

PROJECT FACT SHEET

CONSTRUCTION MANAGER FOR SOCIAL SCIENCES INTERNATIONAL STUDIES, BT-835 FLORIDA INTERNATIONAL UNIVERSITY

PROJECT DESCRIPTION

The selected firm will be contracted to provide construction management for a 57,000 sq. ft. building that will house International Studies. The building will provide a striking physical symbol of the international dimension of the University's mission and identity. It will provide a state-of-the art venue for the many activities – classes, lectures, workshops, performances, conferences, and faculty and graduate student research-that constitute the agendas of its occupants. It will impress the constant stream of prominent foreign visitors that find their way to FIU. It also should enhance the external reputations of the centers and institutes, departments, and school that inhabit it. The building should also reinforce the University's reputation for linking visionary idealism with pragmatic execution.

The project will also require campus utility infrastructure improvements to service the building and future building sites. It will contain an approximate total gross square footage of 57,712 with a construction budget of approximately \$14 million. The successful firm will be expected to join the team immediately in order to accelerate the completion of the construction documents to meet a construction start date of February 2009.

Qualified firms must be licensed general contractors in the State of Florida and meet all other requirement as may be required by law. An applicant shall be properly registered to practice in the State of Florida as a General Contractor at the time of application with the appropriate state board governing the services offered. The Committee may verify the current status with the appropriate state board. Provide copies of current State of Florida Department of Professional Regulation Construction Industry Licensing Board certificate of Corporate Authorization showing (1) License No., (2) Certificate of Authorization date and (3) designation of professional(s) qualifying the corporation to practice as a General Contractor.

The cost of the work will include all costs related to completing the work, and the percentage fee for management services. The Construction Management firm shall be responsible for all scheduling and coordination and is generally responsible for the successful, timely, and economical completion of the projects.

SELECTION CRITERIA

Construction Management firms will be evaluated in the following areas:

1. Bonding capability – submit exhibits in the form of letter(s) of reference from bank (s) and a letter from a bonding agent confirming financial ability and bonding capacity of the Applicant. The firm shall be required to hold a 100% Performance and Payment Bond on the basis of the Guaranteed Maximum Price furnished pursuant to Section 255.05F.S.
2. Years in Business.
3. Record keeping/administration ability.
4. Critical path scheduling expertise.
5. Cost estimating; cost control capability.

6. 6. Ability to assist the team to develop solutions to complex design issues
7. Qualification of the firm's personnel, staff, and consultants.
8. Quality control capability – Describe quality management procedures that achieve satisfactory performance as well as address non-performance by subcontractors. Describe typical problems encountered with projects of this nature and the firm's management response to these challenges.
9. Current workloads; location.
10. Past performance in both State of Florida and local markets
11. Volume of previous FIU work, with the intent of equitable distribution of work to qualified firms; and
12. Experience and ability. Experience and ability scores will be based on the following criteria:
 1. Documented success of the firm and individual members of the Construction Management team in similar contracts in the past five years including the ability to meet time and budget requirements.
 2. Demonstrated management ability of principal firm to coordinate and maintain successful working relationships with technical consultants of the design team.
 3. Experience of members of the Construction Management team in working with the Florida Building Code and NFPA codes.

In order to facilitate review by the Committee, Applicants are requested to respond and index their submittals with the same paragraph designations as noted on CMQS form.

SELECTION SCHEDULE

The anticipated schedule for selection, award, and negotiation is as follows:

Call for Proposals in Florida Administrative Weekly	September 5, 2008
Closing Date for Applicants	(2:00 p.m.) October 3, 2008
Shortlist Meeting	October 17, 2008
Final Interviews	November 10, 2008
Contract Negotiations	TBA

GENERAL INFORMATION

1. Applicants which do not comply with the FIU's procedures or deadline established will not be considered. All application information received will be retained by the University. Responses received after the stipulated date and time will not be accepted and will be returned unopened to the Applicant. Applications that do not comply with the instructions set forth and/or do not include the Qualifying Information required, will be considered incomplete and will not be evaluated.
2. The University is not liable for any costs incurred by the Applicants prior to the issuance of an executed contract.
3. In order to minimize the possibility of unethical pressures or influences on the recommendations of the Selection Committee, direct contact with the committee members is not permitted. The committee members are John Cal, Sylvia Berenguer, Celi Ervesun and Douglas Kincaid. The goal of this committee is to assess the Applicants on an equitable basis. The committee members (may be subject to change without notice) shall serve throughout the screening process for a project until selection is completed.
4. All applicants will be notified of the results of the shortlisting in writing. Finalists will be informed of the interview date and time and will be provided with a copy of the State University System's Construction Management agreement, project manual for minor projects, and additional project information, if available.

5. The Selection Committee will make a recommendation to the President of Florida International University. All finalists will be notified in writing of the President's action. Upon approval by the President, negotiations will be conducted in accordance with Section 287.055, Florida Statutes.
6. All team members of the selected firm should clearly address each of the selection criteria as appropriate within the submittal package.
7. The results of this screening process will be posted at Facilities Planning and Construction during regular business hours on the date listed in the Project Milestones. Any notification of intent to protest must be made within seventy-two (72) hours of posting.
8. Any change in the schedule or other additional information will be posted on the FIU Facilities web-site <http://facilities.fiu.edu>. The web site contains the Continuing Services Contract Form Required by FIU. FIU reserves the right to modify the contract form at the time of contract negotiations. Any question or explanation desired by an applicant regarding projects or any part of the process must be requested in writing to cecilia@fm.fiu.edu or via fax to 305-348-4091. Responses to questions and requests for information will be posted on the facilities web site. An effort will be made to respond to all applicant questions; however, the University is not obligated to and may choose not to answer every question.