

**UNION COUNTY IMPROVEMENT AUTHORITY
REQUEST FOR BIDS FOR THE
FOR THE RENOVATION OF THE GERALD GREEN PARKING GARAGE**

PUBLIC NOTICE

The Union County Improvement Authority (the “Authority”) has issued a Request for Bids (the “RFB”) soliciting Bids from qualified entities (“Bidder(s)”) for the Renovation of the Gerald Green Parking Garage in Plainfield, New Jersey (the “City”)

Sealed Bids must be received by the Authority on or before **11:00 a.m.**, prevailing time, on **December 19, 2025** (the “Due Date”). Any Bid received after the Due Date will be rejected. Bids must be delivered on or before the Due Date to:

**Union County Improvement Authority
10 Elizabethtown Plaza, 5th Floor
Elizabeth, New Jersey 07207
Attention: Dr. Bibi Taylor, Executive Director**

Sealed Bids must be received by hand delivery, mail, or delivery service in accordance with the instructions provided herein no later than the date and time indicated above. The Authority is not responsible for Bid packages received after the time and place designated, irrespective of the date and time the package was mailed, posted, or left with a delivery service. Bidder assumes any and all risk of late delivery of its Bid package. Bid packages not received on time will be returned to the Bidder unopened. Bids must be enclosed in a sealed envelope, bearing the name and address of the Bidder and labeled “**GERALD GREEN PARKING GARAGE RENOVATION RFB**”.

Details concerning all RFB documents are set forth in the RFB and may be (i) downloaded at no cost from the Authority’s website at <https://ucimprovementauthority.org/> prior to the Due Date.

PRE-BID MEETING: A Pre-Bid Meeting will be held on **November 25, 2025, at 10:00 a.m.** at the Gerald Green Office Building, 200 West 2nd Street, Plainfield, NJ. The building security officer will direct participants to the location of the meeting. Attendance at the Pre-Bid Meeting is not mandatory. However, it is strongly recommended that the Bidder attend the Pre-Bid Meeting, either personally or through a representative identifying themselves as such.

SITE TOUR: A site tour of the Project Area will be conducted immediately following the pre-bid meeting on **November 25, 2025**, following the Pre-Bid Meeting referenced above at the garage, located adjacent to the office building. Attendance at the site tour is also not mandatory. However, it is strongly recommended that the Bidder attend the site tour, either personally or through a representative identifying themselves as such.

If the Bidder has any questions or finds any perceived error or omission in the RFB or any conflict or discrepancy within the RFB, the Bidder shall submit a written Request for Information (“RFI”) to the Authority for interpretation or clarification. The Bidder shall be responsible for delivery of

all such RFIs to Dr. Bibi Taylor, Executive Director at btaylorUCIA@ucnj.org, Paul Graebener at pgraebener@digrouparchitecture.com, Matt Bonono at matt@m-mnj.com, and Richard Martucci at rmartucci@m-mnj.com, not later than **December 01, 2025 at 4:00 p.m.** No oral interpretations and responses will be made. Responses to RFI will be made by Addendum, which will be posted periodically on the Authority's website at <https://ucimprovementauthority.org>. **The last Addendum to the RFB will be posted on December 05, 2025. Please take notice that Bidders are responsible for regularly checking the Authority's website for such Addenda.** Bidders shall complete and submit the Acknowledgement of Addenda Form provided as Exhibit C-4 of the RFB regarding all Addenda, as part of the Bid submission.

The RFB constitutes an invitation to submit Bids to the Authority, and does not represent an offer, obligation or agreement on the part of the Authority. The Authority reserves the right to (i) reject any Bid in accordance with N.J.S.A. 40A:11-13.2 and any Bid that is deemed not responsible in accordance with law; and (ii) to waive minor immaterial informalities or technical errors in accordance with law. Bids must be prepared and submitted in the manner set forth in the RFB. The Authority also reserves the right to make modifications or additions to the RFB prior to the Bid submission date. To the extent the Authority, in its sole discretion, determines to amend, modify, supplement, revoke or alter any other material term or condition of the RFB, including, without limitation, the procurement process or the criteria for award, which rights are hereby expressly reserved to the Authority, the Authority will communicate any such change in an Addenda in accordance with N.J.S.A. 40A:11-23c.2, no later than seven (7) days, Saturdays, Sundays, or holidays excepted, prior to the date for acceptance of Bids, to any person who has submitted a Bid or who has received a bid package by certified facsimile transmission.

By submitting a Bid, each Bidder, without any other act, acknowledges and agrees to comply with each of the terms and conditions of the RFB. Bidders are required to comply with the requirements of N.J.S.A. 10:5-31 et seq. and N.J.A.C. 17:27 et seq. As a result of the partial Federal funding involved with the Project, Bidders and their subcontractors must also be able to provide a Unique Entity ID (UEI) from Sam.Gov (the System of Award Management) and must maintain an active SAM registration through Final Completion of the Project. Please consult SAM.gov for more information or if you have questions about obtaining a UEI.

The Authority will award a contract or reject all Bids within sixty (60) days after receipt of the Bids unless otherwise agreed by the parties in accordance with applicable law.

Any inconsistency between this notice and the RFB shall be governed by the terms of the RFB.

By Order of the Commissioners of the Union County Improvement Authority