

**REQUEST FOR PROPOSALS
CONSTRUCTION MANAGER/GENERAL CONTRACTOR (CM/GC) SERVICES
SEASIDE SCHOOL DISTRICT No. 10 2016 BOND PROGRAM**

Seaside School District is soliciting Requests for Proposals (RFPs) from experienced Construction Manager/General Contractors (CM/GC) capable of completing the 2017 GO Bond Project. As part of the bond measure approved in the November 2016 election cycle, the following projects are planned: Close three (3) obsolete buildings in the tsunami inundation zones. Combine two (2) elementary schools at an existing location; expand the existing location to accommodate the new student population. Develop a new state-of-the-art campus to include a new middle school and new high school.

The services requested of the CM/GC shall be provided in two phases:

- Pre-Construction Services: Consultation with the School District and its design team during the planning and design of the project.
- Construction Services: Management and completion of the construction work within the negotiated GMP (guaranteed maximum price) and project schedule.

Proposers must meet all Minimum Requirements as detailed in Section 3.2.2

The Pre-Construction and Construction budget for this project is approximately \$82,000,000.

A **MANDATORY** Pre-Proposal meeting and Site Tour will be held at 1:30 PM on April 17, 2017 at the Seaside School District Office, 1801 S. Franklin St. Seaside, OR 97138. Only those proposers who attend the mandatory pre-proposal meeting and sign the attendance sheet will be allowed to submit proposals for this project.

Any statements made by the District or its representatives at the pre-proposal meeting will not be binding on the District unless confirmed by Written Addendum.

Protests, Technical Questions, Requests for Clarification or Changes of Specifications and/or Proposal Requirements, including Substitution Requests, must be received by Mitali Kulkarni, Project Manager in writing or via email no later than 5:00 PM PST on May 1st, 2017.

Proposers shall comply with all BOLI and CCB requirements as adopted in Senate Bill 477 (effective January 1, 2017) including all filing, notification, and payment requirements; retainage for payment for labor, and the filing of a \$30,000 public works bond with the Oregon Construction Contractors Board. The Public Works Bond shall be obtained from a corporate surety authorized to do business in this state.

Sealed proposals shall be submitted by 4:00 PM PST, Tuesday May 9, 2017 to Justine Hill, Business Manager, Seaside School District, 1801 S. Franklin Street, Seaside, OR 97138. Seaside School District, at its option, may decline to consider late submissions.

Proposers may obtain electronic copies of RFP Documents at no charge from the Oregon Procurement Information Network (ORPIN) website.

By submission of a proposal, the Proposer agrees to comply with the provisions of 279C.800 through 279C.870 relating to State of Oregon, BOLI Prevailing Wage Rates, January 1, 2017.

BY: Justine Hill

Business Manager

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