

A/E Selection Guide Exhibit III – Sample CBD Work Description

Architectural/Engineering services for the design and construction administration of staff housing and related facilities in support of the Public Health Service native hospital in Kotzebue, Alaska. The estimated cost of construction for the project is over \$10,000,000. The design phase services are expected to proceed approximately five (5) months after the date of this synopsis and are to be completed within six (6) months after contract award. Optional construction administration services are to be completed approximately sixteen (16) months after design services are completed. DHHS will provide focused conceptual design guidance. Architectural/Engineering services shall include site verification of existing conditions, schematics, design development, construction documents, with optional construction administration. The prime contractor must be an architectural/engineering firm. The design of electrical, mechanical, structural, fire protection engineering, and architectural services shall be accomplished or reviewed and approved by engineers and architects registered to practice in the particular professional field involved in a state or possession of the United States, Puerto Rico, or in the District of Columbia. The civil, geotechnical, mechanical, and structural engineers and the architect must be or become registered in Alaska prior to performing any work under the contract. The project is to provide 50 housing/apartment type units in accordance with government design concepts on two government owned sites in Kotzebue. The project is located in the Arctic, requiring special expertise related to permafrost foundations, building envelope design, snow drifting/wind issues and other cold region considerations as appropriate.--Evaluation factors for this contractor selection are listed below in descending order of priority except that evaluation factors (1) and (2) are of equal value, evaluation factors (3) and (4) are of lesser equal value, and evaluation factors (5) and (6) are of lesser equal value: (1) Professional qualifications of design team necessary for the required services. (2) Demonstrated expertise and experience in applicable aspects of Arctic Engineering. (3) Successful design experience in remote housing (and other facilities) and Alaskan bush construction projects. (4) Demonstrated expertise and experience in modular design. (5) Past performance on comparable projects, in terms of cost control, quality control, compliance with performance schedules, and administration; for both design and construction phases. (6) Geographical proximity of design firm and consultant(s) principal office(s) to the project locations. (7) Description of anticipated management plan and team organization for this project, including degree of principal participation, production coordination, division of work, scheduling, quality assurance, cost control, and prior experience of the design team as a unit. (8) Extent of actual Native American professional and paraprofessional participation on the project. (9) Experience with owner management teams comprised of representatives from Federal, State, local, and Tribal governments.--The contractor who performs the A/E design for this project shall not be eligible for award of any subsequent construction contract for this project.--All submittals must be in duplicate. Unnecessarily elaborate brochures or other presentations beyond those sufficient to present a complete and effective response to this announcement are not desired.--All responsible sources may submit a SF-254 and a SF-255 which shall be considered by the agency. Pertinent statements relative to the evaluation factors shall be included in Part 10 of SF 255. In addition, in Part 10, provide descriptions of no more than two projects listed in Part 8 of SF 255 demonstrating the experience and expertise required in the evaluation factors.--NOTE: The proposed contract listed here is 100% set-aside for small business concerns under the Small Business Competitiveness Demonstration Program. As a small business set-aside in the performance of this contract, at least 50% of the cost of contract performance incurred for personnel must be expended for employees of the prime contractor. The Standard Industrial Classification (SIC) Codes applicable to this procurement are 8712 and 8711, Architectural Services (other than Naval) and Other Engineering Services. For these SIC Codes, the size standard is \$2.5 million. See Numbered Notes 1 and 24. Submittals must be received by 3:00 P.M., local time, _____, 1992. Submittals to be sent to HHS/PHS/Office of Engineering Services, Region X, 2201 Sixth Ave., Rm. 710, MS RX-24, Seattle, WA 98121. Control Number is 102-AE-9Y-XXXX.*****