042113	Brick Masonry	Include in its entirety.
02	Masonry	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-03 POLISHED CONCRETE</b>				
03	Polished Concrete	Division 1	General Requirements	All sections to be included in their entirety.
03	Polished Concrete	033543	Structural Steel Framing	Include in its entirety.
03	Polished Concrete	079200	Joint Sealants	Concrete joints lying within or bordering polished concrete area
<b>BP-04 STRUCTURAL STEEL-PROVIDE AND INSTALL</b>				
04	Structural Steel	Division 1	General Requirements	All sections to be included in their entirety. Provide anchor bolts for this scope. Anchor bolts installed by others. Provide bollards to be installed by others.
04	Structural Steel	051200	Structural Steel Framing	Include in its entirety.
04	Structural Steel	052100	Steel Joist Framing	Include in its entirety.
04	Structural Steel	053100	Steel Decking	Include in its entirety.
04	Structural Steel	054000	Cold-Formed Metal Framing	Include in its entirety.
04	Structural Steel	055000	Metal Fabrications	Include in its entirety.
04	Structural Steel	055213	Pipe and Tube Railings	Include in its entirety.
<b>BP-05 ROUGH CARPENTRY</b>				
05	Rough Carpentry	Division 1	General Requirements	All sections to be included in their entirety.
05	Rough Carpentry	061000	Rough Carpentry	Includes Fascia backing, parapet nailers, roof unit platform, and other rough carpentry items.
05	Rough Carpentry	101450	Digitally Printed Vinyl Wallcovering Murals	Include in its entirety.
05	Rough Carpentry	123553	Laboratory Casework	Include in its entirety.
05	Rough Carpentry	122413	Roller Window Shades	Include in its entirety.
05	Rough Carpentry	323300	Site Furnishings	Include in its entirety.
<b>BP-06 MILLWORK</b>				
06	Millwork	Division 1	General Requirements	All sections to be included in their entirety.
06	Millwork	064116	Plastic Laminate Faced Architectural Cabinets	Include in its entirety.
06	Millwork	066510	Solid Surface Fabrications	Include in its entirety.
06	Millwork	079200	Joint Sealants	Install sealant where work of this scope meets work of other scopes.
<b>BP-07 INSULATION</b>				
07	Insulation	Division 1	General Requirements	All sections to be included in their entirety.
07	Insulation	072100	Thermal Insulation	Excludes insulation on roof and foundation
<b>BP-08 ROOFING</b>				
08	Roofing	Division 1	General Requirements	All sections to be included in their entirety.
08	Roofing	074113	Metal Roof Panels	Include in its entirety. Warranty is specifically included, see specifications
08	Roofing	074293	Soffit Panels	Include in its entirety.
08	Roofing	075423	Thermoplastic Polyolefin (TPO) Roofing	Include in its entirety. Warranty is specifically included, see specifications
08	Roofing	076200	Sheet Metal Flashing and Trim	Flashing and trim for this scope of work
08	Roofing	077200	Roof Accessories	
08	Roofing	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-09 INSULATED METAL PANELS</b>				
09	IMP	Division 1	General Requirements	All sections to be included in their entirety.
09	IMP	074213	Insulated Metal Wall Panels	Include in its entirety.
09	IMP	076200	Sheet Metal Flashing and Trim	Flashing and trim for this scope of work
09	IMP	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-10 DOORS, FRAMES, AND HARDWARE</b>				
10	Doors, Frames, and Hardware	Division 1	General Requirements	All sections to be included in their entirety.
10	Doors, Frames, and Hardware	081113	Hollow Metal Doors and Frames	Include in its entirety.
10	Doors, Frames, and Hardware	081416	Flush Wood Doors	Include in its entirety.
10	Doors, Frames, and Hardware	083113	Access Doors	Included in its entirety.
10	Doors, Frames, and Hardware	087100	Door Hardware	Hardware for this scope of work, only.
<b>BP-11 ALUMINUM FRAMED ENTRANCES &amp; STOREFRONTS</b>				
11	Aluminum Storefronts	Division 1	General Requirements	All sections to be included in their entirety.
11	Aluminum Storefronts	083513	Multi-panel Folding Aluminum-Framed Glass Door	Include in its entirety.
11	Aluminum Storefronts	084113	Aluminum-Framed Entrances and Storefronts	Include in its entirety.
11	Aluminum Storefronts	084513	Translucent Glazed Aluminum Curtain Wall	Include in its entirety.
11	Aluminum Storefronts	085619	Pass-Thru Windows	Include in its entirety.
11	Aluminum Storefronts	087100	Door Hardware	Hardware for this scope of work, only.
11	Aluminum Storefronts	088000	Glazing	Includes all glass for storefronts & hollow metal doors & frames.
11	Aluminum Storefronts	088300	Mirrors	Include in its entirety.
11	Aluminum Storefronts	079200	Joint Sealants	Install sealant where work of this scope meets work of other scopes.
11	Aluminum Storefronts	076200	Sheet Metal Flashing and Trim	Flashing and trim for this scope of work
<b>BP-12 OVERHEAD DOORS</b>				
12	Overhead Doors	Division 1	General Requirements	All sections to be included in their entirety.
12	Overhead Doors	083323	Overhead Coiling Doors	Include in its entirety.
<b>BP-13 GYPSUM BOARD SYSTEMS</b>				
13	Gypsum Board Systems	Division 1	General Requirements	All sections to be included in their entirety.
13	Gypsum Board Systems	066400	Plastic Paneling	Include in its entirety.
13	Gypsum Board Systems	072185	Thermal, Water, and Air Barrier Systems	Include in its entirety.
13	Gypsum Board Systems	072700	Infiltration Barrier	Include in its entirety.
13	Gypsum Board Systems	092216	Light Gauge Steel Framing	Include in its entirety.
13	Gypsum Board Systems	092900	Gypsum Board	Include in its entirety.
13	Gypsum Board Systems	095113	Acoustical Panel Ceilings	Include in its entirety.
13	Gypsum Board Systems	097723	Acoustical Panels	Include in its entirety.
13	Gypsum Board Systems	098413	Fixed Sound Absorptive Panels	Include in its entirety.
<b>BP-14 STUCCO</b>				
14	Stucco	Division 1	General Requirements	All sections to be included in their entirety.
14	Stucco	092403	Portland Cement Plaster	Include in its entirety.
14	Stucco	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-15 TILE</b>				
15	Tile	Division 1	General Requirements	All sections to be included in their entirety.
15	Tile	093013	Tiling	Include in its entirety.
15	Tile	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-16 FLOORING</b>				
16	Flooring	Division 1	General Requirements	All sections to be included in their entirety.
16	Flooring	096513	Resilient Base and Accessories	Include in its entirety.
16	Flooring	096516	Resilient Sheet Flooring	Include in its entirety. Minor floor prep is included
16	Flooring	096519	Resilient Tile Flooring	Include in its entirety. Minor floor prep is included
16	Flooring	096816	Carpeting	Include in its entirety. Minor floor prep is included
16	Flooring	023948	Joint Sealants	Sealants for this scope of work only.

<b>BP-17 RESINOUS FLOORING</b>				
17	Resinous Flooring	Division 1	General Requirements	All sections to be included in their entirety.
17	Resinous Flooring	096723	Resinous Flooring	Include in its entirety.
17	Resinous Flooring	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-18 PAINTING</b>				
18	Painting	Division 1	General Requirements	All sections to be included in their entirety.
18	Painting	071900	Water Repellents	Include in its entirety.
18	Painting	099113	Exterior Painting	Include in its entirety.
18	Painting	099123	Interior Painting	Include in its entirety.
18	Painting	099600	High Performance Coatings	Include in its entirety.
18	Painting	023948	Joint Sealants	Interior caulking on painted surfaces. Caulking at millwork and storefront is by others.
<b>BP-19 SPECIALTIES</b>				
19	Specialties	Division 1	General Requirements	All sections to be included in their entirety.
19	Specialties	101100	Visual Display Surfaces	Include in its entirety.
19	Specialties	101419	Signage	Include in its entirety.
19	Specialties	102113	Toilet Partitions	Include in its entirety.
19	Specialties	102226	Operable Partitions	Include in its entirety.
19	Specialties	102600	Wall and Door Protection	Include in its entirety.
19	Specialties	102800	Toilet and Bath Accessories	Include in its entirety.
19	Specialties	104413	Fire Extinguisher Cabinets	Include in its entirety.
19	Specialties	104416	Fire Extinguishers	Include in its entirety.
19	Specialties	105113	Metal Lockers	Include in its entirety.
19	Specialties	023948	Joint Sealants	Sealants for this scope of work only.
<b>BP-20 FOOD SERVICE EQUIPMENT</b>				
20	Food Service Equipment	Division 1	General Requirements	All sections to be included in their entirety.
20	Food Service Equipment	114000	Food Service Equipment	Include in its entirety. Scope includes removal of all protective film.
20	Food Service Equipment	079200	Joint Sealants	Sealants for this scope of work only.
<b>BP-21 FIRE SUPPRESSION</b>				
21	Fire Sprinkler Systems	Division 1	General Requirements	All sections to be included in their entirety.
21	Fire Sprinkler Systems	210000	Fire Sprinkler Systems	System to connect to pipe and flange installed by other 1' AFF in Fire Riser Room. Site contractor to install fire supply line. Fire Suppression contractor to be on site to witness testing as required by AHJ.
<b>BP-22 PLUMBING</b>				
22	Plumbing	Division 1	General Requirements	All sections to be included in their entirety.
22	Plumbing	220000	Plumbing General Requirements	Included in its entirety.
22	Plumbing	220100	Plumbing	Included in its entirety. Tie to site piping 5' out of building.
<b>BP-23 HVAC</b>				
23	HVAC	Division 1	General Requirements	All sections to be included in their entirety.
23	HVAC	230000	HVAC General Requirements	Included in its entirety.
23	HVAC	230100	Heating, Ventilating, and Air Conditioning	Included in its entirety.
23	HVAC	230800	HVAC Commissioning Requirements	Included in its entirety.
23	HVAC	230900	Direct Digital Control System for HVAC	Provided and installed by others. Participate, and provided assistance as necessary, with DDC contractor for start up and commissioning.
23	HVAC	115313	Laboratory Fume Hoods	Included in its entirety.
<b>BP-24 ELECTRICAL</b>				
24	Electrical	Division 1	General Requirements	All sections to be included in their entirety.
24	Electrical	260500	Electrical General Provisions	Include in its entirety.
24	Electrical	260502	Short-Circuit/Coordination Study/Arc Flash Hazard Analysis	Include in its entirety.
24	Electrical	260519	Conductors and Cables	Include in its entirety.
24	Electrical	260526	Grounding	Include in its entirety.
24	Electrical	260533	Raceways and Boxes	Include in its entirety.
24	Electrical	260543	Under Slab and Underground Electrical Work	Include in its entirety.
24	Electrical	260553	Identification for Electrical Systems	Include in its entirety.
24	Electrical	260800	Lighting Systems Commissioning	Include in its entirety.
24	Electrical	262200	Dry-Type Transformers	Include in its entirety.
24	Electrical	262400	Distribution Switchboards	Include in its entirety.
24	Electrical	262416	Panelboards	Include in its entirety.
24	Electrical	262726	Wiring Devices	Include in its entirety.
24	Electrical	262813	Fuses	Include in its entirety.
24	Electrical	262815	Disconnect Switches	Include in its entirety.
24	Electrical	265100	Interior Lighting	Include in its entirety.
24	Electrical	265200	Emergency Lighting	Include in its entirety.
24	Electrical	265600	Exterior Lighting	Include in its entirety.
24	Electrical	270553	Conduits and Backboxes for Communication Systems	Include in its entirety.
24	Electrical	271101	Telecom Raceway Systems	Include in its entirety.
24	Electrical	271343	Communication Services Cabling	Include in its entirety.
24	Electrical	281300	Access Control Software and Database Management	Include in its entirety.
24	Electrical	282100	Surveillance Cameras	Include in its entirety.
24	Electrical	282300	Existing Video Management System	Include in its entirety.
24	Electrical	283100	Fire Alarm	Include in its entirety.
24	Electrical	230900	Direct Digital Control System for HVAC	Include in its entirety.
<b>BP-25 SITEWORK</b>				
25	Sitework	Division 1	General Requirements	All sections to be included in their entirety.
25	Sitework	310000	General Site Construction Requirements	Include in its entirety.
25	Sitework	310120	Traffic Control	Include in its entirety.
25	Sitework	311000	Site Clearing	Include in its entirety.
25	Sitework	312000	Earth Moving	Foundation excavation & backfill included. Provide and install gravel for slabs. Include base & prep for all site concrete.
25	Sitework	315000	Excavation Support and Protection	Include in its entirety.
25	Sitework	321216	Asphalt Paving	Include in its entirety.
25	Sitework	321723	Pavement Markings	Include in its entirety.
25	Sitework	328500	Landscape Grading	Rough grading to with +/- 0.1' included in this scope. All amendments and final grading by Landscaping Contractor.
25	Sitework	323150	Site Signage	Include in its entirety.
25	Sitework	330130	Adjustment of Structures	Include in its entirety.
25	Sitework	330528	Trenching and Backfilling for Utilities	Include in its entirety.
25	Sitework	331100	Site Water Lines	Include in its entirety.
25	Sitework	333100	Site Sanitary Sewerage System	Include Sand & Grease traps as shown on Site Utility drawings.
25	Sitework	334100	Storm Utility Drainage Piping	Include all components on Sheet SD5.5.
25	Sitework	334600	Subdrainage	Include in its entirety.
25	Sitework	Appendix A	Geotechnical Evaluation Report	Include in its entirety.
25	Sitework	Appendix B	Stormwater Pollution Prevention Plan	Implement and maintain as shown on SWPPP
25	Sitework	Appendix C	Hydrology Report	For Information
<b>BP-26 LANDSCAPING</b>				
26	Landscaping	Division 1	General Requirements	All sections to be included in their entirety.
26	Landscaping	328400	Landscaping Irrigation	Include in its entirety.
26	Landscaping	328450	Irrigation Central Control	Include in its entirety.
26	Landscaping	328500	Landscape Grading	Rough grading to with +/- 0.1' by site contractor. All amendments and final grading included in this scope.
26	Landscaping	329113	Soil Preparations	Include in its entirety.
26	Landscaping	329200	Turf and Grasses	Include in its entirety.
26	Landscaping	329300	Plants	Include in its entirety.
<b>BP-27 CHAIN-LINK &amp; DECORATIVE FENCES</b>				
27	Fencing	Division 1	General Requirements	All sections to be included in their entirety.
27	Fencing	323113	Chain Link Fences and Gates	Include in its entirety.
27	Fencing	323119	Architectural Metal Privacy Fences	Include in its entirety.

# CONTRACTOR BID PROPOSAL

College of Southern Idaho-Leroy Craig Jerome Center

TO: Starr Corporation  
2995 East 3600 North  
Twin Falls, Idaho 83301  
[csibids@starrcorporation.com](mailto:csibids@starrcorporation.com)

BIDDER: \_\_\_\_\_

The Bidder, having examined the bidding and contract documents, and the site of the proposed work and being familiar with all of the conditions surrounding the construction of the proposed project including the availability of materials and labor, hereby proposes to furnish all labor, equipment, materials and supplies to complete the work as outlined in the contract documents and at the prices stated below. These prices are to cover all expenses incurred in performing the work required under the Contract Documents of which this proposal is a part.

The preliminary construction schedule is included with the bid documents to provide a general understanding of the schedule requirements and the crew size required to meet this schedule. Bidder agrees to immediately begin submittals. Bidder to submit completed shop drawings within two weeks of receipt of contract.

Bidder acknowledges receipt of Addenda No. \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_

Bid Package No. \_\_\_\_\_ Bid Package Description \_\_\_\_\_

Amount (numerically) \$ \_\_\_\_\_

Amount (written) \_\_\_\_\_

Payment and Performance Bond may be required. Price to provide Payment and Performance Bond for the work associated with this bid package.

Amount (numerically) \$ \_\_\_\_\_

Amount (written) \_\_\_\_\_



Bidder understands that Starr Corporation reserves the right to reject any or all bids and to waive any informalities in the bidding.

The bidder agrees that this bid shall be good and may not be withdrawn for a period of 30 calendar days after the scheduled closing time for receiving bids.

Any modification or addition to this Bid Proposal may render the bid unresponsive and void.

The Undersigned notifies that he is of this date duly licensed as an Idaho Public Works Contractor and further that he possesses Idaho Public Works Contractor's License No. \_\_\_\_\_ and is domiciled in the State of \_\_\_\_\_.

Contractor Registration Number RCE \_\_\_\_\_.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2025.  
(date) (month)

Respectfully submitted,

By: \_\_\_\_\_

(Company)

*Corporate Seal, if applicable*

\_\_\_\_\_  
(Business Address)

\_\_\_\_\_  
(Signature)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Telephone Number)

***Include the following with your completed bid form:***

**Drug and Alcohol-Free Workplace Affidavit**



**CONTRACTOR'S AFFIDAVIT  
CONCERNING ALCOHOL AND DRUG-FREE WORKPLACE**

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

Pursuant to the Idaho Code, Section 72-17 17. 1, the undersigned, being duly sworn, depose and certify that \_\_\_\_\_ is in compliance with the provisions of Idaho Code section 72-1717; that \_\_\_\_\_ provides a drug-free workplace program that complies with the provisions of Idaho Code, title 72, chapter 17 and will maintain such program throughout the life of a state construction contract and that \_\_\_\_\_ shall subcontract work only to subcontractors meeting the requirements of Idaho Code, section 72—1717(1)(a).

\_\_\_\_\_  
Name of Contractor

\_\_\_\_\_  
Address

\_\_\_\_\_  
City and State

By: \_\_\_\_\_  
(Signature)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_

Commission expires:

\_\_\_\_\_  
ROTARY PUBLIC, residing at  
\_\_\_\_\_  
\_\_\_\_\_