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February 22, 2024

Town of Millville
36404 Club House Road
Millville, De 19967

Attn: Eileen Scerra and Debbie Botchie
Assistant and Town Managers

Re: Report of Bid Results
Millville Town Hall Lobby and Lunchroom Renovation
GMB File 230077

Dear Eileen & Debbie:

At your request we have completed a review of the bid results received January 24, 2024, for the referenced project.

Three bids were received as follows:

GGI Builders, Inc. submitted a low bid of \$145,693.00.

Whayland Company submitted the second low bid of \$164,500.00.

Regional Builders, Inc. submitted the high bid of \$172,864.31.

All three bidders submitted a list of subcontractors, a copy of their Delaware business license (after the fact for Whayland), and a 10% bid bond as required by the bidding documents. All three bidders acknowledged receipt of Addenda 1-3.

Additionally, all three bidders submitted informational costs for their Performance and Payment Bond premiums. The amounts shown were in the customary range we typically see for projects of this type of 1.3% to 1.8% of bid price, with GGI Builders submitting the lowest cost overall.

In a follow-up exercise to the initial bid, the bidders were asked to offer revised bids to reflect the cost reduction associated with removing any new HVAC based on the design build specification to moving and adding HVAC grills and flex duct runs in the limits of the confined construction area as required by the renovation design. This design change will not affect the operational aspects of the heating/cooling system of the renovated area.

The revised bids were received as follows:

GGI Builders, Inc. submitted a low final bid of \$141,671.00.

Whayland Company submitted the second low final bid of \$145,620.00.

Regional Builders, Inc. elected not to revise its initial bid resulting in a formal final bid of \$172,864.31.

The reduced bids also resulted in reduced Payment and Performance Bonds for both Whayland and GGI Builders. The bid spread between low and second low bids was 2.8%.

Based on the results as detailed herein, we recommend the contract award be made to GGI Builders. Additionally, given the long and successful history and track record of GGI Builders (since the late 1980's), we would also suggest if the Town's bylaws allow, to forgo the Payment and Performance Bond, reducing the low bid by an additional \$1,880.00.

Sincerely,



Morgan H. Helfrich, AIA, LEED AP
Senior Vice president
Architectural Group Leader
Senior Project Architect

MHH/sh