Request for Qualifications – Civil Engineers
CLEVELAND & HALL LID PARKING

The University of Arkansas Fayetteville, in accordance with the policies of the Board of Trustees, is soliciting responses from qualified architects for low impact development parking at the corner of Cleveland Street and Hall Avenue.

PROJECT DESCRIPTION

This project will expand parking capacity to support the student population on Maple Hill. The site is prominently located across from Leverett Elementary School and adjoins an intact residential neighborhood. In addition, there is considerable topographic change from the Cleveland Street frontage to the rear of the property, and the downhill slope continues towards the houses. Minimizing runoff from the paved lot, providing a vegetative buffer from the residential properties, and providing a visual screen from the residence halls are important project objectives. A design that incorporates low impact water management (capture, filtration, treatment, and infiltration), soft engineering, and facultative vegetation to reduce discharge onto adjoining properties is preferred. The lot should provide curb appeal and have sufficient tree canopy to not only reduce heat island effect, but also screen the cars from view of sleeping rooms. Additionally, the lot should be secured by means of video surveillance and adequate lighting, while minimizing impact on the surrounding neighborhood.

Landscaping of the site will meet University of Arkansas standards with consideration of City of Fayetteville Title XV Unified Development Code, Chapter 179: Low Impact Development, and particular attention will be paid to providing a buffer to neighboring properties. Because of this, applicants are encouraged to include a landscape architect as part of their team.

This project will add 210-230 new parking spaces, and the parking lot may be expanded to the north if additional property is purchased in the future. The lot is scheduled for completion in the summer of 2014. Some work, including asbestos abatement, demolition, and the addition of gravel parking, will occur in summer 2013. The total project cost is currently estimated at $2.6 million.

Engineers will work with Facilities Management and UA Transit and Parking to advance overall site and campus master planning principles, as well as sustainability initiatives including stormwater management. For general campus planning and standards information, visit http://planning.uark.edu.

SUBMITTALS

The deadline for responses is 1:00 PM CST on Tuesday, July 16, 2013.
All respondents will be notified of the results by EMAIL, so please provide accurate contact information.
Address ten (10) copies of responses to: 

Jill Anthes, campus planner
University of Arkansas
Facilities Management Planning Group
521 S. Razorback Road, FAMA C-100
Fayetteville, AR 72701

Statements of Qualification will be reviewed by a selection committee using a standardized Design Services Shortlist Evaluation form. This form is available for download at http://planning.uark.edu/rfq.

Written responses should include, at minimum:

1. Proof of licensure or eligibility:

   Civil Engineers: All engineers shall hold individual licenses in the State of Arkansas, and all engineering firms shall hold a valid Certificate of Authorization (COA) issued by the Arkansas State Board of Licensure for Professional Engineers and Professional Surveyors. Joint venture firms are also required to hold a COA. A COPY OF A VALID ARKANSAS CERTIFICATE OF AUTHORIZATION MUST BE INCLUDED WITH THE SUBMITTAL.

   Landscape Architects: All firms shall be licensed by the Arkansas State Board of Architects, Landscape Architects, and Interior Designers. A COPY A VALID ARKANSAS LICENSE MUST BE INCLUDED WITH THE SUBMITTAL.

2. Proof of current professional liability insurance coverage ($1,000,000 minimum required)
3. Specific project experience (within the past five years) with parking improvements, low impact development, drainage improvements, and stream protection
4. Current office size, personnel description, and workload
5. Organizational chart for design team and all consultants
6. Prior experience constructing projects under LEED and/or Green Globes ratings systems
7. Prior experience with fully commissioned projects
8. Projects currently under contract with state agencies or educational facilities
9. Statement of diversity in the workforce, if applicable
10. Certificate of women-owned or minority-owned business, if applicable

Professional Services Required:

SCHEMATIC DESIGN, COST ESTIMATING, GRAPHIC PRESENTATION, DESIGN DEVELOPMENT, CONSTRUCTION DOCUMENTS, BIDDING, CONSTRUCTION ADMINISTRATION, AND PROJECT CLOSEOUT.
LOCATION

The new parking lot will be located on the northwest corner of Cleveland Street and Hall Avenue, just west of Leverett Elementary School and north of the Maple Hill residence halls.