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Canton-Galva USD 419

Request for Statements of Qualifications RFQ For Construction Management At-Risk Services – Phase 1

October 17, 2024

Project Overview

The Board of Education of Unified School District No. 419 Canton-Galva Public School District seeks statements of qualifications from construction managers and general contractors interested in providing Construction Management At-Risk services for future construction projects at USD 419 schools and facilities. The successful CMAR will be expected to provide pre-bond services and subsequent construction upon successful passing of a bond issue. The successful CMAR candidate will work with the School District Administration, Board of Education, Bond Finance company and JGR Architects in projects that are included in the approved bond issue. In addition, the CMAR will work to assist the owner in community outreach, preparation of informational materials, and general guidance in pre-bond services.

Project Description

Project scope is to be determined based on input and recommendations from the CMAR, Architect, and Board of Education during the pre-bond issue services. The Bond issue/construction budget is anticipated to be in the range of \$3.5-4 million. The CMAR will be tasked with assisting the owner by providing input on existing system evaluation and cost estimating. Through previous facility studies, the school district has identified several issues and needs related to space needs, building systems, deferred maintenance, and energy conservation. Identified facility issues to be further evaluated, prioritized, and addressed by facility include the following:

Elementary School (Galva)

- Mechanical systems and equipment
- Roofing repair & replacement
- Review and replacement of HVAC equipment and controls
- Miscellaneous building envelope repair and maintenance

Middle/High School (Canton)

- Vo-Ag classroom and lockers
- Exterior site improvements, including parking lot repair and replacement
- Miscellaneous building envelope repair and maintenance
- Roof repair and maintenance
- Review and replacement of HVAC equipment and controls
- New track and associated site improvements

Preliminary drawings, for general information purposes only, are included with this RFQ. These drawings are diagrammatic to identify possible future projects under consideration. Final identification of projects, based on budget and priority of need, will be identified prior to the bond issue.

RFQ Submittal Requirements

Pursuant to Kansas Statute 72-1155, the response to this request for qualification must include, but is not limited to the following information:

1. **Firm Information:** Provide the firm's legal name and address of principal office(s).
2. **Similar Project Experience:** Provide information confirming a minimum (5) five years' experience in successfully completing relevant K-12 education projects.
3. **CMAR Project Delivery Experience:** Identify your firm's experience with providing construction management at-risk services for pre-construction services, and CMAR construction services, specifically as it relates to projects of similar size and scope.
4. **CMAR Pre-Bond Service and Experience:** Identify your firm's experience with providing construction management at-risk services during the pre-bond phase.
5. **Project Management Approach:** Describe your firm's management approach, including experience working in and adjacent to operating schools.
6. **References:** Provide references, with contact information, from design professionals and owners from completed similar projects.
7. **Bonding:** Provide financial statement and evidence of current bonding capacity in accordance with K.S.A. 60-1111, and amendments thereto.
8. **Additional Information:** Provide any other information that may be relevant to evaluating such Statement of Qualifications.

Selection Criteria

The District's selection committee will review the RFQ's and shortlist 3-5 firms to participate in Phase 2 of the CMAR selection process. Per Phase 2, short-listed firms will be asked to respond to a more detailed Request for Proposal (RFP) and present their proposal to the selection committee, followed by an interview. The District will review the RFP, and interview the short-listed firms to complete the evaluation process to select the preferred CMAR and begin negotiations.

Upon completion of a negotiated agreement, the selected CMAR should anticipate helping the district from that point forward with plan finalization, pre-bond services, logistics, construction, and warranty services.

Project Timetable

Notice of Intent for CMAR Services:	October 2, 2024
Phase I Issue Statement of Qualifications:	October 17, 2024
Statement of Qualifications Due:	October 31, 2024,
Short List Announced by District:	*November 5, 2024
Phase II Issue Requests for Proposals:	*November 5, 2024
Requests for Proposals Due:	*November 18, 2024
Phase III Interviews:	*November 19, 2024
Selection of CMAR Firm:	*November 25, 2024

*Dates/times subject to change as determined by USD 419.

Submittal Format

Deliver one electronic copy and 6 paper copies of your firm's response to:

Jim Struber, Superintendent USD 419 struberj@usd419.org

PO Box 317

Canton, KS 67428

RFQ Response Submission Due: 4:00 PM, Thursday, October 31, 2024

Please submit questions prior to October 25, 2024. Questions regarding this request may be directed to:

Jim Struber, Superintendent USD 419
struberj@usd419.org
Office 620-628-4901

Charles Renz, JGR Architects
crenz@jgrarchitects.com
Office 785 827-0386

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VO-AG BUILDING

NEW CLASSROOMS	50x100 BUILDING, 2 CLASSROOMS, SHOP & GREENHOUSE
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TRACK EXPANSION

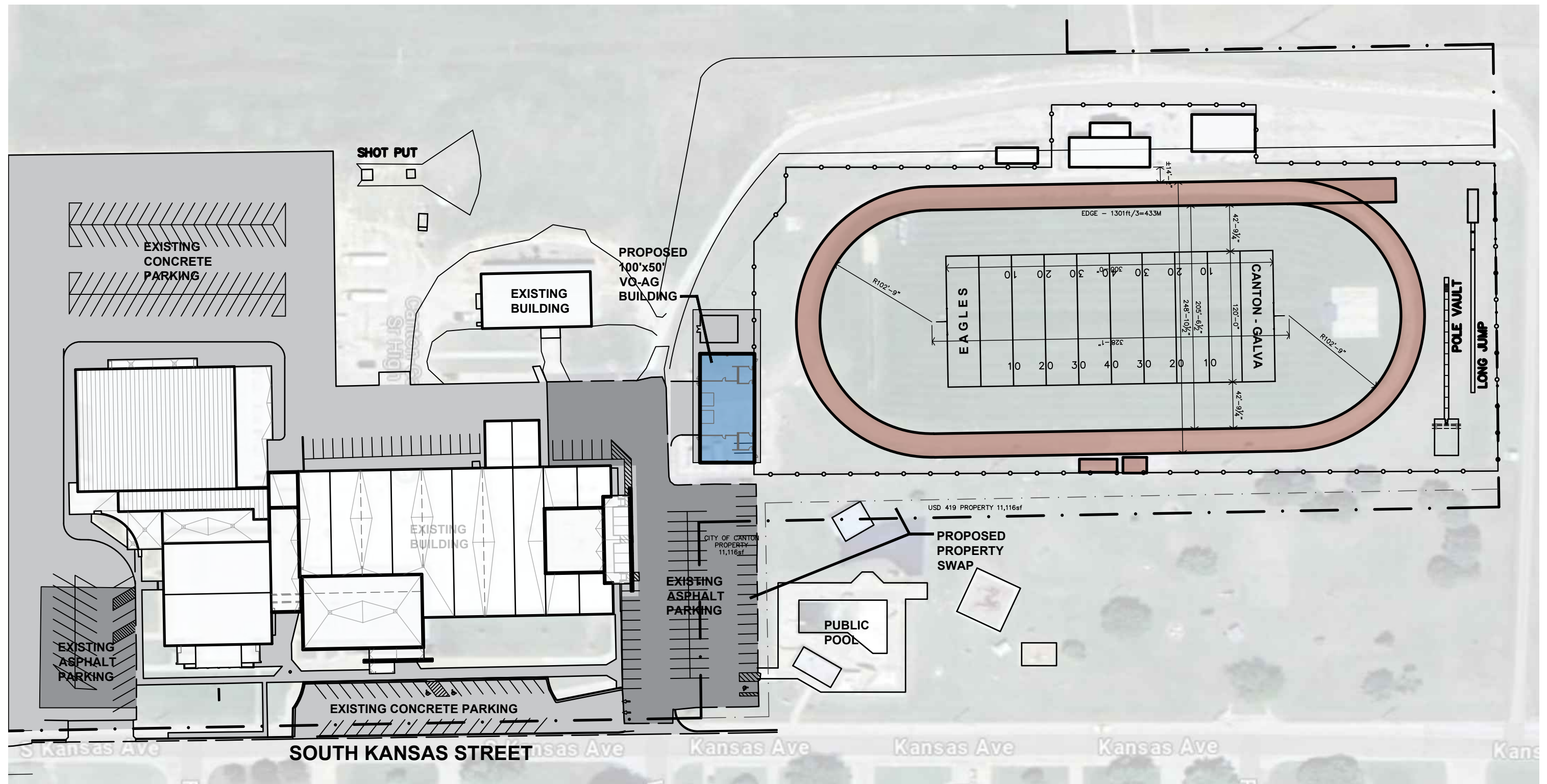
6-LANE TRACK	TRACK EXPANSION & RELOCATE VISITOR BLEACHERS
TRACK EVENTS	LONG JUMP & POLE VAULT

EXTERIOR

SIDEWALKS	REPLACE SIDEWALKS
PARKING AND PAVING	PARKING, PAVING REPAIR AND STRIPING

GENERAL ITEMS

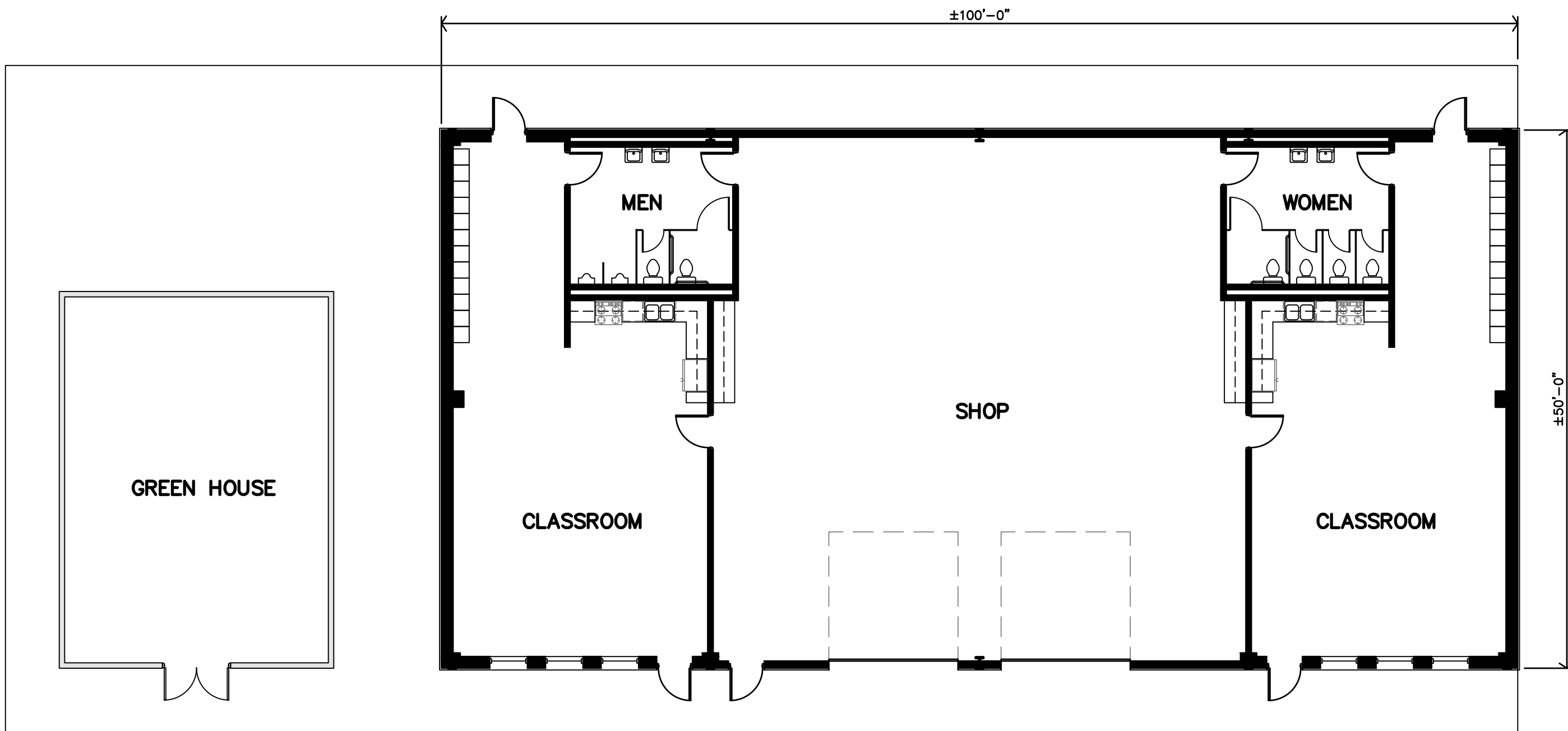
MECHANICAL	HVAC EQUIPMENT REPLACEMENT
ROOF	ROOFING REPAIR/REPLACEMENT



USD 419 CANTON - GALVA SCHOOLS
HIGH SCHOOL SITE



JGR



USD 419 CANTON - GALVA SCHOOLS
VO-AG BUILDING

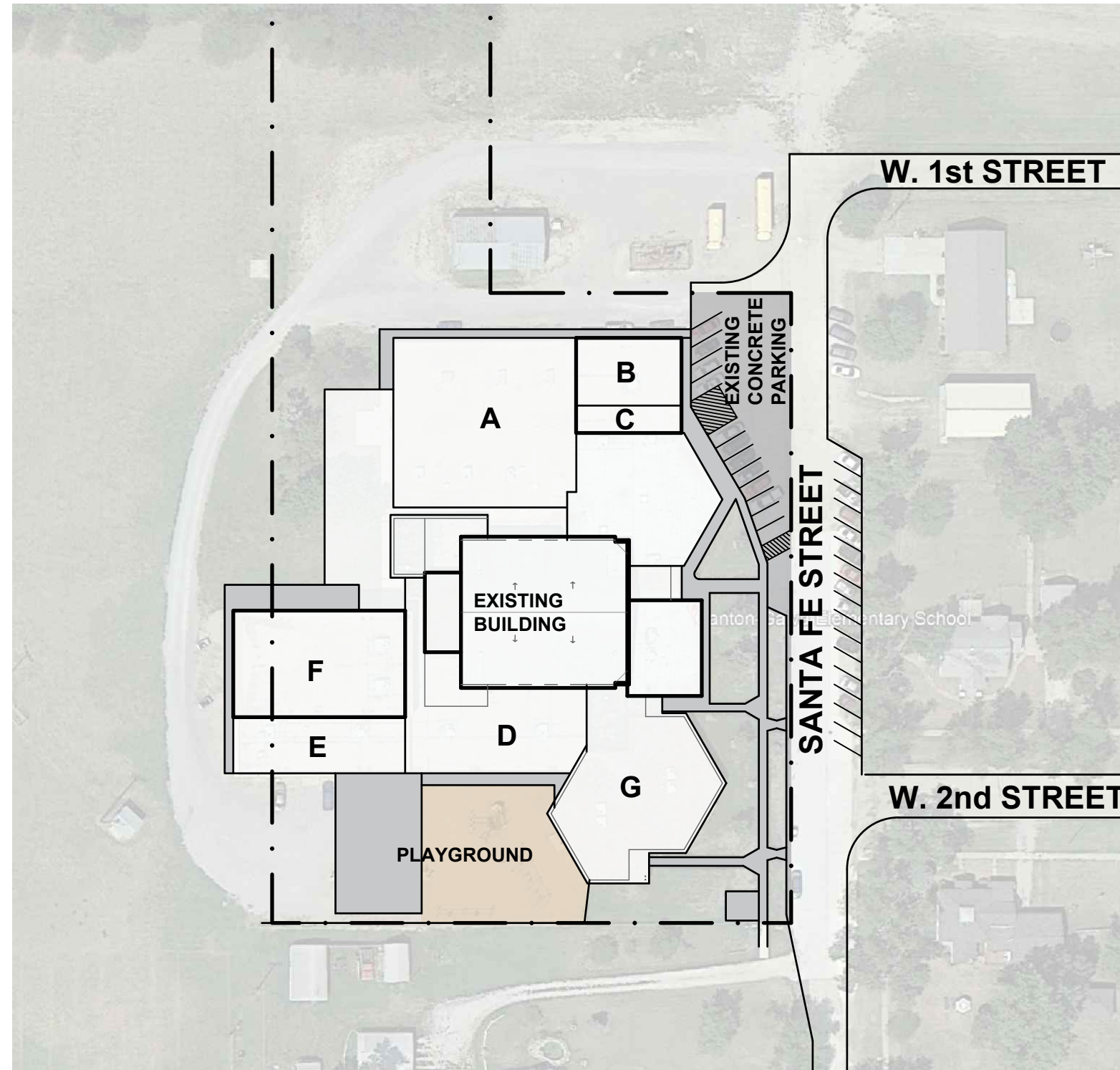


EXTERIOR

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GENERAL ITEMS

MECHANICAL	HVAC EQUIPMENT REPLACEMENT
ROOF	ROOFING REPAIR/REPLACEMENT



USD 419 CANTON - GALVA SCHOOLS
ELEMENTARY/MIDDLE SCHOOL SITE

