



February 19, 2026

Rapid Valley Elementary School Addition and Remodel

Advanced Invitation to Bid

Scull Construction is serving as the Construction Manager at Risk (CMAR) for the **Rapid Valley Elementary School Addition and Remodel** project located in **Rapid City, SD**. We are issuing this **advanced Invitation to Bid** to provide early project information and allow bidders to plan accordingly.

Project Overview

- Project Scope: Renovation of approximately 45,000 square feet of existing school, 24,500 square feet of new school additions, new fire suppression system throughout, upgrades to existing mechanical systems, and redevelopment of the existing site
- Owner: Rapid City Area School District (RCAS)
- CMAR: Scull Construction Service
- Architect: Chamberlin Architects

Anticipated Bidding Schedule

- Bid Documents Available: March 2, 2026
- Pre-Bid Meeting – Non-Mandatory (highly encouraged)
 - Date/Time: March 5, 2026 at 3:30pm MST
 - Location: Rapid Valley Elementary School - Multi Purpose Room; 2601 Covington Street, Rapid City, SD 57703
- Bids Due: March 19, 2026 by 2pm MST
 - **Sealed bids will be required. Emailed bids will not be accepted.**
- Anticipated Award: April 8-9, 2026

Scope & Bid Packages

The following bid packages are anticipated as part of this solicitation:

- 01A – Final Cleaning
- 01C – General Construction
- 02A – Construction Staking
- 02C – Selective Building Demolition
- 03A – Foundation and Site Concrete
- 03B – Precast Concrete
- 05A – Structural Steel
- 07A – Membrane Roofing
- 07C – Metal Panels
- 07E – EIFS
- 07G – Joint Sealants
- 08A – Aluminum Storefronts
- 08B – Doors and Hardware (Material Supply)
- 09A – Gypsum Board Assemblies
- 09B – Tiling
- 09C – Acoustical Ceilings
- 09D – Flooring
- 09E – Painting and Coating
- 09G – Resinous Flooring
- 10A – Specialties (Material Supply)
- 10B – Doors, Specialties, and Finish Carpentry (Installation)
- 11B – Gym Equipment
- 11C – Bleachers
- 12A – Finish Carpentry (Material Supply)
- 12D – Window Treatments
- 21A – Fire Suppression
- 22A – Plumbing
- 23A – HVAC
- 26A – Electrical & Communications
- 31A – Sitework, Excavation, and Utilities
- 32A – Asphalt Paving
- 32C – Landscaping
- 32D – Fencing and Gates

Important Project Information/Requirements

- **Project Schedule/Phasing Compliance:** The Contractor shall review the Project Phasing Exhibit and Project Schedule Exhibit, issued with the Construction Manager's Bid Manual, and shall furnish all necessary equipment, labor, and resources required to achieve the durations specified therein for this Scope of Work.
 - This project includes multiple phases, each with firm completion deadlines.
 - All summertime renovation work shall be based on a six (6)-day work week (Monday–Saturday), with no exceptions. The Contractor shall include all associated overtime and premium time costs in their bid.
- **Personnel Background Checks:** All Contractor personnel assigned to the project must pass a background check prior to performing any on-site work. The Contractor shall bear all costs for these background checks. All background checks will be in accordance with RCAS policies and requirements.
- **Submittal Requirements:** The Contractor shall submit all submittals and shop drawings within two (2) weeks of receiving the Notice to Proceed (NTP) from the Construction Manager.

Attachments

- Preliminary project schedule
- Preliminary phasing/site logistics plan

Formal bid documents, drawings, and specifications will be issued on the date noted above. Additional details, including bidding instructions and submission requirements, will be provided at that time.

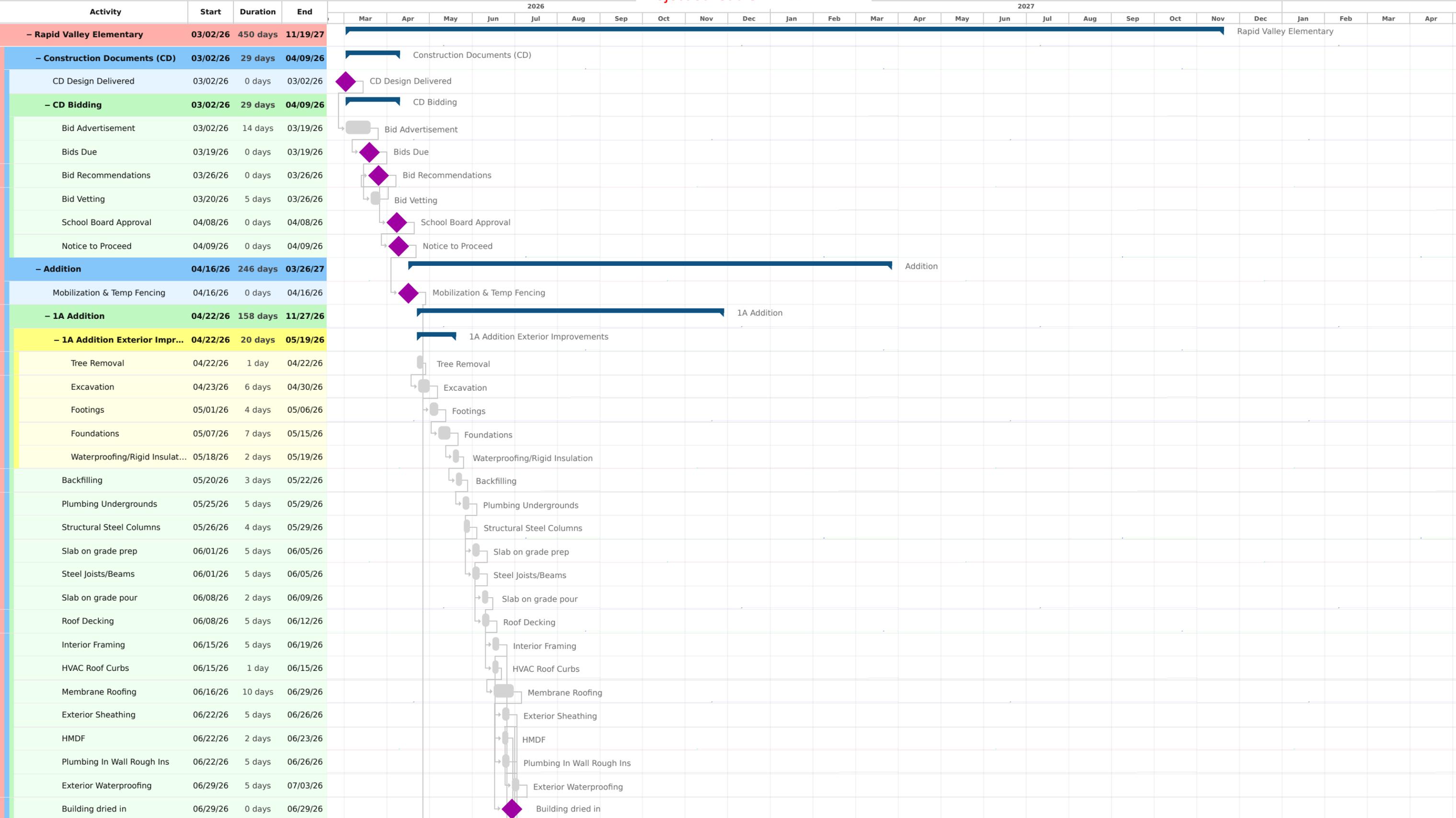
Please review the information and attachments and let us know if you plan to bid and which bid package(s) you are interested in. If you have any questions in the meantime, feel free to reach out to Jake Losett and Justin Kraemer with Scull Construction. All questions and requests for information should be directed to Scull Construction and not the Owner/Architect.

We appreciate your interest and look forward to your participation.



202608 Rapid Valley Elementary School Addition

Project Schedule - PRELIMINARY



General

- Parent Activity
- Child Activity
- Baseline
- (+# days) Delay
- Milestone
- Links

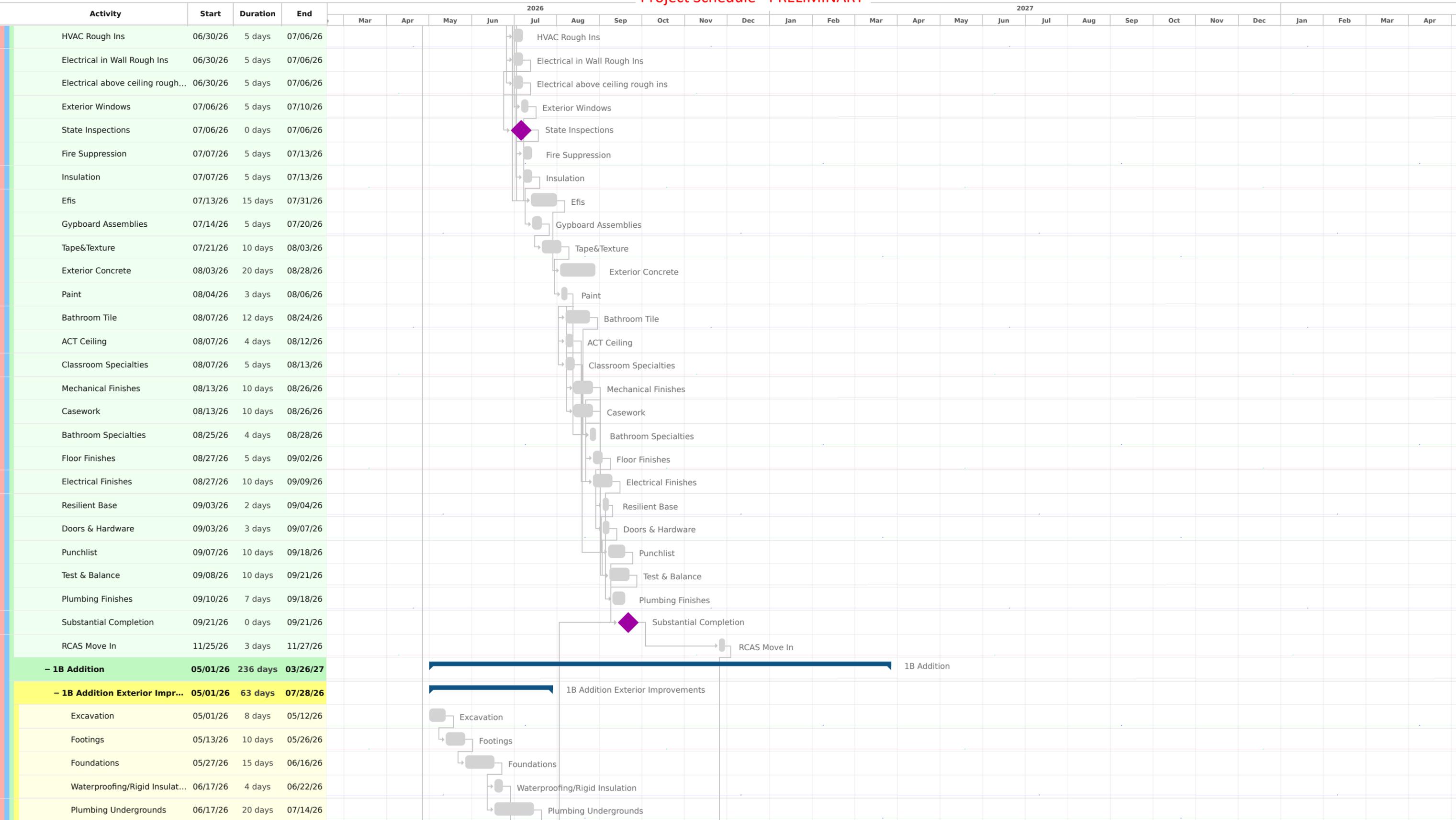
Status

- Completed
- Overdue
- Ahead
- Uninitiated



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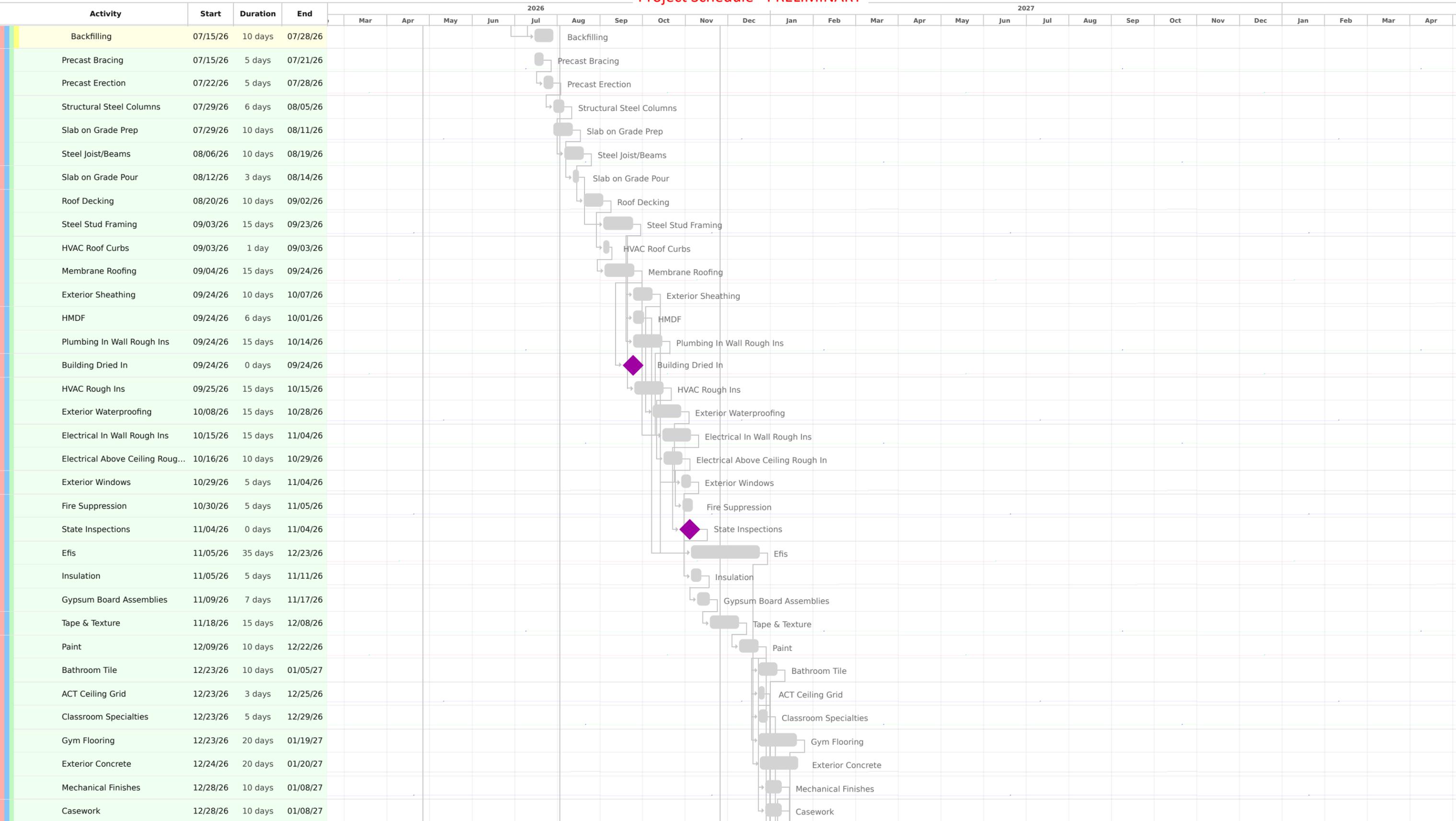
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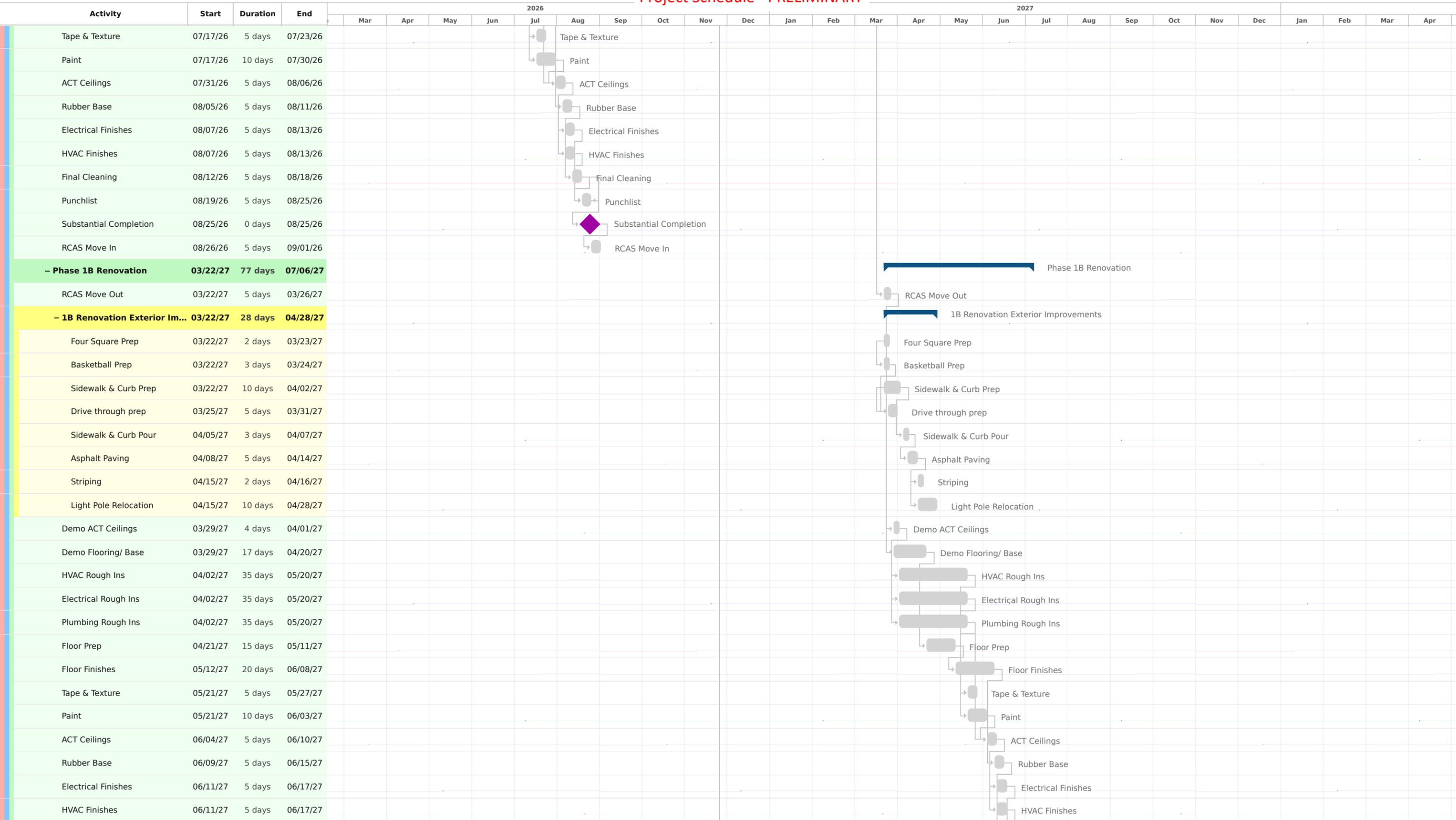
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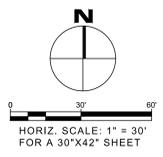
Phasing Plan - PRELIMINARY

- KEYNOTES**
- 1 CONCRETE SIDEWALK / PAVEMENT, TYP. - SEE 3/C-5/33
 - 2 CONCRETE CURB AND GUTTER - SEE C-5/2
 - 3 ASPHALT PAVEMENT W/ AGGREGATE BASE COURSE - SEE 1/C-5/3
 - 4 HANDICAP RAMP - SEE RAPID CITY STANDARD DETAIL 61-2a THROUGH 61-2c/C-5/2
 - 5 CHAIN LINK FENCE - SEE C-5/1
 - 6 DRAINAGE SWALE, TYP.
 - 7 LIGHT POLES (3 RELOCATED) - SEE ELECTRICAL
 - 8 STRUCTURAL STOOPS - SEE STRUCTURAL
 - 9 WATER SERVICE - SEE CU105
 - 10 SANITARY SEWER - SEE CU103 AND CU104
 - 11 RELOCATED BIKE RACK
 - 12 STORM SEWER - SEE CU101
 - 13 DUMPSTER LOCATION
 - 14 REINFORCED DRIVEWAY APPROACH - SEE RAPID CITY STANDARD DETAIL 60-4/C-5/2
 - 15 8' TABLE - SEE SHEET 5/LP-5/1
 - 16 BENCH - SEE SHEET 7/LP-5/1
 - 17 CONCRETE TRICKLE CHANNEL - SEE 2/C-5/3
 - 18 RELOCATED SHADE STRUCTURE
 - 19 BASKETBALL COURT W/ HOOPS
 - 20 LONG JUMP
 - 21 KICKBALL FIELD
 - 22 FOUR SQUARE COURT
 - 23 TRENCH DRAIN
 - 24 PAVEMENT MARKINGS - SEE CS105
 - 25 CHILLER AND ICE TANKS - SEE MECHANICAL; SEE STRUCTURAL FOR EQUIPMENT FOUNDATIONS
 - 26 TOP OF BERM, 4' WIDE - SEE CG101
 - 27 4' TABLE - SEE 8/LP-5/1
 - 28 30' TALL FLAG POLE - 4/LP-5/1
 - 29 FUTURE MONUMENT SIGN LOCATION
 - 30 SOCCER NETS - BY OWNER
 - 31 1/8 MILE TRACK - SEE LP101
 - 32 REMOVABLE BOLLARD - TBD

- NOTES:**
1. ALL VALVES, CLEANOUTS, ETC. SHALL BE ADJUSTED TO FINISH GRADE.
 2. GRADING NOT SHOWN FOR CLARITY - SEE CG101.
 3. LANDSCAPE NOT SHOWN FOR CLARITY - SEE LP101.
 4. ALL FORMS/ELEVATIONS FOR ALL CONCRETE STRUCTURAL STOOPS SHALL BE APPROVED BY ARCHITECT PRIOR TO CONCRETE PLACEMENT.
 5. SEE CS105 FOR PAVEMENT MARKING AND SIGNAGE.
 6. REMOVE AND REPLACE 2' OF ASPHALT WHEREVER NEW CURB IS ADJACENT TO EXISTING ASPHALT.

LEGEND

— W —	WATER
— SD —	STORM SEWER
— SS —	SANITARY SEWER
— ○ —	CHAINLINK FENCE
— ○ —	PRIVACY FENCE
— P —	POWER LINE
— ● —	SWALE
—	11 1/4" BEND
—	22 1/2" BEND
—	45° BEND
—	TEE
—	CURB STOP
—	GATE VALVE
—	SINGLE POST SIGN
—	CLEAN OUT
—	AREA INLET
—	ROOF DRAIN CATCH BASIN
—	BOLLARD
—	LIGHT POLE
—	6" ATRIUM GRATE
—	ASPHALT PAVEMENT
—	CONCRETE SIDEWALK



Phasing Plan

Phase 1A Addition -
(04/22/26 - 11/27/26)

Phase 1B Addition -
(05/01/26 - 03/26/27)

Phase 1A Renovation -
(05/18/26 - 09/01/26)

Phase 1B Renovation - Start following the completion of Phase 1B Addition. Move during spring break 2027 (03/22/27 - 03/29/27)

Phase 2A Renovation -
(Cannot start until Addition 1A is turned over)
(11/30/26 - 01/07/27)

Phase 2B Renovation -
Cannot start until Addition 2A is turned over
(01/01/27 - 07/27/27)

Phase 2C Renovation -
(05/26/27 - 09/09/27)

Phase 2D Renovation -
(06/25/27 - 11/19/27)



RAPID VALLEY ELEMENTARY SCHOOL ADDITION AND REMODEL
RAPID CITY, SOUTH DAKOTA

OVERALL SITE PLAN

NO. ISSUED FOR. DATE:

PROJECT STATUS: 100% DESIGN DEVELOPMENT

DATE: 12/05/25 SHEET NO. CS101

PROJECT NO. 2521