

	District Five of Lexington and Richland Counties Invitation for Construction Prequalification	Solicitation #	2025-028
		Date	04/02/2025
		Procurement Official	Lynda Robinson
		Phone	(803) 476-8140
		E-Mail Address	D5bids@lexrich5.org
PROJECT NAME	Prequalification for Bond Referendum Construction Projects		
SUBMIT QUALIFICATION STATEMENTS BY	April 22, 2025 at 11:00 AM		
QUESTIONS MUST BE RECEIVED	April 10, 2025 at 12:00 PM @ D5bids@lexrich5.org		
NUMBER OF COPIES TO BE SUBMITTED	1 original and 5 copies printed, 1 electronic		

Qualification Statements must be submitted in a sealed package. Solicitation number & Opening Date must appear on package exterior.

SUBMIT YOUR SEALED STATEMENTS TO:
District Five of Lexington and Richland Counties
Purchasing Office
1020 Dutch Fork Road
Irmo, SC 29063

DESCRIPTION OF PROJECT / SERVICES: School District Five of Lexington and Richland Counties is seeking to pre-qualify contractors for the following major bond referendum projects to be completed over the course of the next five years. The project delivery method for these projects is Design-Bid-Build.

Description	Estimated Budget	A&E Firm
New Classroom Wings at Chapin and Lake Murray Elementary Schools	\$14.9 mil	Goodwin Mills Caewood
New Dutch Fork Elementary School	\$41.4 mil	JHS Architecture: Integrated Design
Fine Arts Center Auditorium at Chapin High School	\$21.6 mil	TBD
District Administrative & Professional Development Center	\$25.4 mil	TBD
Construction Workforce Development Lab at the Center for Advanced Technical Studies	\$10.5 mil	TBD

Work includes, but is not limited to, site clearing and preparation, storm drainage and utilities, brick and concrete block masonry construction, steel and metal stud construction, steel bar joists, roof trusses, low slope roofing, aluminum canopies, interior and exterior finishes, science laboratory equipment, plumbing, HVAC, electrical, exterior improvements, and all other elements necessary to complete the construction/renovation projects included in the referendum.

All QUESTIONS MUST BE IN WRITING. NO QUESTIONS WILL BE ANSWERED BY PHONE.

All public notices and responses to the written inquiries by way of an addendum will be posted at

<https://www.lexrich5.org/departments/office-of-finance/procurement/solicitations-and-awards>

To be considered for selection, persons or firms must be properly licensed in accordance with the requirements of Title 40 of the SC Code of Laws, as amended, at the time of qualification submission.

CONTRACTOR'S STATEMENT OF QUALIFICATIONS & QUESTIONNAIRE
SCHOOL DISTRICT FIVE OF LEXINGTON AND RICHLAND COUNTIES
PREQUALIFICATION FOR BOND REFERENDUM PROJECTS

In compliance with the Invitation and subject to all the terms and conditions set forth herein, the undersigned offers and agrees to furnish the services described. To be considered for prequalification, contractors must complete and submit the Statement of Qualifications & Questionnaire to the District by the submittal due date. The contractor will review the criteria listed in the form and verify it can meet or exceed the criteria

CONTRACTOR INFORMATION *(to be completed by Contractor):*

CONTRACTOR'S LEGAL BUSINESS NAME: _____

ADDRESS: _____

TELEPHONE: _____

CONTACT NAME: _____

TITLE: _____

EMAIL: _____ **DATE:** _____

CONTRACTOR'S CLASSIFICATIONS AND SUBCLASSIFICATIONS WITH LIMITATION

SC Contractor's License Number(s): _____

Classification(s) & Limits: _____

Subclassification(s) & Limits: _____

PART I – INFORMATION

A. SUBMISSION REQUIREMENTS:

1. Submissions shall include the following documents in this order:
 - a. The completed and signed Contractor's Statement of Qualifications & Questionnaire.
 - b. Written statements from the contractor's bonding agent and insurance company indicating that they can provide the contract-required amount of each of these items. (The contract applicable to this project(s) will be the AIA A101, Standard Form of Agreement Between Owner and Contractor (for Design-Bid-Build Prequalification)).
 - c. Attachments that are explanations or information required for a complete submittal.
2. The District recognizes the possible existence of confidentiality agreements between a Contractor and previous clients and fully respects such agreements. Any information requested that is considered to be confidential between the Contractor and a previous client shall be marked "Confidential" by the Contractor.
3. The District reserves the right to visit the office(s) of a Contractor to verify claim(s) made regarding staff, facilities, capabilities, qualifications, and any other reasonable concerns that may arise on the part of the District. In such an event, the Contractor must make every reasonable attempt to clarify any concerns expressed by the District.
4. The District will not be responsible for any costs incurred by a Contractor in preparing or submitting the Contractor's Statement of Qualifications & Questionnaire.
5. In the event the Contractor discovers an error in its submission, the Contractor may correct or amend their submission up until the date and time fixed for receipt of Qualifications. If an error is discovered after the time and date of receipt, the District Project Coordinator must coordinate with the Contractor to determine if an error correction will be accepted by the District. Error corrections will not be accepted after the Evaluation Committee meeting has convened.
6. As noted above, Contractor may contact, in writing, the District Procurement Officer for any required clarifications on the Contractor's Statement of Qualifications & Questionnaire. Contractor is to refrain from contacting District personnel for purpose of requesting tours or for any other purpose relating to the project/contract.

B. EVALUATION OF SELECTION CRITERIA

The District will evaluate the Contractor's qualifications based on the information submitted by the Contractor against the criteria and requirements specified herein.

C. DENYING PREQUALIFICATION

At the District's sole discretion, grounds for denying prequalification may include but are not limited to the following:

1. Any judgment(s), whether one or several, entered against the Contractor for breach of contract for construction within the past ten (10) years.
2. The Contractor has:
 - a. **paid liquidated damages** for failure to complete a project by the contracted date on more than two (2) projects in the last five (5) years; or
 - b. **been terminated** for cause on a contract in the last five (5) years; or
 - c. **had Performance or Payment Bond claims paid on its behalf** in the last five (5) years.
3. The Contractor or any officer, director, project manager, procurement manager, chief financial officer, partner, or owner of the organization in the past ten (10) years has:
 - a. **been convicted** on charges relating to any **criminal activity** relating to contracting, construction, bidding, bid rigging or bribery; or
 - b. **been fined or adjudicated of** having failed to abate a citation for building code violations by a court or a local building code appeals board.
4. The Contractor or any officer, director, project manager, procurement manager, chief financial officer, partner, or owner of the construction company in the past ten (10) years has been **debarred** or **enjoined** by any agency or political subdivision of the state of South Carolina, by any agency of the United States or by any agency of another state.

PART II – GENERAL ORGANIZATION INFORMATION

Note: Information provided in response to this section may be used to confirm answers given in other sections and to investigate the history of performance of the Contractor and/or its owners and affiliated businesses. An investigation that reveals misinformation, an attempt to conceal information, or a history of poor performance by the Contractor or its owners may be grounds for disqualification as non-responsible.

A. ORGANIZATION

1. Date the organization was formed: _____
2. Type of organization
 - Corporation State in which incorporated _____ Year _____
 - Limited Liability Company State in which organized _____ Year _____
 - Partnership General Limited State and County where partnership filed _____
 - Sole Proprietorship Owner _____
 - Joint Venture
Provide the names for each member of the Joint Venture _____
3. Is the organization certified as a small or minority business by the South Carolina Division of Small and Minority Business Contracting and Certification (SMBCC)? _____

B. ORGANIZATION PRINCIPALS AND KEY PERSONNEL - In the chart below, complete the required information. "Principals" and "Key Personnel" include any of the following:

- Proprietors, partners, directors, officers
- Any manager or individual who participates in overall policy-making or financial decisions for the organization
- Any person in a position to control and direct the organization’s overall operations or any significant part of its operation
- The organization’s qualifying party for purposes of South Carolina licensure.

Organizations that are publicly held corporations should list the president, treasurer, and only those officers and managers who will have direct responsibility for the project.

1. Principals and Key Personnel (attach additional pages, if needed)

Person 1 Name: _____
 Title: _____
 Person 2 Name: _____
 Title: _____
 Person 3 Name: _____
 Title: _____

2. At present, do any of the Principals or Key Personnel listed in Question B.1 own 25% or more of any other business?
 Yes No If "Yes", list below.

Person	Business Name	Address	% Owned

3. Has any owner, partner, qualifying party or (for corporations:) officer of the organization operated a construction business (other than a business listed in B.2 above) under any other name in the last five (5) years?
 Yes No If "Yes", list below (use additional paper if necessary)

Person	Business Name	Address	% Owned

4. Has there been any change in ownership of the organization at any time during the last three (3) years? A corporation whose shares are publicly traded and of which no single person or entity owns more than 25% may check "No."
 Yes No If "Yes," explain: _____

5. Is the organization a subsidiary, parent, holding company or affiliate of another construction business?

Yes No If "Yes," explain: _____

6. Has the organization changed names or license number in the past five (5) years?

Yes No If "Yes," explain: _____

PART III – EVALUATION CRITERIA

A. Past Performance/Recent Construction Projects Completed

Contractor shall provide information for at least five (5) construction projects of similar size and/or comparable scope within the last ten (10) years, of those within the past five (5) years, that has been completed. The projects shall be sufficiently comparable so that the Agency may conclude that the Contractor is familiar with and capable of handling the project(s) described herein. References must be current and verifiable.

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

1. At any time in the last five (5) years, has the organization been assessed or paid delay damages (liquidated or actual) on any public or private construction project?
 Yes No If “Yes,” attach a signed explanation identifying all such projects by owner, owner’s address, the date of completion of the project, amount of delay damages assessed and all other information necessary to fully explain the assessment of delay damages. If delay damages were assessed by a general contractor or construction manager provide their name and address.

2. In the last five (5) years, has the organization, parent organization, any subsidiary business, or any business with which any of the organization’s owners, officers, partners, or qualifying parties were associated, been debarred, disqualified, removed, or otherwise prevented from bidding on, completing, or contracting to perform any government agency or public works project for any reason? “Associated with” refers to another construction organization in which an owner, partner or officer of the organization held a similar position, and which is listed in response to questions B.2 and B.3 of Part II of this form.
 Yes No If “Yes, attach a signed explanation stating whether the business involved was the organization applying for prequalification here or another organization. Identify by name of the company, the name of the person within the organization who was associated with that company, the year of the event, the owner of the project, the project, and the basis for the action. Provide contact information for the government agency involved.

3. In the last five (5) years, has the organization been denied an award of a public contract based on a finding by any public agency (Federal, state, or local) that the organization was not a responsible contractor, i.e., not qualified?
 Yes No If “Yes,” attach a signed explanation identifying the year of the event, the owner, the project, and the basis for the finding by the public agency.

B. Ability of Proposed Project Personnel

The successful Contractor shall provide and maintain an experienced, professional project team that is tailored to the size, complexity, and scope of work of the Project. It is recognized that the composition of the team may vary in response to the needs of the Project; however, the Contractor is obligated to provide sufficient staffing with the qualifications required to expertly manage all construction activities relating to the Project at all times.

By submitting a response, the Contractor agrees that neither of the following individuals assigned to the Project shall be removed from the Project without the prior consent of the District:

List at least three (3) projects in the last ten (10) years of similar or comparable scope, one of those within the past five (5) years, for each of the following personnel proposed for this project:

1. **Project Manager:** _____
 The Project Manager most likely to be assigned to this project(s) must have **served as Project Manager on at least three (3) projects in the last ten (10) years of similar or comparable scope, one of those within the past five (5) years.** Equivalent or comparable experience may be considered, at the District’s sole discretion; however, it shall be sufficiently similar so that the District may conclude that the proposed Project Manager is familiar with and capable of handling the project(s) described herein.

Project Name	
Project Number	
Project Location	
Owner’s Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

Project Name	
Project Number	
Project Location	
Owner’s Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

Project Name	
Project Number	
Project Location	
Owner's Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

2. Superintendent: _____

The Superintendent most likely to be assigned to this project(s) must have **served as Superintendent on at least three (3) projects in the last ten (10) years of similar or comparable scope, one of those within the past five (5) years.** Equivalent or comparable experience may be considered, at the District's sole discretion; however, it shall be sufficiently similar so that the District may conclude that the proposed Superintendent is familiar with and capable of handling the project(s) described herein.

Project Name	
Project Number	
Project Location	
Owner's Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

Project Name	
Project Number	
Project Location	
Owner's Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

Project Name	
Project Number	
Project Location	
Owner's Name	
Architect/Engineer	
Type of Project	
Total Value of Construction	

C. Financial Information Regarding the Ability to Provide Required Bonding and Insurance

1. Organization's Insurance Information

Provide a statement from the insurance agent listed below indicating the Contractor's capability of providing the contract-required amount of insurance.

Name of Primary Insurance Agent or Broker: _____

Address: _____ Telephone: _____

In the last five (5) years has any insurance carrier, for any form of insurance, refused to renew the insurance policy for the organization?

Yes No If "Yes," attach a signed explanation setting forth the name of the insurance carrier, the form of insurance and the year of the refusal.

2. Organization’s Bonding Information

Provide a statement from the bonding agent listed below indicating the Contractor’s capability of providing the contract-required amount of bonding.

Name of Bonding Agent: _____

Address: _____ Telephone: _____

At any time during the past five (5) years, has any surety company made any payments on the organization’s behalf because of a default to satisfy any claims made against a performance or payment bond issued on the organization’s behalf, in connection with a construction project, either public or private?

Yes No If “Yes,” attach a signed explanation setting forth the name and telephone number of the surety, the amount of each such claim, the name and telephone number of the claimant, the date of the claim, the grounds for the claim, the present status of the claim, the date of resolution of such claim if resolved, the method by which such was resolved if resolved, the nature of the resolution and the amount, if any, at which the claim was resolved.

D. Location of Proposed Office in Relation to the Project Area

1. Provide the location of the Contractor’s office responsible for managing this project. _____

2. How often does this office conduct documented safety meetings for construction employees and field supervisors during a project? _____

3. Has any OSHA (Federal or state) cited and assessed penalties against the organization for any violations of its safety or health regulations in the past five (5) years?

Yes No If “Yes,” attach a signed explanation describing the citations, including information about the dates of the citations, the nature of the violation, the project on which the citation(s) was or were issued, and the amount of penalty paid, if any. If the citation was appealed and a decision has been issued, state the case number and the date of the decision.

E. General Project Experience

Contractor or Contractor's office that will handle this project must have undertaken **at least three (3) construction projects of similar size and/or comparable scope within the last ten (10) years**. The projects shall be sufficiently comparable so that the agency may conclude that the Contractor is familiar with and capable of handling the project(s) described herein.

1. Has the South Carolina contractor’s license, or contractor’s license issued by any other state, been revoked at any time in the last five (5) years? Yes No

2. Has a surety company completed a contract on your behalf, or paid for completion because the organization was default terminated by the project owner within the last five (5) years? Yes No

3. At the time of submitting this form, is the organization ineligible to bid, be awarded, or perform as a subcontractor on a public contract for the Federal Government or any state? Yes No

4. At any time during the last five (5) years, has the organization or any of its owners, officers or qualifying parties been convicted of a crime involving the awarding of a contract of a Federal, state, or local government construction project, or the bidding or performance of a Federal, state, or local government contract?

Yes No

5. During the last five (5) years, has the organization ever been denied bond coverage by a surety company?

Yes No If “Yes,” explain: _____

6. How many years has the organization been in business as a contractor under the present business name? _____

7. Has any contractor’s license held by the organization or its Qualifying Party been suspended within the last five (5) years?

Yes No If “Yes,” attach a signed explanation listing the issuing state and the license number.

8. List below the organization Worker’s Compensation Insurance Experience Modification Rate (EMR) for the past three (3) years:

Year One	Year Two	Year Three

F. Experience with School District Contracts Awarded

Contractor shall provide information about the last three (3) construction projects awarded to the organization by a School District preferably in the State of South Carolina. The projects may be complete or under construction. References must be current and verifiable.

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

Project Name	
Project Number	
Project Location	
Owner's Name	
Owner's Contact Name & Phone	
Architect/Engineer	
A/E Contact Name & Phone	
Type of Project	
Total Value of Construction	
Construction Manager Name & Phone	
Original Scheduled Completion Date	
Time Extensions Granted (days)	
Actual Date of Completion	

G. Other Criteria included in the Solicitation

The contractor shall include an attachment that describes their safety standards and/or policies. The standards and/or policies must be in accordance with OSHA, NFPA, and IBC/IFC.

PART IV - CONTRACTOR'S CERTIFICATION

I, the undersigned, certify and declare that I have read all the foregoing answers to this Questionnaire and know their contents. The matters stated in the Questionnaire answers are true of my own knowledge and belief, except as to those matters stated on information and belief, and as to those matters, I believe them to be true. I declare under penalty of perjury under the laws of the State of South Carolina, that the foregoing is correct.

By submitting this proposal, I agree to be bound by the Terms and Conditions of the AIA A101, Standard Form of Agreement Between Owner and Contractor (for Design-Bid-Build Prequalification).

BY: _____ **DATE:** _____
(Print Name)

TITLE: _____

SIGNATURE: _____

Attachments:

DISCLOSURE OF YOUR BID / PROPOSAL & SUBMITTING CONFIDENTIAL DATA:

(a) According to Section 11-35-410, any person submitting a document in response or with regard to any solicitation or other request, must comply with instructions provided in the solicitation for marking information exempt from public disclosure. Information not marked as required by the applicable instructions maybe disclosed to the public. IF YOU IDENTIFY YOUR ENTIRE RESPONSE AS EXEMPT FROM PUBLIC DISCLOSURE, OR IF YOU DO NOT SUBMIT A REDACTED COPY AS REQUIRED, THE DISTRICT MAY, IN ITS SOLE DISCRETION, DETERMINE YOUR BID OR PROPOSAL NONRESPONSIVE AND INELIGIBLE FOR AWARD

(b) By submitting a response to this solicitation or request, Offeror agrees to the public disclosure of every page, or portion thereof, of every document regarding this solicitation or request that was submitted at any time prior to entering into a contract (including, but not limited to, documents contained in a response, documents submitted to clarify a response, and documents submitted during negotiations), unless the page, or portion thereof, was redacted and conspicuously marked “Trade Secret” or “Confidential” or “Protected. (2) agrees that any information not redacted and marked, as required by these bidding instructions, as a “Trade Secret” is not a trade secret as defined by the Trade Secrets Act, and (3) agrees that, notwithstanding any claims or markings otherwise, any prices, commissions, discounts, or other financial figures used to determine the award, as well as the final contract amount, are subject to public disclosure.

(c) If your offer includes any information that you claim is exempt from public disclosure, you must submit one complete copy of your offer from which you have removed or concealed such information (the redacted copy). Except for the information removed or concealed, the redacted copy must be identical to your original offer.

(d) Do not mark your entire response (bid, proposal, quote, etc.) as confidential, trade secret, or protected. If only portions of a page are subject to some protection, do not redact the entire page. The redacted copy must reflect the same pagination as the original and show the empty space from which information was redacted. The Procurement Officer must be able to view, search, copy and print the redacted copy without a password. If your response, or any part thereof, is improperly marked as confidential or trade secret or protected, the District may, in its sole discretion, determine it nonresponsive.

(e) On the redacted copy, you must identify the basis of your claim by marking each redaction as follows: You must separately mark with the word “CONFIDENTIAL” every page, or portion thereof, that you redacted and claim as exempt from public disclosure because it is either (1) a trade secret as defined in Section 30-4-40(a)(1) of the Freedom of Information Act, or (2) privileged and confidential, as that phrase is used in Section 11-35410. You must separately mark with the words “TRADE SECRET” every page, or portion thereof, that you redacted and claim as exempt from public disclosure as a trade secret pursuant to Section 39-8-20 of the Trade Secrets Act. You must separately mark with the word “PROTECTED” every page, or portion thereof, that you redacted and claim as exempt from public disclosure pursuant to Section 11-35- 1810. All markings must be conspicuous; use color, bold, underlining, or some other method in order to conspicuously distinguish the mark from the other text.

(f) In determining whether to release documents, the District will detrimentally rely on your redaction and marking of documents, as required by these bidding instructions, as being either “Confidential” or “Trade Secret” or “Protected”. By submitting a response, you agree to defend, indemnify and hold harmless the District, its officers and employees, from every claim, demand, loss, expense, cost, damage or injury, including attorney’s fees, arising out of or resulting from withholding information by the District, that you have redacted or marked as “Confidential” or “Trade Secret” or “Protected”. (All references to S.C. Code of Laws.)

Any actual bidder, offeror, contractor or subcontractor who is aggrieved in connection with this solicitation or the intended award or award of contract under this solicitation may exercise protest rights under Section at 4210 of the District Procurement Code at:

Lynda Robinson
School District Five of Lexington and Richland Counties
1020 Dutch Fork Road, Irmo, SC 29063.
Email: ljobins@lexrich5.org