

Improvements and Upgrades at
Bethel Congregate for
The Bethel Congregate Corp.

CHFA – 24-522

**NOTICE OF
REQUEST FOR QUALIFICATIONS & BID**

The Bethel Congregate Corporation (hereafter referred to as "the Owner") is seeking Statements of Qualifications (SOQ) from highly qualified General Contractors (GCs) for the upcoming project, "Improvements and Upgrades at Bethel Congregate." The purpose of this RFQ is to establish a shortlist of highly qualified Contractors who will subsequently be invited to submit a fee proposal in response to a Request for Fee Proposals (RFP) for General Contractor Services. Statements of Qualifications are invited and will be received electronically until **7/31/2026** at the following email address:

msharnick@silverpetrucelli.com. Statements of Qualifications will be reviewed, rated, and ranked by a committee selected by the Bethel Congregate Corp. The short-listed contractors will be invited to attend A **MANDATORY** pre-bid conference held at the project site, 101 Simeon Road, Bethel, CT 06801 on **8/26/26, at 2:00 PM**. All prospective bidders are required to attend. Bids will be due on **9/24/26 at 2:00 PM**. A satisfactory Bid Bond or Certified Check, in an amount equal to five percent (5%) of the base bid, shall be submitted with each bid. The Bid Bond shall be made payable to the Bethel Congregate Corp. and shall be properly executed by the Bidder. A 100% Performance & Payment Bond will be required at the time of contract signing. All sureties must be listed on the most recent IRS circular 570 and registered in the State of Connecticut. This project is funded by the CT State Sponsored Housing Improvement Program (SSHIP) Grant Program and Connecticut Housing Finance Authority (CHFA). Requirements include compliance with the Equal Employment Opportunity provisions of Executive Order 11246; Non-Discrimination Provisions of Title VI of the Civil Rights Act of 1964, DOH Program Requirements, Prevailing Wage determinations issued by the Connecticut Department of Labor, and other provisions outlined in the bid documents. The Request for Qualifications (RFQ) can be viewed online July 20, 2026, at Advanced Reprographics Plan Room website, visit <http://www.advancedplanroom.com/> select "Public Jobs" and select "Improvements and Upgrades at Bethel Congregate for Bethel Congregate Corp."

Contract Documents including plans & specifications will be sent directly to the shortlisted contractors. To receive consideration, bids must be in the hands of the authorized representative, no later than the day and hour mentioned above. The Bethel Congregate Corp. reserves the right to accept or reject any or all bids; to waive any informality, or; to accept any bid deemed in the best interests of the Bethel Congregate Corp. All bids will be considered valid for a period of **Ninety (90)** days. The contractor who is selected to perform this State project must comply with CONN. GEN. STAT. §§ 4a-60, 4a-60g, and 46a-68b through 46a-68f. State law requires a minimum spending allocation goal of twenty-five (25%) percent of the state-funded portion of the contract for award to subcontractors holding current certification from the

Connecticut Department of Administrative Services ("DAS") under the provisions of CONN. GEN. STAT. § 4a-60g. (25% of the total state-funded value with DAS-certified Small Businesses and 6.25% of the total state-funded value with DAS-certified Minority-, Women-, and/or Disabled-owned Businesses.)

The contractor must demonstrate good faith effort to meet the spending allocation goals.

**AN AFFIRMATIVE ACTION/EQUAL OPPORTUNITY EMPLOYER
MBE's, WBE's, SBE's DESIGNATED ENTERPRISES ARE
ENCOURAGED TO APPLY**