



101 South Tryon Street
Suite 2100
Charlotte NC 28280
USA

Tel 704.377.2725
Fax 704.377.2807

March 6, 2025

Linda Whitaker
Project Manager | Facilities & Fleet Management
Union County Government
1407 Airport Road
Monroe, NC 28110

Subject: Bid Award of Construction Contract
Government Center First Floor Finishes and Lobby Renovation
IFB# 2025-029

Dear Linda:

On February 27th 2025, at 3:30pm bids were received for Government Center First Floor Finishes and Lobby Renovation project. Five (5) bids were received from general contractors and read out loud publicly. The Bid Form included a Total Base Bid with Owner Contingency and four (4) alternates.

Since there were five (5) bidders with no irregularities, all bids were allowed to be read out loud. Of the five (5) bids received, Heartland Contracting is the apparent low bidder for both base bid and the total of the base bid with each alternate. Heartland Contracting's total base bid with owner contingency is \$384,890. We have been informed that County would like to accept Alternate 1, Alternate 2, Alternate 3 and Alternate 4. This will be an additional total amount of \$39,740 to the base bid total.

Heartland Contracting's bid submittal and required supporting documents appear to be complete and responsive. Therefore, based on this information, pending their ability to provide the required bonds and pending the due diligence review by the County, our firm makes the recommendation to Union County for the award of a construction contract to Heartland Contracting for the amount of \$424,630, which includes the Base Bid and total of all Alternates. The supporting Bid Tabulation is attached as well as the bid form and the supporting documentation.

Sincerely,
Gensler Architecture, Design & Planning, P.C.

Taras Kes AIA, LEED AP BD+C
Architect | Associate