

# REQUEST FOR QUALIFICATIONS

## Construction Labor Blanket Contract RC000592 Various Locations

For the Curators of the University of Missouri

MISSOURI UNIVERSITY OF SCIENCE & TECHNOLOGY  
DESIGN, CONSTRUCTION and SPACE MANAGEMENT  
ROLLA, MISSOURI

07/29/22

## **REQUEST FOR QUALIFICATIONS – Construction Labor Blanket Contract**

The University of Missouri is requesting qualifications from firms to provide general contractor services under a Construction Labor Blanket Contract utilizing a two-step selection process. Step one will consist of the submittal of Contractor qualifications in the format defined herein. The Owner's team will review the qualification submittals and select three to five firms to proceed into the step-two bidding phase. Qualifications will be received by the Curators of the University of Missouri, Owner, at Design, Construction and Space Management, at Room 120 General Services Building, 901 Facilities Avenue, Rolla, Missouri 65409 or by email to [garrettja@mst.edu](mailto:garrettja@mst.edu), until 2:00 pm, C.T., August 11, 2022. No other information will be shared publicly until the step-one evaluation is complete and the shortlist is established.

A draft copy of the step two Project Manual, Construction Labor Blanket Contract and Advertisement for Bids document is available at the link below for your reference.

<https://designconstruction.mst.edu/bidsrfpsrfqs/>

This RFQ includes three parts:

- General Project Information
- Qualifications Information
- Qualifications Submittal Format

### **General Project Information**

**General:** The Missouri University of Science & Technology is seeking a General Contractor to perform traditional general contracting services, management and supervision on multiple projects and scopes of work based at hourly labor rates and percentage markups more fully described in the step two documents. The selection of the General Contractor will be a two-step process comprised of a Request for Qualifications, a shortlist of three to five General Contractors followed by bidding. The Contract duration will initially be one year with the option of annual renewals not to exceed a total of three years. Development of plans and specifications and other documents required to define the Work will be by others. All projects shall be performed under a single, Construction Labor Blanket (contract) between the Owner and the Contractor. Work authorizations executed by both parties will serve as the formal agreement on a project by project basis. Use of this Construction Labor Blanket Contract is solely at the discretion of the Owner and there is no guarantee of a minimum volume of work. No individual project will exceed \$200,000. There aggregate limit over the maximum three-year term is \$975,000.00. The Owner makes no representation of the anticipated number of projects to be completed under this term contract, dollar value of individual projects or the total dollar value. Multiple projects may be ongoing simultaneously.

The Contract will be awarded based on the lowest aggregate total of bid items included on the Bid Form and more fully described in the in the Special Conditions. It is the Owner's intent to award this Contract no later than September 15, 2022, however, this is not a guaranteed date and the award date is at the Owner's discretion up to the time frame for acceptance of bids noted on the bid form.

Supplier diversity requirements apply to all Work completed under this agreement in aggregate and are itemized in the Special Conditions.

### **Qualifications Information**

The information provided in response to this RFQ shall be limited to the specific office that is proposed for the management of this Contract. In submitting your response to this Request for Qualifications you agree to provide your latest audited financial statements if requested. The selection process will be based on a 800-point system as enumerated below.

#### **Tab One: Experience (400 points)**

Provide a list of higher education projects completed over the last three years including project description, location, contract amount and schedule. Previous work at the University of Missouri will be considered. (List up to ten multi-trade projects.)

Provide a list of contracts similar to the Construction Labor Blanket Contract to which you have been a party. In general terms, describe the process utilized. (List up to ten contracts in the last five years.)

Describe the work scopes you typically self-perform and intend to provide bids for under this Contract.

Provide the number of staff you employ in their individual classification, e.g. office/administrative, project management/estimating, superintendent, trades, other (describe).

Provide your EMR and incidence rate for the last three years by year.

Provide the annual volume of work completed by your firm for the last five years.

**Tab Two: Staffing (400 points)**

Provide a summary of staff proposed for this contract. Include a description of each individual's duties and responsibilities. At a minimum include project managers and superintendents. A minimum of five years of experience is required to fulfill these roles.

Provide resumes, qualifications, and a summary of experience for the staff proposed.

**Qualifications Submittal Format**

The Contractor's response to this Request for Qualifications shall consist of a maximum of ten one-sided 8 ½ x 11 pages, not including personnel resumes/qualifications, clearly delineated into the tabs and order specified. Cover page and tab separation pages do not count towards the ten-page maximum.