

REQUEST FOR QUALIFICATIONS

**CONSULTING
EXECUTIVE ARCHITECT
FOR**

SPANOS TRAINING FACILITY EXPANSION

UNIVERSITY OF CALIFORNIA, SAN DIEGO

FD&C Project No. 4642

Proposals due

WEDNESDAY, NOVEMBER 6, 2013

Issue Date – TUESDAY, OCTOBER 22, 2013

I. INTRODUCTION

Spanos Training Facility is located at UC San Diego, west of, and overlooking, the North Campus running track. As the success of Triton Athletics grows, the need for additional weight training space expands, so as to alleviate the mounting pressure on the existing Campus facilities. Data from the 2012 Sports Facilities Student Satisfaction Survey confirms that expanded weight room capacity was the number one recommendation for improvement, and the addition to the Spanos Training Facility would allow for greater flexibility in scheduling intercollegiate athletics with Recreation Classes, Sports Clubs and Open Recreation.

UC San Diego has generated a conceptual design that would expand the existing facility by approximately 10,000 ASF (5,458 interior and 4,748 exterior patio), plus another 2,080 ASF renovation of existing space.

The Expansion design will need to integrate and enhance the adjacent campus architecture, and adhere to UC San Diego North Campus Neighborhood Planning Study:

<http://physicalplanning.ucsd.edu/plans/northcampus.html>

II. PROJECT DESCRIPTION

UC San Diego will be selecting an Executive Architect to perform design, bid, and construction phase services for the Spanos Training Facility Expansion. Preliminary design has generated a floor plan and a concept plan identifying existing components to remain, be enhanced or added. The programmatic objective is to create modern weight training space that contains equipment that is designed for sport specific training. The design team will be expected to evolve the preliminary concept into a design approvable by the Design Review Board and C|CPC, and work closely with a CM|GC in preconstruction to achieve a project that is on time, on budget, and enhances this area of campus. The CM/GC selection process will begin shortly after Executive Architect selection.

UCSD Athletics plans to utilize design team graphics and renderings to support fundraising efforts. Construction is anticipated to begin after the spring academic session, June 2014. The total hard construction cost for the project is projected to be \$1.65 million, CCCI 5918.

The Executive Architect will have prime responsibility for administration of the at minimum, LEED Silver, and target LEED Gold, certification process through the USGBC. The project will be required to meet the new minimum mandatory requirements of the CAL Green Building Code, CA Code of Regulations, Title 24, Part 11.

III. SCOPE OF SERVICES

The professional design services will be expected to commence upon selection, in the form of concept design review of the existing documents while the balance of the design team is brought on board. The CM/GC will be sought after the design team is given NTP, with the goal of selection by

the end of 2013. Schematic Design submittal is anticipated early 2014, with Design Development, Construction Documents and Project Approval to occur in the first 5 months of 2014.

Once the design is approved by UCSD Design Review Board, which is anticipated early 2014, the components of the project will be verified with UCSD Athletics, and construction will commence after the 2014 school year. It is the intent of the University to build the project before winter school session begins, January 5, 2015.

IV. JOINT VENTURES/ASSOCIATIONS

The University will not entertain Joint Ventures or Associations on this project.

V. PROJECT DELIVERY METHOD

The project delivery method will be CM/GC (Construction Manager/General Contractor).

VI. CONSULTANTS

The University is only selecting the Executive Architect at this time. All sub-consultants, such as, but not limited to, structural, mechanical, electrical, plumbing, landscape, civil, etc. will be selected later in collaboration with the selected Executive Architect.

VII. SUBMITTAL REQUIREMENTS AND SELECTION CRITERIA

The University of California, San Diego, requests the following submittal material for use in the selection of a professional design firm to perform the Scope of Services described above.

- A. Demonstrated experience and excellence in design and construction administration of comparable sports facility projects including design consideration necessary for construction of projects within campus settings with constrained site conditions, as component to ongoing campus or master plan improvements.

- B. Proven capabilities for providing creative design solutions on comparable project types. Firms should consider that the proposed location for this facility is on a very prominent and visible site, as future plans for this area of Campus involve removing vehicular circulation, and introducing a pedestrian entrance to north Campus. The landscape area to the north of the expansion, and the north elevation of the Training facility will serve as the first architectural experience along the entrance promenade. Firms are asked to submit appropriate graphic material supporting design creativity and excellence on comparable projects. **For each comparable project example depicted, please note the responsible lead designer, and specialty sports facility consultants, if used to deliver the project.** Proposals should include examples of comparable design work accomplished by the proposed lead designer for this specific project. Work accomplished by the lead designer while in the employ of other firms should be clearly noted.

- C. Applicants are encouraged to submit examples of projects completed on University of California campuses to supplement their examples of Sports Facility work.
- D. Demonstrated experience in USGBC LEED analyses and project development.
- E. Proven technical, scheduling, quality control and cost management capabilities.
- F. Qualifications of the Principals and Project Team Members, including a clear definition of the primary responsibility of each.
- G. Outline of the basic work plan and schedule to accomplish the work.
- H. Definition and track record of Outreach Program to local small and disadvantaged sub-consultant businesses.
- I. Ability to provide Professional Liability Insurance in the amount of \$1,000,000 Each Occurrence and \$2,000,000 per Project Aggregate.

VIII. STATEMENT OF UNDERSTANDING

All Short-listed firms will be required to sign a Statement of Understanding. By signing the document it is acknowledged that a draft copy of the standard Executive Design Professional Agreement (EDPA) has been read, and with reservation of rights, the terms and conditions are generally agreed upon. Additionally, notwithstanding this is a qualification based selection process, it is understood that fees for basic services are expected to fall within a limited and commercially reasonable range for comparable work.

IX. PROCEDURES FOR SUBMISSION

Architectural firms wishing to be considered should submit electronic materials, under a coversheet, indicating their past experience in the design and construction of baseball ballparks or other similar types of sports facilities, including references, Standard Forms 330, University of California Consultant Experience Form (Attachment A) and University Statement of Qualifications (Attachment B). One electronic copy on CD or flash drive, in pdf format, should be submitted, with any graphic images, spreadsheets or pages larger than 8.5” x 11” submitted in landscape view. No paper copies requested; e-mailed submittals will not be accepted. Proposals are due no later than Wednesday, November 6, 2013.

Forward material **by mail, messenger and/or overnight express** to:

University of California, San Diego
Jennifer Mora, Contracts Analyst
Office of Facilities Design & Construction
10280 N. Torrey Pines Rd., Suite 465
La Jolla, CA 92093-0916

Hours of business: Monday through Friday, 8:00 a.m. to 4:30 p.m. Technical questions or questions regarding the scope of the project should be directed to Matthew Smith at (858) 246-1970. UC San Diego requests that interested firms refrain from contacting any other party regarding this project.

UC San Diego encourages the participation of Small, Disadvantaged, Minority-owned, Women-owned and Service/Disabled Veteran-owned Business Enterprises (S/D/M/W/DVBE's) and is committed to promote a diverse pool of firms for our building programs.

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 candidate firm may be required to show evidence of its equal employment opportunity policy.

The University of California is an Equal Opportunity Employer – minorities and women are encouraged to apply for consideration.