

*****REVISED SCHEDULE*****
REQUEST FOR LETTERS OF INTEREST
and Statements of Qualifications

The University of Virginia, Charlottesville, invites highly qualified firms to submit Letters of Interest and Statements of Qualifications along with background information on Form HECO-16 (obtain adapted version from <http://www.fm.virginia.edu/depts/fpc/index.html>) for construction services related to the:

Student Health Center
RFP # 16-115

The University seeks to retain a Construction Manager to join our team during the design phase to provide constructability review, scheduling, cost estimating, and early bid package assistance and to provide full construction services for the University in accordance with the provisions of the University of Virginia Higher Education Capital Outlay Manual. The use of design assist by key subcontractors will be employed on this project. The project consists of construction of a new Student Health Center to be located near the southeast end of Brandon Avenue. The University has determined that Competitive Sealed Bidding is not practicable or fiscally advantageous; therefore, the contract will be awarded as a Construction Management at Risk with Design Phase Services project delivery method.

Project Overview:

The Student Health Center is a Joint Commission fully accredited health care facility that provides high quality confidential health care and services necessary to help assure student's ability to matriculate without interruption. The five core service units in Student Health include (1) General Medicine, (2) Counseling and Psychological Services, (3) Health Promotion, (4) Gynecology, and (5) the Student Disability Access Center. In addition, there is currently space allocated for the University of Virginia Health System's satellite pharmacy and laboratory services within the student health building. UVA opened the current Student Health building located at 400 Brandon Avenue in 1989, and expanded and renovated it in 1999. The existing building cannot accommodate current and future demand for services.

A recent assessment of current services, staffing and flow revealed a significant space deficit that could not be addressed by interior renovations or by a modest addition. The current space configuration and stacking of services also hinder Student Health's ability to effectively achieve its health and wellness objectives in support of the student experience and efficiently utilize clinician expertise. Based on existing student needs, projected increases in student visits, full inclusion of wellness in its mission, and expanding its programs as described above, recent programming determined the need for a new 100,000 +/- GSF facility to support student health and wellbeing. The University is currently investigating opportunities and constraints for a site identified in the Brandon Avenue redevelopment area (<http://www.officearchitect.virginia.edu/pdfs/BrandonAveMasterPlan.pdf>). Building and parking capacity, as well as possible co-location of complimentary programs is currently under study.

Construction is anticipated to begin fall 2018.

Submittal Information:

The University is interested in demonstrated experience in the management of similar projects within a university setting. Examples of previous work associated with this type of project is important as well as

personnel who have had direct participation with this type of project and experience working together on project teams. Examples of cost control and scheduling are also important.

Where possible, all materials submitted should be fully recyclable. Submissions should be collated, on standard letter-sized paper and preferably clipped together without binding. To conserve paper, double-sided printing is strongly encouraged.

Submittals will be evaluated and a short-list of firms selected. The selection of short-listed firms will be based on demonstrated qualifications in projects of this type, ability to meet the proposed schedules, the quality and experience of the proposed team, the firm's plan for involvement of SWaM firms, experience with the University of Virginia Capital Outlay system, project safety record (not just the firm), and other criteria as the selection committee may determine appropriate. Only firms licensed to do business in Virginia will be considered. The short-listed firms will be issued a detailed scope of work/request for proposal and invited to present a more detailed proposal and oral presentation of their qualifications and experience.

One (1) original and eleven (11) copies of the **Letters of Interest/Statements of Qualifications must be submitted by close of business (nominally 5:00 PM) on October 12, 2017** to the attention of:

George Cullen, Contract Administrator for Construction
Facilities Planning & Construction
Facilities Management Department
University of Virginia
1000 Ednam Center, Suite 100
Charlottesville, VA 22903

Requests for Proposals (RFPs) will be issued on or about October 20, 2017 to short-listed firms only. RFP responses must be received no later than close of business (nominally 5:00 PM) on November 13, 2017. A non-mandatory pre-proposal meeting, for the short-listed firms only, will be held at the University of Virginia on a date and at a location to be announced.

Selected firms will be required to register in eVA (the Governor's electronic procurement web site, www.eva.state.va.us) prior to the deadline for submission of responses to the RFP to be eligible for the award of the contract. Company's own status and/or proposed use of Small, Women-owned and Minority-owned (SWaM) firms will be considered in the evaluation of proposals. SWaM firms must be registered with the Virginia Department of Small Business and Supplier Diversity (SBSD) in Richmond for verification and consideration. Quarterly reporting of expenditures to SWaM firms will be required for the selected contractor.

Questions may be directed to George Cullen at gec2n@virginia.edu, by fax at (434) 982-5108, or by phone at (434) 982-4620.

The Rector and Visitors of The University of Virginia
By: George Cullen, Contract Administrator for Construction