

The Arizona Board of Regents
on behalf of

THE UNIVERSITY OF ARIZONA
Tucson, Arizona

ANNOUNCEMENT OF THE REQUEST FOR QUALIFICATIONS

for
Design-Build Services

relating to
The University of Arizona's
Center for Advanced Molecular and Immunological Therapies
UA Project No. 23-9658

The University of Arizona invites interested and qualified Design-Build Firms/Teams to submit a written Statement of Qualifications to provide Design-Build Services, including Architecture, Engineering, Specialty Design, Construction Management, and Construction Services, relating to the proposed new research and academic building that will house the **Center for Advanced Molecular and Immunological Therapies**, to be located on at the Phoenix Bioscience Core in downtown Phoenix. This is a qualifications-based selection process. Neither design proposals nor fee proposals are desired at this time.

The proposed scope of work includes design, construction management, and construction services. Pre-Construction Phase services will include complete design services; site surveying; geotechnical investigation; constructability reviews; building systems review and recommendations; construction scheduling; cost estimating; value engineering; recommendations for efficient project delivery; and preparation of a Guaranteed Maximum Price (GMP). It is intended that, after mutual agreement on the GMP, the agreement will be amended to include complete Construction and Warranty Phase services.

Project Description

The University of Arizona is seeking to build a new 245,000 gsf research and academic facility to house the next phase of expansion on the PBC. The new building will include space for the new Center for Applied Molecular and Immunological Therapies (CAMI) as well as accommodate space for the College of Engineering's new undergraduate and graduate biomedical engineering program, and other academic and core research laboratory support spaces to enhance the University of Arizona's research and academic enterprises in the Phoenix area.

The new CAMI building will be located on the prominent southwest corner of Filmore Street and 7th Street immediately adjacent to a planned innovation building to be constructed by a private developer under a separate Request for Qualifications.

The University of Arizona is allocating approximately 120,000 square feet (2.8 acres) for both buildings. This project may also include additional scope to develop a detailed master site plan for the development of both planned buildings. The additional scope will be for master planning services only. The design and construction phase services for the planned innovation building will be under a separate RFQ by the selected private developer.

The new development will be subject to the University's economic and design approval process given its proximity to and integration with the existing campus architecture and campus master planning.

Substantial coordination between the University and the successful Respondent is required and will be critical during the planning, design, and construction of the CAMI Building.

Statement of Qualifications (SOQ)

A Request for Qualifications with Information for Respondents and Form of Agreement will be available beginning at **8:00 am local Phoenix time on March 23, 2023**. The Request for Qualifications, and any published addenda, may be downloaded from the PDC website: www.pdc.arizona.edu. **It is the sole responsibility of the Respondent to obtain, review, and acknowledge any addenda that may be published on the PDC website.**

A pre-interview meeting will be held at a **time yet to be determined on the Phoenix Biosciences Core**. Visitor parking is available at the Phoenix Bioscience Core garage located on the southeast corner of 5th Street and Filmore. The purpose of this meeting is to familiarize potential Respondents with the basic character of the project, and to address any questions about the Interview process. Attendance at this meeting is **not** mandatory. However, this is the **only** time that prospective Respondents will be able to visit and tour the existing facility.

Statements of Qualifications shall be delivered to the University no later than **3:00 pm local Phoenix time on Thursday, April 20**, and shall be addressed and marked as follows:

Statement of Qualifications for Design-Build Services for:

Center for Applied Molecular and Immunological Therapies
UA Project No. 23-9658
Jennifer Andrews, Assistant Director, PBC Capital Projects, PD&C
Department of Planning, Design & Construction
The University of Arizona
550 E. Van Buren Street
Phoenix, Arizona 85004

The Name of the Prime Respondent

The Date and Hour the SOQ is Due

The Name of Contact Person for the Respondent listing phone number and email for all Communications

Deliver **eight (8) copies** of the SOQ together in a sealed package. Do not wrap each copy separately. Also upload a digital copy of the complete SOQ, in **bookmarked PDF format**, to the PDC Dropsite at the following link: <http://www.pdc.arizona.edu/workwithua/upload.aspx>.

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Copies of the Statement of Qualifications shall not be sent to any other office or department of the University of Arizona. The University reserves the right to reject any or all submittals, or to withhold the award for any reason it may determine, and to waive or decline to waive irregularities in any SOQ. All information regarding the content of the Statements of Qualifications will remain confidential until an award is made or until all Statements of Qualifications are rejected.

Submission of a Statement of Qualifications shall constitute unconditional acceptance by the Respondent of all the terms, clauses, and conditions of the Pro Forma Agreement which will be used for this Project. A copy of this Pro Forma Agreement can be found in the Appendix of this Request for Qualifications.

Please address all inquiries concerning this Request for Qualifications, the Project, or the selection process in general, **ONLY** to the University's Project Manager:

Jennifer Andrews, Assistant Director, PBC Capital Projects, PD&C
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