NOTICE TO CONSTRUCTION MANAGERS

Florida International University Board of Trustees, announces that construction management services will be required for the project listed below:

Project No.: BR-822, Project and Location: University Park Central Utility Plant Expansion, Part A and Part B, University Park. Florida International University, Miami, Florida 33199.

Part A of the project seeks to replace existing chillers and cooling towers with energy efficient units in the existing plant. Chillers and cooling towers purchased by the university, will be installed by the CM. Part A of the project includes underground chilled water distribution servicing projects currently in planning and construction.

Part B shall be for a completely new generic central chilled water plant sub station and shall include:

1. Owner purchased CM installed chillers and cooling towers.
2. A complete new facility to accommodate the required new major equipment, the necessary support equipment, interconnecting piping, controls, wiring, related offices, storage area and break room.
3. Required underground chilled water distribution piping as needed to properly interconnect to the existing chilled water distribution system.

Part A as described herein must be completed no later than August 2, 2004.

The estimated construction cost of the project is approximately $7.5 million. The contract for construction management services will consist of two phases. Phase one is pre-construction services, for which the construction manager will be paid a fixed fee. Phase one services include value engineering, construct-ability analyses, development of a cost model, estimating, and the development of a Guaranteed Maximum Price (GMP) at 100% Construction Document phase. If the GMP is accepted, phase two, the construction phase, will be implemented. In phase two of the contract, the construction manager becomes the single point of responsibility for performance of the construction of the project and shall publicly bid trade contracts. Failure to
negotiate an acceptable fixed fee for phase one of the contract, or to arrive at an acceptable GMP within the time provided in the agreement may result in the termination of the construction manager's contract.

Separate GMP's will be required for parts A & B. Part A may require multiple phases in order to meet the completion deadline.

Selection of finalists for interviews will be made on the basis of construction manager qualifications, including experience and ability; past experience; bonding capacity; record-keeping/administrative ability; critical path scheduling expertise; cost estimating; cost control ability; quality control capability; qualification of the firm's personnel, staff and consultants; and ability to meet the minority business enterprise participation requirements.

Finalists will be provided with a copy of the building program and the latest documentation prepared by the project architect/engineer, a description of the final interview requirements and a copy of the standard State University System's construction management agreement. The Selection Committee may reject all proposals and stop the selection process at any time. The construction manager shall have no ownership, entrepreneurial or financial affiliation with the selected architect/engineer involved with this project.

Firms desiring to provide construction management services for the project shall submit a letter of application and a completed Board of Regents "Construction Manager Qualifications Supplement." Proposals must not exceed 80 pages, including the Construction Manager Qualifications Supplement and letter of application. Pages must be numbered consecutively.

Submittals which do not comply with these requirements or do not include the requested data will not be considered. No submittal material will be returned.

All applicants must be licensed to practice as general contractors in the State of Florida at the time of application. Corporations must be registered to operate in the State of Florida by the Department of State, Division of Corporations, at the time of application. As required by Section 287.133, Florida Statutes, a construction management firm may not submit a proposal for this project if it is on
the convicted vendor list for a public entity crime committed within the past 36 months. The selected construction management firm must warrant that it will neither utilize the services of, nor contract with, any supplier, subcontractor, or consultant in excess of $10,000.00 in connection with this project for a period of 36 months from the date of their being placed on the convicted vendor list.

Construction Manager Qualifications Supplement forms and the Project Fact Sheet may be obtained by contacting: Facilities Management, Florida International University, Campus Support Complex, Room 236, University Park, Miami, Florida 33199, telephone (305) 348-4070, or by FAXING a request to (305) 348-4010 or login to http://facilities.fiu.edu/fpc.htm (Find project under Facilities Construction Project Information). Requests for meetings by individual firms will not be granted.

Six (6) bound copies of the required proposal data shall be submitted to: Selection Committee, Florida International University, Facilities Planning and Construction, Campus Support Complex, Room 236, University Park, Miami, Florida 33199. Submittals must be received by 2:00 PM local time, on November 7, 2003. Late submittals shall disqualify. Facsimile (FAX) submittals are not acceptable and will not be considered.