

SE-110 INVITATION FOR CONSTRUCTION PREQUALIFICATION

AGENCY: Department of Administration - Division of Facilities Management and Property Services

PROJECT NAME: PREQUALIFICATION for Governor's Mansion - Roof and HVAC Replacement

PROJECT NUMBER: D50-6175-PD **CONSTRUCTION COST RANGE:** \$1,500,000 to \$1,800,000

PROJECT LOCATION: Governor's Mansion

DESCRIPTION OF PROJECT/SERVICES: (450 character limit)

Replacement of the existing SBS modified bitumen low slope roof system with a thermal plastic single ply membrane roof system. The existing skylights and exterior parapet wall will be re-flashed. Replace AHU #1 thru #5 along with all associated ductwork and piping. The hot water boiler as well as the main chiller will also be replaced as part of this project.

SUBMITTAL DUE DATE: 05/28/2026 **TIME:** 02:00 PM **NO. OF COPIES: Printed:** 0 **Electronic:** 1

PROJECT DELIVERY METHOD: Design-Bid-Build **PREQUALIFICATION**

AGENCY PROJECT COORDINATOR: Dwight Cathcart

EMAIL: dwight.cathcart@admin.sc.gov **TELEPHONE:** (803) 622-8818

DOCUMENTS OBTAINED FROM: Contact Project Coordinator for Statement of Qualifications

- To be considered for Prequalification, a Contractor will be required to contact the Agency Project Coordinator and obtain a Contractor's Statement of Qualifications & Questionnaire. The Contractor will review the Criteria listed in the form and verify if can meet or exceed the Criteria. The Contractor will complete the form, provide any additional documentation required by the Criteria, and submit it to the Agency at the address noted below by the submittal due date and time noted above.
- **PUBLIC NOTICES:** All notices (Meetings; Prequalification) shall be posted at the following location:
1200 Senate Street, Wade Hampton Bldg. 6th Floor, Columbia SC 29201
- **LICENSURE:** 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.
- To submit confidential information, see Appendix I, OSE Manual, <https://procurement.sc.gov/manual>.
- In accordance with the South Carolina Green Purchasing Initiative, it is preferred submittals not exceed 20 double-sided pages.
- All written communication with parties submitting information will be via email.
- Agency will accept submittals via email above (PDF file no larger than 10MB): Yes No
- Any actual bidder, offeror, contractor or subcontractor who is aggrieved in connection with this solicitation or the intended award or award of a contract under this solicitation may protest to the State Engineer in accordance with SC Code § 11-35-4210 at: CPO, Office of State Engineer, 1333 Main Street, Suite 700, Columbia, SC 29201 email: protest-ose@mmo.sc.gov.

A/E NAME: GMK Associates, Inc.

A/E CONTACT: Jody Ricard

EMAIL: jricard@gmka.com

TELEPHONE: (803) 238-4801

NON-MANDATORY PRE-SUBMITTAL CONFERENCE:

Yes No

CONFERENCE DATE: 04/14/2026

TIME: 02:00 PM

CONFERENCE PLACE: Governor's Mansion, 800 Richland Street, Columbia SC 29201

SUBMITTAL DELIVERY ADDRESSES:

HAND-DELIVERY:

Attn: Dwight Cathcart

Wade Hampton Bldg. 1200 Senate Street, RM 619
Columbia SC 29201

MAIL SERVICE:

Attn: Dwight Cathcart

Wade Hampton Bldg. 1200 Senate Street, RM 619
Columbia SC 29201

APPROVED BY:

(OSE PROJECT MANAGER)

DATE: 04/30/2026