



## Request for Qualifications – Engineers SOUTH CAMPUS STEAM SYSTEM IMPROVEMENTS

The University of Arkansas Fayetteville, in accordance with the policies of the Board of Trustees, is soliciting responses from qualified engineers for the *South Campus Steam System Improvements*.

### PROJECT DESCRIPTION

The project will replace the steam and condensate infrastructure that provides building heating and domestic hot water for 252,275 gross square feet (gsf) of existing campus space. The new infrastructure will accommodate an additional 500,000gsf of future development in the Athletic Valley district over the next 50 years.

<i>Gladson-Ripley Hall</i>	<i>21,163</i>
<i>Buchanan-Droke Hall</i>	<i>21,178</i>
<i>Stadium Drive fraternity site – north (est.)</i>	<i>25,000</i>
<i>Stadium Drive fraternity site – south (est.)</i>	<i>25,000</i>
<i>Sigma Alpha Epsilon</i>	<i>20,643</i>
<i>Pomfret Hall</i>	<i>189,291</i>
<i>other future development in Athletic Valley</i>	<i>450,000</i>
<b><i>total gsf served</i></b>	<b><i>752,275</i></b>

The project will retire around 2200 linear feet of existing steam distribution lines and the associated condensate return piping, ranging in size from 1.5 inches to 8 inches. The east section of steam distribution piping was installed in 1954, and serves two small dormitories and Fraternity Row. The lower section of piping located along the west edge of Stadium Drive was installed in 1966 to support the construction of Pomfret Hall.

Using steel pre-insulated direct buried piping, around 2000 linear feet of new steam distribution mains and laterals, along with associated condensate return piping, ranging in size from 1.5 inches to 6 inches, will be installed. Valve boxes / sectionalized vaults will allow for safe system operation and servicing. Condensate return will be a combination of the same steel pre-insulated system, as well as composite plastic piping for low pressure drains and pumped returns.

The design team should demonstrate experience with large-scale district utility infrastructure. The team should address both utility engineering and site design issues associated with the replacement of existing steam piping. The scope of work will require the involvement of a civil engineer and/or landscape architect familiar with campus design standards, as the project will inevitably disturb existing hardscape

and landscape during construction. Firms responding to this request for qualifications should structure their teams accordingly.

Engineers and consultants will work with Facilities Management and an independent third-party commissioning agent to advance overall site and campus master planning principles, as well as sustainability initiatives. The project will be fully commissioned and constructed in accordance with all local, state, and federal requirements.

The total project cost is currently estimated at \$2.6 million. The estimated design timeline is 8-12 months. For general campus planning and standards information, visit <http://planning.uark.edu>.

## **SUBMISSION**

**The deadline for responses is 1:00 PM local time on Thursday, September 8, 2016.**

All respondents will be notified of the results by EMAIL, so please provide accurate contact information.

**Address ten (10) copies of responses to:** Todd Furgason, Senior 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:

*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 large-scale district utility infrastructure.

4. **Specific project experience** (within the past five years) with steam distribution lines
5. Current office size, personnel description, and workload
6. Organizational chart for design team and all consultants
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:

SITE AND PIPE ROUTING ASSESSMENTS, PERMITTING, COST ESTIMATING, SCHEMATIC DESIGN, DESIGN DEVELOPMENT, CONSTRUCTION DOCUMENTS, BIDDING, CONSTRUCTION ADMINISTRATION, INSPECTION SERVICES, AND PROJECT CLOSEOUT.

## LOCATION

Steam system lines will be routed along the east and west side of Stadium Drive.

