

NOTICE TO BIDDERS
NC DNCR, Division of Parks & Recreation
Kerr Lake State Recreation Area:
Campground and Maintenance Area Improvements
SCO ID # 24-27518-01A

Sealed proposals will be received by the Department of Natural and Cultural Resources – Parks and Recreation at:

*Satterwhite Point Access & Visitor Center
6254 Satterwhite Point Road
Henderson, NC 27537*

up to **1:30 pm on August 19, 2026**, and immediately thereafter publicly opened and read for the furnishing of labor, material and equipment entering into the construction of:

Kerr Lake State Recreation Area: Campground and Maintenance Area Improvements

The Scope of Work: This project includes replacement of (1) Shower House at the Nutbush Campground and (1) Shower House at the JC Cooper campground, (1) new full-service auto repair maintenance building with storage and parking, (3) new septic systems, existing RV campsite electrical improvements to 100-amp service, campsite improvements.

Bids will be received for single prime. Category – General Construction (including Plumbing, Mechanical and Electrical) All proposals shall be lump sum.

Pre-Bid Meeting

An open pre-bid meeting will be held for all interested bidders on **July 22, 2026, at 10am at the Satterwhite Point Access & Visitor Center**. The meeting will address project specific questions, issues, bidding procedures and bid forms.

The meeting is also to identify preferred brand alternates and their performance standards that the owner will consider for approval on this project.

In accordance with General Statute GS 133-3, Specifications may list one or more preferred brands as an alternate to the base bid in limited circumstances. Specifications containing a preferred brand alternate under this section must identify the performance standards that support the preference. Performance standards for the preference must be approved in advance by the owner in an open meeting. Any alternate approved by the owner shall be approved only where (i) the preferred alternate will provide cost savings, maintain or improve the functioning of any process or system affected by the preferred item or items, or both, and (ii) a justification identifying these criteria is made available in writing to the public.

In accordance with GS133-3 and SCO procedures the following preferred brand items are being considered as Alternates by the owner for this project:

Alternate 1: New electrical upgrades at Hibernia Area 1

Alternate 2: Campsite updates to ensure compliance with the Americans with Disabilities Act; JC Cooper sites H1 & H2, Hibernia.

Preferred Alternate 3: Preferred brand alternate power pedestals: Quick Disconnect Powerport Pedestals by Hypower.

Preferred Alternate 4: Owner Preferred Door Hardware

Preferred Alternate 5: Owner Preferred Yard Hydrant

Justification of any approvals will be made available to the public in writing no later than seven (7) days prior to bid date.

An electronic copy of the contract documents (PDF) may be obtained from Accent Imaging free of charge beginning July 20, 2026. Printed copies of the plans and specifications may be purchased from Accent Imaging online or at (919) 782-3332. The cost is not refundable. Plans may be accessed for viewing and download at <http://www.planscope.com/>. Complete contract documents (PDF) may be obtained from Katherine Hogan Architects, pc at kh@kharc.com and NC Parks and Recreation office at 121 W. Jones Street, 2nd Floor reception, Raleigh, NC during normal business hours and in the following Minority Plan Room:

The North Carolina Institute of Minority Economic Development, Inc. (NCIMED) – Plan and Resource Center at 114 W. Parrish st., 6th Floor, Durham, NC 919-956-8889 or 919-287-3036.

NOTE: The bidder shall include with the bid proposal the form *Identification of Minority Business Participation* identifying the minority business participation it will use on the project and shall include either *Affidavit A* or *Affidavit B* as applicable. Forms and instructions are included within the Proposal Form in the bid documents. Failure to complete these forms is grounds for rejection of the bid. (GS143-128.2c Effective 1/1/2002.)

All contractors are hereby notified that they must have proper license as required under the state laws governing their respective trades.

General contractors are notified that Chapter 87, Article 1, General Statutes of North Carolina, will be observed in receiving and awarding general contracts. General contractors submitting bids on this project must have license classification for Building required by the NC General Contractors Licensing Board under G.S. 87-1

NOTE--SINGLE PRIME CONTRACTS: Under GS 87-1, a contractor that superintends or manages construction of any building, highway, public utility, grading, structure or improvement shall be deemed a "general contractor" and shall be so licensed. Therefore a single prime project that involves other trades will require the single prime contractor to hold a proper General Contractors license. **EXCEPT:** On public buildings being bid single prime, where the total value of the general construction does not exceed 25% of the total construction value, contractors under GS87- Arts 2 and 4 (Plumbing, Mechanical & Electrical) may bid and contract directly with the Owner as the SINGLE PRIME CONTRACTOR and may subcontract to other properly licensed trades. GS87-1.1- Rules .0210

Each proposal shall be accompanied by a cash deposit or a certified check drawn on some bank or trust company, insured by the Federal Deposit Insurance Corporation, of an amount equal to not less than five percent (5%) of the proposal, or in lieu thereof a bidder may offer a bid bond of five percent (5%) of the bid executed by a surety company licensed under the laws of North Carolina to execute the contract in accordance with the bid bond. Said deposit shall be retained by the owner as liquidated damages in event of failure of the successful bidder to execute the contract within ten days after the award or to give satisfactory surety as required by law.

A performance bond and a payment bond will be required for one hundred percent (100%) of the contract price.

Payment will be made based on ninety-five percent (95%) of monthly estimates and final payment made upon completion and acceptance of work.

No bid may be withdrawn after the scheduled closing time for the receipt of bids for a period of 30 days.

The state reserves the unqualified right to reject any or all proposals and to waive informalities.

Designer:

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Owner:

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