PROJECT: Unit 54 Artistry Lakes – Phase 1B Improvement Project, for Northern Palm Beach County Improvement District Project No. 649

Date: **October 25, 2026**

SECTION 00020

REQUEST FOR BID PROPOSAL

Sealed Bid Proposals, in triplicate, will be received by the Northern Palm Beach County Improvement District at the District's office at 359 Hiatt Drive, Palm Beach Gardens, FL 33418 (Phone 561-624-7830) for the subject Project **until 10:00 AM local time Tuesday, December 1, 2026**, then opened. The Bid Proposal totals will be announced at the opening; however, copies of the Bid Proposals will not be provided to attending Bidders at that time.

The Owner for the Project is the Northern Palm Beach County Improvement District. The Engineer of Record for the Project is Paul Buri, P.E. with Simmons & White, Inc. 2581 Metrocentre Boulevard Suite 3, West Palm Beach, FL 33407. All Contract and Technical inquiries should be directed to Kimberly A. Leser, P.E., District Engineer at Northern Palm Beach County Improvement District's office and whose phone number is 561-624-7830 and whose e-mail address is kim@npbcid.org, (the "Owner").

The Project is generally described as follows: Public Improvements identified as the Base Bid consisting of Earthwork, Lake Excavation, On-Site Roadway Improvements, Drainage, Water and Wastewater Distribution, Irrigation and On-Site Roadway Landscape Buffer in the Artistry Lakes (also known as Artistry Wellington) project located within the Village of Wellington in Palm Beach County Florida. The Private Improvements, identified as Alternate 1, consist of Earthwork, On-Site Roadway Improvements, Drainage, Irrigation and Landscaping in the Artistry Lakes project.

Project Manuals and Construction Plans will be available in electronic format only and at no charge beginning on Monday, October 26, 2026. The bid documents and plans can be obtained via email directly from Northern by contacting Kathleen Pollack whose phone number is 561-624-7830 and whose email is kathleen@npbcid.org.

A **mandatory** prebid conference will be held at **10:00 AM on Tuesday, November 3, 2026** at the office of Northern Palm Beach County Improvement District, 359 Hiatt Drive, Palm Beach Gardens, FL 33418 (Phone 561-624-7830). Representatives of the Owner, Developer and Engineer of Record will be present to discuss the project specific requirements.

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid on a contract with a public entity for the construction or repair of a public building or public work, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity, and may not transact business with any public entity in excess of the threshold amount provided in Section 287.017, Florida Statutes, for category two for a period of 36 months from the date of being placed on the convicted vendor list.

Bid Proposals must be accompanied by a Bid Security in the form of a certified bank check made payable to the Owner, or a Bid Bond. The amount of the security shall not be less than five (5) percent of the Bidder's Grand Total Price including Alternate(s) as indicated in the Bid Proposal Form.

No Bid Proposals may be withdrawn for a period of 90 days after the scheduled bid opening date for the receipt of Bid Proposals except as otherwise provided in the Instructions to Bidders.

It is the policy of Northern Palm Beach County Improvement District that those Small Business Enterprises that would be eligible for certification as such by Palm Beach County shall have the maximum practical opportunity to participate in the competitive process of supplying goods and services to Northern Palm Beach County Improvement District.

The successful bidder who is awarded the Contract, shall be required to furnish a 100% Construction Performance Bond and a 100% Construction Payment Bond for the awarded Public Improvements. If awarded by Northern, the Contractor shall be required to furnish a 100% Construction Performance Bond and a 100% Construction Payment Bond for the Private Improvement Alternate 1. A single Construction Performance and Payment Bond may be supplied if the Base Bid and Alternate 1 are both awarded by Northern. The Schedule of Values includes separate line items for the cost of the Payment and Performance Bond for the Public and Private Improvements.

Bidders should anticipate that Owner may negotiate some or all of the aspects of a Bid Proposal with one or more of the Bidders in order to obtain the lowest negotiated price.

Qualification of Bidder: The Project will be awarded only to a responsible Bidder qualified by experience to construct the Project as specified. In addition, the Bidder must satisfy the following criteria:

1. Have been in the general contracting business under the present name of the bidding entity for a minimum of the last five (5) continuous years.

2. Contractor will be required to provide documentation of a minimum of two contracts of similar size and nature completed within the last three (3) years.

3. Contractor must be registered with E-Verify pursuant to Section 448.095, Florida Statutes.

The Owner reserves the right to reject any or all Bid Proposals, to waive informalities, and to re-advertise.

BY ORDER OF NORTHERN PALM BEACH COUNTY IMPROVEMENT DISTRICT

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END OF SECTION