NOTICE INVITING GENERAL CONTRACTOR PREQUALIFICATION

Prequalification Questionnaires will be received by the University of California, Irvine (UCI) from General Contractors (GC) wishing to submit Progressive Design Build proposals for the:

Irvine Campus Medical Complex, Project No. 994649

Prequalification questionnaires will be accepted from contractors teamed with architects that have completed comparably sized design-build projects as described in the questionnaire.

PROJECT DESCRIPTION:

This project will create a new UC Irvine Campus Medical Complex (ICMC) on Jamboree Road between Campus Drive and MacArthur Boulevard in the City of Irvine. The ICMC will consist of the following major elements:

- A 112-bed, 350,000 gsf hospital including an emergency department, inpatient bed services, operating rooms, pre/post observation beds, inpatient imaging, support services, and shell space for the future buildout of 32 additional beds.
- A 200,000 gsf ambulatory surgery center consisting of outpatient surgery and procedure rooms, diagnostic and imaging services, oncology treatment and infusion facilities, clinical exam rooms, a pharmacy, and support services.
- A 25,000 gsf central energy plant to serve the ICMC.
- An approximately 1,400 space parking structure.

ESTIMATED CONTRACT TIME: 58 Months

PROJECT DELIVERY: Progressive Design Build

ESTIMATED DESIGN AND CONSTRUCTION COST: $700 million

Project scope and funding are pending administrative approval

PROCEDURES: Prequalification questionnaires will be available electronically at 2:00 p.m. on 1/28/20 from UCI Design & Construction Services.

General Contractors interested in prequalifying to propose on this project are required to attend the Mandatory Prequalification Conference scheduled for Friday, February 7, 2020, beginning promptly at 10:00 a.m. General Contractors failing to sign in on the official attendance sheet at the prequalification conference will not be eligible to participate in the prequalification process.

Participants shall meet at:
UC Irvine Student Center
Moss Cove Rooms A & B
Irvine, CA 92697

Prequalification questionnaires must be received by 2:00 p.m. on March 6, 2020 only at UCI Design & Construction Services, 101 Academy, Ste. 200, Irvine, CA 92697.

PROJECT EXPERIENCE REQUIREMENTS: Prequalification questionnaires will be accepted from contractors teamed with architects; each having completed comparably sized projects as follows (projects submitted will receive points based on the extent to which they meet the criteria):
One (1) institutional, higher education, or medical complex project LOCATED IN THE STATE OF CALIFORNIA for which the construction cost was at least $300 million

Two (2) DESIGN BUILD medical complex projects that included OSHPD 1 inpatient care facilities such as an emergency department, pre/post observation beds, operating rooms, inpatient imaging and support spaces for which the construction cost was at least $200 million each

Two (2) DESIGN BUILD medical complex projects that included OSHPD 3 outpatient care facilities such as outpatient surgery and procedure rooms, diagnostic and imaging services, oncology treatment and infusion facilities, clinical exam rooms, a pharmacy, and support spaces for which the construction cost was at least $100 million each.

Two (2) DESIGN BUILD projects that included the infrastructure to support medical complex operations such as a dedicated central plant, parking structure, roads, pedestrian circulation, landscaping, etc., for which the construction cost was at least $200 million.

One (1) institutional or higher education or medical complex project that was constructed on a LIMITED AND CONFINED SITE for which the construction cost was at least $200 million.

One (1) institutional, higher education or medical complex project that ACHIEVED LEED GOLD CERTIFICATION or higher and for which the construction cost was at least $200 million

One (1) institutional, higher education or medical complex project that ACHIEVED SIGNIFICANT DESIGN AWARDS conferred by the state or national DBIA, recognized national or international societies for architecture, or other distinguished organizations committed to conferring awards for design excellence

Extra consideration will be given to projects:
- Projects that were delivered by the progressive design build method.
- On which the prospective Design Builder and Design Firm worked together as a design build team.

UCI reserves the right to reject any or all responses to this notice, to waive non-material irregularities, and to deem Contractors prequalified to submit proposals for the project. To prequalify, Contractors must agree to comply with all proposal conditions including state prevailing wages, 10% bid bond, 100% payment and performance bonds, and insurance requirements. A contract will be awarded to the contractor/architect team ("design builder") who offers UCI the best value. General Building “B” California Contractors License required.

Every effort will be made to ensure that all persons have equal access to contracts and other business opportunities with the University within the limits imposed by law or University policy. Each Bidder may be required to show evidence of its equal employment opportunity policy. The successful proposer and its subcontractors will be required to follow the nondiscrimination requirements set forth in the proposal documents and to pay prevailing wage rates at the location of the work.

No contractor or subcontractor may be listed on a Bid for this project unless registered with the Department of Industrial Relations pursuant to California Labor Code Sections 1725.5 [with limited exceptions from this requirement for bid purposes only under Labor Code section 1771.1(a)].

No contractor or subcontractor may be awarded any portion of this project unless registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5 and 1771.1.

This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations.

The successful proposer shall pay all persons providing construction services and/or any labor on site, including any University location, no less than the UC Fair Wage ($15 per hour as of 10/1/17) and shall comply with all applicable federal, state and local working condition requirements.

Contact David Donovan (949) 824-8114 ddonovan@uci.edu or Laura Moss (949) 824-7304 lmoss@uci.edu for the questionnaire. For other opportunities: www.designandconstruction.uci.edu.

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Advertisement Date: January 28, 2020