



**ADVERTISEMENT FOR BID**

**706 West Saint Germain**

706 West Saint Germain Street St. Cloud, MN 56301

BCI Construction, Inc will receive and review bids for the above named project on behalf of,  
706 WSG LLC

BCI Construction Inc. completing renovations to a newly acquired building located at 706 & 708 West St Germain Street, St. Cloud, MN 56301. This project entails an approximate 4,531 SF remodel with façade improvements to restore its historic appeal. Other project improvements include new mechanical, electrical, and plumbing improvements, replacement of roof, and adding a unique outdoor seating patio area for tenants and clients. Tenants (including BCI Construction, CRS, and Fluid Interiors) will utilize the space as a commercial office to serve a group of organizations who specialize in the augmentation and use of property in central Minnesota and beyond. The project is scheduled to begin in December of 2025 and be completed as soon as feasible. The building permit is secured. We are seeking groups experienced in downtown and historic projects with references.

The project is the recipient of Downtown Revitalization Grant Funds and will be a historic rehabilitation as identified by the National Park Service (NPS) and the State Historic Preservation Office (SHPO). The project was recently approved to be added to the St. Cloud Commercial Historic District.

Bids will be received by BCI Construction, Inc. for multiple packages until the time stated at which time they will be **Privately** opened. The work will be done under multiple subcontracts broken into bid packages as described in the Bid Package Summary Sheet.

**Bid Shall Be Submitted to:**

BCI Construction, Inc.  
7135 5th Ave NE  
Sauk Rapids, MN 56379  
Attention: Emma Christianson  
[PM EMAIL](mailto:EChristianson@bciconstruction.us) [EChristianson@bciconstruction.us](mailto:EChristianson@bciconstruction.us)

Bids shall be received on or before: **Wednesday, November 26, 2025** Time: **2:00:00 PM**

Pre-Bid Meeting: **Yes**

Date of Pre Bid: **Friday, November 14, 2025** Time: **1:00:00 PM**

Address: **706 West Saint Germain Street St. Cloud, MN 56301**

**Additional walkthroughs will be held on: 11/17/2025 at 10:00AM and 11/19/2025 at 10:00AM.**

**Plan and specifications may be examined at the following locations:**

Drawings and Specifications will be provided to the bidders in .pdf format. The documents will be made available via the BCI Construction website (<https://bciconstruction.us/>) Bidding Documents are also available for download to prospective bidders and subcontractors by contacting the Owner's Representative, BCI Construction, Inc., 7135 5th Avenue NE, Sauk Rapids, MN 56379, (320) 393-3185. Additionally, you can request access to the Share Folder from Emma C.

Bidders will be responsible for printing hard copies of the drawings and specifications, as desired.

**Sales Tax**

Include sales tax in all proposals.





**Other Information**

It is the intention to award the contract to the lowest responsible bidder, provided the bid is judged to be reasonable and does not exceed available funds. The owner does reserve the right to reject any or all Bids and rebid any or all Bid Packages at its discretion. Bid with variances from the invitation to bid will not be considered and shall be deemed non-responsive Bids.

The Owner/Construction Manager, however, does reserve the right to waive any formalities, minor irregularities or discrepancies in the Bids or Bidding procedure when such an action is in the Owners best interest. Award of scope of work will be determined through best value approach and experience in Downtown St. Cloud, MN in construction projects. All bidders are to provide references of projects and contact information. BCI reserves the right to contact these references.

No bid may be withdrawn within 60 (sixty) days after the scheduled closing time for the receipt of bids without consent of the Owner. The Owner reserves the right to reject any or all bids and to waive any informality in the Bidding. Bid bonds are not required.

Bids will be best value for all packages. Please provide (3) references for past projects completed in downtown St Cloud.

