

INVITATION TO BID

Civil Rights and Cultural Heritage District Affordable Homes Program

Notice is hereby given that the MLK Avenue Redevelopment Corporation (MLKARC) will receive sealed bids until 10:00 a.m. CST, Wednesday, the 30th day of October 2024, at 350 N. Broad Street Suite E, Mobile, AL 36603. The bids will be publicly opened and read at 10:15 a.m. CST.

All Bids received after the specified time will be automatically rejected and returned immediately unopened. MLKARC reserves the right to reject any and all bids and to waive informalities in this bidding. Bids must be submitted on the bid form provided. Bidders must request the bid form via email to dpierce@mlkarc.com. A firm fixed price contract award will be made in writing to the lowest responsive and responsible bidder [2 CFR 200.320\(b\)\(1\)\(ii\)\(D\)](#).

MLKARC complies with [2 CFR 200.321](#), including the requirement in (6) which states that the selected and awarded contractor will be required to solicit MBE/WBE firms as part of their subcontracting process.

Contractors will submit single family detached house plans for the construction of four (4) affordable homes on narrow infill lots owned by MLKARC. The 1,300 sq/ft 3 BR 2BA affordable homes must reflect the historic character of the homes in the MLK Bottoms and Campground area must be submitted by a licensed architect. A description of the projects include:

Building Lot Type: Narrow Lot Design	Master Suite - Bedroom/Bath/Walk-In Closet
Porches and Heated Square Footage: 1,300	Guest Suite – Bedroom/Closet
2 Foot high stem wall foundation	Guest Suite – Bedroom/Closet
4" concrete slab on fill	Kitchen Features – Electric Appliances and Walk In Pantry
Exterior Wall Material: Brick veneer	Exterior Door: 2 and Exterior Windows: 9
Gable roof with Asphalt Shingles	Total Rooms: 7
8 Foot Ceiling	Exterior Work: landscaping, driveway, sidewalk

This procurement, the executed contract, and the work performed must adhere to 2 CFR 200 and is being funded with ARPA-SLFRF dollars. The executed contract will need to include applicable federal contract provisions within [Appendix II to Part 200](#).

A Cashier's Check drawn on an Alabama bank payable to the MLK Avenue Redevelopment Corporation or a Bid Bond in the amount of 5% of the Base Bid is required to accompany the Bids. No Bid may be modified, withdrawn, or canceled for a period of sixty (60) days after the time designated above for the receipt of bids.

A copy of each bidders City of Mobile Business License and State of Alabama Licensing Board of General Contractors license and/or State of Alabama Homebuilders license shall be included in the envelope containing the bid. A Performance Bond and a Labor and Material Payment Bond will be required of the successful Bidder, each bond in the amount of 100% of the Contract Sum. Bidders must comply with the State of Alabama Homebuilders Licensure board regulations.

Prior to entering into a contract for the project, the contractor must furnish the owner evidence of comprehensive public liability insurance protecting the owner as an additionally named insured and its officer, agents, architect and employees for not less than one million (\$1,000,000) dollars for one person and one million (\$1,000,000) dollars per accident. All vehicles must be covered by liability insurance in the amount of one million (\$1,000,000) dollars. The contractor, subcontractors and their employees shall be fully covered by Workman's Compensation Insurance as required by Alabama State Law. The contractor and their insurer shall execute a Waiver of Subrogation in favor of the MLKARC as to its Workman's Compensation coverage. The contractor shall be responsible for obtaining Builder's Risk insurance for each home and will be responsible for the deductible payment for any claims on the Builder's Risk insurance. Prior to entering into a contract for the project, the contractor must furnish the owner with a letter of credit for the full contract amount for one home issued and notarized by a lending institution registered in the State of Alabama.

Facebook and MLKARC Website: October 11, 18, and October 25, 2024.

This project is supported by American Rescue Plan Act Funds awarded to the Mobile County Commission by the US Department of Treasury.