

Fayetteville State University, Cx Agent Solicitation

Chick/Rosenthal Renovations, and New Parking Deck and HWC Projects

Date: 3/6/23

Fayetteville State University (FSU) is seeking a single engineering firm to provide Commissioning Agent services for four campus projects.

- H.T. Chick Building Renovation: this 34,426 GSF building was constructed and first opened in the mid-1960's. The Chick project will run concurrently and share the same designer (310 Architecture & Interiors) and CMR firm (not selected yet) as the Rosenthal project described below. Target reopening date for the Chick building is Fall 2025. Total project budget is \$9,500,000.
- A.B. Rosenthal Building Renovation: this 33,595 GSF building was constructed in the mid-1960's. The Rosenthal project will run concurrently and share the same designer (310ai) and CMR (not selected yet) as the Chick project described above. Target reopening date for the Rosenthal building is Fall 2025. Total project budget is \$10,000,000.
- New Parking Deck: this new parking deck is estimated to have a total of 350-400 spaces. It will be located on the site of an existing parking lot (lot CS) on FSU's west campus. The project delivery method will be single prime. The designer has already been selected (Duda-Paine). Target opening date for the new deck is Fall 2025. Total project budget is \$10,000,000.
- New Health & Wellness Center (HWC): the new HWC building is estimated to be 24,000 GSF total on 2 floors. It will be constructed on the site of the soon-to-be-demolished Bryant Hall on FSU's west campus. It will include a fitness center, the campus infirmary and pharmacy. The project delivery method will be single prime. The designer has already been selected (Szostak Design). Target opening date for the new deck is Summer 2025. Total project budget is \$11,100,000.

The combined project budget on the four projects included in this solicitation is \$40,600,000. Each of the four projects will be administered independently.

Solicitation Schedule

The designer solicitation and selection schedule:

- Posting opens: 3/6/23
- Posting closes: 3/27/23, 5pm
- Shortlist interviews: 4/5/23, 1pm – 4:30pm

Submission Details and Critical Selection Factors:

Electronic submissions should be sent to hmiller1@uncfsu.edu and must be received by **5:00 P.M. on Friday, March 27, 2023**. Project Manager Harold Miller can be reached at the above email address and at 910-672-1952.

The length of the proposal should be limited to twenty (20) pages, exclusive of the SF 330 Form. Submit one (1) electronic (PDF) copy of the response only. No written copies are requested or required.

Critical selection factors:

1. Adequate staff and proposed consultant team-qualification and examples of previous collaborations.
2. Experience and expertise with similar projects.
3. Examples of past performance on similar projects.
4. Experience on design projects to be part of an existing campus context.
5. Historically Underutilized Business (HUB) representation on proposed consultant team.
6. Current workload and State of NC projects awarded.
7. Proposed planning/design approach or methodology.
8. Recent experience with project cost estimates and schedule adherence.
9. Construction contract administration capabilities.
10. Proximity to and familiarity with the area where project is located.
11. Record of successfully completed projects on time and within budget, without major legal or technical problems.
12. Energy conservation/sustainability experience.