



John R. Kasich / Governor
State of Ohio

David Williamson / Executive Director
Ohio Facilities Construction Commission



OHIO FACILITIES CONSTRUCTION COMMISSION

Ohio Register

Information of Interest for the
Architectural, Engineering and Construction Industry

Issue Number 276

August 2016

Response Deadline:

Varies by project

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Ohio Facilities Construction Commission

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OFCC website: <http://ofcc.ohio.gov>

An Equal Opportunity Employer

Ohio Register General Information and Requirements

State of Ohio Standard Forms and Documents

General Requirements for Submittals of the Statement of Qualifications

Firms are required to submit the current State of Ohio version of Statement of Qualifications (Form F110-330) available via the Ohio Facilities Construction Commission (OFCC) website at <http://ofcc.ohio.gov>. The Federal version of the SF330 form will not be accepted.

Cover letters and transmittals are not necessary. Please place the appropriate project number in the space provided on the form.

Due to limited storage space, we request that paper copies, if requested, be stapled and please refrain from submitting three-ring binders, spiral binders and booklets. OFCC requests that supplemental material not be submitted with the Statement of Qualifications. The use of a computerized or typed Statement of Qualifications form is preferred.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat Professional or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Adobe Acrobat Professional, go to Advanced, then PDF Optimizer. Also, please label the CD and the CD cover with the project number and firm name.

Facsimile or e-mailed copies of the Statement of Qualifications will not be accepted.

Reminders

OFCC no longer requires an annual submittal of Part II of the Statement of Qualifications form for professional design services. However, professional design firms and construction managers responding to a request for qualifications for State of Ohio projects must submit Part II of the Statement of Qualifications (Form F110-330) for each firm on its team.

Form F110-330 (Statement of Qualifications) officially replaced both the ADM-0255 and ADM-0254 forms on March 1, 2008. The ADM-0255 and ADM-0254 forms are no longer accepted.

ORC 9.24 – Auditor of State Unresolved Findings for Recovery

Effective June 1, 2004, Ohio Revised Code (ORC) 9.24 prohibits the State of Ohio from awarding a contract to any individual or organization against whom the [Auditor of State](#) has issued a findings for recovery if the findings for recovery is unresolved at the time of award of contract.

EDGE Participation Required on State Design and Construction Projects

The Encouraging Diversity, Growth and Equity (EDGE) program became law July 1, 2003, when Section 123.152 of the Ohio Revised Code was enacted. The program creates a business development program for economically and socially disadvantaged Ohio businesses.

The EDGE business participation goal is usually 5 percent. Proposers for professional services agreements as well as Bidders on construction contracts must demonstrate actual participation in the EDGE program, or provide a demonstration of their good faith efforts (with a letter requesting a waiver of the advertised EDGE participation goal on its letterhead and supporting evidence) to participate in the EDGE program, or both, as indicated in the Ohio Revised Code (123.152) and the Ohio Administrative Code (123:2-16-09).

Interested A/E firms are required to submit the Commitment to Participate in the Edge Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and/or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises by the name that will participate in the delivery of the proposed professional services solicited in the RFQ.

To learn more about the qualifications for EDGE certification, the process to become an EDGE-certified business, and to find existing EDGE-certified businesses, go to <http://EDGE.ohio.gov>.

Ohio Ethics Law Provision

All professionals that submit or intend to submit proposals for consideration of a contract for professional design services with the state of Ohio are reminded that, as applicable, no sole proprietor, partner, shareholder or other principal of the Architect/Engineer or the spouse of such principal has made, as an individual, at any time within the two previous calendar years, one or more contributions totaling in excess of \$1,000.00 to the Governor or to the Governor's campaign committee, consistent with Section 3517.13 of the Ohio Revised Code.

Qualifications-based Selection (QBS) Requests for Qualifications

"Qualifications-based Selection" (QBS) refers to a procurement process used by state agencies, institutions of higher education and school districts for the selection of Architect/Engineer (A/E) and A/E services for public construction projects. It is a competitive contract procurement process whereby professional design firms submit qualifications to the public owner who evaluates and selects the most qualified firm, and then negotiates the project scope of work, schedule, budget and fees.

For the...Architect/Engineer (A/E); Construction Manager Agent (CMA); Owner Agent (OA); Criteria A/E (C-A/E); Commissioning Services (Cx) provider; and Specialty Consultant/Planning (SC) provider.

Sign up for [RFQ and/or Construction Bidding e-mail notifications](#). Note: If you are already signed up and are not receiving notifications, please check your spam folder to "unblock" the e-mail notifications.

<u>Publish Date</u>	<u>Due Date</u>	<u>Project Number</u>	<u>Owner</u>	<u>Project Name</u>	<u>Primary Service</u>	<u>Estimated Project Cost</u>	<u>Q&A</u>	<u>Short List (Selection Starred)</u>	<u>Notes</u>
8/9/2016	9/16/2016	OHU-170003	Ohio University	Clippinger Laboratories Addition/Renovation	A/E	\$42,600,000	Q&A	TBD	RFQ updated 8/15/16
8/29/2016	9/16/2016	OSU-160969	Ohio State University	Doan - Public Elevators 4-7	A/E	\$2,500,000	N/A	TBD	
8/29/2016	9/9/2016	OHU-170004	Ohio University	Washington Hall Restroom Upgrade	A/E	\$3,200,000	N/A	TBD	
8/26/2016	9/8/2016	DRC-16F101	Ohio Department of Rehabilitation & Correction	RCI Lock Upgrades	A/E	\$10,885,000	N/A	TBD	
8/12/2016	9/7/2016	MUN-100067	Miami University	Hoyt Hall Renovation	A/E	\$2,250,000	N/A	TBD	

8/23/2016	9/7/2016	DAS-170001	Ohio Department of Administrative Services	Rhodes Tower Renovations	A/E	\$19,250,000	Q&A	TBD	
8/8/2016	9/5/2016	ZSC-17-18-006	Zane State College	Willett-Pratt Training Center Renovations	A/E	\$200,000	N/A	TBD	
7/29/2016	8/30/2016	KSU-17L001	Kent State University	Kent State University - Kent Campus Master Plan	A/E	\$950,000	Q&A	TBD	Project may cost up to \$950,000 Pre-submission Meeting Attendance
8/8/2016	8/26/2016	WSU-160027	Wright State University	Agricultural Education and Water Quality Building	A/E	\$3,000,000	N/A	TBD	
8/12/2016	8/26/2016	BGU-166228	Bowling Green State University	BGSU Ice Arena Space Study	A/E		Q&A	SHP Leading Design OSports Crawford Architects The Collaborative, Inc.	
8/8/2016	8/22/2016	BTC-170001	Belmont College	FY-17 Main Building Improvements	A/E	\$7,910,000	Q&A	FMS Perspectus Architecture Richard Fleischman	Update 8/9/16: Please send paper copies. See RFQ for details.
8/8/2016	8/22/2016	CSU-TBD	Central State University	Hallie Q. Brown Memorial Library	A/E	\$4,090,000	Q&A	Champlin Architecture	

				Structural Repair and Modernization Phase II			Levin Porter LWC Incorporated		
7/19/2016	8/20/2016	NCC-016202	North Central State College	Kehoe Center Infrastructure Renovation	A/E	\$1,195,000	N/A	TBD	
7/26/2016	8/19/2016	OHU-170002	Ohio University	Seigfred Hall Renovation	A/E	\$9,540,000	N/A	TBD	MEP Engineer selected jointly by A/E and OU.
7/26/2016	8/19/2016	OHU-170002-MEP	Ohio University	Seigfred Hall Renovation	MEP Engineering	\$9,450,000	N/A	TBD	MEP Engineer selected jointly by A/E and OU.
7/15/2016	8/8/2016	ZSC-17-18-004	Zane State College	Holdren-Watton Law Lab Renovation	A/E	\$305,000	N/A	TBD	
7/15/2016	8/8/2016	ZSC-17-18-005	Zane State College	College Hall & Health Science Hall Restroom Renovation	A/E	\$175,000	N/A	TBD	
7/11/2016	8/4/2016	SFC-170405	Cleveland Municipal School District	CMSD Segment 8 Projects (Small Scope)	A/E	\$154,439,184	Q&A	Selection Process on Hold	Project cost does not include LFIs
7/14/2016	8/4/2016	SFC-160395	Fostoria City School District	Fostoria City School District	A/E	\$46,715,413	N/A	Germann/Miller & Associates BSHM	Project cost does not include LFI

									Architects Lesko Associates
7/11/2016	8/3/2016	SFC-170405	Cleveland Municipal School District	CMSD Segment 8 Projects (Large Scope)	A/E	\$154,439,184	Q&A	Selection Process on Hold	Project cost does not include LFIs
7/11/2016	8/1/2016	ZSC-17-18-002	Zane State College	Campus-wide Sidewalks, Roadways & Lighting Renovation	A/E	\$430,000	N/A	TBD	
7/12/2016	8/1/2016	ZSC-17-18-003	Zane State College	Campus Center HVAC, Building Envelope & Interior Lighting	A/E	\$600,000	N/A	TBD	
7/8/2016	7/27/2016	OHU-160022	Ohio University	Athletic Academic Center	A/E	\$6,165,180	N/A	TBD	Project number updated 7/11/16
7/6/2016	7/22/2016	BGU-166220	Bowling Green State University	Regional Engineering Services Provider	A/E		Q&A	See Shortlist	Costs vary by project
7/8/2016	7/22/2016	UCN-16240A	University of Cincinnati	ECUP New Boiler No. 4	A/E	\$3,800,000	N/A	Fosdick & Hilmer M-Engineering RMF Engineering	
6/17/2016	7/19/2016	OHU-160020	Ohio University	Ohio University - RTV Chiller Replacement	A/E	\$3,000,000	N/A	TBD	
6/17/2016	7/19/2016	OHU-160021	Ohio University	Ohio University - Alden Library Chiller Replacement Project	A/E	\$3,000,000	N/A	TBD	
6/27/2016	7/19/2016	OHU-TBD	Ohio University	James Hall Heating Upgrade	A/E	\$2,000,000	N/A	Pickering Associates	

								DLZ Ohio Fishbeck, Thompson, Carr, & Huber	
6/27/2016	7/14/2016	OSU-160464	The Ohio State University	Mack - Restroom Renovations	A/E	\$4,229,739	N/A	TBD	
6/16/2016	7/8/2016	BGU-166215	Bowling Green State University	Harshman/Centrex Load Center Electrical Conversions	A/E	\$6,703,776	N/A	AECOM Prater Engineering Associates JDRM Engineering	Drawings added 6/20/16
6/17/2016	7/8/2016	YSU 1718-4	Youngstown State University	Academic Area Renovations and Upgrades	A/E	\$3,750,000	N/A	TBD	
6/23/2016	7/8/2016	CTI-170001	Columbus State Community College	School of Hospitality Management and Culinary Arts	A/E	\$30,000,000	Q&A	Bialosky + Partners Architects *Design Group Schooley Caldwell Associates	Selection: Design Group Project cost will \$25-30 million
6/7/2016	7/1/2016	YSU 1718-2	Youngstown State University	Jones Hall Student Success Facility Upgrades - Roofing	A/E	\$1,000,000	N/A	TBD	
6/7/2016	7/1/2016	YSU 1718-7	Youngstown State University	Stambaugh Stadium Press Box	A/E	\$1,780,000	N/A	TBD	
6/13/2016	6/27/2016	OTC01-2016-AH-WATINF	Owens Community College	Administration Hall Water Infiltration Project	A/E	\$1,000,000	N/A	TBD	

6/8/2016	6/24/2016	BGU-166211	Bowling Green State University	MP-FCS/West Hall Demolition	A/E	\$1,544,000	N/A	*Mannik & Smith Group Munger Munger & Associates	Selection: Mannik & Smith Group
6/1/2016	6/23/2016	OTC01-2016-TT-EXPAND	Owens Community College	Transportation Technology Expansion	A/E	\$1,400,000	QA	The JDI Group Poggemeyer Design Group Richard L. Bowen + Associates	
5/26/2016	6/17/2016	UTO-170166	University of Toledo	Building Envelope/Weatherproofing	A/E	\$1,750,000	QA	*The Architects DLZ K2M Design	Selection: The Architects
5/20/2016	6/10/2016	UTO-171845	University of Toledo	Research Laboratory Renovations Phase I	A/E	\$2,000,000	N/A	*Baxter Hodell Donnelly Preston Champlin Haupt Architects Harley Ellis Devereaux SSOE Group	Selection: Baxter Hodell Donnelly Preston
5/20/2016	6/10/2016	UTO-170964	University of Toledo	Campus Infrastructure Improvements	A/E	\$2,750,000	N/A	AECOM Technical Services *JDRM Engineering Prater Engineering Associates	Selection: JDRM Engineering
5/27/2016	6/10/2016	CSU-2016-0005	Central State University	Capital Projects Program Manager Services	PMS		N/A		Project costs will vary

Best Value Selection (BVS) Requests for Qualifications

"Best Value Selection" (BVS) is a selection process in which proposals contain both pricing and performance components, and award is based upon a combination of pricing and performance considerations to determine the offer deemed most advantageous and of the greatest value to the public authority.

For the...Construction Manager at Risk provider (CM); Design Builder (DB) and Energy Performance Contracting provider.

Sign up for [RFQ and/or Construction Bidding e-mail notifications](#). Note: If you are already signed up and are not receiving notifications, please check your spam folder to "unblock" the e-mail notifications.

<u>Publish Date</u>	<u>Due Date</u> ▼	<u>Project Number</u>	<u>Owner</u>	<u>Project Name</u>	<u>Primary Service</u>	<u>Estimated Project Cost</u>	<u>Q&A Misc</u>	<u>Short List (Selection Starred)</u>	<u>Notes</u>
8/30/2016	10/3/2016	SFC-150383.01	Akron Public Schools	Akron Ellet HS	CMR	\$58,453,047	Q&A	TBD	Project cost does not include demo and abatement
8/29/2016	9/30/2016	DNR-130036	Ohio Department of Natural Resources	Portage Lakes East Reservoir Dam Rehabilitation	CMR	\$33,000,000	N/A	TBD	RFQ updated 08/31/2016
8/30/2016	9/15/2016	OSU-160277	Ohio State University	300 W 10th 7th FL Reno	DB	\$3,280,000	N/A	TBD	
7/26/2016	8/29/2016	SFC-160395	Fostoria City School District	Fostoria City School District	CMR	\$40,538,176	N/A	TBD	
7/15/2016	7/25/2016	SFC-160398	Global Impact STEM Academy	Global Impact STEM	DB	\$6,303,844	N/A	*Kapp Construction Elford	Selection: Kapp

				Academy - Phase 2				Shook Touchstone	Construction Score Sheet
6/13/2016	7/13/2016	SFC- 160399	Carrollton Exempted Village SD	Carrollton New 6-12 (Segmented)	CMR	\$23,842,562	N/A	Knoch Corp/Regency Construction ICON Construction *Shook Touchstone	Selection: Shook Touchstone Score sheet
6/1/2016	7/7/2016	UCN- 16018A	University of Cincinnati	Lindner College of Business	CMR	\$120,000,000	N/A	Messer Construction *Turner Construction	Selection: Turner Construction Updates highlighted in yellow
6/20/2016	7/7/2016	MUN- 100066	Miami University	McKie Field at Hayden Park - Synthetic Turf Conversion	DB	\$600,000	N/A	TBD	Estimate = \$400,000 base, \$600,000 with alternates
5/9/2016	6/7/2016	OSU- 160625	The Ohio State University	Medical Center Parking Garage	DB	\$50,627,460	Q&A	TBD	
5/16/2016	5/27/2016	DNR- 160084	Ohio Department of Natural Resources	Water Treatment Plant Improvements - Hocking Hills SP	DB	\$1,100,000	N/A	TBD	
4/26/2016	5/26/2016	DRC- 16F110	Ohio Department of Rehabilitation	ORW Lincoln Replacement Housing	CMR	\$13,800,000	Q&A	Elford *Peterson Construction	Selection: Peterson

			and Correction					Smoot Construction	Construction Score Sheet
4/18/2016	5/20/2016	SFC- TBD2	Clear Fork Valley Local Schools	CFVLSLSD New Elementary Schools	CMR	\$25,599,229	N/A	Ruscilli Construction Regency Construction Services Gilbane Building	Cost does not include LFIs
4/12/2016	5/16/2016	OSU- 160637	The Ohio State University	Ohio Stadium Upgrades	CMR	\$41,600,000	N/A	TBD	
3/31/2016	5/10/2016	DRC- 16F077	Ohio Department of Rehabilitation and Correction	Population Management Fence Project	DB	\$13,700,000	Q&A	GPD Services Company Thomas & Marker Construction Touchstone CPM	See highlighted sections of RFQ for updates.
3/10/2016	4/11/2016	SFC- 160392	Reading Community City School District	Reading Community CSD	CMR	\$50,972,401	N/A	AECOM Technical Services *Shook Touchstone Turner Construction Co.	Selection: Shook Touchstone
2/26/2016	4/7/2016	Cancelled UCN- 15038A	University of Cincinnati	UCBA - Muntz Rehabilitation, Phases 1-4	CMR	\$59,600,000	N/A	Selection Cancelled	Selection Cancelled
2/19/2016	3/21/2016	SFC- 160391	Chillicothe City School District	Chillicothe City School District - CFAP	CMR	\$46,705,261	N/A	*Summit Construction Smoot Construction Robertson Construction	Selection: Summit Construction

2/8/2016	3/14/2016	SFC-160396	Harrison Hills City Schools	Harrison Hills New PK-12 Project	CMR	\$44,947,580	.Q&A .Geo Report	*Hammond Construction Skanska USA Robertson Construction	Selection: Hammond Construction
12/23/2015	3/11/2016	DRC-15N001	Ohio Department of Rehabilitation and Correction	Energy Conservation Project - Chillicothe Correctional Institution	Energy		.Meeting Minutes .Addendum .Q&A .Additional Docs	Ameresco Brewer-Garrett Constellation	Cost TBD
2/17/2016	3/4/2016	OSU-160235	The Ohio State University	Doan - Precert Office Renovation	DB	\$490,000	N/A	N/A	
1/19/2016	2/19/2016	SFC-160393	Chippewa Local School District	Chippewa New 7-12 MS/HS	CMR	\$28,050,778	N/A	*CT Taylor Co. Ruhlin Co. Hammond Construction	Selection: CT Taylor
1/12/2016	2/12/2016	DYS-160143	Ohio Department of Youth Services	CJCF Housing Building Replacement	CMR	\$23,969,412	N/A	Regency/Shook Robertson Construction Services *Smoot Construction	Selection: Smoot Construction

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Willett-Pratt Training Center Renovations</u>	Response Deadline	<u>09/05/2016</u>	<u>4:00 PM</u>	local time
Project Location	<u>Zane State College</u>	Project Number	<u>ZSC-17-18-006</u>		
City / County	<u>Zanesville / Muskingum</u>	Project Manager	<u>Joseph Keating</u>		
Owner	<u>Zane State College</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>1</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Joseph Keating at 1555 Newark Rd., Zanesville, Ohio 43701. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Joseph Keating at jkeating@zanestate.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Zane State College is soliciting qualifications for professional services to renovate office spaces, restrooms, and lobby space at the Cambridge campus. The Willett-Pratt Training center was built in 2000, the renovation project consists of approximately 3,500 square feet. The office space renovations with focus on redesigning spaces for the purpose of promoting community partnerships. The restroom renovations involve modernizing two multi-user, multi-fixture facilities. The lobby renovation involves flooring and entryway improvements.

The goal of this project is to renovate identified spaces as to improve the functionality of the spaces for internal and external entities to better serve the Cambridge community.

B. Scope of Services

The Architect/Engineer (A/E) will be responsible for preparing a Program of Requirements within the Basic Fee.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period the selected firm shall provide on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Interior renovation design and planning
2. Restroom renovation design and planning
3. ADA renovation design and planning
4. State of Ohio Capital Design and Bidding Experience
5. State of Ohio Capital Project Construction Administration Experience

Request for Qualifications (Architect / Engineer) continued

possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Willett-Pratt Training Center Renovations Proposer Firm _____
 Project Number ZSC-17-18-006 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 100 miles	2	
	More than 100 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$500,000	1	
	More than \$500,000	0	
c. Number of licensed professionals	Less than 3 professionals	1	Max = 3
	3 to 8 professionals	2	
	More than 8 professionals	3	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 2 projects	0 - 3	
	2 to 4 projects	4 - 6	
	More than 4 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 2 projects	0 - 1	
	2 to 4 projects	2 - 3	
	More than 4 projects	4 - 5	
* Must be comprised of professional design services consulting firm(s) and NOT the lead firm ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute		Subtotal	

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Agricultural Education and Water Quality Building</u>	Response Deadline	<u>August 26, 2016 5:00 pm</u> local time
Project Location	<u>Wright State University Lake Campus</u>	Project Number	<u>WSU-160027</u>
City / County	<u>Celina / Mercer</u>	Project Manager	<u>Robert Thompson</u>
Owner	<u>Wright State University Lake Campus</u>	Contracting Authority	<u>Local Higher Education</u>
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>1</u>

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Robert Thompson at rob.thompson@wright.edu, and 2455 Presidential Drive, Suite 011, Fairborn, Ohio 45324. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Robert Thompson at rob.thompson@wright.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Please refer to the attached Program of Requirements

B. Scope of Services

The selected Architect/Engineer (A/E), as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than 4 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Architecture
2. Civil/Site Design
3. Mechanical/Electrical/Plumbing and Fire Protection Design
4. Laboratory Design
5. Classroom Design

Request for Qualifications (Architect / Engineer) continued

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Shortlisted firms will be notified no later than Monday September 12, 2016, and will be expected to be available for interviews during the week of September 19, 2016.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Agricultural Education and Water Quality Building Proposer Firm _____
 Project Number WSU-160027 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 100 miles	2	
	More than 100 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$200,000	1	
	More than \$200,000	0	
c. Number of licensed professionals	Less than 4 professionals	3	Max = 3
	4 to 10 professionals	2	
	More than 10 professionals	1	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 10	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 3 projects	0 - 3	
	3 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 4 projects	0 - 1	
	4 to 7 projects	2 - 3	
	More than 7 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Wright State University

Agriculture and Water Quality Building

Program of Requirements

5/20/2016

Wright State University

Project Information Water Quality and Agriculture Education Building

WSU Project Number WSU 160027

Project Scope The project is to design, construct, and commission a new facility to house laboratory space, classrooms, common space and offices to support water quality testing and agricultural education. The facility will be a single story building of approximately 7,000 square feet, with future planned expansion

The building will include:

- New limited parking lot
- Extension of utilities to the building
- New foundation, frame, envelope and interior construction
- All required HVAC, plumbing, electrical, telecommunication, security, and life safety systems
- Laboratory casework
- Furniture
- A/V equipment

Executive Summary The Water Quality and Agricultural Education building is a project that intersects State and Community interests with a growing program at Wright State University Lake Campus. The building will consist of laboratory space for use with community partners and educational laboratory space, classroom and faculty offices. The building will be organized around a commons area that will serve as the primary circulation space of the building as well as gathering space for the occupants

A goal of the facility is to provide spaces for outdoor agricultural education by means of a covered exterior space.

Agriculture and Water Quality Building

The location of this project is on the field to the east of Lake Campus proper. Refer to Appendix C for graphic.

Proposed Location

TYPES AND QUALITY OF SPACES

General Characteristics of the Project

Sustainability and Energy Conservation

The University is continually striving to increase its energy conservation. When, within the scope of the project, and in coordination with existing University efforts, increased energy efficiency and sustainability can be achieved, the University will pursue those techniques.

Building Equipment Information

All major building systems are existing. An inspection should be performed to evaluate the suitability of all building systems for archival use.

General Description of Existing Facility

The building is intended to be a functional, durable facility that is suitable for the rigors of agricultural education. The design of the building should reflect a high degree of fiscal stewardship and responsibility with an emphasis on pragmatic solutions. The building will require connection with both the Lake Campus and Grand Lake St. Mary's, with the architecture responding to those influences.

Materials should be selected focusing on durability and compatibility with the existing campus environment. Given the success of Agricultural Education at Wright State University Lake Campus, a modular design that allows for simple, cost-effective additions is preferable.

In keeping with the educational connection with the outdoors, the building design should have a strong connection with the exterior, including providing a covered space for outdoor demonstrations.

ACCESS FOR PEOPLE WITH DISABILITIES

Today, more than forty-three million Americans have some type of impairment, either physical or mental. For many of these individuals, every day activities such as working, using public transportation, and having access to educational opportunities is hampered or even denied by physical and programmatic barriers.

In 1990, the Americans with Disabilities Act (ADA) was enacted to ensure that no qualified individual with a disability shall be discriminated against or excluded from participation in the programs offered by a public entity, such as Wright State University. Wright State University has a national reputation for serving the physically impaired student.

The final design for this project must recognize the minimum standards established by the Americans with Disabilities Act Architectural Guidelines and that Wright State University standards may require additional design features to support the special needs of students, faculty, staff, and visitors of the university who have a disability.

BUILDING SYSTEMS

Building Management System (BMS)

A powerful Building Management System will be used to monitor and automate building controls. The mechanical equipment including hydronic equipment and air handling equipment including air terminal devices will be centrally monitored. The building automation system will be by

Agriculture and Water Quality Building

Siemens, with BACNet compliant end devices. The system will be provided with local and remote graphical monitoring and control integrated into the existing Siemens Apogee system. Automatic temperature controls will be DDC with electric actuation for large dampers and control valves. Chemical fume hoods will be appropriately located, filtered and exhausted for each research work process and sensitive receptor, with services integrated into engineered and architectural systems.

Structural System

The building is anticipated to use a spread footing system and steel frame, pending geo-technical analysis. Bay spacings should be as economical as possible, and likely sized to accommodate the planned lab module of 11'-0" x 30'-0".

HVAC

The building will have stand-alone cooling and heating systems because the campus does not have central or regional chilled water, steam, or heating water plant capacity available at the proposed site. The HVAC system will be designed to meet all applicable ASHRAE standards. The cooling will be from variable speed, air cooled chillers utilizing CFC-free refrigerant or DX cooling with remote condensers located outside, depending on the load. The boilers will be MBH natural gas input, of the condensing type and minimum 90% efficient, and will be sized at 66% of the total building load to provide a measure of redundancy. A variable speed primary/secondary heating water loop will be used to provide heating water to the building finned tube radiators, unit heaters and reheat coils as required.

Air will be distributed from central station air handling units located on the roof outside, or in a mechanical room. Where required, the laboratory spaces will be served with 100% outside air and have venturi valve style supply air,

fume hood exhaust and general exhaust controls based upon the Phoenix system. Negative room pressurization will be achieved with the modulation of these devices to account for fume hood sash position, temperature control requirements and minimum room exhaust offsets all analyzed by a room pressurization controller that will in turn be integrated with the campus Siemens Apogee building automation system. Occupancy sensors will be employed in laboratory spaces to bring exhaust air set points to minimum values when the labs are unoccupied for maximum energy savings. Given the low quantity of fume hoods anticipated for the project, fume hood exhaust will be from a single fan per hood paired with a constant volume Phoenix air valve.

Electrical

Power will be provided from the Celina Power at 12,500 volts nominal and will enter the building's electrical room. There will be one single ended substation that will transform utility power to 208/120V, 3ph, 4W power. The transformer shall be sized for 125% of the total building load including any spare or future capacity. Building substations shall consist of a 15 kV primary HVL switch, a dry type transformer, a dedicated metering cubicle, a secondary main electronic trip circuit breaker, and a fusible switch distribution. The 15 kV primary switch shall be an HVL load break switch. The fusing shall be sized accordingly. The switch shall be bused to the transformer as an integral part of the unit substation. The unit substation will contain an electronic trip circuit breaker with adjustable trip settings as the secondary main on the load side of the transformer. This switch shall be an integral part of the unit substation and all bussing shall be copper. Spaces in switchboards shall be fully bused. Spaces shall have insulated covers over bus stabs and ready for fusible switch installation. Bus shall be fully rated and shall have factory provisions for extension of main bus.

TVSS shall be installed at the building 208V substation level

Agriculture and Water Quality Building

and at all 120/208V panelboards. Power to the classrooms, labs and offices will be through distribution panels located in dedicated electrical closets located throughout the building. Surface mounted raceways with duplex receptacles and a separate telecommunications channel will be provided on laboratory work benches. Power and communications will be distributed to laboratory benches from an overhead raceway and umbilical system allowing easy reconfiguration of laboratories as research needs change and evolve.

All lighting both interior and exterior shall be of LED source and meet WSU Electrical Basis of Design Standards and Guidelines. Occupancy sensors will be utilized in all classrooms, laboratories, offices and restrooms for lighting control per ASHRAE 90.1. Hallway lighting shall be contactor controlled by BAS (Siemens).

A natural gas emergency generator shall provide power to all emergency lights and power via an automatic transfer switch and distribution system.

Fire Alarm

The fire alarm system will be a microprocessor based, addressable, voice annunciated system matching the existing campus networked system (Simplex 4100ES), providing building wide general alarm.

The electrical engineer shall adhere to WSU Electrical Basis of Design Standards and Guidelines, which can be downloaded from WSU's web site.

Plumbing and Fire Protection

Combination fire protection and domestic cold water piping will be extended from the campus potable water system into the building. Domestic cold water will be supplied to restrooms, lab sinks, service sinks, and as input to de-ionized and reverse osmosis water systems. Treated water from these

systems will be provided for point of use delivery in the laboratories and for use in autoclave equipment. Water saver fixtures will be installed in the restrooms. Low flow faucets will be used on all service sinks, restroom sinks and break room sinks. Laboratory sinks will be provided with integral vacuum breakers to prevent cross contamination. Water conservation principals in accordance with LEED and campus sustainability goals will extend to outside the building: e.g. there will be no irrigation at the facility. Domestic hot water will be provided from a high efficiency gas condensing water heater and distributed throughout the building. Tempered water from mixing valves served by the hot and cold water will be distributed to the emergency showers and eyewashes in the building per ANSI Z358.1. In addition to the main backflow prevention for domestic water on the service entrance, the fire service will have a double detector check installed and will be distributed to a wet pipe sprinkler system throughout the building. Supervised fire protection zone control valves will be provided at each floor. Laboratory compressed air will be supplied from a duplex medical grade oil free compressor with a receiver tank, refrigerated air dryer and final filters. Vacuum will be supplied by a duplex vacuum pump and receiver. Piping from this equipment will extend to outlets on the laboratory benches and in the fume hoods.

Communication

Because of the unique features of existing and projected communication systems (voice, data, and video), these systems need to be developed by university staff in consultation with the relevant architects and engineers to ensure the proper placement of cable trays, conduits, and raceways.

Computing and Telecommunications Services (CaTS) will perform the development of system design criteria/standards and all necessary reviews in consultation with the affected units in the building. The actual costs of installation

Agriculture and Water Quality Building

(such as wiring, electronic devices, installation, testing, and start-up) will be a part of the project construction budget, although these systems may be individually or collectively bid.

Wherever communication systems are deployed, they must be:

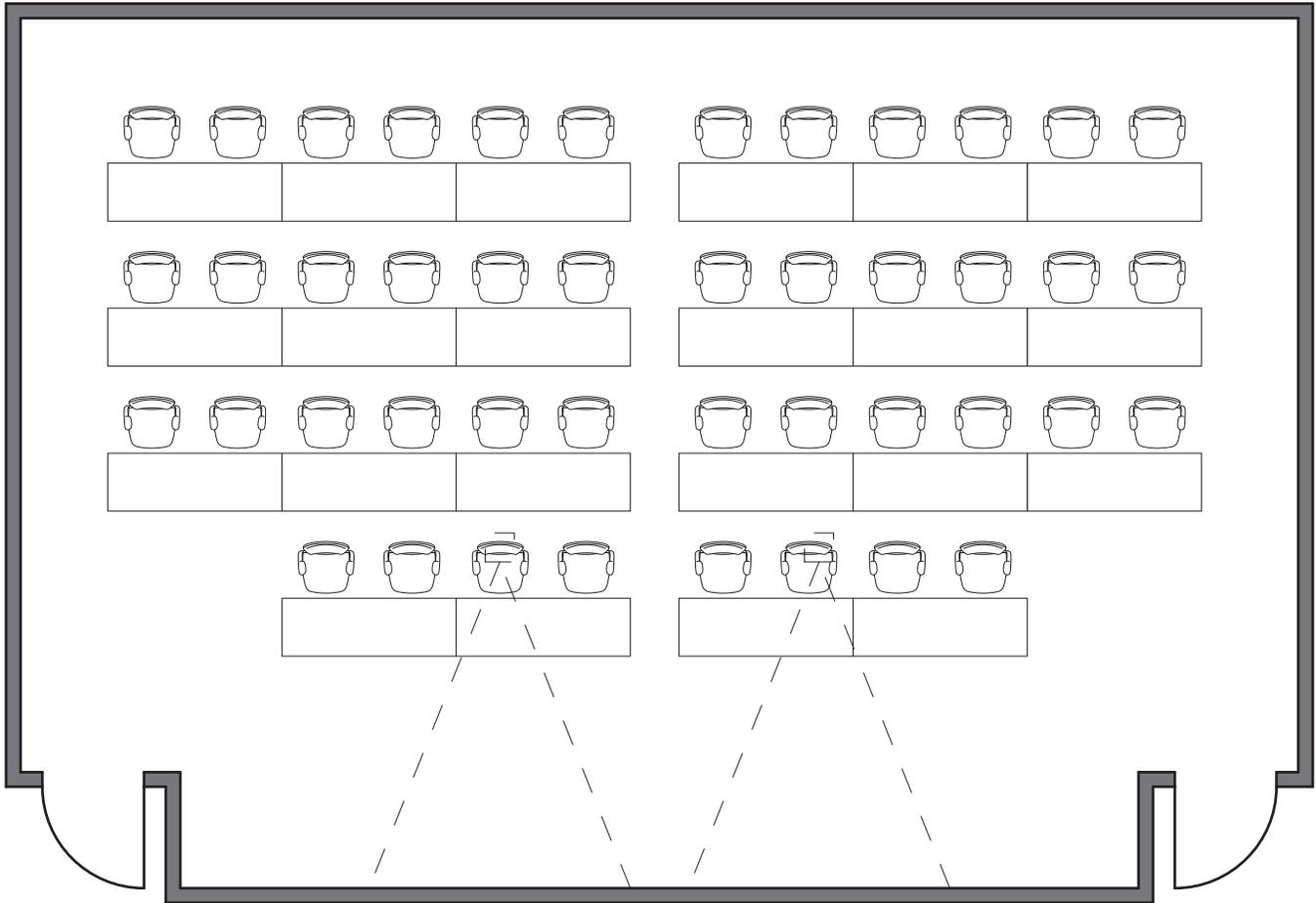
- Easily expandable while minimizing the impact on existing uses
- Compatible with existing computer resources, as well as with potential future computer technologies
- Affordable
- Capable of integrating current and emerging networking technologies
- Fault-tolerant
- Commercially available (hardware and software)
- Capable of offering electrical, topographical, and bandwidth isolation
- Connectible to various hardware and software that allows students and staff with disabilities to have access

To ensure that proper connections can be made, a room of one hundred square feet on each floor of each facility should be available for communication equipment. This room will house only telecommunications/networking facilities. All electrical panels, busbars, and so on must be housed elsewhere. This room must be adequately ventilated to reduce heat build-up.

This project will utilize the Single Prime General Contracting delivery method.

Project Delivery Method

Classroom



Narrative

Instruction in the classroom will involve soils, plants, water and animal feed, easily cleanable and durable surfaces on furniture and floors are required. The classroom should be able to accommodate a flexible learning environment, serving both lecture and group work. A movable partition will allow the classroom to serve 44 students, or two classes of 22.

Project Liaison

Project Sponsor

Agriculture and Water Quality Building

Spatial Requirements

Net Assignable Square Feet:	1500
Quantity:	1
Total Net Assignable Square Feet:	1500
Occupant(s):	Students and Faculty
Exterior Access:	
Daylighting:	Y
Floor Location Preference:	1

Architectural Requirements

Direct access to Commons
Flexible arrangements
Hard surface flooring
Movable Partition

Furniture

Moveable Tables
Chairs
Laptop/PC storage
Instructors Station

Equipment

Laptops/Computers for student use
Smart Boards
Projectors and Screens or Monitors

Plumbing

Water Systems			
Hot Water	<input type="checkbox"/>	Cold Water	<input type="checkbox"/>
DI	<input type="checkbox"/>	Process	<input type="checkbox"/>
Gas Systems			
Type:	Source:		
<input type="text"/>	<input type="text"/>		

HVAC

Conditioned Space	<input checked="" type="checkbox"/>	Standard Class-room
Temperature/Humidity Requirements		

Lighting

Type and Requirements
LED Indirect/Direct
Multiple lighting scenarios

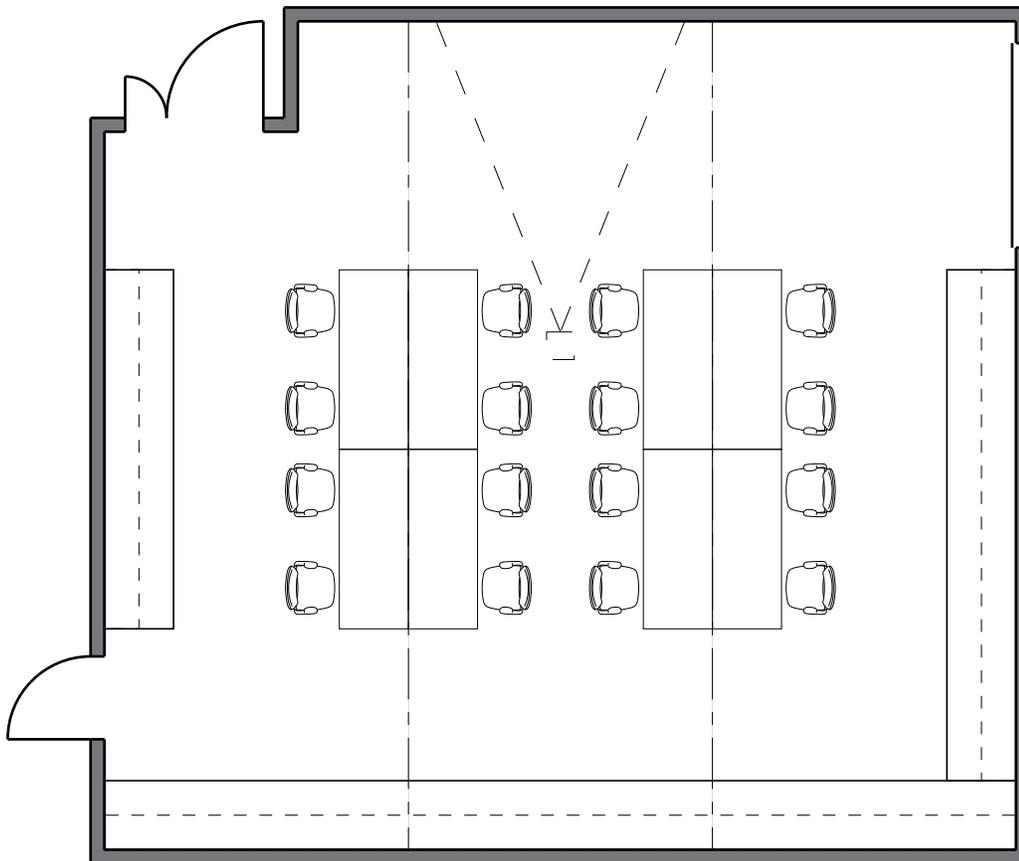
Electrical

Convenience Power	<input type="checkbox"/>	Special Requirements
Floor Boxes	<input checked="" type="checkbox"/>	
Backup Power	<input type="checkbox"/>	

Communications

Wired Data	<input checked="" type="checkbox"/>	Voice	<input type="checkbox"/>
Wireless Data	<input checked="" type="checkbox"/>	Video	<input checked="" type="checkbox"/>

General Purpose/Agronomy/Biotechnology Laboratory



Narrative

The lab will be primarily used for student instruction, accomodating about 16 students. Lab activities will include use of soil, plants, and animal specimens, durability and cleanability is essential for lab finishes.

Project Liaison

Project Sponsor

Agriculture and Water Quality Building

Spatial Requirements

Net Assignable Square Feet:	990
Quantity:	1
Total Net Assignable Square Feet:	990
Occupant(s):	Students and Faculty
Exterior Access:	
Daylighting:	
Floor Location Preference:	1

Architectural Requirements

Modular overhead utility infrastructure

Furniture

Modular laboratory casework
Lab stools

Equipment

Projector and Screen
Fume Hood with Chemical Storage

Plumbing

Water Systems			
Hot Water	Y	Cold Water	Y
DI and RO	Y	Process	
Gas Systems			
Type:	Source:		
Natural Gas Vacuum			

HVAC

Conditioned Space	Y	Standard Lab
Temperature/Humidity Requirements		

Lighting

Type and Requirements

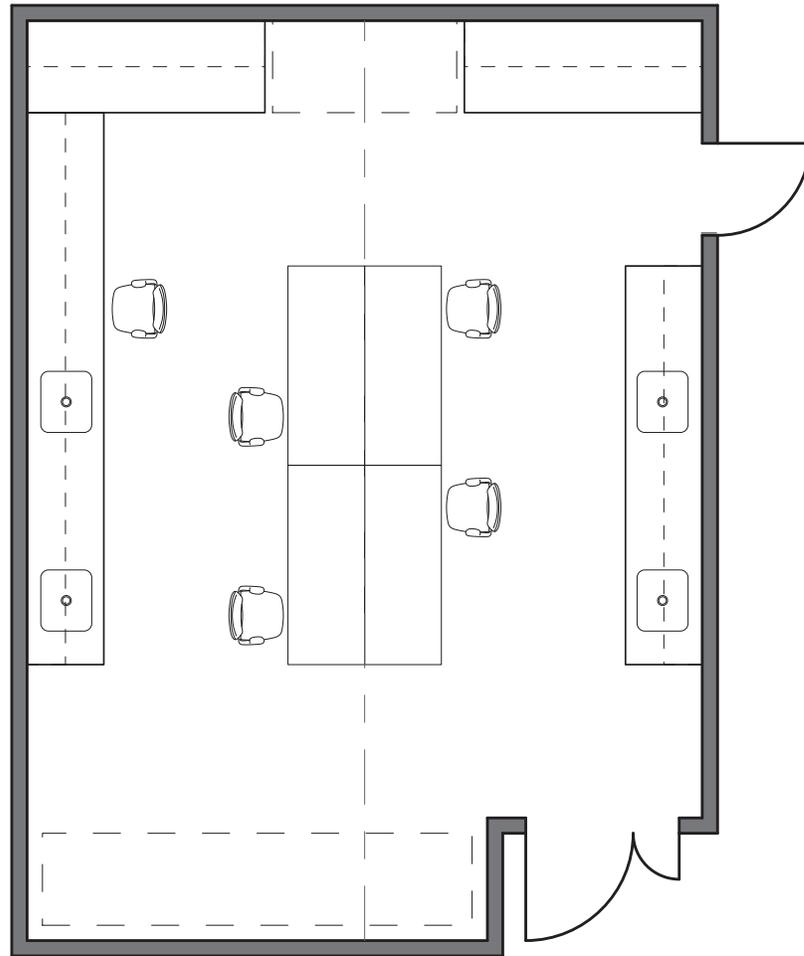
Electrical

Convenience Power	Y	Special Requirements
Floor Boxes		Plan for 220V equipment
Backup Power		

Communications

Wired Data	Y	Voice	Y
Wireless Data	Y	Video	Y

Water Quality Lab



Narrative

The Water Quality Lab will serve a dual role, with research as well as instructional uses. The lab should be equipped with four sinks, movable tables, a fume hood, and sufficient counter space to house water quality testing equipment.

Project Liaison

Project Sponsor

Agriculture and Water Quality Building

Spatial Requirements

Net Assignable Square Feet:	660
Quantity:	1
Total Net Assignable Square Feet:	660
Occupant(s):	Students and Faculty
Exterior Access:	
Daylighting:	
Floor Location Preference:	1

Architectural Requirements

Modular overhead utility infrastructure

Furniture

Modular laboratory casework
Lab stools
Moveable Tables

Equipment

Fume Hood with Chemical Storage
Refridgerator and Freezer

Plumbing

Water Systems			
Hot Water	<input checked="" type="checkbox"/>	Cold Water	<input checked="" type="checkbox"/>
DI and RO	<input checked="" type="checkbox"/>	Process	<input type="checkbox"/>
Gas Systems			
Type:	Source:		
Natural Gas Vaccuum			

HVAC

Conditioned Space	<input checked="" type="checkbox"/>	Standard Lab
Temperature/Humidity Requirements		

Lighting

Type and Requirements

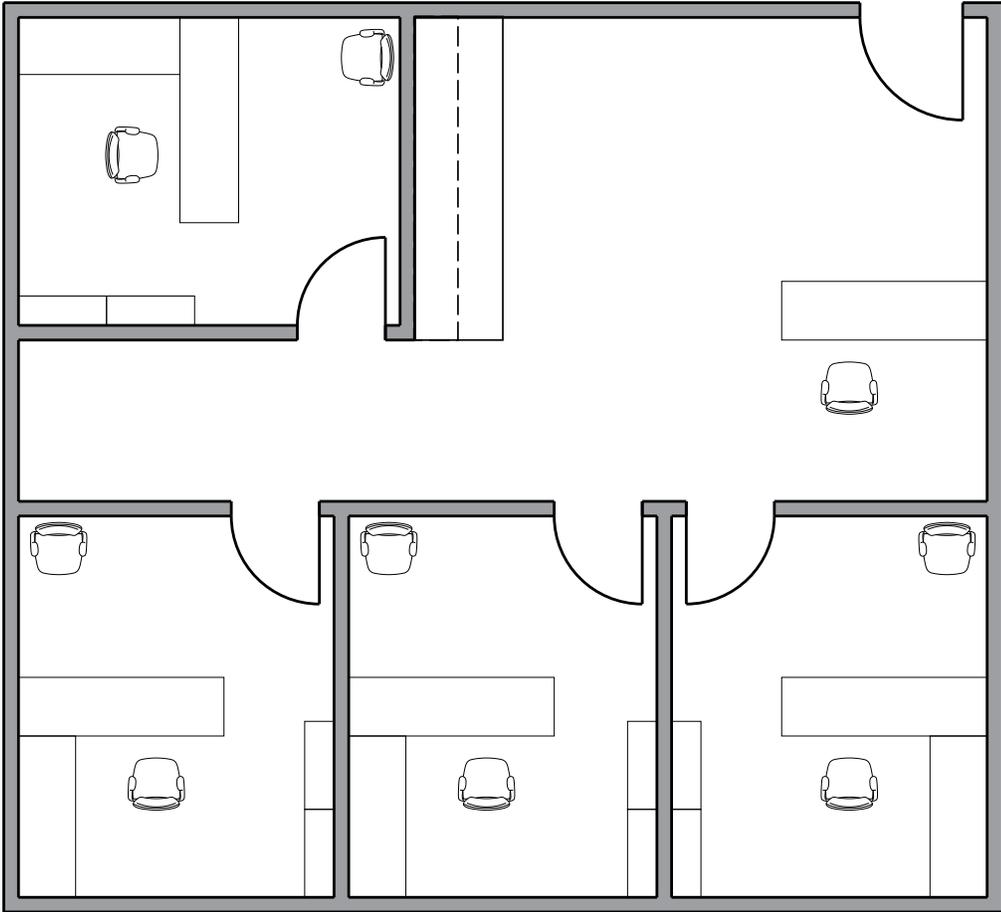
Electrical

Convenience Power	<input checked="" type="checkbox"/>	Special Requirements
Floor Boxes	<input type="checkbox"/>	Plan for 220V equipment
Backup Power	<input type="checkbox"/>	

Communications

Wired Data	<input checked="" type="checkbox"/>	Voice	<input checked="" type="checkbox"/>
Wireless Data	<input checked="" type="checkbox"/>	Video	<input type="checkbox"/>

Staff Offices



Narrative

A standard private office. The offices should have visibility from and be located adjacent to the main entrance for the convenience of the students.

Project Liaison

Project Sponsor

Agriculture and Water Quality Building

Spatial Requirements

Net Assignable Square Feet:	140
Quantity:	4
Total Net Assignable Square Feet:	560
Occupant(s):	Staff and Faculty
Exterior Access:	N
Daylighting:	Y
Floor Location Preference:	1

Architectural Requirements

Carpet Tile

Furniture

Desk and return
Lateral File
Bookcase
Task chairs

Equipment

Plumbing

Water Systems

Hot Water	<input type="checkbox"/>	Cold Water	<input type="checkbox"/>
DI	<input type="checkbox"/>	Process	<input type="checkbox"/>

Gas Systems

Type:

Source:

HVAC

Conditioned Space

Temperature/Humidity Requirements

Standard Office

Lighting

Type and Requirements

Electrical

Convenience Power

Floor Boxes

Backup Power

Special Requirements

Communications

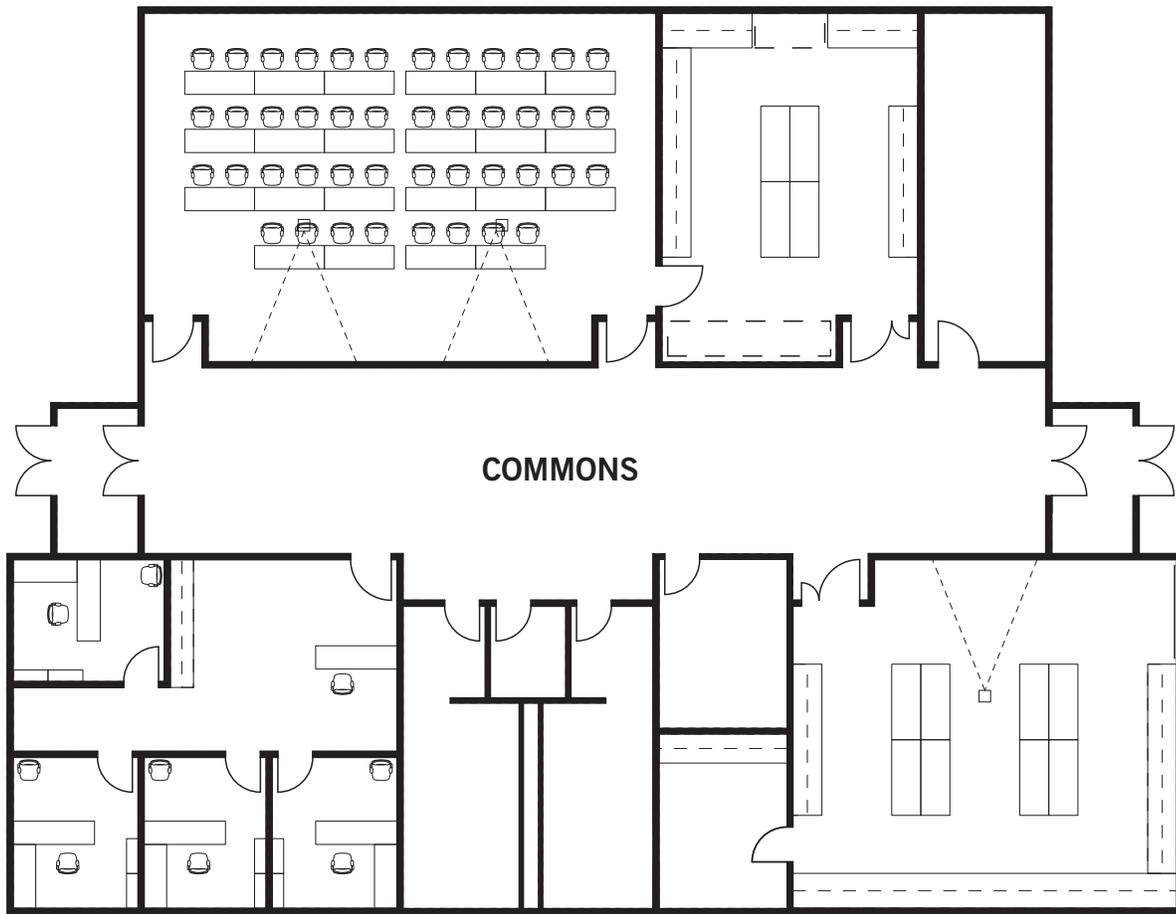
Wired Data

Wireless Data

Voice

Video

Commons



Narrative

The area should maximize seating for students and faculty, and provide a student work area and resource materials. The space should provide for a range of activities from quiet individual work to small group social. The Commons can serve as the primary connection to labs and classrooms and the principle organizing element for the building.

Project Liaison

Project Sponsor

Agriculture and Water Quality Building

Spatial Requirements

Net Assignable Square Feet:	1200
Quantity:	1
Total Net Assignable Square Feet:	1200
Occupant(s):	Students, Faculty and Staff
Exterior Access:	Y
Daylighting:	Y
Floor Location Preference:	1

Architectural Requirements

Furniture

Workstations

Tables

Task Chairs

Lounge Chairs

Equipment

Printers

Plumbing

Water Systems

Hot Water		Cold Water	
DI		Process	

Gas Systems

Type: Source:

HVAC

Conditioned Space Y

Temperature/Humidity Requirements No special requirements

Lighting

Type and Requirements

Electrical

Convenience Power	Y	Special Requirements Power connections to furniture
Floor Boxes	Y	
Backup Power		

Communications

Wired Data	Y	Voice	
Wireless Data	Y	Video	

Appendix A - Space Program

Wright State University

Space Program - Summary				
Net Programmable Area			4910	
Total Gross Area			6940	
Building Efficiency			71%	
Net Programmable Area				
			Total	Notes
Laboratories and Lab Support			1650	
Classrooms			1500	
Office Area			560	
Common Areas			1200	
Total Net Programmable Area			4910	
Support Spaces (Per WSU Design Standards)				
	Quantity	Size	Total	
Telecommunications Room	1	150	150	
Electrical Room	1	570	570	
Maintenance/ Attic Stock	1	250	250	
Recycling Room	1	0	0	
Custodial	1	0	0	
Total Support Spaces			970	
Miscellaneous				
		% of Net	Total	
Restrooms		13.0%	640	Place holder until occupant count is done
Corridors		0.0%	0	
Walls		7.5%	370	
Chases/Plumbing		1.0%	50	
Total Miscellaneous			1060	
Total Building Area			6940	

Agriculture and Water Quality Building

	Program				Remarks
	Space NASF	Total Qty	Total NASF	Occupants	
Laboratory and Lab Support					
General Purpose/Agronomy/Animal Sciences	1320	1	990	25-30	4 Modules
Water Quality Lab	660	1	660	20	2 Modules
Total Laboratory and Lab Support			1,650		
Classrooms					
Classroom	1500	1	1,500	20-45	Based on 25sf/student
Total Classrooms			1,500		
Office Area					
Private Office	140	4	560		WSU Standard
Total Office			560		
Common Area					
Commons/Multipurpose	1200	1	1,200	100	
Total Common Area			1,200		
Total Program			4,910		

Appendix B - Project Budget

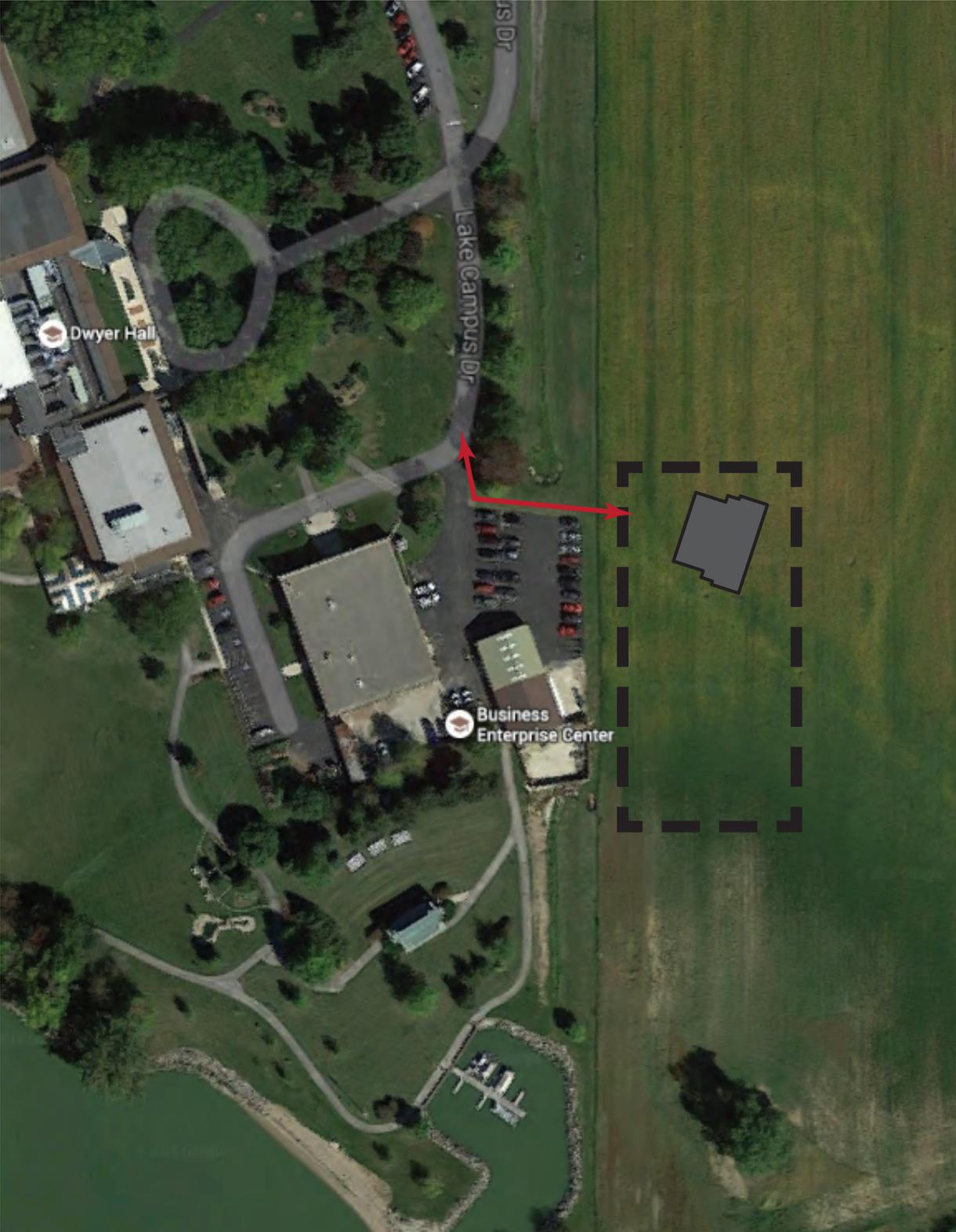
Wright State University

Funding			
State Appropriations			\$1,500,000
WSU Bonds			\$0
Gifts			\$0
WSU Other			\$1,500,000
Project Budget			\$3,000,000
Contingency			
Budget	Owner's Contingency	10.00%	Construction Cost \$225,000
	Design Contingency	0.00%	Construction Cost \$0
Total Contingency			\$225,000
Fees			
A/E Fees			
	Design Fees	8.00%	Construction Cost \$180,000
	Additional Services	1.50%	Construction Cost \$33,800
	Reimbursables	1.50%	Construction Cost \$33,800
Consultants			\$15,000
Ohio Percent for Art		0.00%	Not Required \$0
Total Fees			\$262,600
Owner Furnished/Owner Installed			
CaTS			\$85,000
Graphics/Art		0.50%	Construction Cost \$11,300
Furniture			Lump Sum \$125,000
Equipment			\$0
WSU Signage		0.25%	Construction Cost \$5,600
WSU Lock Shop		0.25%	Construction Cost \$5,600
Total Owner Furnished/Owner Installed			\$232,500
Cost Of the Work			
Site Development Costs			\$750,000
Construction Costs			\$1,500,000
Total Hard Costs			\$2,250,000
Total Project Cost			\$2,970,100

Appendix C - Diagrams

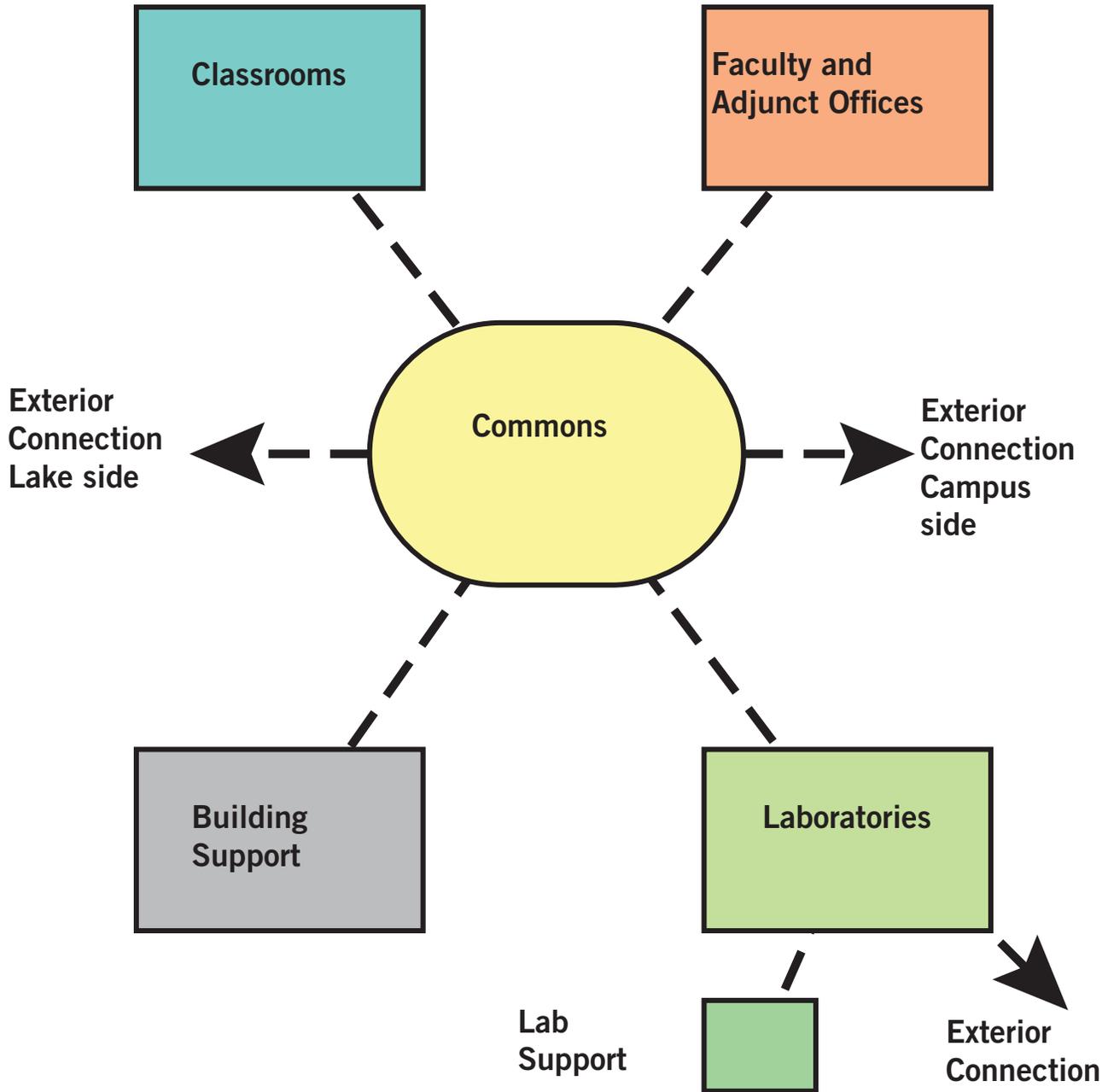
Wright State University

Proposed Site Location



Agriculture and Water Quality Building

Organizational Diagram

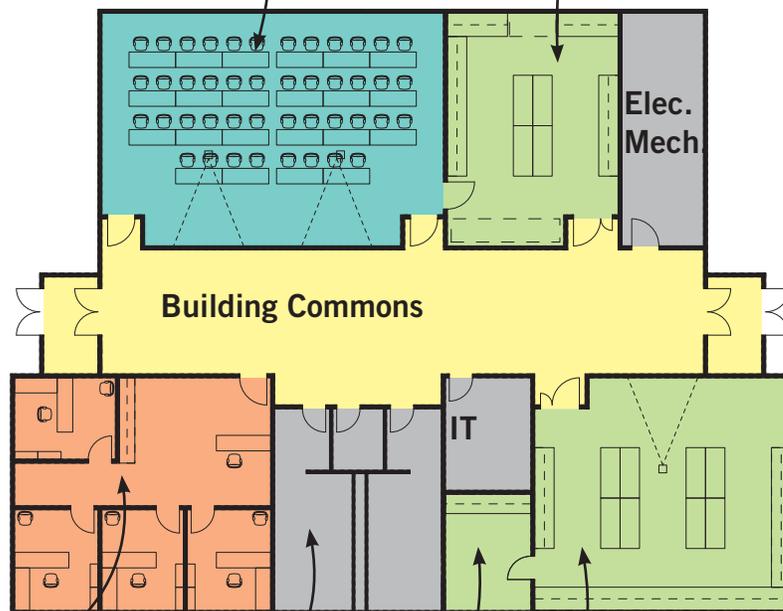


Wright State University

Conceptual Floor Plan

Dividable
Classroom

Water Quality Lab



Faculty Offices

Restrooms

Lab Support

Agriculture
Lab

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Ohio Facilities Construction Commission

Project Name	Hallie Q. Brown Memorial Library Structural Repair and Modernization Phase II	Response Deadline	08/22/2016	4:00 PM	local time
Project Location	1400 Brush Row Road	Project Number	CSU-TBD		
City / County	Wilberforce / Greene	Project Manager	Jean Hale		
Owner	Central State University	Contracting Authority	OFCC		
Delivery Method	General Contracting	Prevailing Wages	State		
No. of paper copies requested (stapled, not bound)	0	No. of electronic copies requested (PDF)		1	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Sarah Haight at sarah.haight@ofcc.ohio.gov. See Section H of this RFQ for additional submittal instructions.

Please submit all questions regarding this RFQ in writing to Sarah Haight with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Central State University is soliciting qualifications from professional architectural design firms for planning and design services related to the updating and modernization of the Hallie Q. Brown Memorial Library. The Library is located within the Henderson-Brown Building, which was constructed in 1981 and has an approximate total of 181,000 square feet of space on two floors and a basement level located at 1400 Brush Row Road, Wilberforce, OH. The space in the Brown-Henderson Building is dedicated to Administrative Offices, Classrooms, Computer Labs, and the Campus' Main Library.

It is anticipated that this project will involve close coordination and participation of top leadership staff of the University.

State of Ohio, Capital Improvements Funding will be used to complete the Design and Construction of this project.

The project may be designed and bid in up to 3 separate bid packages.

- Roof Replacement
- HVAC Upgrades
- Library Modernization

ROOF REPLACEMENT

Preliminary investigation of roof conditions has been performed as part of a prior project. This project will include an evaluation of that investigation and design and construction of a new roof.

HVAC UPGRADES

Preliminary investigation of the current HVAC system was performed as part of a prior project. As a result of that investigation, 2 air handling units and 1 chiller are being currently being replaced. Replacement of the remaining 5 air handlers and a second chiller, along with associated ductwork and electrical work, are anticipated as the scope of work for this project.

LIBRARY MODERNIZATION

The third phase of work requires a team that understands both the history of library services and has a unique ability to visualize what technological changes might hold for the future of libraries. The team will be expected to challenge current concepts in service delivery to bring the Library into the 21st century in a multi-use facility serving students, faculty, and staff. The new library should be an inspirational space with a vibrant environment incorporating traditional stacks with new technologies, creation of collaborative spaces where students can interact, provision of meeting and teaching spaces, and design of quiet areas for concentrated study.

The planning portion of the project scope will include space analysis of the entire building to determine how to better utilize the spaces within the building; evaluation of current library functions and how potential changes might impact building use; and analysis of any areas potentially not meeting current ADA and other requirements (restrooms, elevator, etc.)

The design and construction portions of work will include design of the options selected from the POR as budgeted for FY-17/18 and construction administration for the work.

Request for Qualifications (Architect / Engineer) continued

Architects Board pursuant to ORC Chapter 4703, or (3) a professional engineer or professional surveyor holding a license and certificate of authorization issued by the Ohio Engineers and Surveyors Board pursuant to ORC Chapter 4733.

G. Evaluation Criteria for Selection

- Demonstrated ability to meet Owner's programmed project vision, scope, budget, and schedule on previous projects.
- Previous experience compatible with the proposed project (e.g., type, size).
- Relevant past work of prospective firm's proposed consultants.
- Past performance of prospective firm and its proposed consultants.
- Qualifications and experience of individuals directly involved with the project.
- Proposer's previous experience (numbers of projects, sizes of projects) when working with its proposed consultants.
- Specification writing credentials and experience.
- Experience and capabilities of creating or using Critical Path Method (CPM) schedules and of using CPM schedules as a project management resource.
- Approach to and success of using partnering and Alternative Dispute Resolution.
- Proximity of prospective firms to the project site.
- Proposer's apparent resources and capacity to meet the needs of this project.
- The selected A/E and all its consultants must have the capability to use the Internet within their normal business location(s) during normal business hours.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat Professional or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Adobe Acrobat Professional, go to Advanced, then PDF Optimizer. Also, please insert the project number and firm name followed by "SOQ" in the e-mail submit line.

Statements of Qualifications are to be submitted electronically by e-mail. Submittals are to be limited to a maximum of one e-mail with the total file size of 25 MB.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Hallie Q. Brown Memorial Library Structural Repair and Modernization Phase II Proposer Firm _____
 Project Number CSU-TBD City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 100 miles	2	
	More than 100 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$200,000	2	
	\$200,000 to \$500,000	1	
	More than \$500,000	0	
c. Number of licensed professionals	Less than 5 professionals	1	Max = 3
	5 to 10 professionals	3	
	More than 10 professionals	2	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 4 projects	0 - 3	
	4 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 3 projects	0 - 1	
	3 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
* Must be comprised of professional design services consulting firm(s) and NOT the lead firm		Subtotal	
** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute			

Notes:

Evaluator:

Name _____

Signature _____ Date _____

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name Hallie Q. Brown Memorial Library Project Number CSU-TBD

Date posted: August 11, 2016

Date revised: [If needed]

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. Who will be in charge of retaining the service of an Environmental Consultant?
 - A. The Environmental Consultant would be retained through the AE, not as a separate company. Please check our website for the awarded firm.

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Clippinger Laboratories Addition/Renovation</u>	Response Deadline	<u>09/16/2016</u>	<u>4:00 PM</u>	local time
Project Location	<u>Ohio University</u>	Project Number	<u>OHU-170003</u>		
City / County	<u>Athens / Athens</u>	Project Manager	<u>Robin Faires</u>		
Owner	<u>Ohio University</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>CM at Risk</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>1</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Robin Faires at 160 West Union Street, Suite 280, Athens, OH 45701. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Robin Faires at faresr@ohio.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Ohio University will begin a multi-phase strategy to renew the existing Clippinger Laboratories facility. The facility was constructed in 1967, and encompasses 189,000 GSF. It has served the function of consolidating science programs across the campus. Since its construction there has been minimal investment made in the facility to address deferred maintenance and programmatic improvements. The project will address several needs of the facility including deferred maintenance, modernization of labs and teaching spaces, increased student enrollment and conformance to floodplain regulations.

Phase 1 will start by developing a programmatic plan that evaluates space needs and creates a space plan for all phases of the project, four phases have been identified at this time. The major component of Phase 1, is a new addition that relocates critical intensive use labs from the existing facility and creates more modern labs with flexibility in design and construction to accommodate a wide variety of research types as well as future changes in various program types, sizes and intensities. This will satisfy the programmatic needs for a primary STEM and Integrated Science Facility. The new addition is anticipated to contain about 82,000 GSF, although a complete programming phase will be performed to verify this assumption. Programming will require interface and coordination with several academic units.

Phases 2 and 3 will include the renovation of the existing Clippinger Laboratories facility floors 1 through 4. Phase 4 will look at the renovation of the ground floor into a parking garage. The design will also incorporate space in the renovation strategy that replaces the space lost by the demolition of the Clippinger Research Annex, Surface Science Laboratory and Auditorium. The Clippinger renovation will repurpose and align spaces to their highest and best use for the University.

The total project cost is estimated at \$104,936,850, with only Phase 1 design through closeout and Phases 2-4, program development and schematic design preliminary concepts funded at this time.

The design will be expected to fit the architectural context of the campus. A preliminary site location has been identified. The plans will need to complement and extend the visual character of the Sweep (pedestrian path) along the north side of Clippinger past the new addition. The University's Design Standards will be adhered.

The project will be a minimum of LEED Silver.

The anticipated project delivery method for this project is CM at Risk.

State Prevailing Wage requirements apply to this project.

Request for Qualifications (Architect / Engineer) continued

B. Scope of Services

The initial portion of the project is to provide programming for the facility, including review of existing facilities, programming meetings with a variety of academic disciplines, and development of various concepts of laboratory design. The deliverable for this effort will be a complete program, preliminary design concepts, and project cost projections. Engineering concepts for the facility and programming-level cost projections are critical parts of this portion of the work. The deliverable for this effort will be a complete program, schematic design concepts, and project cost projections. MEP engineering concepts for the facility and schematic design level cost projections are critical parts of this portion of the work.

The selected Architect/Engineer (A/E), as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

The University will contract with a separate Building Commissioning agent.

The project services will commence with Program Development, Schematic Design, and verification of anticipated construction costs. Upon completion of this phase, the University will authorize procedure into Design Development, Construction Documents, Bidding, Conformed Documents and Construction Phase services pending verification of adequate funding availability.

The University will select the (lead) Architectural firm, based on this RFQ, and contract with them. The University will also conduct a qualifications-based selection for MEP Engineering services under a separate RFQ, and develop a short list of acceptable firms. The selected Architectural consultant will participate with the University in the interviewing and selection of the MEP consultant, whose contract will be assigned to the Architectural consultant.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than 20 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Science Laboratory Planning and Design, including Vibration-sensitive Facilities.
2. Higher Education Projects, Renovations, Additions, Phasing – Laboratory Projects
3. Design & Planning in a College Campus Context
4. LEED Certified Laboratory Design
5. BIM Design & Modeling
6. On-site Construction Administration

C. Funding / Estimated Budget

Total Project Cost	<u>\$42,600,000 Phase 1</u>	State Funding	<u>\$10,000,000 Phase 1</u>
Construction Cost	<u>\$29,820,000 Phase 1</u>	Other Funding	<u>\$32,600,000 Phase 1</u>
Estimated A/E Fee	<u>8.0% to 9.0%</u>		

NOTE: The A/E fee percentage for this project includes all professional design services, and consultant services necessary for proper completion of the Basic Services for the successful completion of the project, including but not limited to: review and verification of the Program of Requirements provided by the Owner, validation of existing site conditions (but not subsurface or hidden conditions), preparation of cost estimates and design schedules for the project. Fees may be negotiated and allocated for Additional Services (e.g., extensive evaluation or validation of site conditions, extensive pre-design investigations, code-required special inspection and testing, Quality Assurance testing during the construction period, and testing due to unforeseen conditions).

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Clippinger Laboratories Addition/Renovation Proposer Firm _____
 Project Number OHU-170003 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 150 miles	5	
	150 miles to 300 miles	2	
	More than 300 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$1,000,000	1	
	More than \$1,000,000	0	
c. Number of licensed professionals	Less than 10 professionals	1	Max = 3
	10 to 20 professionals	2	
	More than 20 professionals	3	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 10	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 6 sample projects	1	Max = 3
	6 to 9 sample projects	2	
	More than 9 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 6 projects	0 - 3	
	6 to 9 projects	4 - 6	
	More than 9 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 6 projects	0 - 1	
	6 to 9 projects	2 - 3	
	More than 9 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Ohio Facilities Construction Commission

Project Name	<u>FY-17 Main Building Improvements</u>	Response Deadline	<u>08/22/2016</u>	<u>4:00 PM</u> local time
Project Location	<u>68094 Hammond Road</u>	Project Number	<u>BTC-170001</u>	
City / County	<u>St. Clairsville / Belmont</u>	Project Manager	<u>Jeff Kring</u>	
Owner	<u>Belmont College</u>	Contracting Authority	<u>OFCC</u>	
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>	
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)		<u>1</u>

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Sarah Haight at sarah.haight@ofcc.ohio.gov. Please submit paper copies to: Ohio Facilities Construction Commission, 30 West Spring Street, 4th Floor, Columbus, OH 43215, Attn: Sarah Haight. See Section H of this RFQ for additional submittal instructions.

Please submit all questions regarding this RFQ in writing to Sarah Haight with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

The purpose of this Request for Qualifications (RFQ) is to obtain Professional Architectural/Engineering (A/E) services for the design of various improvements within the Belmont College Main Classroom/Administration Building located at 68094 Hammond Road in St. Clairsville, OH. The Main Classroom/Administration building is approximately 94,000 square feet and is comprised of five separate buildings/additions (the original Main Building, the Annex, the Applied Technology and Innovation Center, Horizon Hall and the Faculty Addition). The building is owned by Belmont College.

The original, **Main Building** was constructed in 1970 and has approximately 47,000 square feet of space dedicated to Administrative Offices, Classrooms, Labs and the Learning Resource Center (Library). The "**Annex**" was constructed in 1984 and has approximately 12,000 square feet of space dedicated to the Bookstore and the Kitchen with adjacent Dining Area and Student Lounge space. The **Applied Technology and Innovation Center (ATIC)** was constructed in 1989 and has approximately 22,000 square feet of space dedicated to Offices, Engineering Labs and the Student Success Center. **Horizon Hall** was constructed in 1991 and has approximately 10,000 square feet of space dedicated to a large Multi-Purpose Room with operable walls for subdivision into separate classrooms. A new Entry Vestibule was also included at the time of this building addition. The **Faculty Addition** was constructed in 1996 and has approximately 3,300 square feet of space dedicated to Faculty Offices and Building Maintenance.

A major portion of the FY-17 Main Building Improvements scope of work will be related to the completion of a previously completed HVAC and Lighting Systems Upgrades project. The new HVAC scope of work is expected to include, but may not be limited to replacement of boilers serving the Main Building, the Annex, and Horizon Hall; replacement of Air Handling Units 1 and 2 located in the Main Building penthouse, potentially sized to add the Annex and the Faculty Addition to their service area with the goal of eliminating excess roof top units; replacement of all duct board throughout the entire building; as well as upgrading the entire HVAC system controls, and tying the upgrades into the current BAS. The new Lighting scope of work should include new interior lights throughout the Main Building, Learning Resource Center (LRC), and Faculty Office Areas, all controlled by occupancy sensors. The interior lighting scope should also include emergency lighting with battery back-up (areas impacted by interior HVAC and Lighting work should receive new ceiling tile and grid). The exterior lighting scope is expected to include building wall-packs and parking lot lighting tied back to the current lighting control system, and strategically placed emergency "blue light" kiosks. Other related work includes the evaluation of the current fire alarm system for code required updates, and consideration for an emergency back-up generator.

Other interior building improvements include upgrades to the three public restroom areas; aesthetic updates to the "student street" area; reprogramming/redesign of the current student lounge, bookstore, boardroom, learning resource center (LRC); evaluation of the College's student admission process, including the incorporation of a "one-stop" concept; and completion of a previous door hardware and keying replacement project.

Exterior and building envelope improvements will include a new roof for the entire facility; repairs of existing skylight leaks; upgrades to the exterior metal building fascia; window and door replacement; and the study of a potential new pedestrian

Request for Qualifications (Architect / Engineer) continued

entrance that will improve and enhance wayfinding, the Belmont College identity and a more prominent, identifiable front door to the Main Building.

The development of a complete Program of Requirements (POR) will also be included as part of the Professional Design as an Additional Service. The development of the POR will include a comprehensive survey/field investigation of the existing building, and building systems. This evaluation will include load calculations of the existing system and new system design to integrate and adapt the new design to the existing BAS. The project scope will be evaluated, prioritized and defined to align with the project budget. Evaluation of the project construction schedule will also be a part of the POR stage.

A combination of State and Local Funding will be used to complete the Design and Construction of this project.

All aspects of the project and related issues will be implemented and operated consistently with Belmont College policies and procedures.

B. Scope of Services

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than **8** hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Previous Higher Education / Belmont College experience.
2. Experience with HVAC/Lighting renovation projects and integrating new to existing systems/controls.
3. Experience designing Higher Education Learning Resource Centers/21st Century Library.
4. Experience designing Higher Education Admissions offices/"one-stop" concept.
5. Experience reprogramming/restacking Higher Education program elements.
6. Experience managing design and construction of major/complex building renovations in occupied buildings.
7. Experience designing branded signage and integrated wayfinding.
8. Experience designing projects with multiple bid packages/multiple bid events and phased construction.
9. Experience with State of Ohio Capital improvements projects.
10. Experience with OAKS CI.

C. Funding / Estimated Budget

Total Project Cost	<u>\$7,910,000.00</u>	State Funding	<u>\$2,100,000.00</u>
Construction Cost	<u>\$6,100,000.00</u>	Other Funding	<u>\$5,810,000.00</u>
Estimated A/E Fee	<u>7.0% to 7.5%</u>		

NOTE: The A/E fee percentage for this project includes all professional design services, and consultant services necessary for proper completion of the Basic Services for the successful completion of the project, including but not limited to: review and verification of the Program of Requirements provided by the Owner, validation of existing site conditions (but not subsurface or hidden conditions), preparation of cost estimates and design schedules for the project. Fees may be negotiated and allocated for Additional Services (e.g., extensive evaluation or validation of site conditions, extensive pre-design investigations, code-required special inspection and testing, Quality Assurance testing during the construction period, and testing due to unforeseen conditions).

D. Services Required (see note below)

Primary Architecture

Secondary Mechanical Engineering

E. Anticipated Schedule

Professional Services Start 11 / 16

Construction Notice to Proceed 07 / 17

Request for Qualifications (Architect / Engineer) continued

a scanner. If possible, please reduce the file size of the PDF. In Adobe Acrobat Professional, go to Advanced, then PDF Optimizer. Also, please insert the project number and firm name followed by "SOQ" in the e-mail submit line.

Statements of Qualifications are to be submitted electronically by e-mail. Submittals are to be limited to a maximum of one e-mail with the total file size of 25 MB scanner if possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name FY-17 Main Building Improvements Proposer Firm _____
 Project Number BTC-170001 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 100 miles	5	
	100 miles to 200 miles	2	
	More than 200 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$200,000	2	
	\$200,000 to \$500,000	1	
	More than \$500,000	0	
c. Number of licensed professionals	Less than 5 professionals	1	Max = 3
	5 to 20 professionals	3	
	More than 20 professionals	2	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 4 sample projects	1	Max = 3
	4 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 4 projects	0 - 3	
	4 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 3 projects	0 - 1	
	3 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name Belmont College FY-17 Main Building Improvements Project Number BTC-170001

Date posted: August 9, 2016

Date revised: [If needed]

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. Where should paper copies be delivered or mailed?

A. Please submit paper copies to, Ohio Facilities Construction Commission, 30 West Spring Street, 4th Floor, Columbus, OH 43215, Attn: Sarah Haight.

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>BGSU Ice Arena Space Study</u>	Response Deadline	<u>August 26, 2016</u>	<u>12:00 PM</u> local time
Project Location	<u>Bowling Green, Ohio</u>	Project Number	<u>BGU-166228</u>	
City / County	<u>Bowling Green / Wood</u>	Project Manager	<u>Robert M. Waddle</u>	
Owner	<u>Bowling Green State University</u>	Contracting Authority	<u>Local Higher Education</u>	
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>	
No. of paper copies requested (stapled, not bound)	<u>6</u>	No. of electronic copies requested (PDF)	<u>1</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Beth Nagel at Purchasing Department, 1851 N. Research Drive, Bowling Green, Ohio 43403. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Beth Nagel at bnagel@bgsu.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Bowling Green State University, Bowling Green, Ohio (BGSU) is seeking letters of interest and listing of qualifications for consulting firms to provide professional design services for a use and space study of the BGSU Ice Arena. The result of this study may lead to specific project(s), which would incorporate the findings of the study. The intent of this request is to identify the appropriate professional design firm to complete this study, and then proceed with the appropriate services to fully implement the end project(s) as the University deems necessary.

The need for the study is a result of the age and heavy use of the existing facility. The specific needs of the arena center on the need to replace or upgrade the existing ice plant due to federal regulations of coolants; continued competition as an intercollegiate sports venue; continued competition with area rinks for overall use and auxiliary dollars; and finally, the potential of substantial donations targeted toward improvements that will support the current uses, as well as the potential of expanding the amount of ice surfaces.

The existing Ice Arena was built in 1965 and was expanded in 2000. There have been a number of improvements and renovations completed since that time, which would include: upgrades in lighting; installation of a solar array; renovation and addition of locker rooms; replacement of the main compressor in 2009; and a general renovation in 2009 that included a changing of the original curling ice to a shared rink, new Zamboni ice melt, and upgraded pro shop and concession layout.

This study will essentially concentrate on two separate areas. The first area of study centers on the existing Ice Arena and the potential improvements in that space. The proposed improvements include: expanding the existing Press Box area to accommodate the needs of the working press, including a meeting room and box type seating; a consideration of the creation of box seats and suites in the existing bleacher seat area; the creation of a special "club" or lounge area overlooking the ice that would include a bar/food and box suites; a special lighting package that includes specialty lighting for pre-game and Ice Shows, spotlights, and special effects; outside lighting on the Arena; a package to support training on the main ice, including a jump harness, updated main ice music box, on-ice motion analysis/motion capture equipment. The second element would include potential additions to the Arena and would concentrate on: a study of the financial and physical consideration of the construction of a third sheet of ice, which would be a full size surface; off-ice rooms that would include a dance/ballet studio possibly combined with a cardio/fitness studio; hockey hand skills studio which would include synthetic floor, mechanical shoot/passing machines, and a sound system; five additional locker rooms to support all ice surfaces; a new or renovated lounge space; and specialty rooms to support meetings, conferences, parties, etc. Bowling Green State University, Bowling Green, Ohio (BGSU) is seeking letters of interest and a listing of qualifications for consulting firms to provide professional design services for a use and space study of the Bowling Green Ice Arena. The result of this study may lead to specific project(s), which would incorporate the findings of the study. The intent of this request is to identify the appropriate professional design firm to complete this study, and then proceed with the appropriate services to fully implement the end project(s) as the University deems necessary.

Request for Qualifications (Architect / Engineer) continued

B. Scope of Services

The intent of the scope of this project will begin with the creation of the associated program of requirements to support those items identified within the project description. It will also require a review and understanding of the needs of the existing operation. The study should then prepare space plans to accommodate those needs identified, recognizing that the University will require an appropriate number of options which may include the identification of any additional building square footage required to accommodate the plans and needs. Of course corresponding financial feasibility plans will need to be created to support each option. The appropriate project estimates would be a critical part of each option, along with the economic impact analysis on the operation within the building.

If the initial study is successful in identifying an appropriate project(s), the Associate shall provide full architectural and engineering basic services to complete the project and provide all Schematic Design, Design Development and Construction Documents, Bid and Award support, and Construction Administration (During the construction period, provide: not less than 12 hours (excluding travel time) on-site each week, including attendance at weekly progress meeting(s), a brief written report of each site visit, on-site representation comprised of A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate type(s) of Construction Administration experience.) The Associate shall include in their ADM-330 response, a resume of the proposed project manager and construction administrator for this project. Provide a review of the project at the end of the warranty period. Upon selection through consultation with the University, the selected firm shall add all remaining consultants to form the completed A/E Team under one contract. Those consultants include, but are not limited to all engineering disciplines (mechanical, electrical, plumbing, civil and structural), a Construction Manager for estimating, scheduling and constructability, and hazardous materials consultants may be added later after consultation with the University.

Additional services will include the development of a final POR and associated final project budgeting. Upon award of the Agreement, the Associate will commence services by developing the final Program of Requirements.

As required by the Agreement, and as properly authorized, provide the following categories of services: Programming, Conceptual Development, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Construction Phase Project Administration, Post-Construction Phase oversight, and Extra Services and Additional Services of all types. Refer to The Ohio Facilities Construction Manual for additional information about the type and extent of services required for each.

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Reimbursable expenses will be discussed as necessary during the negotiation phase. Reimbursable expenses will be approved per the Agreement, including travel reimbursement and meal rates according to the Owner's Controllers Office website at <http://bgsu.edu/offices/controller/page8718.html>. Mileage will be reimbursed at the posted mileage rates for distances exceeding 60 miles from the principal place of business to the work site, on a pro-rated basis. Travel time shall not be reimbursed.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than 8 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

The scope of services should also define the types of basic and additional professional design and administration services necessary for the project (e.g. LEED credentials and experience, previous experience with local jurisdiction or similar sites, previous experience working with the State of Ohio, Building Information Modeling ("BIM") experience and training, specific BIM and Owner-defined requirements, level of development to be achieved within BIM models, BIM deliverables, and Owner's intended use of BIM models after construction). This information will be used by each applicant to populate the Relevant Project Experience Matrix in Section F of Form F110-330.

and an understanding of collaborative BIM processes, including but not limited to the *State of Ohio BIM Protocol* available at the OFCC website at <http://ofcc.ohio.gov>.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name BGSU Ice Arena Space Study Proposer Firm _____
 Project Number BGU-166228 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 200 miles	2	
	More than 200 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$1,000,000	1	
	More than \$1,000,000	0	
c. Number of licensed professionals	Less than 5 professionals	0	Max = 3
	5 to 10 professionals	1	
	More than 10 professionals	3	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	1	Max = 3
	2 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 5 projects	0 - 3	
	5 to 9 projects	4 - 6	
	More than 9 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 6 projects	0 - 1	
	6 to 9 projects	2 - 3	
	More than 9 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name BGSU Ice Arena Space Study Project Number BGU-166228
Project Location Bowling Green, Ohio

Date posted: August 17, 2016

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. What is the anticipated Selection Schedule?

A. Following is the schedule. This schedule is tentative and is subject to change.

RFQ Posted and Advertised	8/12/2016
RFQ Responses Due	8/26/2016
Short-Listed Firms Notified	9/2/2016
Interview Date	9/19/2016
Preferred Firm Selected	9/21/2016
Contract Award	10/19/2016

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Hoyt Hall Renovation</u>	Response Deadline	<u>Sept. 7, 2016</u>	<u>2:00 PM</u>	local time
Project Location	<u>521 Patterson Avenue</u>	Project Number	<u>MUN-100067</u>		
City / County	<u>Oxford, OH 45056 / Butler</u>	Project Manager	<u>Rick Russell</u>		
Owner	<u>Miami University</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)		<u>1</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Elizabeth Davidson at PFD Administration Cole Service Building, 101 South Fisher Drive, Oxford, OH 45056 See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Rick Russell at russel4@miamioh.edu with the project name included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Hoyt Hall, built in 1971, is a building on Miami University's Oxford campus that is 54,421 gross square feet in area and currently houses Information Technology (IT) Services on the Basement floor, First floor and Third floor. As well as Career Services on the second floor. The area of the second floor is approximately 10,700 useable square feet. Career Services is scheduled to vacate the second floor of Hoyt Hall in the summer of 2017. This vacated second floor will then be renovated to accommodate Information Technology Services staff that shall be centralized here from at least four separate remote locations on campus, the goal being to increase efficiency in the department.

Hoyt Hall is used solely as an "administrative" building. The five IT Services divisions that shall be accommodated in Hoyt Hall include: End User Services (EUS); Enterprise Operations (EO); Process Planning & Administration (PPA); Security, Compliance & Risk Management (SCRM); Solution Delivery (SolDel). The current number of people employed by IT Services is 166. Of this 166 employed, approximately 50 will be relocated to the second floor of Hoyt Hall.

This project shall be locally funded through a Miami University account.

B. Scope of Services

- The Owner shall provide the Program of Requirements (POR) for the project. The selected A/E firm is expected to review the Program of Requirements with Miami's design team and user group to confirm a complete understanding of the program and priorities. Final sign-off from the User group will be required before documents are bid.
- All designs will be in strict conformance with the university standard specifications.
- Redesign the second floor of Hoyt Hall to accommodate the program requirements, including as necessary: Selected demolition, layout and detailing of the desired spaces, engineering as required by the renovation, furniture layout and specifications
- The A/E shall provide estimates of project cost as negotiated with the Owner at various stages of the refinement of the design.

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support,

G. Evaluation Criteria for Selection

- Demonstrated ability to meet Owner's programmed project vision, scope, budget, and schedule on previous projects.
- Previous experience compatible with the proposed project (e.g., type, size).
- Relevant past work of prospective firm's proposed consultants.
- Past performance of prospective firm and its proposed consultants.
- Qualifications and experience of individuals directly involved with the project.
- Proposer's previous experience (numbers of projects, sizes of projects) when working with its proposed consultants.
- Specification writing credentials and experience.
- Experience and capabilities of creating or using Critical Path Method (CPM) schedules and of using CPM schedules as a project management resource.
- Approach to and success of using partnering and Alternative Dispute Resolution.
- Proximity of prospective firms to the project site.
- Proposer's apparent resources and capacity to meet the needs of this project.
- The selected A/E and all its consultants must have the capability to use the Internet within their normal business location(s) during normal business hours.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

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Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Hoyt Hall Renovation Proposer Firm _____
 Project Number MUN-100067 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 100 miles	2	
	More than 100 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$50,000	2	
	\$50,000 to \$100,000	1	
	More than \$100,000	0	
c. Number of licensed professionals	Less than 2 professionals	1	Max = 3
	2 to 6 professionals	2	
	More than 6 professionals	2	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 10	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	1	Max = 3
	2 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 5 projects	0 - 3	
	5 to 8 projects	4 - 6	
	More than 8 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 2 projects	0 - 1	
	2 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____ Date _____

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Clippinger Laboratories Addition/Renovation</u>	Response Deadline	<u>09/16/2016</u>	<u>4:00 PM</u>	local time
Project Location	<u>Ohio University</u>	Project Number	<u>OHU-170003</u>		
City / County	<u>Athens / Athens</u>	Project Manager	<u>Robin Faires</u>		
Owner	<u>Ohio University</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>CM at Risk</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>1</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Robin Faires at 160 West Union Street, Suite 280, Athens, OH 45701. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Robin Faires at faresr@ohio.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Ohio University will begin a multi-phase strategy to renew the existing Clippinger Laboratories facility. The facility was constructed in 1967, and encompasses 189,000 GSF. It has served the function of consolidating science programs across the campus. Since its construction there has been minimal investment made in the facility to address deferred maintenance and programmatic improvements. The project will address several needs of the facility including deferred maintenance, modernization of labs and teaching spaces, increased student enrollment and conformance to floodplain regulations.

Phase 1 will start by developing a programmatic plan that evaluates space needs and creates a space plan for all phases of the project, four phases have been identified at this time. The major component of Phase 1, is a new addition that relocates critical intensive use labs from the existing facility and creates more modern labs with flexibility in design and construction to accommodate a wide variety of research types as well as future changes in various program types, sizes and intensities. This will satisfy the programmatic needs for a primary STEM and Integrated Science Facility. The new addition is anticipated to contain about 82,000 GSF, although a complete programming phase will be performed to verify this assumption. Programming will require interface and coordination with several academic units.

Phases two and three will include the renovation of the existing Clippinger Laboratories facility floors 1 through 4. Phase four will look at the renovation of the ground floor into a parking garage. The design will also incorporate space in the renovation strategy that replaces the space lost by the demolition of the Clippinger Research Annex, Surface Science Laboratory and Auditorium. The Clippinger renovation will repurpose and align spaces to their highest and best use for the University.

The total project cost is estimated at \$104,936,850, with only Phase 1 Design through Close-Out and Phases 2-4, complete program and schematic design concepts funded at this time.

The design will be expected to fit the architectural context of the campus. A preliminary site location has been identified. The plans will need to complement and extend the visual character of the Sweep (pedestrian path) along the north side of Clippinger past the new addition. The University's Design Standards will be adhered.

The project will be a minimum of LEED Silver.

The anticipated project delivery method for this project is CM at Risk.

State Prevailing Wage requirements apply to this project.

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

B. Scope of Services

The initial portion of the project is to provide programming for the facility, including review of existing facilities, programming meetings with a variety of academic disciplines, and development of various concepts of laboratory design. The deliverable for this effort will be a complete program, preliminary design concepts, and project cost projections. Engineering concepts for the facility and programming-level cost projections are critical parts of this portion of the work. The deliverable for this effort will be a complete program, schematic design concepts, and project cost projections. MEP engineering concepts for the facility and schematic design level cost projections are critical parts of this portion of the work.

The selected Architect/Engineer (A/E), as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

The University will contract with a separate Building Commissioning consultant.

The project services will commence with Program Development, Schematic Design, and verification of anticipated construction costs. Upon completion of this phase, the University will authorize procedure into Design Development, Construction Documents, Bidding, Conformed Documents and Construction Phase services pending verification of adequate funding availability.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than 20 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Science Laboratory Planning and Design, including Vibration-sensitive Facilities.
2. Higher Education Projects, Renovations, Additions, Phasing – Laboratory Projects
3. Design & Planning in a College Campus Context
4. LEED Certified Laboratory Design
5. BIM Design & Modeling
6. On-site Construction Administration

C. Funding / Estimated Budget

Total Project Cost	<u>\$42,600,000 Phase 1</u>	State Funding	<u>\$10,000,000 Phase 1</u>
Construction Cost	<u>\$29,820,000 Phase 1</u>	Other Funding	<u>\$32,600,000 Phase 1</u>
Estimated A/E Fee	<u>8.0% to 9.0%</u>		

NOTE: The A/E fee percentage for this project includes all professional design services, and consultant services necessary for proper completion of the Basic Services for the successful completion of the project, including but not limited to: review and verification of the Program of Requirements provided by the Owner, validation of existing site conditions (but not subsurface or hidden conditions), preparation of cost estimates and design schedules for the project. Fees may be negotiated and allocated for Additional Services (e.g., extensive evaluation or validation of site conditions, extensive pre-design investigations, code-required special inspection and testing, Quality Assurance testing during the construction period, and testing due to unforeseen conditions).

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Clippinger Laboratories Addition/Renovation Proposer Firm _____
 Project Number OHU-170003 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 150 miles	5	
	150 miles to 300 miles	2	
	More than 300 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$1,000,000	1	
	More than \$1,000,000	0	
c. Number of licensed professionals	Less than 10 professionals	1	Max = 3
	10 to 20 professionals	2	
	More than 20 professionals	3	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 10	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 6 sample projects	1	Max = 3
	6 to 9 sample projects	2	
	More than 9 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 6 projects	0 - 3	
	6 to 9 projects	4 - 6	
	More than 9 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 6 projects	0 - 1	
	6 to 9 projects	2 - 3	
	More than 9 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name Clippinger Laboratories Additions/Renovations Project Number OHU-170003
Project Location Ohio University - Athens

Date posted: 08/16/2016
Date revised: 08/29/2016

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. The recent revision to the RFQ for Ohio University Clippinger Laboratories Addition/Renovation removed language regarding the joint selection of the MEP Engineers, however, Section D still lists MEP Engineering as a joint selection. Should the primary A/E include MEP Engineering in their RFQ response or will the chosen A/E firm work with the University on a joint selection?
 - A. The RFQ submission should include MEP Engineering. There will not be a separate RFQ for Engineering services. This will be the only RFQ for this project.
2. We understand the total project cost to be \$104,936,850 (pg1), and we see a Construction Cost of \$29,820,000 for Phase 1 (pg. 2). We also understand that Phase 1 will include the development of a programmatic plan and design/construction of a new 82,000 GSF addition for STEM/Integrated Science (pg 1, section A, paragraph 2). Could you please confirm that the \$29.92M project cost for phase 1 does indeed include programming and the design/construction of the new addition? If not, could you please clarify how the work on the new addition is anticipated to be phased over the life of the project?
 - A. The \$29,820,000 is the construction budget for Phase 1 only. The total project budget for Phase 1 is \$42,600,000 which includes all soft costs like the A/E fee for the programming phase of all four phases.
3. Will you accept the required electronic copy (PDF) by email instead of on a CD/DVD?
 - A. No, CD/DVD must be sent to the address provided along with the other documents.
4. Please provide the phone number to use for overnight delivery of paper copies.
 - A. Please use the available tracking from the shipping company to assess if a submittal has been received.
5. What are the anticipated programs/departments housed in this building?
 - A. Geological Sciences, Physics, Astronomy, Geography, Chemistry, Biochemistry
6. What is the anticipated split of uses in this building, primarily teaching or primarily research?
 - A. At this time prior to the analysis of space and use data this question will not be answered.

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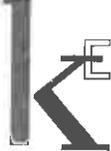
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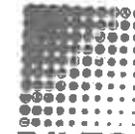


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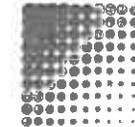
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RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name Kent State University Kent Campus Master Plan Project Number KSU-17L001
Project Location Kent State University, Kent, Ohio 44242

Date posted: 08/26/2016

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. The RFP states on page 4 in the first paragraph "...the response to this RFQ should be no more than twenty (20) pages in length, single-sided, minimum of one (1) inch margins and eleven (11) pt font." However, the required Form F110-330 has .5" margins. Is it acceptable to use the form as-is, with the .5" margins?
 - A. **Yes, you can use the margins as is on the form. The twenty pages is only intended to be applied to the sixteen additional questions in section H.**
2. Could clarify the 20 page count for Section H is not including the Affirmation, EDGE, and Disclosure forms?
 - A. **Correct, the 20 page count does not include those forms.**
3. Will involvement in the Master Plan project preclude team members from bidding/being awarded any construction projects that come out of it?
 - A. **Involvement in the Master Plan project will not preclude team members or firms from bidding/ being awarded any construction projects that come out of the master plan process.**
4. Our firm would be the lead on the team. We sent a team member from one of our sub-consultants to the info session this week. Can you please confirm that this is OK and doesn't disqualify or strongly work against us for not having had someone from our firm at the info session ourselves?
 - A. **The pre-submission meeting is not mandatory so your firm is not disqualified nor disadvantaged for not having attended.**
5. Can you please clarify the scope of the classroom and research lab space utilization analysis - i.e. how many square feet of each or how many classrooms and labs would be included in the analysis?
 - A. **We do not have a fully defined scope of our classroom and research space utilization analysis. We will be relying on the selected firm to help finalize the details of that scope. I can offer you some numbers just for scale. We have 600 schedulable spaces for classes (classrooms, labs, studios, lecture halls) in which we schedule 5,000 sections per semester. Our inventory and expectations for research labs is less defined at this point.**
6. At the end of the planning process, what key questions does Kent State want answered regarding student life (anything specific regarding housing, dining, recreation etc.)?
 - A. **There are no official questions at this time. These questions may be presented to the short-listed firms prior to the interview but are not available at this time.**
7. What is the university looking for regarding student life space analytics/utilization?
 - A. **We will be looking for high-level evaluation of student center and rec center for their size and capacity relative to our student population and our peers. The primary focus of space analytics and utilization will be the instructional spaces.**
8. What year was the housing study completed and which projects have been completed?
 - A. **The original plan was completed in 2000/2001 and has had several subsequent updates. The projects completed are too numerous to list here and will not be a major component of the master**

planning process.

9. What is the housing occupancy for Fall 2016?

A. 6,500

10. Does Kent plan to maintain / enforce the 2 year live on requirement?

A. Yes

11. Are there any plans to change the dining plan policies in the near future?

A. Possibly. A management evaluation of our program is in the process of being completed right now

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Ohio Facilities Construction Commission

Project Name	<u>Rhodes Tower Renovation</u>	Response Deadline	<u>Sept. 7, 2016</u>	<u>Noon</u>	local time
Project Location	<u>30 E. Broad Street</u>	Project Number	<u>DAS-170001</u>		
City / County	<u>Columbus / Franklin</u>	Project Manager	<u>Ned Thiehl</u>		
Owner	<u>Administrative Services</u>	Contracting Authority	<u>OFCC</u>		
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>0</u>	No. of electronic copies requested via email (PDF)	<u>1</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Sarah Haight at sarah.haight@ofcc.ohio.gov. See Section H of this RFQ for additional submittal instructions.

Please submit all questions regarding this RFQ in writing to Sarah Haight with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Based on the James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy report dated March 2015, professional architectural and engineering services are to be contracted for renovation of this facility, or some portion thereof. The scope of professional services includes preparing execution strategies, existing conditions investigation and documentation, and basic services.

The study addressed the vertical envelope for structural stability, rain control, air control, heat control, vapor control, and finish. The study included a forensic investigation, analysis, and evaluation of the existing conditions. The study also provided an estimated probable cost of remediation.

The Capital Budget funding for this project provides approximately 40% of the estimated probable total project cost of remediation. An execution plan for the scopes of work, and the areas of work with respect to tenants, environmental, and wildlife conditions will be crafted to address the budget constraints. The execution plan will further provide a basis for continuation of this work as funding is made available in future capital bills.

The James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy report dated March 2015 will be made available to the short listed firms.

B. Scope of Services

Upon award of the Agreement, commence by studying the James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy report dated March 2015, executing the Existing Conditions Investigation and its documentation, and developing the Plan of Execution.

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Existing Conditions Investigation, Plan of Execution, Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

Request for Qualifications (Architect / Engineer) continued

- Experience and capabilities of creating or using Critical Path Method (CPM) schedules and of using CPM schedules as a project management resource.
- Approach to and success of using Alternative Dispute Resolution.
- Proximity of prospective firms to the project site.
- Proposer's apparent resources and capacity to meet the needs of this project.
- The selected A/E and all its consultants must have the capability to use the Internet within their normal business location(s) during normal business hours.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Statements of Qualifications are to be submitted electronically by e-mail. Submittals are to be limited to a maximum of one e-mail with the total file size of 25 MB.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Rhodes Tower Renovations Proposer Firm _____
 Project Number DAS-170001 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 150 miles	5	
	150 miles to 200 miles	2	
	More than 200 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$1,000,000	2	
	\$1,000,000 to \$2,000,000	1	
	More than \$2,000,000	0	
c. Number of licensed professionals	Less than 5 professionals	3	Max = 3
	5 to 20 professionals	2	
	More than 20 professionals	0	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 0	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 10	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 4 projects	0 - 3	
	4 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 2 projects	0 - 1	
	2 to 4 projects	2 - 3	
	More than 4 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name Rhodes Tower Renovation Project Number DAS-170001

Date posted: August 25, 2016

Date revised: August 31, 2016

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. Has the existing window washing equipment been certified, repaired/replaced and will it be available for the successful team's use for close-up investigative observations in connection with this work?
 - A. The system remains uncertified and is not anticipated to be used for this project.
2. If the previous answer is 'NO,' does the successful team need to provide its own means/methods for accessing the exterior walls of the 41-story structure?
 - A. It is not anticipated that the successful team will be required to access the exterior walls. The referenced report, James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy, is anticipated to provide most, if not all, of the basis information for this project, and/or provide sufficient direction.
3. Are accurate original A/E drawings and specifications available for the successful team's use as background drawings upon which to develop repair documentation?
 - A. Documentation held by the Department will be made available to the selected professional services provider. Verification, and documentation of current conditions, will be part of the professional service agreement with the State.
4. If the previous answer is "YES," will these existing documents be made available electronically for the successful team?
 - A. Yes.
5. Will there be a need for new furniture for the Rhodes Tower Renovation?
 - A. No FFE.
6. Who completed the James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy report?
 - A. Façade Forensics.
7. Will the scope of work associated with Project DAS-170001 be primarily focused on exterior façade/enclosure work?
 - A. The goal of DAS-170001 is to address the vertical envelop for structural stability, rain control, air control, heat control, vapor control, and finish as addressed in the report.
8. Will it include substantial MEP/FP upgrades?
 - A. Not a consideration at this time.
9. Will it include interior renovation?
 - A. No.

10. Do the \$16,405,700 Construction Cost represent 40% of the total projected cost, some of which will be done in subsequent phases or is the project funded at only 40% of the \$16,405,700?
- A. The project, as addressed in the report, is funded at approximately 40% of the total funding required for both soft and hard costs.
11. Are there any sustainability / LEED goals or requirements?
- A. As on any and all projects, the State is driven to have projects designed and constructed with best practices and solutions that support the goals and objectives of LEED sustainability. However, there are no requirements to achieve LEED certification or better on this project.
12. Please clarify how the successful team is expected to verify existing conditions without accessing the wall?
- A. Verification and documentation of the current conditions is to address architectural modifications since the execution of the available documentation. Regarding the condition of the building envelope and its remediation, the referenced report, James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy, is anticipated to provide most, if not all, of the basis information for this project, and/or provide sufficient direction.
13. Based on the response to Question 2, does this mean that DAS will not pay for the Architect or Engineer of Record of the successful team to access the upper levels of the facade to verify existing conditions?
- A. Correct, the referenced report, James A. Rhodes State Office Tower Vertical Envelope Investigation & Remedy, is anticipated to provide most, if not all, of the basis information for this project, and/or provide sufficient direction.
14. What is the intended scope of MPE work for this project?
- A. The MPE scope of work will be limited to code compliance as required under the conditions of the building permit, and as necessary, permanent and temporary modifications to facilitate the remediation of the vertical building envelope.

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Ohio Facilities Construction Commission

Project Name	<u>RCI Lock Upgrades</u>	Response Deadline	<u>09/08/16</u>	<u>1:00 pm</u> local time
Project Location	<u>16149 State Route 104</u>	Project Number	<u>DRC-16F101</u>	
City / County	<u>Chillicothe / Ross</u>	Project Manager	<u>Steve Davis</u>	
Owner	<u>Dept. of Rehabilitation & Corrections</u>	Contracting Authority	<u>OFCC</u>	
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>	
No. of paper copies requested (stapled, not bound)	<u>0</u>	No. of electronic copies requested via email (PDF)	<u>1</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Sarah Haight at sarah.haight@ofcc.ohio.gov. See Section H of this RFQ for additional submittal instructions.

Please submit all questions regarding this RFQ in writing to Sarah Haight with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

The purpose of this Request for Qualifications (RFQ) is to obtain Professional Architectural/Engineering (A/E) services for the design of renovation, repair and addition to the cell door locks, control center, associated wiring and rear sally port improvements at the Ross Correctional Institution (RCI), located at 16149 State Route 104 in Chillicothe, Ohio 45601. Ross Correctional Institution (RCI) was constructed in 1987 and has numerous one and two story buildings for housing of inmates and administrative support.

The project will replace all cell door locks (approximately 1,000 each) for the facility. Included is electronic release of door locks, podiums for controls and control center. The control center is a separate facility from the housing units, and will be refurbished and possibly extended (enlarged). A separate but related portion of the project will refurbish and renovate the rear sally port of the facility. This sally port includes both vehicular and walk through traffic, including deliveries and equipment entry.

The development of a complete Program of Requirements (POR) will also be included as part of the Professional Design Services as an Additional Service. The development of the POR will include a comprehensive survey/field investigation of the existing space in order to evaluate the building condition in relation to the project scope described above, and in relation to the project budget. The project scope will then be evaluated, prioritized, and defined/redefined to align with available project funds. Evaluation of the project construction schedule will also be a part of the POR stage.

State of Ohio, Capital Improvements Funding will be used to complete the Design and Construction of this project.

All aspects of the project must comply with Department of Rehabilitation and Corrections policies and procedures.

B. Scope of Services

For projects advertised with an appropriately developed Program of Requirements (POR), upon award of the Agreement, commence with Design. For projects without such a POR, upon award of the Agreement, commence by developing the Program of Requirements.

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Request for Qualifications (Architect / Engineer) continued

- Proposer's previous experience (numbers of projects, sizes of projects) when working with its proposed consultants.
- Specification writing credentials and experience.
- Experience and capabilities of creating or using Critical Path Method (CPM) schedules and of using CPM schedules as a project management resource.
- Approach to and success of using partnering and Alternative Dispute Resolution.
- Proximity of prospective firms to the project site.
- Proposer's apparent resources and capacity to meet the needs of this project.
- The selected A/E and all its consultants must have the capability to use the Internet within their normal business location(s) during normal business hours.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat Professional or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Adobe Acrobat Professional, go to Advanced, then PDF Optimizer. Also, please insert the project number and firm name followed by "SOQ" in the e-mail subject line.

Statements of Qualifications are to be submitted electronically by e-mail. Submittals are to be limited to a maximum of one e-mail with the total file size of 25 MB.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name RCI Lock Upgrades Proposer Firm _____
 Project Number DRC-16F101 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 100 miles	5	
	100 miles to 150 miles	2	
	More than 150 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$200,000	2	
	\$200,000 to \$500,000	1	
	More than \$500,000	0	
c. Number of licensed professionals	Less than 5 professionals	1	Max = 3
	5 to 10 professionals	3	
	More than 10 professionals	2	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	1	Max = 3
	2 to 4 sample projects	2	
	More than 4 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 4 projects	0 - 3	
	4 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 2 projects	0 - 1	
	2 to 4 projects	2 - 3	
	More than 4 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Washington Hall Restroom Upgrade</u>	Response Deadline	<u>09/09/2016</u>	<u>4:00 PM</u>	local time
Project Location	<u>Ohio University Main Campus</u>	Project Number	<u>OHU-170004</u>		
City / County	<u>Athens / Athens</u>	Project Manager	<u>Terry Baxter-Potter</u>		
Owner	<u>Ohio University</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>1</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Terry Baxter-Potter at Ohio University; Architecture, Design & Construction; 160 W. Union St., Suite 280; Athens, Ohio 45701. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Candace Vlasak at vlasak@ohio.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Washington Hall is a 57,500 GSF, four-story Residence Hall, originally constructed in 1955. The project will consist of these elements:

1. Upgrade the domestic hot and cold water systems throughout the building, including complete renovation of the restrooms and replacement of the existing building hot water heating loop. Restroom upgrades include demolition of all existing finishes and fixtures, reconfiguration of plumbing fixtures and accessories, and upgrade of all finishes.
2. This Project is expected to be designed to LEED Silver standards.

B. Scope of Services

The project has a generally defined Program of Requirements. Upon award of contract, the consultant will commence with Program Verification before proceeding into Design.

The selected A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement.

As required by the Agreement, and as properly authorized, provide the following categories of services: Program Verification, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

During the construction period, provide not less than 16 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

Request for Qualifications (Architect / Engineer) continued

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Washington Hall Restroom Upgrades Proposer Firm _____
 Project Number OHU-170004 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 100 miles	5	
	100 miles to 200 miles	2	
	More than 200 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$100,000	2	
	\$100,000 to \$500,000	1	
	More than \$500,000	0	
c. Number of licensed professionals	Less than 3 professionals	1	Max = 3
	3 to 10 professionals	2	
	More than 10 professionals	2	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 8	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 7	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 0
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	0
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 3 projects	0 - 3	
	3 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 3 projects	0 - 1	
	3 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
		Subtotal	

* Must be comprised of professional design services consulting firm(s) and NOT the lead firm
 ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Request for Qualifications (Architect / Engineer)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>Doan - Public Elevators 4-7</u>	Response Deadline	<u>09/16/2016</u>	<u>3:00 p.m.</u> local time
Project Location	<u>410 W 10th Avenue</u>	Project Number	<u>OSU-160969</u>	
City / County	<u>Columbus / Franklin</u>	Project Manager	<u>Eric Pike</u>	
Owner	<u>The Ohio State University</u>	Contracting Authority	<u>Local Higher Education</u>	
Delivery Method	<u>General Contracting</u>	Prevailing Wages	<u>State</u>	
No. of paper copies requested (stapled, not bound)	<u>4</u>	No. of electronic copies requested (PDF)	<u>USB</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Eric Pike at 400 Enarson Classroom Building, 2009 Millikin Rd, Columbus, OH 43210. See Section H of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Eric Pike at Pike.15@osu.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

The Doan Public Elevator Project will replace the existing elevator operational equipment and cab interior finishes with new operational equipment and new interior cab finishes. General Contracting, HVAC, Plumbing, Electrical, and/or Fire Alarm Work will take place in each elevator machine room, shaft, and pit. It is the responsibility of the team to verify that the elevator and associated infrastructure complies with current code. Minor patch and paint will be required for each elevator lobby. This is a major elevator modernization in a working hospital which is open for public business and will continue to operate through the phases of work. These elevators are the main public access elevators for Doan Hall and receive very heavy use. Elevator Control Logic will be a vital key to the success of this project so that the new system transports the public between floors in the most timely and efficient pattern possible with wait times held to the least amount of time as possible. A concurrent work and modernization plan in conjunction with operations will be integrated into the Bid Documents. Construction will be phased into potential phases in which only ONE elevator will be taken out of service at a time for upgrades.

B. Scope of Services

Upon award of the Agreement, The Architect, Engineer, and Elevator Consultant will commence with a complete Field Condition Survey of the existing conditions for each elevator pit, shaft and machine room to assess the current conditions prior to commencing with Design. An emphasis placed on elevator modernization design for a high-rise hospital structure will be required to complete the project.

The selected Architect/Engineer (A/E, as a portion of its required Scope of Services and prior to submitting its proposals, will discuss and clarify with the Owner and/or the Contracting Authority, the cost breakdown of the Architect/Engineer Agreement detailed cost components to address the Owner's project requirements. Participate in the Encouraging Growth, Diversity & Equity (EDGE) Program as required by statute and the Agreement. Required Professional Liability Insurance will be per Exhibit A – A/E Terms and Conditions Article 7.2.6.

As required by the Agreement, and as properly authorized, provide the following categories of services: Field Condition Survey, Schematic Design, Design Development, Construction Document Preparation, Bid and Award Support, Conformed Documents, Construction Administration, Post-Construction, and Additional Services of all types.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>. The selected A/E will be required to sign the standard agreement. No modifications to the requirements in the agreement will be accepted.

Request for Qualifications (Architect / Engineer) continued

During the construction period, provide not less than 4 hours (excluding travel time) on-site construction administration services each week, including (1) attendance at progress meetings, (2) a written field report of each site visit, (3) on-site representation comprised of the A/E and its consultant staff involved in the primary design of the project, all having relevant and appropriate types of construction administration experience.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Design of a multiple car elevator modernization for a hospital
2. Design of an elevator modernization for a hospital structure
3. Design of an elevator modernization for a high-rise structure

For the purpose of the selection of 10 Relevant Projects in Section F of the Statement of Qualification (Form F110-330), projects must be designed by the Lead Firm.

C. Funding / Estimated Budget

Total Project Cost	<u>\$2,500,000</u>	State Funding	<u>\$0</u>
Construction Cost	<u>\$2,100,000</u>	Other Funding	<u>\$2,500,000</u>
Estimated A/E Fee	<u>6.0% to 7.0%</u>		

NOTE: The A/E fee percentage for this project includes all professional design services, and consultant services necessary for proper completion of the Basic Services for the successful completion of the project, including but not limited to: review and verification of the Program of Requirements provided by the Owner, validation of existing site conditions (but not subsurface or hidden conditions), preparation of cost estimates and design schedules for the project. Fees may be negotiated and allocated for Additional Services (e.g., extensive evaluation or validation of site conditions, extensive pre-design investigations, code-required special inspection and testing, Quality Assurance testing during the construction period, and testing due to unforeseen conditions).

D. Services Required (see note below)

Primary	<u>Architecture</u>
Secondary	<u>Elevator Consultant</u>
	<u>MEP Engineering</u>
	<u>Structural Design</u>
	<u></u>
	<u></u>
	<u></u>
Others	<u>The following services will be selected in consultation with the University: Hazardous Materials Testing</u>

E. Anticipated Schedule

Professional Services Start	<u>12 / 16</u>
Construction Notice to Proceed	<u>06 / 17</u>
Substantial Completion of all Work	<u>11 / 18</u>
Professional Services Completed	<u>01 / 19</u>

F. EDGE Participation Goal

Percent of <i>initial</i> TOTAL A/E Fee	<u>5.0%</u>
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NOTE: The primary A/E shall be (1) a registered architect holding a license and certificate of authorization issued by the Ohio Architects Board pursuant to ORC Chapter 4703, (2) a landscape architect holding a license and certificate of authorization issued by the Ohio Landscape Architects Board pursuant to ORC Chapter 4703, or (3) a professional engineer or professional surveyor holding a license and certificate of authorization issued by the Ohio Engineers and Surveyors Board pursuant to ORC Chapter 4733.

G. Evaluation Criteria for Selection

- Demonstrated ability to meet Owner's programmed project vision, scope, budget, and schedule on previous projects.
- Previous experience compatible with the proposed project (e.g., type, size).
- Relevant past work of prospective firm's proposed consultants.
- Past performance of prospective firm and its proposed consultants.
- Qualifications and experience of individuals directly involved with the project.
- Proposer's previous experience (numbers of projects, sizes of projects) when working with its proposed consultants.
- Design quality and demonstrated ability of prospective firm and its proposed consultants to provide design services which represent the University's [Design Guidelines for Buildings and Landscape buildings-landscape.pdf](#)
- Experience and capabilities of creating or using Critical Path Method (CPM) schedules and of using CPM schedules as a project management resource.

Request for Qualifications (Architect / Engineer) continued

- Approach to and success of using partnering and Alternative Dispute Resolution.
- Proximity of prospective firms to the project site.
- Proposer's apparent resources and capacity to meet the needs of this project.

Interested A/E firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) Section H. Additional Information submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the A/E's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the A/E's Technical Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

H. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Do not submit subconsultants for the following services as they will be selected in consultation with the University: Hazardous Materials, Testing, and Geotechnical Services. These subconsultants are not eligible for consideration in meeting the stated EDGE goals.

Firms are requested to identify professional registrations, memberships and credentials including: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Architect / Engineer Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Doan - Public Elevators 4-7 Proposer Firm _____
 Project Number OSU-160969 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location, Workload and Size (Maximum 10 points)			
a. Proximity of firm to project site	Less than 25 miles	5	
	25 miles to 50 miles	2	
	More than 50 miles	0	
b. Amount of fees awarded by Contracting Authority in previous 24 months	Less than \$200,000	2	
	\$200,000 to \$1,000,000	1	
	More than \$1,000,000	0	
c. Number of licensed professionals	Less than 5 professionals	1	Max = 3
	5 to 10 professionals	2	
	More than 10 professionals	0	
2. Primary Firm Qualifications (Maximum 30 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 20
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to create fully coordinated construction documents	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 20 points)			
a. Key discipline leads	Experience / ability of key consultants to perform effectively and collaboratively	0 - 15	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in professional services over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	1	Max = 3
	2 to 4 sample projects	2	
	More than 4 sample projects	3	
b. LEED** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 3 projects	0 - 3	
	3 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 3 projects	0 - 1	
	3 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
* Must be comprised of professional design services consulting firm(s) and NOT the lead firm ** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute		Subtotal	

Notes:

Evaluator:

Name _____

Signature _____

Date _____

Request for Qualifications (Design-Build Contract)

State of Ohio Standard Forms and Documents

Administration of Project: Local Higher Education

Project Name	<u>300 W 10th 7th FL Reno</u>	Response Deadline	<u>09/15/2016</u>	<u>2:00 p.m.</u>	local time
Project Location	<u>Brain and Spine Hospital, WMC</u>	Project Number	<u>OSU-160277</u>		
City / County	<u>Columbus / Franklin</u>	Project Manager	<u>Paul Lenz</u>		
Owner	<u>The Ohio State University</u>	Contracting Authority	<u>Local Higher Education</u>		
Delivery Method	<u>Design-Build</u>	Prevailing Wages	<u>State</u>		
No. of paper copies requested (stapled, not bound)	<u>3</u>	No. of electronic copies requested (PDF)	<u>2</u>		

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Paul Lenz at 400 Enarson Classroom Building, 2009 Millikin Rd, Columbus, OH 43210. See Section G of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Paul Lenz at lenz.3@osu.edu with the project number included in the subject line (no phone calls please). Questions will be answered and posted to the Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

For this project, the Owner will be requesting a Competitive GMP at the time of Request for Proposal as part of the Best Value selection process.

The project is a full renovation of the 7th Floor clinical space in the Brain and Spine Hospital at the Wexner Medical Center (WMC). The WMC, Brain and Spine Hospital is bordered by 12th Ave and Neil Ave. The new program will create space for the Surgical Extended Recovery Unit (SERU) and Orthopedics post-surgery beds. The project construction boundaries reside within an operating hospital on the 7th Floor and all work will be subject to the WMC standards. Demolition of the existing floor is 95% complete with select demolition remaining to be completed.

The Program of Requirements ("POR") will be developed as a part of this project by the Criteria Architect/Engineer ("Criteria A/E"). The plans and specification completed by the Criteria Architect represent 50% Design Development documents.

All aspects of the project and related issues will be implemented and operated consistent with the Contracting Authority and/or Owner's policies and procedures.

This project is required to be constructed and delivered within a collaborative BIM-enabled environment following The Ohio State University BIM Project Delivery Standards. The Primary firm submitting for the project will be required to have the BIM expertise capable of meeting the aforementioned standards. The Primary firm is responsible to support their subcontractors to meet this requirement. The Ohio State University BIM Project Delivery Standards can be accessed via the OSU FOD website: [ohio-state_bim_pds.pdf](#). Unless noted otherwise, the minimum required BIM Use Cases are outlined in Section 2.

B. Scope of Services

The Owner will be requesting a GMP as part of the Best Value selection process; therefore self-performed work will be approved, subject to the firm submitting an acceptable subcontractor plan. The short-listed firms are treated as approved subcontractors for this purpose. There will be no obligation for the selected firm to solicit bids from subcontractors for the purpose of comparing the price of proposed self-performed work. In addition, the contingency utilization provisions related to the award of a low subcontractor bid are waived.

As required by the Agreement, and as properly authorized, provide the following categories of services: develop and maintain estimates of probable construction cost, value engineering, project schedules, and construction schedules; lead and manage the remaining Design Development documents, Subcontractor Prequalification and Bidding process, Construction Documents, Construction and Closeout stages.

Request for Qualifications (Design-Build Contract) continued

The selected Design-Builder ("DB") will be required to sign the standard agreement provided at time of Request for Proposal. No modifications to the requirements in the agreement will be accepted. Required Professional Liability Insurance will be per General Conditions Articles 10.3.7, 10.3.8 and 10.3.9.

The preconstruction and construction services are generally described below. With the exception of self-performed work, subcontracts including but not limited to Plumbing, Fire Protection, HVAC, and Electrical trades will be awarded by the DB to prequalified vendors using a competitive process. The parties will engage in an "open book" pricing method in which all subcontracted work shall be based upon competitive pricing that will be reviewed by the Contracting Authority/Owner, the Criteria A/E and the DB. The Contracting Authority/Owner shall have access to all books, records, documents and other data in the DB's possession related to itself, its subcontractors and material suppliers pertaining to bidding, pricing or performance of the Agreement.

Preconstruction Services: The DB will work cooperatively with the Contracting Authority/Owner, Criteria A/E and Project Team, and will provide, among other services, schedule development, estimate development, program verification, design development, subcontractor prequalification and bidding, construction documents preparation, constructability review, permits, budgeting, value engineering, and preconstruction planning throughout the preconstruction stages.

Construction Services: The DB shall construct the Project pursuant to the construction documents and in accordance with the schedule requirements. The DB shall hold all subcontracts and shall be fully responsible for the means and methods of construction, weekly progress meetings, testing and inspections, project safety, project completion within the schedule agreed upon in the preconstruction phase, compliance with all applicable laws and regulations including monitoring compliance with all EDGE, equal employment, and prevailing wage requirements, and submitting monthly reports of these activities to the Contracting Authority. All subcontracts shall be on the subcontract form prescribed by OAC Section 153:1-03-02. The Contracting Authority reserves the right to approve the DB's selection of subcontractors and any supplemental terms to the subcontract form.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. Project Delivery Method (MP, GC, CMR, DB)
2. Role on Project (CMA, OA, CMR, DB, GC, Trade)
3. University Academic Medical Centers
4. Hospital Renovations

For the purpose of the selection of 10 Relevant Projects in Section F of the Statement of Qualification (Form F110-330), projects must be designed by the Lead Firm.

C. Funding / Estimated Budget

Total Project Cost	<u>\$3,280,000</u>	State Funding	<u>\$0</u>
Construction Cost	<u>\$2,427,000</u>	Other Funding	<u>\$3,280,000</u>

D. Anticipated Schedule

DB Preconstruction Services Start	<u>11 / 16</u>
Construction Stage Notice to Proceed	<u>12 / 16</u>
Substantial Completion of all Work	<u>05 / 17</u>
DB Services Completed	<u>06 / 17</u>

E. EDGE Participation Goal

Percent of the DB's total compensation excluding DB's Contingency*	<u>5.0%</u>
*Preconstruction Stage Compensation plus Contract Sum minus DB's Contingency	

F. Evaluation Criteria for Selection

Selection Criteria: The DB will be selected using (i) qualifications-based process during the Request for Qualifications (RFQ) stage to develop a short list and (ii) best value process during the Request for Proposal (RFP) stage. The qualifications-based criteria for the RFQ is included in this announcement. The best value criteria used in evaluating proposals from short listed firms will include such factors that are determined to derive or offer the greatest value to the State and Owner, combining both qualifications and fee.

Short List: Each firm responding to this RFQ will be evaluated and selected based on its qualifications and the qualifications and experience of the particular individuals identified as the candidate's proposed team for the Project. After evaluating the responses to this RFQ, the Contracting Authority will select a short list of no fewer than three candidates

Request for Qualifications (Design-Build Contract) continued

that it considers to be the most qualified, except if the Contracting Authority determines that fewer than three firms are qualified, it will only select the qualified firms.

Request for Proposal: The short-listed firms shall be sent a Request for Proposal (“RFP”) that will invite the firms to submit pricing proposals containing their proposed preconstruction stage compensation, construction stage personnel costs, itemized construction stage general conditions costs, construction stage contingency percentage, construction stage design fee percentage, and design-build fee percentage. The short-listed candidates will also receive (i) form of the Agreement with the Contracting Authority containing the contract terms and conditions, (ii) set of the most recent criteria documents and (iii) proposed Project schedule.

Pre-Proposal Meeting: Prior to submitting a response to the RFP, the short-listed firms will be invited to meet individually with the Contracting Authority/Owner. The purpose of the pre-proposal meeting is to permit the short-listed firms an opportunity to ask the Contracting Authority/Owner questions in an individual setting to help the firms prepare their responses to the RFP. The Contracting Authority will notify each short-listed firm to schedule individual times for the pre-proposal meetings.

Interview: After submitting responses to the RFP, the short-listed firms will be interviewed by the Contracting Authority/Owner. The purpose of the interview will be to meet the proposed Project team, become familiar with key personnel, and understand the project approach and ability to meet the stated objectives for the Project. Please be prepared to discuss with specificity the firm’s capacity to conduct this work in compliance with the timetable, budget and EDGE expectations. The Contracting Authority will notify each short-listed firm to schedule individual times for the interviews.

Selection Schedule: Tentative schedule is subject to change.

Qualifications Due	09/15/2016
RFP issued to the Short-Listed Firms	09/22/2016
Interviews	10/2016
Selection of DB	10/2016

Cancellation and Rejection: The Contracting Authority reserves the right to reject all proposals and cancel at any time for any reason this solicitation, any portion of this solicitation or any phase of the Project. The Contracting Authority shall have no liability to any proposer arising out of such cancellation or rejection. The Contracting Authority reserves the right to waive minor variations in the selection process.

Interested firms are required to address their BIM project delivery experience and how they will implement Building Information Modeling (“BIM”) on the project by documenting:

- The ability for the entire team to effectively collaborate and share models and data.
- Each discipline model manager and their relevant experience.
- How you support a subcontractor that does not have sufficient BIM experience to meet the above expectations.

Interested DB firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the DB’s team. The EDGE Affidavit and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the DB’s Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>.

The **EDGE Participation Statement of Intent to Contract and Perform** from Section H. Additional Information must also be submitted. For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

G. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm’s name. Use the “print” feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Request for Qualifications (Design-Build Contract) continued

Facsimile copies of the Statement of Qualifications will not be accepted.

Unless otherwise noted or exempt, all documents submitted to the Contracting Authority in response to this RFQ and subsequent RFP are public and will be available for inspection at the conclusion of the selection process. The following information shall remain confidential and will not be released: (1) Proposal Form(s), except for cost category subtotals which will be transferred to the Best Value Rating Form; (2) Financial Capacity; and (3) Bonding/Insurance.

Proposers are requested to submit the following information in response to this RFQ within Section H of Form F110-330.

1. Summary: Provide a summary, on one page or less, describing why your firm/team is the most qualified for the Project.
2. Bonding/Insurance: Provide evidence of capacity to provide bonding in the amount of the construction budget (e.g. a letter from your Surety agent stating that one or more Sureties will issue Bonds in the amount of the construction budget if your team is selected) and a copy of the firm's certificate of insurance showing the firm's current limits of liability for commercial general liability, employer's liability, business automobile liability, and professional liability insurance.
3. Management Systems: Describe the scheduling and cost control systems the firm would propose to use for the Project
4. Self-Performed Work: Indicate whether the firm intends to self-perform any work on the Project through a competitive process and, if so, the nature of the work and capability to self-perform.
5. Estimating: Demonstrated track record of performance of in-house estimating on projects comparable to the Project.
6. Scheduling: Demonstrated track record of performance of managing projects to the original schedule.

Firms are requested to identify professional registrations, memberships and credentials including but not limited to: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

Design-Build Selection Rating Form

State of Standard Forms and Documents

Project Name 300 W 10th 7th FL Reno Proposer Firm _____
 Project Number OSU-160277 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location and Workload (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 100 miles	2	
	More than 100 miles	0	
b. Amount of contracts awarded by Contracting Authority in previous 24 months	Less than \$200,000	5	
	\$200,000 to \$1,000,000	2	
	More than \$1,000,000	0	
2. Primary Qualifications (Maximum 35 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 25
b. Project design lead	Experience / creativity of project designer to achieve owner's vision and requirements	0 - 5	
c. Technical staff	Experience / ability of technical staff to coordinate construction documents and develop accurate estimates and schedules	0 - 10	
d. Construction administration staff	Experience / ability of field representatives to identify and solve issues during construction	0 - 10	
3. Key Consultant Qualifications (Maximum 15 points)			
a. Key consultants	Experience / ability of key consultants to perform effectively and collaboratively	0 - 10	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in Services compensation** over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	0	Max = 3
	2 to 4 sample projects	2	
	More than 4 sample projects	3	
b. LEED*** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 3 projects	0 - 3	
	3 to 6 projects	4 - 6	
	More than 6 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 3 projects	0 - 1	
	3 to 6 projects	2 - 3	
	More than 6 projects	4 - 5	
* Must be comprised of consulting firm(s) and NOT the lead firm ** Preconstruction Stage Compensation plus Contract Sum minus Subcontracted Work, Self-performed Work, and DB's Contingency *** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute		Subtotal	

Notes:

Evaluator:

Name _____

Signature _____ Date _____

Request for Qualifications (CM at Risk Contract)

State of Ohio Standard Forms and Documents

Administration of Project: School District Board + OFCC

Project Name	<u>Akron Ellet HS</u>	Response Deadline	<u>10/03/2016</u>	<u>4:00 PM</u>	local time
Project Location	<u>309 Woolf Ave</u>	Project Number	<u>SFC-150383.01</u>		
City / County	<u>Akron / Summit</u>	Project Manager	<u>Bill Courson</u>		
Owner	<u>Akron Public Schools</u>	Contracting Authority	<u>School District Board + OFCC</u>		
Delivery Method	<u>CM at Risk</u>	Prevailing Wages	<u>None</u>		
No. of paper copies requested (stapled, not bound)	<u>0</u>	No. of electronic copies requested (PDF)		<u>1</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Jill Hoobler at Jill.Hoobler@ofcc.ohio.gov. See Section G of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Jill Hoobler at Jill.Hoobler@ofcc.ohio.gov with the project number included in the subject line (no phone calls please). Questions will be answered and posted to Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

- Build one (1) new High School to house 1,110 students in grades 9-12 and Career-Tech,
- The building is to be 239,719 sq. ft. (198,718 Cofunded + 41,276 LFI) built in accordance with the 2015 Ohio School Design Manual,
- The new building is to be built adjacent to the existing Ellet High School which is to remain open during the construction project,
- An early site package consisting of building pad, underground utilities and base asphalt for the parking lot is being completed under a separate contract and will be complete prior to issuance of the building package Notice to Proceed. The estimated cost of work for this early site work is \$1,464,457. This amount is not included in this RFQ cost of work,
- The project is currently in the Construction Documents phase and will be roughly 90% complete when the CMR firm is selected,
- Short listed CMR firm will be required to submit a GMP for the main building along with their RFP. The GMP package details will be made available at the time the short listed firms are announced. All costs associated with the development of the GMP will be the sole responsibility of the shortlisted CMR firm,
- Abatement and Demo of the existing Ellet HS will be included in the CMR's scope of work, however, it is NOT included in this RFP/RFQ process and should will not be part of the submitted GMP. The cost of abatement and demolition is not included in the Estimated Construction Costs as stated in Section C of this RFQ. A separate Demo and abatement GMP will be negotiated as the project proceeds,
- The Architect selected for the project is The GPD Group of Akron, Ohio,
- The Owner Agent selected for the project is Panzica Construction Company of Mayfield, Ohio,
- All aspects of the project and related issues will be implemented and operated consistent with the Commission and/or Owner's policies and procedures.

B. Scope of Services

The selected Construction Manager at Risk ("CM"), as a portion of its required Scope of Services and prior to submitting its proposal, will discuss and clarify with the Contracting Authority and/or Owner, the breakdown of the Agreement detailed cost components, to address the Owner's project requirements and refine the project schedule.

As required by the Agreement, and as properly authorized, provide the following categories of services: provide constructability review comments on documents produced by the A/E during the Schematic Design, Design Development, and Construction Document stages; develop and maintain estimates of probable construction cost, value engineering, project schedules, and construction schedules; lead and manage the Subcontractor Prequalification and Bidding process, Construction and Closeout Stage.

Refer to the *Ohio School Design Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

Request for Qualifications (CM at Risk Contract)

State of Ohio Standard Forms and Documents

The preconstruction and construction services are generally described below. Subcontracts including but not limited to Plumbing, Fire Protection, HVAC, Electrical and AV/Technology will be awarded by the CM to prequalified vendors using a competitive process. The parties will engage in an "open book" pricing method in which all subcontracted work shall be based upon competitive pricing that will be reviewed by the Contracting Authority and/or Owner, the A/E and the CM. The Contracting Authority and/or Owner shall have access to all books, records, documents and other data in the CM's possession related to itself, its subcontractors and material suppliers pertaining to bidding, pricing or performance of the Agreement.

Preconstruction Services: Note that the GMP submission (based on approx. 90% complete Construction Documents) will be part of the RFP submission and therefore the GMP will be factored into the final selection process. As a result, Preconstruction services will be limited and shortened. The drawings and specifications will be at a stage of completion (approx. 90% complete Construction Documents) at the time of the RFP request. Such partially completed documents (the "Basis Documents") will be provided to the shortlisted CM candidates, together with the A/E's detailed listing of any material incomplete design elements and the A/E's statement of intended scope with respect to such incomplete elements (the "Design Intent Statement"). The shortlisted CM candidates shall submit to the Contracting Authority and/or Owner and the A/E their proposed Guaranteed Maximum Price (the "Contract Sum") and its qualifications and assumptions based upon the Basis Documents and the Design Intent Statement at the time of the RFP request. The shortlisted CM candidates, the Contracting Authority and/or Owner and the A/E (along with selected engineers and consultants) shall meet to reconcile any questions, discrepancies or disagreements relating to the qualifications and assumptions, the Basis Documents or the Design Intent Statement. The reconciliation shall be documented by an addendum to the qualifications and assumptions that shall be approved in writing by the Contracting Authority and/or Owner, the A/E and the CM. The shortlisted CM candidates shall then submit to the Contracting Authority, as part of their RFP for review and analysis and as part of the "Best-Value Selection", the CM's proposed final Contract Sum based upon the Basis Documents, the approved qualifications and assumptions and the Design Intent Statement. The final negotiated Contract Sum shall not exceed the Project Budget established for construction.

Construction Services: The CM shall construct the Project pursuant to the construction documents and in accordance with the schedule requirements. The CM shall hold all subcontracts and shall be fully responsible for the means and methods of construction, project safety, project completion within the schedule agreed upon in the preconstruction phase, compliance with all applicable laws and regulations including monitoring compliance with all EDGE, equal employment, and prevailing wage requirements, and submitting monthly reports of these activities to the Contracting Authority. All subcontracts shall be on the subcontract form prescribed by OAC Section 153:1-03-02. The Contracting Authority reserves the right to approve the CM's selection of subcontractors and any supplemental terms to the form subcontract.

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

1. CM at Risk Project Delivery
2. The CM's role in an Ohio public CM at Risk Project
3. New Construction of Public Schools in Ohio
4. LEED for Schools
5. Ohio Capital Improvements Processes
6. Project Management use of OAKS CI

C. Funding / Estimated Budget

Total Project Cost	<u>\$58,453,047</u>	State Funding	<u>\$47,079,089</u>
Construction Cost	<u>\$49,500,000 (this does not included demo and abatement)</u>	Other Funding	<u>\$11,373,958</u>

D. Anticipated Schedule

CM Preconstruction Services Start	<u>11 / 16</u>
Construction Stage Notice to Proceed	<u>01 / 17</u>
Substantial Completion of all Work	<u>06 / 19</u>
CM Services Completed	<u>09 / 19</u>

E. EDGE Participation Goal

Percent of the CM's total compensation excluding CM's Contingency* 5.0%

*Preconstruction Stage Compensation plus Contract Sum minus CM's Contingency

F. Evaluation Criteria for Selection

Selection Criteria: The CM will be selected using (i) qualifications-based process during the Request for Qualifications (RFQ) stage to develop a short list and (ii) best value process during the Request for Proposal stage. The qualifications-

Request for Qualifications (CM at Risk Contract) continued

based criteria for the RFQ is included in this announcement. The best value criteria used in evaluating proposals from short listed firms will include such factors that are determined to derive or offer the greatest value to the State and Owner, combining both qualifications and fee. Firms selected from this RFQ process will be required to submit a GMP at the time of RFP submission.

Short List: Each firm responding to this RFQ will be evaluated and selected based on its qualifications and the qualifications and experience of the particular individuals identified as the candidate's proposed team for the Project. After evaluating the responses to this RFQ, the Contracting Authority will select a short list of no fewer than three candidates that it considers to be the most qualified, except if the Contracting Authority determines that fewer than three firms are qualified, it will only select the qualified firms.

Request for Proposal: The short-listed firms shall be sent a Request for Proposal ("RFP") that will invite the firms to submit pricing proposals containing their proposed preconstruction stage compensation, construction stage personnel costs, itemized construction stage general conditions costs, construction stage contingency percentage, and construction stage fee percentage. The short-listed candidates will also receive (i) form of Agreement with the Contracting Authority containing the contract terms and conditions, (ii) set of the most recent design documents and (iii) proposed Project schedule. Firms selected from this RFQ process will be required to submit a GMP at the time of RFP submission.

Pre-Proposal Meeting: Prior to submitting a response to the RFP, the short-listed firms will be invited to meet individually with the Contracting Authority and/or Owner. The purpose of the pre-proposal meeting is to permit the short-listed firms an opportunity to ask the Contracting Authority and/or Owner questions in an individual setting to help the firms prepare their responses to the RFP. The Contracting Authority will notify each short-listed firm to schedule individual times for the pre-proposal meetings.

Interview: After submitting responses to the RFP, the short-listed firms will be interviewed by the Contracting Authority and Owner. The purpose of the interview will be to meet the proposed Project team, become familiar with key personnel, and understand the project approach and ability to meet the stated objectives for the Project. Please be prepared to discuss with specificity the firm's capacity to conduct this work in compliance with the timetable, budget and EDGE expectations. The Contracting Authority will notify each short-listed firm to schedule individual times for the interviews.

Selection Schedule: Tentative schedule is subject to change.

RFQ-Qualifications Due	10/03/2016
Announce Shortlist & Issue RFP with CD Design Documents	10/17/2016
Pre-Proposal Meetings	Week of 10/24/2016
RFP/GMPs Due	11/21/2016
Interviews	Week of 12/05/2016
Selection of CMR	Week of 12/12/2016

Cancellation and Rejection: The Contracting Authority reserves the right to reject all proposals and cancel at any time for any reason this solicitation, any portion of this solicitation or any phase of the Project. The Contracting Authority shall have no liability to any proposer arising out of such cancellation or rejection. The Contracting Authority reserves the right to waive minor variations in the selection process.

Interested CM firms are required to address how they will implement Building Information Modeling ("BIM") on the project, experience and level of training of staff related to BIM, incorporation of team partners that have previous BIM experience, and an understanding of collaborative BIM processes, including but not limited to the *State of Ohio BIM Protocol* available at the OFCC website at <http://ofcc.ohio.gov>.

Interested CM firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the CM's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the CM's Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

G. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Request for Qualifications (CM at Risk Contract) continued

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer.

Statement of Qualifications are to be submitted electronically by e-mail. Submittals are to be limited to a maximum of one e-mail with a total file size of 25MB.

Unless otherwise noted or exempt, all documents submitted to the Contracting Authority in response to this RFQ and subsequent RFP are public and will be available for inspection at the conclusion of the selection process. The following information shall remain confidential and will not be released: (1) Proposal Form(s), except for cost category subtotals which will be transferred to the Best Value Rating Form; (2) Financial Capacity; and (3) Bonding/Insurance.

Proposers are requested to submit the following information in response to this RFQ within Section H of Form F110-330.

1. Summary: Provide a summary, on one page or less, describing why your firm/team is the most qualified for the Project.
2. Bonding/Insurance: Provide evidence of capacity to provide bonding in the amount of the construction budget (e.g. a letter from your Surety agent stating that one or more Sureties will issue Bonds in the amount of the construction budget if your team is selected) and a copy of the firm's certificate of insurance showing the firm's current limits of liability for commercial general liability, employer's liability, business automobile liability, and professional liability insurance.
3. Management Systems: Describe the scheduling and cost control systems the firm would propose to use for the Project
4. Self-Performed Work: Indicate whether the firm intends to self-perform any work on the Project through a competitive process and, if so, the nature of the work and capability to self-perform.
5. Estimating: Demonstrated track record of performance of in-house estimating on projects comparable to the Project.
6. Scheduling: Demonstrated track record of performance of managing projects to the original schedule.

Firms are requested to identify professional registrations, memberships and credentials including but not limited to: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

CM at Risk Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Akron Ellet HS Proposer Firm _____
 Project Number SFC-150383.01 City, State, Zip Akron, Ohio,

Selection Criteria		Value	Score
1. Primary Firm Location and Workload (Maximum 10 points)			
a. Proximity of firm to project site	Less than 25 miles	5	
	25 miles to 50 miles	2	
	More than 50 miles	0	
b. Amount of contracts awarded by Contracting Authority in previous 24 months	Less than \$2,000,000	5	
	\$50,000 to \$2,000,000	2	
	More than \$5,000,000	0	
2. Primary Qualifications (Maximum 40 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 30
b. Project administration lead	Experience / ability to effectively administer project controls and processes	0 - 10	
c. Technical staff	Experience / ability of technical staff to develop accurate estimates and schedules	0 - 5	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 10 points)			
a. Key consultants	Experience / ability of key consultants to perform effectively and collaboratively	0 - 5	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in Services compensation** over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 3 sample projects	1	Max = 3
	3 to 6 sample projects	2	
	More than 6 sample projects	3	
b. LEED*** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 2 projects	0 - 3	
	2 to 4 projects	4 - 6	
	More than 4 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 2 projects	0 - 1	
	2 to 4 projects	2 - 3	
	More than 4 projects	4 - 5	
* Must be comprised of consulting firm(s) and NOT the lead firm ** Preconstruction Stage Compensation plus Contract Sum minus Subcontracted Work, Self-performed Work, and CM's Contingency *** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute		Subtotal	

Notes:

Evaluator:

Name _____

Signature _____ Date _____

Request for Qualifications (CM at Risk Contract)

State of Ohio Standard Forms and Documents

Administration of Project: Local Agency

Project Name	<u>Portage Lakes East Reservoir Dam Rehabilitation</u>	Response Deadline	<u>09/30/2016</u>	<u>4:00p.m.</u> local time
Project Location	<u>Portage Lakes State Park</u>	Project Number	<u>DNR-130036</u>	
City / County	<u>Akron / Summit</u>	Project Manager	<u>Jeremy Wenner</u>	
Owner	<u>Ohio Department of Natural Resources</u>	Contracting Authority	<u>Local Agency</u>	
Delivery Method	<u>CM at Risk</u>	Prevailing Wages	<u>State</u>	
No. of paper copies requested (stapled, not bound)	<u>5</u>	No. of electronic copies requested (PDF)	<u>2</u>	

Submit the requested number of Statements of Qualifications (Form F110-330) directly to Jacqueline Heiter at 2045 Morse Road, Building E-3, Columbus, Ohio 43229. See Section G of this RFQ for additional submittal instructions.

Submit all questions regarding this RFQ in writing to Jacqueline Heiter at Jacqueline.Heiter@dnr.state.oh.us with the project number included in the subject line (no phone calls please). Questions will be answered and posted to Opportunities page on the OFCC website at <http://ofcc.ohio.gov> on a regular basis until one week before the response deadline. The name of the party submitting a question will not be included on the Q&A document.

Project Overview

A. Project Description

Construction Management at Risk services are being requested to provide pre-construction and construction phase services for rehabilitation of East Reservoir Dam. East Reservoir Dam is a Class I high-hazard-potential structure, comprised of an earthen embankment which impounds 235 acres of water at normal pool and is located near Barberton, Ohio. The dam consists of three separate embankment areas: south embankment (100 feet long), main embankment (825 feet long), and the north embankment (175 feet long). East Reservoir Dam was originally part of the Ohio-Erie Canal system, constructed in the 1840s. The main embankment failed during the 1913 flood event and was reconstructed with a new ogee spillway in the north embankment. The embankments are constructed of sand overlying a typically sand foundation. Over time, various performance issues have been identified including uncontrolled seepage conditions, persistent wet areas, and the deterioration of the appurtenant structures. Currently, the structure does not meet established dam safety standards.

The site of the proposed work is along the shoreline of the existing embankment extending near the western edge of the reservoir and along Portage Lakes Drive to approximately 250 feet north of the intersection of North Turkeyfoot Road and Portage Lakes drive. State-owned property within the work site includes all areas within the existing shoreline (East Reservoir). Additional State-owned or State-leased parcels along the shoreline and adjacent to the work site may be available for use by the contractor. Work will be required on properties not owned or leased by the State.

Through this selection process, ODNR contemplates engaging a Construction Manager at Risk ("CM") to provide pre-construction and construction services for all improvements at the facility. The selected CM's agreement may be extended and amended to add scope of work as capital appropriations are available in future Capital Bill legislation for projects at Portage Lakes State Park, including North Reservoir. However, the Contracting Authority may terminate the agreement with the CM and seek proposals from other firms after successful completion of the work on East Reservoir Dam.

Professional design services are being acquired by the Contracting Authority under a separate contract.

All aspects of the project and related issues will be implemented and operated consistent with the Contracting Authority and/or Owner's policies and procedures.

B. Scope of Services

The work required includes heavy civil construction both on land and in water. Work may include some or all of the following:

- Preconstruction services as described below.
- Construction of embankment stability berm in areas presently submerged, and removal and disposal of berm material post construction.

Request for Qualifications (CM at Risk Contract) continued

- Working from barges or other floating plant and equipment.
- Removal of existing dock and marina structures that impede construction.
- Construction of seepage barriers which could include placement of temporary or permanent sheet piling, construction of cutoff walls, and application of deep soil mixing methods.
- Construction of a gravity structure using deep soil mixing methods.
- Construction of cofferdams.
- Administration of lake level control plans.
- Shallow dredging and dredge material disposal.
- Participation in development of construction monitoring and emergency action plans and procurement of materials and equipment as necessary for implementation in the case that emergency action is required during the construction period.
- Demolition and modifications to existing concrete spillway structures as well as construction of new spillway structures and gatewells.
- Demolition and construction of a new concrete channel near the southern end of the north embankment.

The selected Construction Manager at Risk ("CM"), as a portion of its required Scope of Services and prior to submitting its proposal, will discuss and clarify with the Contracting Authority and/or Owner, the breakdown of the Agreement detailed cost components, to address the Owner's project requirements and refine the project schedule.

As required by the Agreement, and as properly authorized, provide the following categories of services: provide constructability review comments on documents produced by the A/E during the 50% Design (Schematic), 75% Design (Design Development), & 100% Design (Construction Documents) stages; develop and maintain estimates of probable construction cost, value engineering, project schedules, and construction schedules; lead and manage the Subcontractor Prequalification and Bidding process, Construction and Closeout Stage.

Refer to the *Ohio Facilities Construction Manual* for additional information about the type and extent of services required for each. A copy of the standard Agreement can be obtained at the OFCC website at <http://ofcc.ohio.gov>.

The preconstruction and construction services are generally described below. Subcontracts will be awarded by the CM to prequalified vendors using a competitive process. The parties will engage in an "open book" pricing method in which all subcontracted work shall be based upon competitive pricing that will be reviewed by the Contracting Authority and/or Owner, the A/E and the CM. The Contracting Authority and/or Owner shall have access to all books, records, documents and other data in the CM's possession related to itself, its subcontractors and material suppliers pertaining to bidding, pricing or performance of the Agreement.

Preconstruction Services: The CM will work cooperatively with the Contracting Authority and/or Owner, A/E, and Project Team, and will provide, among other services, schedule development, estimate development, Guaranteed Maximum Price (GMP) proposal, subcontractor prequalification and bidding, constructability review, permits, budgeting, value engineering, and preconstruction planning throughout the preconstruction stages. When the drawings and specifications are at the stage of completion specified in the Agreement, such partially completed documents (the "Basis Documents") shall be provided to the CM, together with the A/E's detailed listing of any incomplete design elements and the A/E's statement of intended scope with respect to such incomplete elements (the "Design Intent Statement"). Contingent upon the Contracting Authority's approval of the GMP, the parties will enter into an amendment to the Agreement establishing the Contract Sum ("GMP Amendment"). If the proposed Contract Sum exceeds the Project Budget established for construction, then the Contracting Authority may terminate the agreement with the CM and seek proposals from other firms for completion of the Project.

Construction Services: The CM shall construct the Project pursuant to the construction documents and in accordance with the schedule requirements. The CM shall hold all subcontracts and shall be fully responsible for the means and methods of construction, project safety, project completion within the schedule agreed upon in the preconstruction phase, compliance with all applicable laws and regulations including monitoring compliance with all EDGE, equal employment, and prevailing wage requirements, and submitting monthly reports of these activities to the Contracting Authority. All subcontracts shall be on the subcontract form prescribed by OAC Section 153:1-03-02. The Contracting Authority reserves the right to approve the CM's selection of subcontractors and any supplemental terms to the form subcontract.

Anticipated Schedule of Services: Proposed schedule for the Portage Lakes East Reservoir Dam Improvements Project Procurement, Preconstruction Services and Construction Services.

1. RFQ Response – 09/30/2016
2. Shortlist Selection / RFP Issued – 10/07/2016
3. Site Visit – 10/12/2016
4. Pre-proposal Meeting – 10/20/2016
5. Proposal Submission – 10/27/2016

Request for Qualifications (CM at Risk Contract) continued

- 6. Interview – 11/01/2016
- 7. CM Selection – 11/04/2016
- 8. Notice to Proceed – 12/12/2016

For purposes of completing the Relevant Project Experience Matrix in Section F of the Statement of Qualifications (Form F110-330), below is a list of relevant scope of work requirements for this RFQ:

- 1. Experience with complex, fast-track projects of similar or greater magnitude as appropriate for the scope discussed herein. For all past projects utilized to demonstrate experience, the contractor shall provide a description of the specific work items relevant to the scope of work described herein and specifically identify their role in that work (i.e., CM, General Contractor, Self-Perform, etc.)
- 2. Experience with water resource projects, including marine work, dredging, installation of seepage barriers for embankments, spillway and outlet structure construction or modification.
- 3. Knowledge and experience with complex dam rehabilitation projects inclusive of those involving multiple permitting and regulatory agencies.
- 4. Experience with multiple seepage control alternatives and construction technologies, including innovative techniques.
- 5. Experience with marina and dock construction, including dock removal, relocation, and installation.
- 6. Administration of Construction Monitoring, Emergency Action, and/ or detailed safety plans for dam rehabilitation and construction.
- 7. Experience with addressing and mitigating private property impacts related to construction activities, such as rights of entry and potential property lease agreements.
- 8. Experience in contracting with state, federal, or local governmental agencies.
- 9. Experience with stakeholder communications and public information associated with large heavy civil projects.

C. Funding / Estimated Budget

Total Project Cost	<u>\$33,000,000</u>	State Funding	<u>\$33,000,000</u>
Construction Cost	<u>\$30,000,000</u>	Other Funding	<u>\$0</u>

D. Anticipated Schedule

CM Preconstruction Services Start	<u>12 / 16</u>
Construction Stage Notice to Proceed	<u>03 / 17</u>
Substantial Completion of all Work	<u>12 / 18</u>
CM Services Completed	<u>04 / 19</u>

E. EDGE Participation Goal

Percent of the CM's total compensation excluding CM's Contingency*	<u>5.0%</u>
*Preconstruction Stage Compensation plus Contract Sum minus CM's Contingency	

F. Evaluation Criteria for Selection

Selection Criteria: The CM will be selected using (i) qualifications-based process during the Request for Qualifications (RFQ) stage to develop a short list and (ii) best value process during the Request for Proposal stage. The qualifications-based criteria for the RFQ is included in this announcement. The best value criteria used in evaluating proposals from short listed firms will include such factors that are determined to derive or offer the greatest value to the State and Owner, combining both qualifications and fee.

Short List: Each firm responding to this RFQ will be evaluated and selected based on its qualifications and the qualifications and experience of the particular individuals identified as the candidate's proposed team for the Project. After evaluating the responses to this RFQ, the Contracting Authority will select a short list of no fewer than three candidates that it considers to be the most qualified, except if the Contracting Authority determines that fewer than three firms are qualified, it will only select the qualified firms.

Request for Proposal: The short-listed firms shall be sent a Request for Proposal ("RFP") that will invite the firms to submit pricing proposals containing their proposed preconstruction stage compensation, construction stage personnel costs, itemized construction stage general conditions costs, construction stage contingency percentage, and construction stage fee percentage. The short-listed candidates will also receive (i) form of Agreement with the Contracting Authority containing the contract terms and conditions, (ii) set of the most recent design documents and (iii) proposed Project schedule.

Site Visit: After Issuance of the RFP, a voluntary site visit will be coordinated with all short-listed firms and the Contracting Authority.

Request for Qualifications (CM at Risk Contract) continued

Pre-Proposal Meeting: Prior to submitting a response to the RFP, the short-listed firms will be invited to meet individually with the Contracting Authority and/or Owner. The purpose of the pre-proposal meeting is to permit the short-listed firms an opportunity to ask the Contracting Authority and/or Owner questions in an individual setting to help the firms prepare their responses to the RFP. The Contracting Authority will notify each short-listed firm to schedule individual times for the pre-proposal meetings.

Interview: After submitting responses to the RFP, the short-listed firms will be interviewed by the Contracting Authority and Owner. The purpose of the interview will be to meet the proposed Project team, become familiar with key personnel, and understand the project approach and ability to meet the stated objectives for the Project. Please be prepared to discuss with specificity the firm's capacity to conduct this work in compliance with the timetable, budget and EDGE expectations. The Contracting Authority will notify each short-listed firm to schedule individual times for the interviews.

Selection Schedule: Tentative schedule is subject to change.

RFP issued to the Short-Listed Firms	10/07/2016
Interviews	11/01/2016
Selection of CM	11/04/2016

Cancellation and Rejection: The Contracting Authority reserves the right to reject all proposals and cancel at any time for any reason this solicitation, any portion of this solicitation or any phase of the Project. The Contracting Authority shall have no liability to any proposer arising out of such cancellation or rejection. The Contracting Authority reserves the right to waive minor variations in the selection process.

Interested CM firms are required to submit the Commitment to Participate in the EDGE Business Assistance Program form in its Statement of Qualifications (Form F110-330) submitted in response to the RFQ, to indicate its intent to contract with and use EDGE-certified Business Enterprise(s), as a part of the CM's team. The Intent to Contract and to Perform and / or waiver request letter and Demonstration of Good Faith Effort form(s) with complete documentation must be attached to the CM's Proposal. Both forms can be accessed via the OFCC website at <http://ofcc.ohio.gov>. The Intent to Contract and to Perform form is again required at the Fee Proposal stage.

For all Statements of Qualifications, please identify the EDGE-certified Business Enterprises, by name, which will participate in the delivery of the proposed professional services solicited in the RFQ.

G. Submittal Instructions

Firms are required to submit the current version of Statement of Qualifications (Form F110-330) available via the OFCC website at <http://ofcc.ohio.gov>.

Electronic submittals should be combined into one PDF file named with the project number listed on the RFQ and your firm's name. Use the "print" feature of Adobe Acrobat or similar software for creating a PDF rather than using a scanner. If possible, please reduce the file size of the PDF. In Acrobat, go to Advanced, then PDF Optimizer. Also, please label the CD or DVD and the sleeve with the project number and firm name if applicable.

Paper copies of the Statement of Qualifications, if requested, should be stapled only. Do not use special bindings or coverings of any type. Cover letters and transmittals are not necessary.

Facsimile copies of the Statement of Qualifications will not be accepted.

Unless otherwise noted or exempt, all documents submitted to the Contracting Authority in response to this RFQ and subsequent RFP are public and will be available for inspection at the conclusion of the selection process. The following information shall remain confidential and will not be released: (1) Proposal Form(s), except for cost category subtotals which will be transferred to the Best Value Rating Form; (2) Financial Capacity; and (3) Bonding/Insurance.

Proposers are requested to submit the following information in response to this RFQ within Section H of Form F110-330.

1. **Summary:** Provide a summary, on one page or less, describing why your firm/team is the most qualified for the Project.
2. **Bonding/Insurance:** Provide evidence of capacity to provide bonding in the amount of the construction budget (e.g. a letter from your Surety agent stating that one or more Sureties will issue Bonds in the amount of the construction budget if your team is selected) and a copy of the firm's certificate of insurance showing the firm's current limits of liability for commercial general liability, employer's liability, business automobile liability, and professional liability insurance.
3. **Management Systems:** Describe the scheduling and cost control systems the firm would propose to use for the Project

Request for Qualifications (CM at Risk Contract) continued

4. Self-Performed Work: Indicate whether the firm intends to self-perform any work on the Project through a competitive process and, if so, the nature of the work and capability to self-perform.
5. Estimating: Demonstrated track record of performance of in-house estimating on projects comparable to the Project.
6. Scheduling: Demonstrated track record of performance of managing projects to the original schedule.

Firms are requested to identify professional registrations, memberships and credentials including but not limited to: LEED GA, LEED AP, LEED AP+, CCCA, CCM, CCS, CDT, CPE, DBIA, and any other appropriate design and construction industry credentials. Identify that information on the resume page for individual in Block 22, Section E of the F110-330 form.

CM at Risk Selection Rating Form

State of Ohio Standard Forms and Documents

Project Name Portage Lakes East Reservoir Dam Rehabilitation Proposer Firm _____
 Project Number DNR-130036 City, State, Zip _____

Selection Criteria		Value	Score
1. Primary Firm Location and Workload (Maximum 10 points)			
a. Proximity of firm to project site	Less than 50 miles	5	
	50 miles to 150 miles	2	
	More than 150 miles	0	
b. Amount of contracts awarded by Contracting Authority in previous 24 months	Less than \$5,000,000	5	
	\$5,000,000 to \$20,000,000	2	
	More than \$20,000,000	0	
2. Primary Qualifications (Maximum 40 points)			
a. Project management lead	Experience / ability of project manager to manage scope / budget / schedule / quality	0 - 10	Max = 30
b. Project administration lead	Experience / ability to effectively administer project controls and processes	0 - 15	
c. Technical staff	Experience / ability of technical staff to develop accurate estimates and schedules	0 - 10	
d. Construction administration staff	Experience / ability of field representative to identify and solve issues during construction	0 - 5	
3. Key Consultant Qualifications (Maximum 10 points)			
a. Key consultants	Experience / ability of key consultants to perform effectively and collaboratively	0 - 5	
b. Proposed EDGE-certified Consultant participation*	One point for every 2 percent increase in Services compensation** over the EDGE participation goal	0 - 5	
4. Overall Team Qualifications (Maximum 10 points)			
a. Previous team collaboration	Less than 2 sample projects	1	Max = 3
	2 to 4 sample projects	2	
	More than 4 sample projects	3	
b. LEED*** Registered / Certified project experience	Registered projects	1	Max = 2
	Certified projects	2	
c. BIM project experience	Training and knowledge	1	Max = 3
	Direct project experience	3	
d. Team organization	Clarity of responsibility / communication demonstrated by table of organization	0 - 2	
5. Overall Team Experience (Maximum 30 points)			
a. Previous team performance	Past performance as indicated by evaluations and letters of reference	0 - 10	
b. Experience with similar projects / delivery methods	Less than 2 projects	0 - 3	
	2 to 4 projects	4 - 6	
	More than 4 projects	7 - 10	
c. Budget and schedule management	Performance in completing projects within original construction budget and schedule	0 - 5	
d. Knowledge of Ohio Capital Improvements process	Less than 4 projects	0 - 1	
	4 to 8 projects	2 - 3	
	More than 8 projects	4 - 5	
* Must be comprised of consulting firm(s) and NOT the lead firm ** Preconstruction Stage Compensation plus Contract Sum minus Subcontracted Work, Self-performed Work, and CM's Contingency *** Leadership in Energy & Environmental Design administered by the Green Building Certification Institute		Subtotal	

Notes:

Evaluator:

Name _____

Signature _____ Date _____