



IFB #072926
Invitation for Bids
for
Indefinite Delivery-Indefinite Quantity
Construction Contracts
in the
State of Illinois

Bid Due Date: July 29, 2026, 3:30 p.m., Central Time

Sourcewell, a State of Minnesota local government entity and public agency, is issuing this Invitation for Bids (IFB) on behalf of its participating entities to create indefinite delivery-indefinite quantity construction (IDIQ) contracts that may be used by those participating entities for projects related to construction or the repair, alteration, modernization, or renovation of buildings, structures, or other real property. Sourcewell encourages the use of Small, Minority-owned, Women's Business Enterprise, Veteran-owned Business Enterprise (S/M/WBE/VBE) suppliers both as prime and subcontractors and encourages the participation of these suppliers in the solicitation process.

This IFB consists of the following parts:

1. Invitation for Bids, including Map of Regions
2. Template IDIQ Contract
3. IDIQ Contract General Terms and Conditions
4. Construction Task Catalogs
5. Technical Specifications

A full copy of the IFB can be found on the Sourcewell Procurement Portal (<https://proportal.sourcewell-mn.gov>), and only bids submitted through the Sourcewell Procurement Portal will be considered. Bids are due no later than July 29, 2026, at 3:30 p.m. Central Time, and late bids will not be considered. To attend the pre-bid conference on July 9, 2026, register on the Sourcewell Procurement Portal (<https://proportal.sourcewell-mn.gov>).

Solicitation Schedule

Notice of Solicitation Published:	June 24, 2026
Pre-bid Conference:	July 9, 2026, 10:00 a.m., Central Time
Question Submission Deadline:	July 22, 2026, 4:30 p.m., Central Time
Bid Due Date:	July 29, 2026, 3:30 p.m., Central Time Late responses will not be considered
Opening:	July 29, 2026, 3:30 p.m., Central Time See Article VII. G. for more information.

I. ABOUT SOURCEWELL AND ITS PARTICIPATING ENTITIES

Sourcewell is a State of Minnesota local government agency and service cooperative created under the laws of the State of Minnesota (Minnesota Statutes Section 123A.21) that facilitates a competitive public solicitation and contract award process for the benefit of its participating entities across the United States. Sourcewell's solicitation process complies with State of Minnesota law and policies.

Sourcewell's participating entities in the State of Illinois may include:

- Federal and state government
- Cities, towns, and counties/parishes
- Education service cooperatives
- K-12 and higher education
- Tribal government
- Some nonprofits
- Other public entities

Additionally, pursuant to 10 U.S.C. § 2679, United States Department of Defense authorized installations may access Sourcewell's awarded IDIQ contracts through an Intergovernmental Support Agreement with Sourcewell. All transactions completed through this Intergovernmental Support program are directly facilitated by Sourcewell and may be subject to additional terms and conditions.

For a listing of current participating entities visit Sourcewell's website: <https://www.sourcewell-mn.gov/sourcewell-for-vendors/agency-locator>.

II. INDEFINITE DELIVERY-INDEFINITE QUANTITY CONSTRUCTION PROGRAM

Sourcewell is soliciting bids for its IDIQ construction program. IDIQ contracting offers participating entities access to competitively solicited and awarded contracts for projects related to construction or the repair, alteration, modernization, or renovation of buildings, structures, or other real property.

Sourcewell has engaged The Gordian Group, Inc. (Gordian) to provide management of its IDIQ construction program. In this role, Gordian provides support to Sourcewell in the administration of the program, including: preparing Construction Task Catalogs and related technical specifications, providing information management systems and licenses to contractors, training to contractors, administering fee collection, consulting services to Sourcewell, and assisting with proposal package or work order development. Participating Entities access Sourcewell IDIQ contracts resulting from this IFB through relevant purchasing authority, and work directly with Contractors awarded through this IFB.

Under IDIQ, an awarded Contractor furnishes management, labor, materials, equipment, and incidental design support needed to perform the work. Details of the program's operation can be found within the Contract, and General Terms and Conditions document included in this IFB.

III. REQUIRED BIDDER QUALIFICATIONS

In determining a Bidder's responsibility and ability to perform under a Contract, Sourcewell has the right to investigate and request information concerning the financial condition, experience record, personnel, equipment, facilities, principal business location and organization of the Bidder, the Bidder's record with environmental regulations, and the claims and litigation history of the Bidder. Sourcewell reserves the right to verify the Bidder's information and may request clarification from a Bidder.

A. A Bidder's business must be normally engaged in performing the type of work specified within this IFB and must have adequate organization, facilities, equipment, and personnel to ensure prompt and efficient service to a Sourcewell participating entity (as solely determined by Sourcewell).

B. Bidders responding to a General Construction solicitation must be willing and capable of providing all or a majority of the various types of construction work as specified in the Construction Task Catalog either through its own forces or by using subcontractors. Bidder must provide documentation of all applicable required licensure(s).

C. Bidders responding to **HVAC/Mechanical, Roofing/Weatherproofing, Asphalt Paving/Concrete, and Electrical** solicitations must be able to perform at least **51%** of all contracted work with its own organization and forces. The percentage calculation does not include field superintendents or office management personnel. Bidder must provide documentation of all applicable required licensure(s).

IV. BID OVERVIEW AND PREPARATION INSTRUCTIONS

A. REQUESTED INDEFINITE DELIVERY-INDEFINITE QUANTITY CONSTRUCTION SERVICES. The IDIQ services specified include General Construction, HVAC/Mechanical, Roofing/Weatherproofing, Asphalt Paving/Concrete, and Electrical. At this time, no specific projects have been identified; work and work volume from any resulting contract are not guaranteed. Specific description of work and summary of duties for each category of construction can be found in the Technical Specifications.

B. PREPARATION INSTRUCTIONS. Strict compliance with the following instructions is required for properly preparing a bid. Before submitting a bid, it is the responsibility of each Bidder to:

- 1) Examine the IFB Documents thoroughly;
- 2) Consider all applicable federal, state and local laws, regulations, ordinances, and procurement codes that may affect costs, progress, performance, or furnishing of a participating entity's work; and,
- 3) Notify Sourcewell of all conflicts, errors, or discrepancies in the IFB Documents of which Bidder knows.

The submission of a Bid constitutes a representation by the Bidder to Sourcewell that it has complied with the above requirements and that, without exception, its Bid is premised upon performing and furnishing the Work required by this IFB.

Bidders should include all relevant information in its bid. Sourcewell cannot consider information that is not provided in the bid.

Bidders must submit a description of their current licensure(s) within the IFB Questionnaire. Failure to provide required information may result in a non-responsive determination.

C. ESTIMATED CONTRACT VALUE AND USAGE. Based on past volume of similar contracts, the estimated annual value of each contract resulting from this IFB is \$2M. Sourcewell anticipates considerable activity under the contract(s) awarded from this IFB; however, work and work volume from any resulting contract are not guaranteed.

V. BID PRICING

A. CONSTRUCTION TASK CATALOG AND ADJUSTMENT FACTOR. In order to evaluate bid pricing and retain consistency within contract pricing, Sourcewell uses Gordian's proprietary Construction Task Catalog (CTC). The CTC is a comprehensive listing of specific repair and construction related Tasks, together with a specific unit of measurement and a pre-set unit price (Unit Price). All Unit Prices within the CTC are based on local labor, material, and equipment prices for the direct cost of construction. Under this IFB, Bidders will offer price adjustments (Adjustment Factors) that will be applied to CTC Unit Prices. The Adjustment Factors represent either an increase to the preset Unit Prices (such as 1.1000) or a decrease from the preset Unit Prices (such as 0.9800).

A participating entity's cost for a specific task will be determined by multiplying the preset Unit Prices by the appropriate quantities and by the appropriate Adjustment Factor (e.g., specific task cost = preset unit price in CTC * quantity needed * Adjustment Factor).

- 1) Each Bidder must submit three Adjustment Factors to be applied to every task in the CTC. The bid must be either an adjustment "decrease from" (e.g. 0.9800) or "increase to" (e.g. 1.1000) the Unit Prices listed in the CTC.
- 2) The Bidder's Adjustment Factors must include all of the Bidder's direct and indirect costs. This includes, but is not limited to, its costs for overhead, profit, bond premiums above the reimbursable amount, insurance, mobilization, purchase order proposal development, and all contingencies in connection therewith. See pages 00-1 – 00-6 of the CTC for a complete explanation of what is and is not included in the Unit Prices. Note, where applicable, the bidder must comply with all applicable prevailing wage laws. The wage rates in the CTC were current at the time these IFB Documents were issued.
 - a. *The first Adjustment Factor* will be applied to work to be accomplished during Normal Working Hours.
 - b. *The second Adjustment Factor* will be applied to work to be accomplished during Other Than Normal Working Hours.
 - c. *The third Adjustment Factor* will be for work tasks not identified in the Construction Task Catalog. IQCC includes a provision for establishing of prices for Work requirements which are within the general scope of IQCC but were not included in the CTC at the time of Contract award. These Tasks are referred to as "Non Pre-priced Tasks (NPP)." NPP Tasks may require new specifications and drawings and may subsequently be incorporated into the CTC. The bidders will offer an Adjustment Factor to be applied to the actual material, equipment, and labor cost for NPP work Tasks.
- 3) Adjustment Factors may be specified to the fourth decimal place. For example:

1	.	1	0	0	0
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Or

0	.	9	8	0	0
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- 4) For bid evaluation purposes only, the following weighing of the Adjustment factors will be used to determine the Combined Adjustment Factor. Complete the following information within the Sourcewell Procurement Portal:

Adjustment Factors	Weight
NORMAL WORKING HOURS	80%
OTHER THAN NORMAL WORKING HOURS	10%
NON-PRE-PRICED	10%

B. ADMINISTRATIVE FEES. Awarded contractors must pay an administrative fee in exchange for the administration of the contracts by Sourcewell and Sourcewell's contract administrator, Gordian. The bidder must include the administrative fee in calculating the Contractor's Adjustment Factors.

Detailed information about Sourcewell's administrative fee can be found in Article VII. B of the General Terms and Conditions.

VI. CONTRACT

Bidders awarded a contract will be required to execute the Contract (including its General Terms and Conditions) attached to this IFB.

Additionally, if a Participating Entity uses an awarded contract for FEMA or other federal grant purchases, terms and conditions required by 2 C.F.R. §200.327 and Appendix II to 2 C.F.R §200 are incorporated into the contract. These terms and conditions cannot be altered.

VII. BIDDING PROCESS

A. PRE-BID CONFERENCE. Sourcewell will hold a non-mandatory pre-bid conference via webcast on the date and time noted in the Solicitation Schedule and on the Sourcewell Procurement Portal. The purpose of this conference is to allow potential bidders to ask questions regarding this IFB. Information about the webcast will be sent to all entities that have registered for this solicitation opportunity through their Sourcewell Procurement Portal Vendor Account. Pre-bid conference attendance is optional but highly encouraged.

B. QUESTIONS REGARDING THIS IFB AND ORAL COMMUNICATION. Any questions regarding this IFB must be submitted through the Sourcewell Procurement Portal. The deadline for submission of questions is found in the Solicitation Schedule and on the Sourcewell Procurement Portal. Answers to questions will be issued through an addendum to this IFB. Repetitive questions will be summarized into a single answer and identifying information will be removed from the submitted questions.

All questions, whether specific to a Bidder or generally related to the IFB, must be submitted using this process. Do not contact individual Sourcewell staff (or any representative of Gordian) to ask questions or request information as this may disqualify the Bidder from responding to this IFB. Sourcewell will not respond to questions submitted after the deadline.

C. ADDENDA. Sourcewell may modify this IFB; however, no Addenda will be issued later than 5 days prior to the Bid Due Date, except an Addendum that withdraws or postpones this IFB. Addenda issued by Sourcewell become a part of the IFB and will be delivered to potential Bidders through the Sourcewell Procurement Portal. Sourcewell accepts no liability in connection with the delivery of any addenda.

Before a bid will be accepted through the Sourcewell Procurement Portal, all addenda, if any, must be acknowledged by the Bidder by checking the box for each addendum. It is the responsibility of the Bidder to check for any addenda that may have been issued up to the solicitation due date and time.

If an addendum is issued after a Bidder submitted its Bid, the Sourcewell Procurement Portal will WITHDRAW the submission and change the Bidder's Bid status to INCOMPLETE. The Bidder can view this status change in the "MY BIDS" section of the Sourcewell Procurement Portal Vendor Account. The Bidder is solely responsible to check the "MY BIDS" section of the Sourcewell Procurement Portal Vendor Account periodically after submitting its Bid (and up to the Bid due date). If the Bidder's Bid status has changed to INCOMPLETE, the Bidder is solely responsible to:

- 1) make any required adjustments to its bid,
- 2) acknowledge the addenda, and
- 3) ensure the re-submitted bid is received through the Sourcewell Procurement Portal no later than the Bid Due Date and time shown in the Solicitation Schedule above.

D. BID SUBMISSION. Bidder's complete bid must be submitted through the Sourcewell Procurement Portal no later than the date and time specified in the Solicitation Schedule and on the Sourcewell Procurement Portal. Any other form of bid submission, whether electronic, paper, or otherwise, will not be considered by Sourcewell. Late bids will not be considered. It is the Bidder's sole responsibility to ensure that the bid is received on time. To ensure receipt of the latest information and updates via email regarding this solicitation, or if the Bidder has obtained this IFB from a third party, the onus is on the Bidder to create a Sourcewell Procurement Portal Vendor Account and register for this solicitation opportunity.

Within the Procurement Portal, all bids must be digitally acknowledged by an authorized representative of the Bidder attesting that the information contained in the bid is true and accurate. By submitting a bid, Bidder warrants that the information provided is true, correct, and reliable for purposes of evaluation for potential contract award. The submission of inaccurate, misleading, or false information is grounds for disqualification from a contract award and may subject the Bidder to remedies available by law.

It is recommended that Bidders allow sufficient time to upload the bid and to resolve any issues that may arise. The time and date that a bid is received by Sourcewell is solely determined by the Sourcewell Procurement Portal web clock. In the event of problems with the Sourcewell Procurement Portal, follow the instructions for technical support posted in the portal. It may take up to 24 hours to respond to certain issues.

Upon successful submission of a bid, the Portal will automatically generate a confirmation email to the Bidder. If the Bidder does not receive a confirmation email, contact Sourcewell's support provider at support@bidsandtenders.ca.

E. GENERAL BID REQUIREMENTS. Bids must be:

- In substantial compliance with the requirements of this IFB or it will be considered nonresponsive and be rejected
- Complete—a bid will be rejected if it is conditional or incomplete
- Submitted in English
- Valid and irrevocable for 180 days following the Bid Due Date

Any and all costs incurred in responding to this IFB will be borne by the Bidder.

F. BID MODIFICATION WITHDRAWAL. A submitted bid may not be modified, withdrawn, or cancelled by the Bidder for a period of 180 calendar days following the time and date designated for the receipt of bids. Prior to the deadline for submission of bids, any bid submitted may be modified or withdrawn through the Sourcewell Procurement Portal.

G. OPENING. The Opening of Bids will be conducted electronically through the Sourcewell Procurement Portal. A list of all Bidders will be made publicly available in the Sourcewell Procurement Portal after the Bid Due Date, but no later than the Opening time listed in the Solicitation Schedule.

To view the list of Bidders, verify that the Sourcewell Procurement Portal opportunities list search is set to "All" or "Closed." The solicitation status will automatically change to "Closed" after the Bid Due Date and Time.

VIII. EVALUATION AND AWARD

A. EVALUATION OF RESPONSIVENESS. Only responsive bids will be evaluated. A responsive bid must have been submitted on time and materially satisfy all mandatory requirements identified in this IFB. Deviations or exceptions stipulated in Bidder's response, while possibly necessary in the view of the Bidder, may result in disqualification.

B. RESPONSIBILITY DETERMINATION. Sourcewell will determine whether a Bidder is responsible prior to award. Sourcewell may consider all information reasonably related to a Bidder's present ability to perform the contract, including a Bidder's financial capacity, record of performance, and demonstrated ability to meet the requirements of this IFB. Sourcewell may determine that a Bidder is not responsible based on documented negative past performance, including an unresolved record of failure to perform or unsatisfactory performance on prior contracts with Sourcewell or its Participating Entities.

C. AWARD(S). It is the intent of Sourcewell to award each Contract to the lowest, responsive, responsible Bidder(s) based on the Combined Adjustment Factor as calculated by Sourcewell within each Region.

D. CONTRACT TERM. The term of the resulting contract(s) awarded by Sourcewell under this solicitation will be 2 years. Sourcewell and Contractor may agree to up to three additional one-year extensions. Sourcewell retains the right to consider additional extensions beyond five years as required under exceptional circumstances.

A Bidder will not be awarded more than one same scope Contract within any Region. The maximum number of contracts to be initially awarded by geographic region and contract type are reflected in the tables below:

Region 1 - Northern	
General Construction	15
Roofing/Weatherproofing	5
Asphalt Paving/Concrete	5
HVAC/Mechanical	6
Electrical	4

Region 2 – West Central	
General Construction	10
Roofing/Weatherproofing	4
Asphalt Paving/Concrete	3
HVAC/Mechanical	4
Electrical	3

Region 3 – East Central	
General Construction	10
Roofing/Weatherproofing	4
Asphalt Paving/Concrete	3
HVAC/Mechanical	4
Electrical	3

Region 4 - Southwest	
General Construction	10
Roofing/Weatherproofing	4
Asphalt Paving/Concrete	3
HVAC/Mechanical	5
Electrical	4

Region 5 - Southeast	
General Construction	8
Roofing/Weatherproofing	3
Asphalt Paving/Concrete	3
HVAC/Mechanical	3
Electrical	3

Sourcwell reserves the right to award additional contracts from this solicitation, above the stated maximum number, if it is determined to be in the best interests of Sourcwell and participating entities, for a period of 180 Days (or longer, if mutually agreeable to both the bidder and Sourcwell).

Sourcwell retains the right to waive any informality in a Bidder's response. Sourcwell reserves the right to reject all bids and advertise again if, in Sourcwell's opinion, the bids received do not meet or exceed the minimum needs and expectations of Sourcwell and its participating entities. Sourcwell reserves the right to award additional Contracts from this solicitation up to 180 calendar days after the close of the IFB.

Competitive Range. If Sourcwell receives a wide margin of bid Adjustment Factors, either too high or too low, then the Sourcwell Bid evaluation committee may establish a Competitive Range for the IFB. If it is determined that a Bidder's Combined Adjustment Factor is too far outside the Competitive Range, then the Bidder can be removed from consideration. The Bidder will be notified that it was determined to be outside the Competitive Range after award of the contracts.

Unbalanced Bid. A Bid may be removed from consideration if it is determined that the Bidder has mathematically unbalanced its Bid to gain a competitive advantage. The Bid will be considered to be

unbalanced if any Adjustment Factor is found to not cover the contractor's reasonable actual cost. Those costs would include a reasonable prorated share of its anticipated profit, overhead cost, and other indirect costs that the bidder anticipates for the performance of the work as determined by the Sourcewell Bid Review Committee.

Other Than Normal Working Hours Adjustment Factors. A Bidder's Other Than Normal Working Hours Adjustment Factors must be higher or equal to its Normal Working Hours Adjustment Factors.

Non-Pre-Priced Adjustment Factors. A bidder's Non-Pre-Priced adjustment factor must not be lower than 1.0000.

IX. PLACEMENT OF ORDERS

See the Contract, and General Terms and Conditions for a detailed description of how orders will be placed.

X. PROTESTS OF AWARDS

Any protest made under this IFB by a Bidder must be in writing, in English, addressed to Sourcewell's Chief Executive Officer, and delivered to the Sourcewell office located at 202 12th Street NE, Staples, MN 56479. All documents that comprise the complete protest package must be received no later than 10 business days following Sourcewell's notice of contract non-award and must be time stamped by Sourcewell no later than 4:30 p.m., Central Time.

A protest must allege a procedural or technical defect, with supporting documentation. A request for re-evaluation of a bid's content will not be entertained.

A protest must include the following items:

- The name, address, and telephone number of the protester
- The original signature of the protester or its representative
- Identification of the solicitation by IFB number
- A precise statement of the relevant facts
- Identification of the alleged breakdown in procedure or technical issues
- Identification of the legal or factual basis
- Any additional supporting documentation
- Protest bond in the amount of \$20,000, except where prohibited by law or treaty

Protests that do not address these elements and include all required documents will not be reviewed.

XI. RIGHTS RESERVED

This IFB does not commit Sourcewell to award any contract, and a bid may be rejected if it is nonresponsive, conditional, incomplete, conflicting, or misleading. Bids that contain false statements or do not support an attribute or condition stated by the Bidder may be rejected.

Sourcewell reserves the right to:

- Modify or cancel this IFB at any time
- Reject any and all bids received
- Reject bids that do not comply with the provisions of this IFB
- Independently verify any information provided in a Bid

- Disqualify any Bidder that does not meet the requirements of this IFB, is debarred or suspended by the United States or Canada, State of Minnesota, participating entity's state; has an officer, or other key personnel, who have been charged with a serious crime; or is bankrupt, insolvent, or where bankruptcy or insolvency are a reasonable prospect;
- Waive or modify any informalities, irregularities, or inconsistencies in the bids received
- Clarify any part of a bid
- Award a contract if only one responsive bid is received if it is in the best interest of participating entities
- Award a contract to one or more Bidders if it is in the best interest of participating entities

XII. DISPOSITION OF BIDS

All materials submitted in response to this IFB will become property of Sourcewell and will become public record in accordance with Minnesota Statutes Section 13.591. It is the Bidder's responsibility to clearly identify any data submitted that it considers to be protected. Bidder must also include a justification for the classification citing the applicable Minnesota law.

Sourcewell will not consider the prices submitted by the Bidder to be confidential, proprietary, or trade secret materials. Financial information, including financial statements, provided by a Bidder is not considered trade secret under the statutory definition.

The Bidder understands that Sourcewell will reject bids that are marked confidential nonpublic, either substantially or in their entirety.

XIII. ADDITIONAL FEDERAL FUNDING NOTICES

NOTICE TO ALL BIDDERS

Non-Discrimination on the Basis of Faith

- Faith-based organizations may respond to this Invitation for Bids on the same basis as any other organization, as set forth at, and subject to the protections and requirements of, this part and any applicable constitutional and statutory requirements, including 42 U.S.C. 2000bb et seq. Neither Sourcewell, nor any federal funding agency will discriminate for or against an organization on the basis of the organization's religious character, motives, or affiliation, or lack thereof, or on the basis of conduct that would not be considered grounds to favor or disfavor a similarly situated secular organization.
- A faith-based organization that participates in this program will retain its independence from the government and may continue to carry out its mission consistent with religious freedom and conscience protections in Federal law. Religious accommodations may also be sought under many of these religious freedom, nondiscrimination, and conscience protections in Federal law.
- A faith-based organization may not use direct Federal financial assistance from any federal funding agency to support or engage in any explicitly religious activities except when consistent with the Establishment Clause of the First Amendment and any other applicable requirements. An organization receiving Federal financial assistance also may not, in providing services funded by any Federal agency, or in their outreach activities related to such services, discriminate against a program beneficiary on the basis of religion, a religious belief, a refusal to hold a religious belief, or a refusal to attend or participate in a religious service.

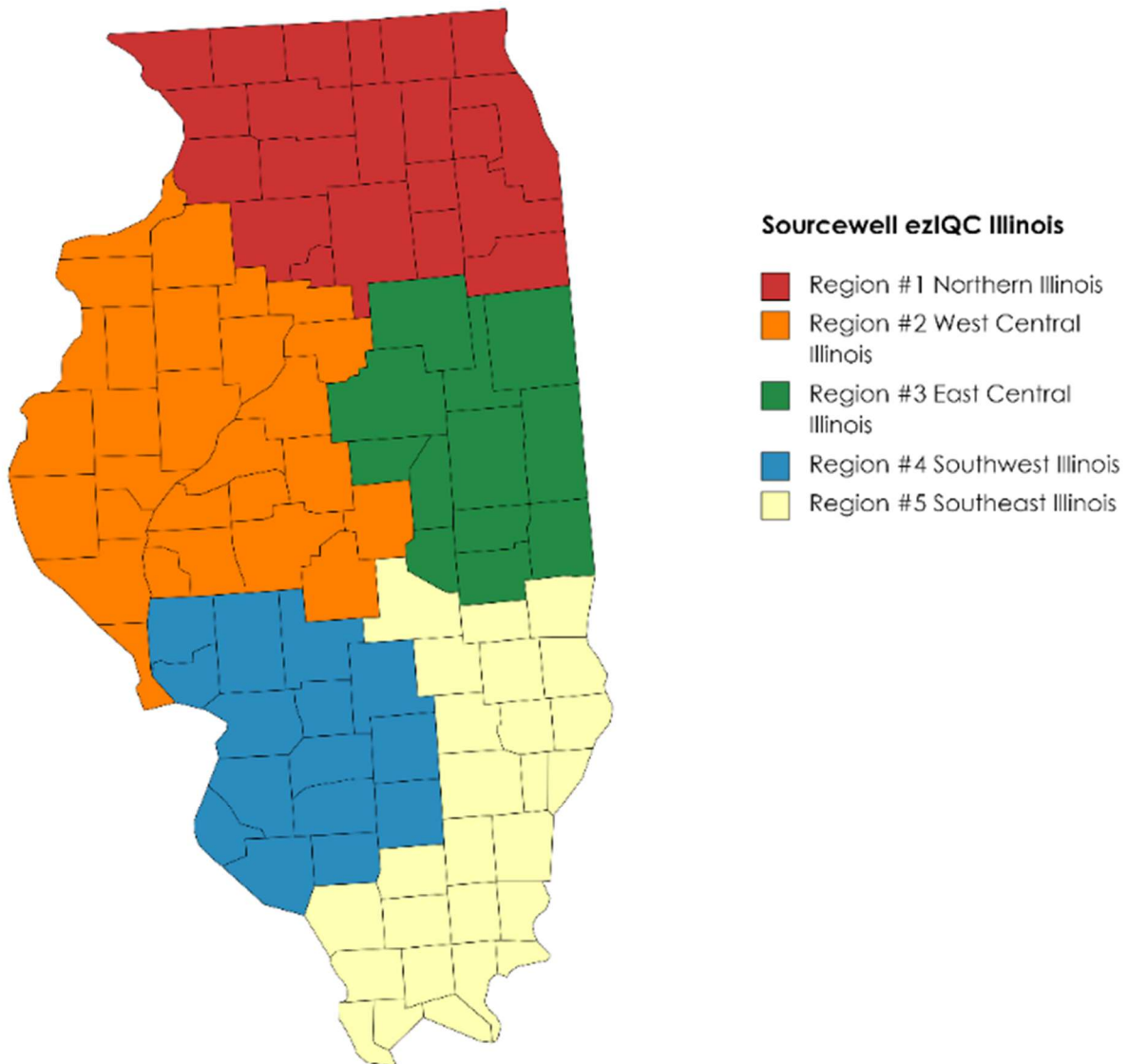
Non-Discrimination of Disadvantaged Businesses

In accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. §§ 2000d to 2000d-4), Sourcewell hereby notifies all bidders that it will affirmatively ensure that disadvantaged business enterprises will be afforded full and fair opportunity to submit bids in response to this Invitation for Bids and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

[Map of Regions to Follow]

MAP OF SOURCEWELL CONTRACT REGIONS

Solicitation #IL-072926



Region 1 - Northern

Jo Daviess	Carroll	Whiteside	Grundy
Stephenson	Ogle	Lee	Kankakee
Winnebago	DeKalb	Kendall	Putnam
Boone	Kane	Will	McHenry
DuPage	Bureau	Lake	Cook
LaSalle			

Region 2 - West Central

Rock Island	Peoria	Hancock	Menard	Pike
Henry	Woodford	McDonough	Adams	Scott
Stark	Henderson	Mason	Brown	Logan
Marshall	Warren	Morgan	Macon	Mercer
Fulton	Schuyler	Sangamon	Knox	Tazewell
Cass	Christian	Calhoun		

Region 3 - East Central

Livingston	Dewitt	Ford	Piatt
Iroquois	Douglas	McLean	Edgar
Champaign	Moultrie	Vermilion	Coles

Region 4 - Southwest

Greene	St Clair	Fayette	Jersey
Clinton	Marion	Macoupin	Monroe
Jefferson (IL)	Montgomery	Washington	Madison
Randolph	Bond	Perry	

Region 5 - Southeast

Shelby	Clay	Hamilton	Gallatin	Pulaski
Cumberland	Richland	White	Union	Alexander
Clark	Lawrence	Franklin	Johnson	Effingham
Wayne	Jackson	Pope	Jasper	Edwards
Williamson	Hardin	Crawford	Wabash	Saline
Massac				



6/25/2026

Addendum No. 1

Solicitation Number: IFB IL-072926

Solicitation Name: Indefinite Delivery Indefinite Quantity Construction - Illinois

Consider the following Question(s) and Answer(s) to be part of the above-titled solicitation documents. The remainder of the documents remain unchanged.

Question 1:

Since the state of Illinois does not require a GC license but local municipalities may, how will licensing be handled under this contract? Will a GC be required to apply for individual licenses if required in each jurisdiction or can Sourcewell negotiate with each jurisdiction prior to any award that the contractor has been vetted?

Answer 1:

Bidders are solely responsible for demonstrating any required licensure under applicable federal, state, or local laws to complete any work conducted under this contract. Sourcewell does require Bidders to submit a description of their current licensure(s) within the Questionnaire. Bidders are required to provide a narrative describing their current licenses and provide copies of such licenses. If no such license is required, bidders may include that in their narrative and/or document upload.

Participating entities may require licenses on an individual basis. This is determined at the local level on an entity-by-entity basis.

Question 2:

Good morning. I have performed multiple projects under the OMNIA Purchasing, but I am unfamiliar with Sourcewell Procedure, is there a blue print for this opportunity? where is the location? appreciate any help. Thank you.

Answer 2:

Sourcewell utilizes a competitive, solutions-based solicitation approach that is not based on detailed specifications, finite quantities, or locations. Any of Sourcewell's participating entities could use the contract, if applicable. Participating Entities' unique needs, and Solutions from awarded supplier(s), will be determined if and when participating entities choose to utilize a contract resulting from this solicitation.

End of Addendum

Acknowledgement of this Addendum to IFB IL-072926 posted to the Sourcewell Procurement Portal on 6/25/2026, is required at the time of proposal submittal.



6/26/2026

Addendum No. 2

Solicitation Number: IFB IL-072926

Solicitation Name: Indefinite Delivery Indefinite Quantity Construction - Illinois

Consider the following Question(s) and Answer(s) to be part of the above-titled solicitation documents. The remainder of the documents remain unchanged.

Question 1:

We are not a General Contractor but work with Construction Companies to provide mobile offices, warehouses, swing space during renovation etc... Would we qualify for this solicitation as a subvendor or is this for GCs only?

Answer 1:

Sourcewell is seeking to establish contracts for construction or the repair, alteration, modernization, or renovation of buildings, structures, or other real property. Refer to section III., item B. of the IFB, which reads "Bidders responding to a General Construction solicitation must be willing and capable of providing all or a majority of the various types of construction work as specified in the Construction Task Catalog either through its own forces or by using subcontractors. Bidder must provide documentation of all applicable required licensure(s)."

Question 2:

Provide a description of the workforce structure, including any use of union labor.

Answer 2:

The question is unclear. Please rephrase your question and resubmit it in the Sourcewell Procurement Portal.

End of Addendum

Acknowledgement of this Addendum to IFB IL-072926 posted to the Sourcewell Procurement Portal on 6/26/2026, is required at the time of proposal submittal.



6/29/2026

Addendum No. 3

Solicitation Number: IFB IL-072926

Solicitation Name: Indefinite Delivery Indefinite Quantity Construction - Illinois

Consider the following Question(s) and Answer(s) to be part of the above-titled solicitation documents. The remainder of the documents remain unchanged.

Question 1:

Please confirm whether union labor is required.

Answer 1:

Use of union labor is not a requirement. Sourcewell Participating Entities may require union labor or other labor-related requirements based on their individual needs. Any such requirements will be communicated on a project-by-project basis at the beginning of the Job Order process and reflected in the detailed scope of work.

End of Addendum

Acknowledgment of this Addendum to IFB IL-072926 posted to the Sourcewell Procurement Portal on 6/29/2026 is required at the time of proposal submittal.



7/10/2026

Addendum No. 4

Solicitation Number: IFB IL-072926

Solicitation Name: Indefinite Delivery Indefinite Quantity Construction - Illinois

Consider the following Question(s) and Answer(s) to be part of the above-titled solicitation documents. The remainder of the documents remain unchanged.

Question 1:

At the pre-bid meeting, there was mention of a bonding capacity template letter. I have been unable to locate this file in the documents provided so far. Can you point me in the right direction or provide this template letter. Thank you.

Answer 1:

Sourcewell does not provide a bonding capacity template letter. What is required with your bid submission is a letter from your bonding company setting forth your organization's bonding capacity should bonding be required by the participating entity. It must be dated within the past 12-months of this bid's closing date.

End of Addendum

Acknowledgement of this Addendum to IFB IL-072926 posted to the Sourcewell Procurement Portal on 7/10/2026, is required at the time of proposal submittal.