



Rooftop Solar Project No. 950581



Design Build Team Prequalification Conference
October 29, 2019

Please sign in, this is a mandatory meeting.

Agenda

1. Introductions

Carmen Long

2. Project Mission and Overview

John Franklin

3. Requirements for Prequalification

Carmen Long

4. Proposal (RFP) & Award Process

Carmen Long

Introductions

Carmen Long, Construction Contracts Manager
Planning, Design & Construction

Betty Osuna, Contract Administrator
Planning, Design & Construction

Drew Hecht, Director of Project Management
Planning, Design & Construction

John Franklin, Project Manager
Planning, Design & Construction

David A. Palacios, Energy Manager
Facilities Services

Carl E. Salas, PE
Salas O'Brien, Consulting Engineer

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Project Mission and Overview
John Franklin



Project Mission and Overview

The Rooftop Solar

- Will expand and improve upon the University's already established renewable energy infrastructure, solar capacity and university microgrid. This will further reduce the campus carbon footprint by approximately 300 metric tons per year.
- Will take advantage of otherwise two underutilized University rooftop "real estate" footprints;
- Demonstrating the ability to incorporate and integrate existing roof warranties with new campus rooftop solar systems.
 - Efficient delivery offering the most optimum schedule.
 - Deliver the project within the stated Maximum Acceptance Cost (MAC).

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Project Mission and Overview *Site Views – Student Recreation Center South*



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Project Mission and Overview *Site Views – Student Services*



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Project Schedule

	START	FINISH
RFP Development	October 2019	December 2019
Procurement & Award	December 2019	February 2020
Design Completion	March 2020	March 2020
Construction Documents & Construction	April 2020	September 2020
Project Turnover	September 2020	

Project Phases

30 calendar days	Phase 1	Design Development
165 calendar days	Phases 2 & 3	100% CD's, Construction, and production verification

195 calendar days for phases 1, 2 & 3

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Requirements for Prequalification
Carmen Long



Requirements for Prequalification

Step 1

Determination of pre-qualification based on RFQ Criteria

Step 2

University may interview 4 or five 5 teams,
selecting 3 to proceed into the competition

Requirements for Prequalification

Rating & Evaluation Procedures

The Design Build teams that receive 240 or more points out of a possible 300 points based on the established rating system will be invited to participate in the Level II Interview step and be evaluated by the University's evaluation committee.

Design-Builder (General Contractor) must have:

- C-46 Solar Contractor License
- Financial capability confirmed by Surety
- Ability to obtain the required insurance
- Annual revenue in excess of \$100,000,000
- EMR rating below 1.15
- Relevant project experience

Requirements for Prequalification

Rating & Evaluation Procedures

Design-Builder (Solar Contractor) must not have:

- Surety Completed work
- Contractors State License Board disciplinary actions
- Willful Labor Code Violations
- Adverse claims history

Requirements for Prequalification

Rating & Evaluation Procedures

- Relevant project experience **(160 Possible Points)**
- Key personnel experience **(120 Possible Points)**
- Financial data **(20 Possible Points)**
- Owner references

Requirements for Prequalification

Rating & Evaluation Procedures

Submit not less than **SIX (6) BUT NO MORE THAN EIGHT (8) SOLAR PHOTOVOLTAIC ROOFTOP INSTALLATION** projects, of not less than 350 kW each, completed in the **past five (5) years** that meet the criteria

Requirements for Prequalification

Design-Builder (General Contractor) & Design Firm (Architect) Experience

- At least three (3) projects completed for **PUBLIC INSTITUTIONS OR PUBLIC AGENCIES** for which the construction cost was at least \$1 million each.
- At least four (4) projects located in the **STATE OF CALIFORNIA** for which the construction cost was at least \$1 million each.
- At least two (2) projects that were **CONSTRUCTED AT AN OCCUPIED FACILITY OR IMMEDIATELY ADJACENT TO AN OCCUPIED FACILITY** for which the construction cost was at least \$1 million.
- At least one (1) project which employed a ballasted racking system.

Requirements for Prequalification

Key Personnel Experience

- Construction Project Manager
- Construction Superintendent

- Design Engineer of Record
- Design Structural Engineer

Requirements for Prequalification

Public Works Compliance

- No contractor or subcontractor may be listed on a Bid for this project unless registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5 [with limited exceptions from this requirement for bid purposes only under Labor Code section 1771.1(a)].
- No contractor or subcontractor may be awarded any portion of this project unless registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5.
- This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations.
- This project is subject to General Prevailing Wages predetermined by the Department of Industrial Relations (DIR).

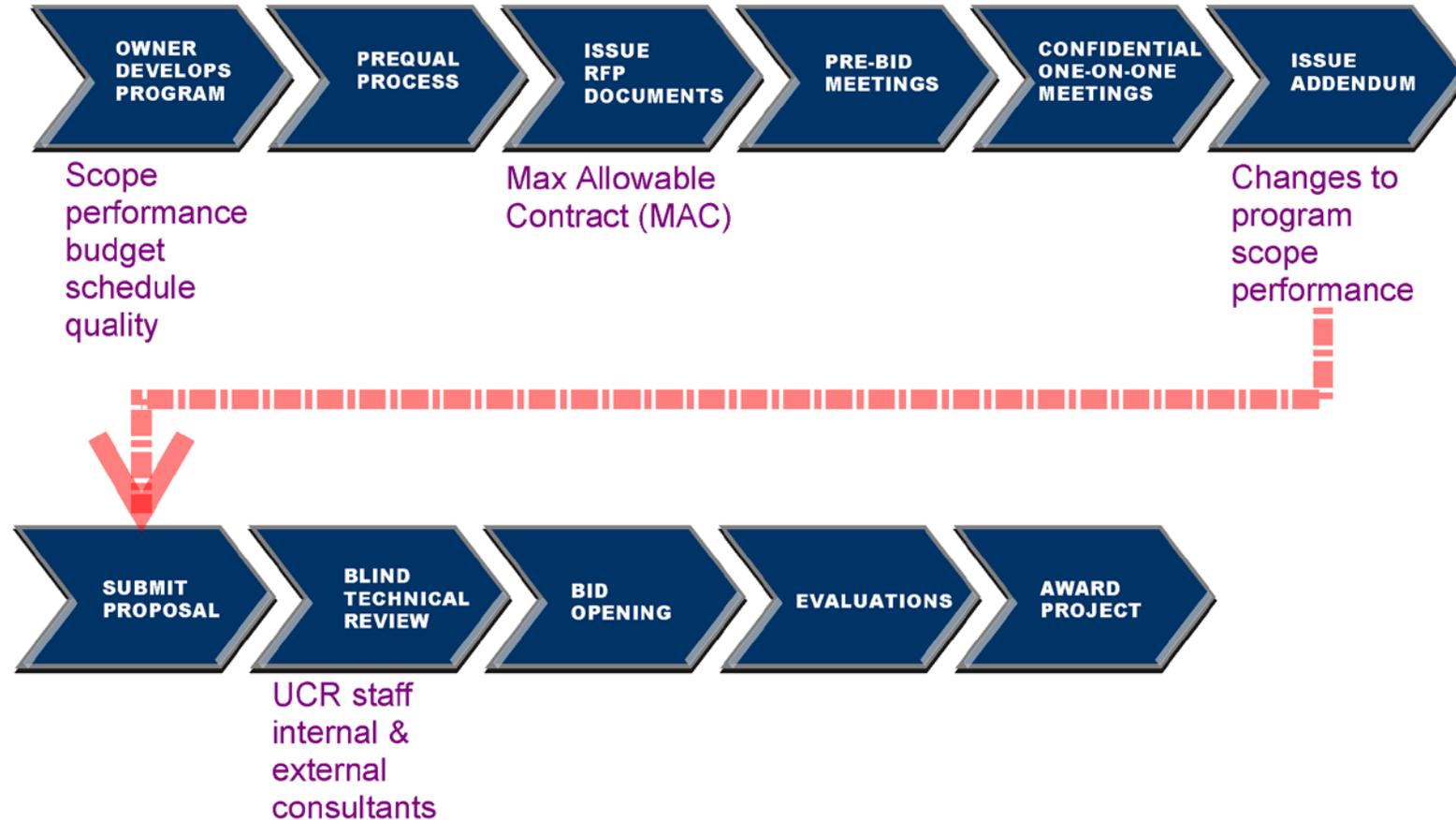
Requirements for Prequalification

Interviews

Anticipated content:

- Relevant experience
- Project team
- Sub-consultant responsibilities and reporting relationships
- Project work concept
- Design and construction schedule
- Demobilization/project closeout

Proposal (RFP) & Award Process



Proposal (RFP) & Award Process

Two-part Proposal Submittal: Technical Proposal + Cost Proposal

Evaluation Process and Scoring Criteria

- Proposals evaluated to determine which provides the best value. The proposer that achieves the lowest cost per technical point will be selected as the apparent best value proposer.

Technical Evaluation

- A technical evaluation committee comprised of PD&C, stakeholders, and a member from the programming engineer will evaluate proposals. Each committee member individually evaluates and assigns technical points to each proposal using evaluation criteria provided in the Technical Proposal document.

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Proposal (RFP) & Award Process

Provisional Maximum Acceptable Contract Amount (MAC)

Provisional MAC:	\$2,000,000*
What the MAC means to UCR	The entire DB Contract Amount
What the MAC means to Proposers:	Cost proposal greater than MAC is non-responsive
MAC Composition:	Total construction cost + all design and consultant fees

* MAC will be stated formally in RFP

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Proposal (RFP) & Award Process

Scoring

- Best Value Score (Total Project Cost/Average Points)
 - Best value score is calculated by dividing the total proposed cost by the average of the technical points assigned by the evaluation committee.

Proposal (RFP) & Award Process

Features of a Successful RFP Process

- Maintain schedule
- Develop a best value strategy
- Use 1-on-1 meeting effectively
- Understand the ratio of dollars to points
- Submit a responsive proposal

Proposal (RFP) & Award Process

Required Proposal Attachments

- Notarized Statement from Surety
- One (1) copy of all Audited Financial Statements
- Written declaration from insurance agent/broker/carrier stating that your firm can obtain insurance coverage in the required limits and ratings
- Insurance Certificate
- Letter from Workers' Compensation carrier evidencing your EMR for the past ten years
- Resumes of all proposed Key Personnel
- Signatures on Forms A, B, and C declaring the answers are true and correct

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Proposal (RFP) & Award Process

PROVIDE ONE ORIGINAL, 5 HARD COPIES AND ONE ELECTRONIC COPY ON USB DRIVE. HARD COPIES IN 3-RING BINDERS.

Due: **November 12, 2019 at 3:00 PM**

Location: University of California, Riverside
Planning, Design & Construction
1223 University Avenue, Suite 240
Riverside, CA 92507
Attention: Betty Osuna

Proposal (RFP) & Award Process

PROVIDE ONE ORIGINAL, 5 HARD COPIES AND ONE ELECTRONIC COPY ON USB DRIVE. HARD COPIES IN 3-RING BINDERS.

Prequal Package Available – Now

Mandatory Meeting – October 29, 2019

Prequal Submittal – November 12, 2019

Evaluation Completed – November 2019

DB Team Interviews – December 2019

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Questions

Betty Osuna

Contract Administrator

(951) 827-4590

Betty.osuna@ucr.edu

<http://pdc.ucr.edu/>

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Thank you

