



shrubs shall be provided with the South Parking Lot Option."

(4) **Section 01002, Pages 13**, paragraph 1.8.5, line 1, after "...100 mm thick" add "with a 100mm aggregate base course".

(5) **Section 01003, Page 13**, paragraph 1.7.5a., line 3, delete sentence "Steel doors and frames shall have a thermal break to prevent temperature transferring."

(6) **Section 01003, Page 17**, paragraph 1.7.17.1,

(a) Line 7, delete "argon gas filled panes" and substitute "Spacer and dehydrated space conforming to ASTM E 773 and ASTM E 774. Glass panels shall be Low-E insulating units. Insulating glass shall have a manufacturer's warranty to be free of fogging or film formation on the internal glass surfaces caused by failure of the hermetic seal for a period of 10 years."

(b) Line 8, delete ", and 13 ultra-violet"

(7) **Section 01003, Page 21**, add at the end of paragraph 1.8.9 the following:

"Rear wall of racquetball court shall be a 6,000mm (20 feet) tempered safety glass wall system."

(8) **Section 01003, Page 22**, add at the end of paragraph 1.8.16 the following:

"Retractable bleachers shall have solid wood seating with steel supporting structure. Bleachers shall be opened and closed by a power operator."

(9) **Section 01006, Pages 8,9**, paragraph 1.2.1 a., column "Max Personnel", under Men's and Women' Locker Rooms delete "180" and "170" and substitute "-".

(10) **Section 01006, Page 10**, paragraph 1.2.1 a., under column "Room #", for Gymnasium delete "135" and substitute "134".

(11) **Section 01006, Page 11**, paragraph 1.2.3, item 4., for line referring to Bid Option and Gym #135, next line down delete "98.6" and "37" and substitute "100" and "37.8".

(12) **Section 01006, Page 12**, paragraph 1.2.3, item 7, line 1, after "...equipment rooms #133" add ", #137".

(13) **Section 01006, Page 13**, paragraph 1.2.3, item 9, after first sentence, add:

"Contractor designed bracing shall comply with TI-809-04, Chapter 10-3. The Guideline is based on Chapter 6 FEMA 302 and National Earthquake Hazard Reduction Program (NEHRP). Accordingly, contractor bracing may be provided by vendors which comply with these guidelines. In accordance with the guidelines, the building bracing is to be designed to Seismic Design Category (as noted on

the Structural Drawings). Restraints for mechanical bracing shall be similar to the figures 10-12 and 10-13 in the TI-809-04, Chapter 10."

(14) Section 01006, Page 24, paragraph 1.7.20, a., lines 1 and 2 delete "One" and "one". Line 1, delete "water" and substitute "Water". Line 4, delete "third" and substitute "second".

(15) Section 01006, Page 24, delete contents of paragraph 1.7.21 and substitute "Not Used".

(16) Section 01006, Page 25, paragraph 1.7.24, line 6, delete "PVC".

(17) Section 01006, Page 25, paragraph 1.8.1, line 4, after "...by the base. This" add "alternative".

(18) Section 01006, Page 30, paragraph 1.10.5, delete last sentence: "Automatic glycol...accessories."

(19) Section 01006, Page 31, paragraph 1.10.10, title, delete "#134" and substitute "#133". Last sentence in paragraph after "#133" add ", #137".

(20) Section 01006, Page 31, paragraph 1.10.12, line 2, delete "#136" and substitute "#135".

(21) Section 01006, Page 31, delete paragraph 1.10.13 and substitute "Not Used".

(22) Section 01006, Page 32, delete paragraph 1.11.1 a. and substitute "Not Used".

(23) Section 01006, Page 32, paragraph 1.11.1, f.3., line 2, delete "#135" and substitute "#134".

(24) Section 01006, Page 32, paragraph 1.11.2.2, title and for both a. paragraph titles, delete "#135" and substitute "#134".

(25) Section 01006, Page 39, delete the last sentence of paragraph 1.11.8.

(26) Section 01006, Page 39, paragraph 1.11.10.3, title, delete "#134" and substitute "#133".

(27) Section 01006, Page 42, paragraph 1.12.4 b.3., delete last sentence: "Automatic glycol...accessories."

(28) Section 01007, Page 5, paragraph 1.4.4, line 14, after "cast-in-place" add "or precast".

(29) Section 01007, Page 9, paragraph 1.10, line 8, after "...for future loads" add "calculated using the demand adjusted load".

(30) Section 01007, Page 10, paragraph 1.10.2(c), line 2, after "...for all loads" add "calculated using the demand adjusted load".

(31) Section 01007, Page 15, paragraph 1.12.1, line 6, delete "RJ-11" and substitute "RJ-45" in two places.

(32) Section 01007, Page 19, paragraph 1.16, delete "category 5" throughout this paragraph and substitute "sound cable".

(33) Section 01008, Page 4, paragraph 1.1.3, line 1, delete "wet" and substitute "dry".

b. Specifications (New and/or Revised and Reissued). Delete and substitute or add specification pages as noted below. The substituted pages are revised and reissued with this amendment. All portions of reissued specification pages apply whether or not changes have been identified within the synopsis below.

In general, Section 00010-Proposal Schedule has some rewording of option items 1 and 2 and a new option item 13. Sections 00110 and 00120 are revised with changes to Design and Construction experience and evaluation criteria along with some modifications to the past performance criteria. Section 00120 also has a new rating added to the color rating criteria.

PAGES DELETED	PAGES SUBSTITUTED/ADDED
Section 00010-Standard Form 1 & 2	Section 00010-Standard Form 1 & 2
Section 00010-Proposal Schedule 3 & 4	Section 00010-Proposal Schedule 3 & 4
Section 00110	Section 00110
Section 00120	Section 00120

c. Drawings (Not Reissued). The following RFP drawings of drawing code AF 740-28-01 are revised as indicated below with latest revision date of 14 December 2001. These drawings are not reissued with this amendment.

(1) Sheet A3.02,

(a) On Note 2, line 4, after "...PARKING ISLANDS" add "AND ISLAND PLANTINGS".

(b) On Note 3, line 4, after "...STORM DRAINAGE," add "LINES AND STRUCTURES, PARKING ISLANDS AND ISLAND PLANTINGS,"

(2) Sheet A2.01,

(a) At drawing coordinate A4, delete dimension "39900" and substitute "33900".

(b) At drawing coordinate B4, after "BLEACHERS" add "(BASIC BID)".

(3) Sheet A3.01, Roof Plan, roof slope arrows, delete "25mm/300mm". Add new note to General Notes: "2. ROOF SLOPE SHALL BE AS INDICATED ON ELEVATIONS (SEE SHEET A4.01)"

(4) Sheet A4.01, at drawing coordinate D1 of South Elevation, after "DOWNSPOUTS", delete "W/DOWNSPOUT...SYSTEM" and substitute "WITH SPLASH BLOCK".

(5) Sheet A5.02, Revise Sections 2 and 3 in accordance with attached Sketch Nos. 1 and 2.

2. This amendment is a part of the proposing papers and its receipt shall be acknowledged on the New Standard Form 1442. All other conditions and requirements of the request for proposal remain unchanged. If the proposals have been mailed prior to receiving this amendment, you will notify the office where proposals are received, in the specified manner, immediately of its receipt and of any changes in your proposal occasioned thereby.

a. Hand-Carried Proposals shall be delivered to the U.S. Army Corps of Engineers, Omaha District, Contracting Division (Room 301), 106 South 15th Street, Omaha, Nebraska 68102-1618.

b. Mailed Proposals shall be addressed as noted in Item 8 on Page 00010-1 of Standard Form 1442.

**3. Offers will be received until 2:00 p.m., local time at place of receiving proposals, 10 JAN 2002.**

**Attachments:**

Sections and Pages listed in 1.b., above  
Sketch Nos. 1 and 2 listed in 1.c., above

**Revised Ball Field Grading Plan:** The previous courtesy drawing given on the advertised CD-ROM for the ball field grading plan has been superceded by a recent drawing. To download this drawing go to:

ftp://155.77.110.11/project/daca45/01r0021  
file: G72\_C04.dwg

U.S. Army Engineer District, Omaha  
Corps of Engineers  
106 South 15th Street  
Omaha, Nebraska 68102-1618

21 December 2001  
mrp/4413

<b>SOLICITATION, OFFER, AND AWARD</b> (Construction, Alteration, or Repair)	1. SOLICITATION NO.  DACA45-01-R-0021	2. TYPE OF SOLICITATION  <input type="checkbox"/> SEALED BID (IFB) <input checked="" type="checkbox"/> NEGOTIATED (RFP)	3. DATE ISSUED  16 NOV 2001	PAGE OF PAGES  1 OF 4
	IMPORTANT - The "offer" section on the reverse must be fully completed by offeror.			

4. CONTRACT NO.	5. REQUISITION/PURCHASE REQUEST NO.	6. PROJECT NO.
-----------------	-------------------------------------	----------------

7. ISSUED BY  U S ARMY ENGINEER DISTRICT, OMAHA 106 South 15th Street Omaha, Nebraska 68102-1618	CODE  CT	8. ADDRESS OFFER TO  U.S.ARMY CORPS OF ENGINEERS, OMAHA Attn: CONTRACTING DIVISION (CENWO-CT) 106 South 15th Street Omaha, Nebraska 68102-1618
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9. FOR INFORMATION CALL:	A. NAME  See SECTION 00100, Para. 15	B. TELEPHONE NO. (Include area code) (NO COLLECT CALLS)  See SECTION 00100, Para. 15
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**SOLICITATION**

NOTE: In sealed bid solicitations "offer" and "offeror" mean "bid" and "bidder".

10. THE GOVERNMENT REQUIRES PERFORMANCE OF THE WORK DESCRIBED IN THESE DOCUMENTS (Title, identifying no., date):

The Offeror hereby agrees to do all the work described in these documents entitled:

**PHYSICAL FITNESS FACILITY  
GHLN99-3008  
F.E. WARREN AFB, WYOMING**

RETURN WITH PROPOSAL: SECTIONS 00010 (SF1442) AND PRICE PROPOSAL BACKUP INFORMATION (BY CSI DIVISION), SECTION 00600, AND PROPOSAL INFORMATION IDENTIFIED IN SECTION 00110

OTHER BONDING INFORMATION: SEE CONTRACT CLAUSES CLAUSE "PERFORMANCE AND PAYMENT BONDS".

\* LINE 11, CONTRACTOR TO FILL IN COMPLETION TIME

11. The Contractor shall begin performance within 10 calendar days and complete it within \* calendar days after receiving  award,  notice to proceed. This performance period is  mandatory,  negotiable. (See \_\_\_\_\_.)

12A. THE CONTRACTOR MUST FURNISH ANY REQUIRED PERFORMANCE AND PAYMENT BONDS? (If "YES," indicate within how many calendar days after award in Item 12B.)  <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	12B. CALENDAR DAYS  10
--	------------------------------

13. ADDITIONAL SOLICITATION REQUIREMENTS:

A. Sealed offers in original and 5 copies to perform the work required are due at the place specified in Item 8 by 1400 (hour) local time 10 JAN 2002 (date). If this is a sealed bid solicitation, offers must be publicly opened at that time. Sealed envelopes containing offers shall be marked to show the offeror's name and address, the solicitation number, and the date and time offers are due.

B. An offer guarantee  is,  is not required.

C. All offers are subject to the (1) work requirements, and (2) other provisions and clauses incorporated in the solicitation in full text or by reference.

D. Offers providing less than 90 calendar days for Government acceptance after the date offers are due will not be considered and will be rejected.

14. NAME AND ADDRESS OF OFFEROR (Include ZIP Code)		15. TELEPHONE NO. (Include area code)
DUNS Number:		16. REMITTANCE ADDRESS (Include only if different than Item 14)
CODE	FACILITY CODE	

17. The offeror agrees to perform the work required at the prices specified below in strict accordance with the terms of this solicitation, if this offer is accepted by the Government in writing within 90 calendar days after the date offers are due. (Insert any number equal to or greater than the minimum requirement stated in Item 13D. Failure to insert any number means the offeror accepts the minimum in Item 13D.)

**AMOUNTS** ▶

See Attached PRICING SCHEDULE

Contractor's Fax No. \_\_\_\_\_

CAGE CODE \_\_\_\_\_

Contractor's E-Mail address \_\_\_\_\_

18. The offeror agrees to furnish any required performance and payment bonds.

**19. ACKNOWLEDGMENT OF AMENDMENTS**

(The offeror acknowledges receipt of amendments to the solicitation - give number and date of each)

AMENDMENT NO.										
DATE										

20A. NAME AND TITLE OF PERSON AUTHORIZED TO SIGN OFFER (Type or print)	20B. SIGNATURE	20C. OFFER DATE
---	----------------	-----------------

**AWARD (To be completed by Government)**

21. ITEMS ACCEPTED:

22. AMOUNT	23. ACCOUNTING AND APPROPRIATION DATA				
24. SUBMIT INVOICES TO ADDRESS SHOWN IN (4 copies unless otherwise specified)	<table border="1"> <tr> <td>ITEM</td> <td>25. OTHER THAN FULL AND OPEN COMPETITION PURSUANT TO</td> </tr> <tr> <td>26</td> <td> <input type="checkbox"/> 10 U.S.C. 2304(c) ( )      <input type="checkbox"/> 41 U.S.C. 253(c) ( )         </td> </tr> </table>	ITEM	25. OTHER THAN FULL AND OPEN COMPETITION PURSUANT TO	26	<input type="checkbox"/> 10 U.S.C. 2304(c) ( ) <input type="checkbox"/> 41 U.S.C. 253(c) ( )
ITEM	25. OTHER THAN FULL AND OPEN COMPETITION PURSUANT TO				
26	<input type="checkbox"/> 10 U.S.C. 2304(c) ( ) <input type="checkbox"/> 41 U.S.C. 253(c) ( )				

26. ADMINISTERED BY	CODE	27. PAYMENT WILL BE MADE BY
U.S. Army Engineer District, Omaha 106 South 15th Street Omaha, Nebraska 68102-1618		USAED Omaha c/o USACE Finance Center 5722 Integrity Drive Millington, TN 38054-5005

**CONTRACTING OFFICER WILL COMPLETE ITEM 28 OR 29 AS APPLICABLE**

<input type="checkbox"/> <b>28. NEGOTIATED AGREEMENT</b> (contractor is required to sign this document and return _____ copies to issuing office.) Contractor agrees to furnish and deliver all items or perform all work, requisitions identified on this form and any continuation sheets for the consideration stated in this contract. The rights and obligations of the parties to this contract shall be governed by (a) this contract award, (b) the solicitation, and (c) the clauses, representations, certifications, and specifications incorporated by reference in or attached to this contract.	<input type="checkbox"/> <b>29. AWARD</b> (Contractor is not required to sign this document.) Your offer on this solicitation, is hereby accepted as to the items listed. This award consummates the contract, which consists of (a) the Government solicitation and your offer, and (b) this contract award. No further contractual document is necessary.
---	---

30A. NAME AND TITLE OF CONTRACTOR OR PERSON AUTHORIZED TO SIGN (Type or print)	31A. NAME OF CONTRACTING OFFICER (Type or print)
30B. SIGNATURE	31B. UNITED STATES OF AMERICA
30C. DATE	31C. AWARD DATE
	BY

**PRICING SCHEDULE**

<u>Item No.</u>	<u>Description</u>	<u>Quantity</u>	<u>Unit</u>	<u>Amount</u>
<b><u>BASIC ITEMS</u></b>				
	Entire Work Complete for Physical Fitness Facility (construction cost only), Exclude Design Cost & Options listed below.	Job	L.S.	\$ _____
	Design Cost for Item No. 1.	Job	L.S.	\$ _____
<b><u>OPTION ITEMS</u></b>				
O-1	Additional cost to provide 165 stall asphalt parking lot w/ concrete curb and gutter as shown on dwg P3.02 in lieu of aggregate surfaced parking lot shown on P3.01. Include all associated landscaping and irrigation for Parking lot. See Notes on P3.02 and Section 01002 (Construction)	Job	L.S.	\$ _____
	Additional Cost to Design Item O-1	Job	L.S.	\$ _____
O-2	Entire work complete for South Parking Lot. Include all associated landscaping and Irrigation for parking lot. See Notes on P3.02 and Section 01002. (Construction)	Job	L.S.	\$ _____
	Design Cost for O-2	Job	L.S.	\$ _____
O-3	Additional cost to provide ceramic tile of main entry and hallways in lieu of colored concrete (Construction)	Job	L.S.	\$ _____
	Additional Cost to Design Item O-3	Job	L.S.	\$ _____
O-4	Entire work complete for Bleachers and Scoreboard (Construction).	Job	L.S.	\$ _____
	Design Cost for Item O-4	Job	L.S.	\$ _____
O-5	Entire work complete for Air Conditioning of the gymnasium (Construction).	Job	L.S.	\$ _____
	Design Cost for Item O-5	Job	L.S.	\$ _____
O-6	Entire work complete for Dormers on south roof. (Construction)	Job	L.S.	\$ _____
	Design Cost for Item O-6	Job	L.S.	\$ _____

PHYSICAL FITNESS FACILITY  
 F.E. WARREN AFB, WYOMING

O-7	Entire work complete for Interior Planters. (Construction)	Job	L.S.	\$ _____
	Design Cost for Item O-7	Job	L.S.	\$ _____
O-8	Entire work complete for Fire Lane (North side of Bldg.) (Construction)	Job	L.S.	\$ _____
	Design Cost for Item O-8	Job	L.S.	\$ _____
O-9	Entire work complete for Radon prevention and testing . (Construction)	Job	L.S.	\$ _____
	Design Cost for Item O-9	Job	L.S.	\$ _____
O-10	Entire work complete for Drycooler(s) for winter free cooling (Construction)	Job	L.S.	\$ _____
	Design Cost for Item O-10	Job	L.S.	\$ _____
O-11	Entire work complete for Telephone Distribution Wiring (Exterior, see 01007)	Job	L.S.	\$ _____
	Design Cost for Item O-11	Job	L.S.	\$ _____
O-12	Entire work complete for the Metropolitan Area Network (MAN) Wiring (Exterior, see 01007)	Job	L.S.	\$ _____
	Design Cost for Item O-12	Job	L.S.	\$ _____
O-13	Entire work complete for all remaining landscaping and irrigation work not included in Basic, Option 1 and Option 2 above. See Sheets P3.01 and P3.02	Job	L.S.	\$ _____
	Design Cost for Item O-13	Job	L.S.	\$ _____

**GRAND TOTAL AMOUNT (BASIC + OPTIONS )**  
**FOR PHYSICAL FITNESS FACILITY** \$ \_\_\_\_\_

**NOTES:**

1. See Section 00100, INSTRUCTIONS, CONDITIONS AND NOTICES OFFERORS, paragraph EVALUATION OF OPTIONS for evaluation of bid items and options. The Government reserves the right to exercise the Options within 90 calendar days after Notice to Proceed (NTP). Evaluation of Options will not obligate the Government to exercise the option(s).
2. Prices must be entered for all line items on the Pricing Schedule. Grand total amount price submitted without prices for individual line items will not be evaluated. Additions will be subject to verification by the Government. In case of variation between the lump-sum prices and the grand total amount, the lump-sum prices will be considered the price.
3. A modification to the Pricing Schedule, which provides for a single adjustment to the grand total amount will not be accepted. Modification to Pricing Schedule items, basic or options, should state the application of the adjustment to each respective lump-sum price affected. If the modification is not so apportioned the Pricing Schedule item will not be evaluated.

SECTION 00110

PROPOSAL SUBMISSION REQUIREMENTS AND INSTRUCTIONS

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**SECTION 00110**

**PROPOSAL SUBMISSION REQUIREMENTS AND INSTRUCTIONS**

**1 PROPOSAL SUBMISSION REQUIREMENTS AND INSTRUCTIONS**

**1.1 WHO MAY SUBMIT**

**1.1.1 PROPOSALS MAY BE SUBMITTED BY:**

(a) Firms formally organized as design/build entities, or by design firms and construction contractors that have formed a team specifically for this project, or any other interested party. In the latter case, a single design firm or construction contractor may offer more than one proposal by entering into more than one such association. For the purpose of this solicitation, no distinction is made between formally organized design/build entities and project-specific design/build associations. Both are referred to as the design/build offeror, (or simply "offeror"), or the design/build contractor, (or simply "Contractor"), after award of a contract.

(b) Any legally organized offeror may submit a proposal, provided that the offeror, or offeror's subcontractor, have on its permanent staff professional architects and engineers registered in the appropriate technical disciplines and the requirements specified in the solicitation are met. All designs shall be under the direct supervision of appropriately licensed professionals.

**1.2 GENERAL REQUIREMENTS**

In order to effectively and equitably evaluate all proposals, the Contracting Officer must receive information sufficiently detailed to clearly indicate the proposal requirements. All proposals submitted will become upon receipt, the property of the U.S. Government and not be returned. If the offeror desires to withdraw its proposal, all copies except the original will be retained. The Original will be returned in accordance with the requirements stated in FAR 52.215-1, Paragraph 6 of Instructions, Conditions and Notices to Offerors, Section 00100.

**1.3 SIZE OF PRINTED MATTER SUBMISSIONS**

All written portions: 8-1/2" x 11" format.

**1.4 WHERE TO SUBMIT**

Offerors shall submit their proposal packages to the USACE Contracting Activity at the address shown in Block 8 of Standard Form 1442.

**1.5 SUBMISSION DEADLINE**

Proposals shall be received by the USACE Contracting Activity no later than the time and date specified in block 13 of the Standard Form 1442.

## 1.6 PROPOSAL REQUIREMENTS AND SUBMISSION FORMAT

Offerers shall submit the **original and five (5)** copies of their proposal, each consisting of a 3-ring binder with Tabs (dividers) separating the sections, as described herein:

### TAB 1 – Design

- a. Design Experience
  - 1) Similar Facilities
  - 2) Design-Build
  - 3) Military
  - 4) Northern Climate
- b. Past Performance, Design
- c. Design Personnel

### TAB 2 – Construction

- a. Construction Experience
  - 1) Similar Facilities
  - 2) Design-Build
  - 3) Military
  - 4) Northern Climate
- b. Past Performance, Construction
- c. Construction Personnel
  - 1) Project Superintendent
  - 2) Project Manager
  - 3) Contractor Quality Control (CQC) Manager

### TAB 3 – Project Management

- a. Project Management Plan
- b. Schedule
- c. Affirmative Action Plan
- d. Health and Safety Record

### TAB 4 – Utilization of Small Business Concerns

### TAB 5 – Price

All proposals shall contain the evaluation requirements stated herein and every binder shall also contain: Table of Contents, List of Tables (if required), List of Figures (if required), List of Appendixes, and Name/Address/Telephone Number of the Offeror. Proposal clarity, organization (as requested in this solicitation) and cross-referencing is mandatory. No material (information not part of proposal) shall be incorporated by reference. The offeror shall submit in the proposal the requested information specified below. **Note that all evaluation factors (TAB 1 through TAB 4) and associated sub-factors and items within sub-factors listed herein are shown in descending order of importance and when combined are approximately equal to price TAB 5.**

### 1.6.1 TAB 1 – DESIGN

Items below are listed in descending order of importance.

**a. DESIGN EXPERIENCE**

If you do not want the data submitted by your firm disclosed by the government, follow the procedure specified in Section 00100, Instructions, conditions and Notices to Offerors, paragraph 6(e) Restriction on Disclosure and Use of Data.

The Offeror will be rated on four separate areas listed in descending order of importance: 1) Experience on Similar Facilities, 2) Design-Build Experience, 3) Military Design Experience and 4) Similar Climate Design Experience. The offer may submit up to four (4) project examples for each experience area constructed within the past five (5) years. Project examples that show more than one area of experience may be listed as a qualified project under each applicable area of experience. The Offeror must clearly identify for which experience area(s) each project example pertains (e.g. Project A may qualify and be listed for similar facility, design-build, military and similar climate while Project B may qualify and be listed only for similar facility; etc.). An offeror may submit project examples from other Federal, State, Local Governments, or Private Sector project(s) for similar design experience as a substitute for paragraphs 1, 2, and 4 below.

**1. Similar Facilities:** Similar Facilities include fitness centers, gymnasiums, health and wellness centers, schools (with gymnasiums and athletic facilities) and auditoriums. Facilities project examples should have a dollar value greater than \$5 million and have been constructed within the past five (5) years. A proposal offering Similar Facility experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

**2. Design Build:** Project examples should show experience on Design-Build Projects. A proposal offering Design-Build experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

**3. Military Construction (MILCON) Design:** Project examples should indicate Military Construction design experience. Military Construction design experience is considered to be experience on those projects constructed on and for military installations. A proposal offering Military Construction design experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s). An offeror may submit project examples from Federal, State, or Local Government projects of similar construction design experience as a substitute.

**4. Similar Climate:** Project examples should include Similar Climate design experience. Projects considered as having similar climate experience include those performed in specific locations sharing similar climatic conditions. A proposal offering Similar Climate experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

Project examples given for each area of experience should consist of a one or two page narrative discussing the project and providing specifics as noted herein. Each example should include: a description of the project and the area or experience the project demonstrates; construction contract award amount (estimated or actual); final construction cost (if applicable); location; date when the project was started; original contract finish date and actual finish date (if finished). All examples should also contain the name, address, telephone and fax number of a representative of the customer (as well as one alternate individual affiliated with your firm) familiar with the offeror's experience on the project that can verify the experience cited.

**b. PAST PERFORMANCE DESIGN**

Submit past performance information to include ACASS or other Design Performance Rating System on prior Government work (DOD) or similar projects in a private sector rating system. Ratings should be provided for the skills shown during performance of the actual design work (known as Design Evaluation when construction follows or as Engineering Services when no construction is required). Also include ratings for the A-E Construction evaluation addressing the ratings of the A-E's actual design as to its constructability, and quality of construction support services if applicable. References will be checked. If an offeror has no past performance rating in ACASS or other Design Performance Rating System, a neutral rating will be given.

**c. DESIGN PERSONNEL**

Resumes should be provided on lead and support design personnel who will work on this project. Key personnel should have their respective professional registrations. Resumes should list projects, identified in sub-factor DESIGN EXPERIENCE above, that show previous design team working relationships among key personnel. The Design Team should include a Project Manager (registered Architect or Engineer); a registered Architect proficient with LEED Green Building Rating Systems and its building practices, technologies, policies and standards developed by the U.S. Green Building Council; a registered Structural Engineer with training related to the 1997 National Earthquake Hazard Reduction Program (NEHRP); a registered Mechanical Engineer; a registered Fire Protection Engineer (FPE); an Interior Designer who is certified by the National Council of Interior Designers Qualifications (NCIDQ); a registered Electrical Engineer; a registered Civil Engineer; a registered Landscape Architect and a licensed Corrosion Engineer (NACE). If, because of reasons beyond the control of the design team, the named individuals are not able to fulfill this obligation, replacement personnel with similar education and experience shall be presented to the Contracting Officer for acceptance.

**1.6.2 TAB 2 - CONSTRUCTION**

**a. CONSTRUCTION EXPERIENCE**

For Construction Experience, the Offeror will be rated on four separate areas, listed in descending order of importance: 1) Experience on Similar Facilities, 2) Design-Build construction experience, 3) Military Construction Experience and 4) Similar Climate Construction experience. The offer should submit up to four (4) project examples for each experience area constructed within the past five (5) years. Project examples that show more than one area of experience may be listed as a qualified project under each applicable area of experience. The Offeror must clearly identify for which experience area(s) each project example pertains (e.g. Project A may qualify and be listed for similar facility, design-build, military and similar climate while Project B may qualify and be listed only for similar facility; etc.). An offeror may submit project examples from other Federal, State, Local Governments, or Private Sector project(s) for similar design as a substitute for paragraphs 1, 2, and 4 below.

**1. Similar Facilities Construction:** Similar Facilities Construction include fitness centers, gymnasiums, health and wellness centers, schools (with gymnasiums and athletic facilities) and auditoriums, facilities should have a dollar value greater than \$5 million and have been constructed within the past five (5) years. A proposal offering Similar Facility experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

**2. Design-Build Military Construction:** Project examples should show experience on Design-Build Military construction projects. A proposal offering Design Build Military construction experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

**3. Military Construction:** Project examples should indicate Military Construction experience. Military Construction Experience is considered to be those projects constructed on and for military installations. A proposal offering Military construction experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s). An Offeror may submit project examples from Federal, State, or Local Government project(s) of similar construction experience as a substitute.

**4. Similar Climate Construction:** Project examples should include Similar Climate construction experience. Projects considered as having Similar climate experience include those performed in specific locations sharing similar climatic conditions. A proposal offering Similar Climate construction experience through project examples under the prescribed parameters of this solicitation may be evaluated more favorably than those which demonstrate the experience on other type project(s).

Project examples given for each area of experience should consist of a one or two page narrative discussing the project and providing specifics as noted herein. Each example should include: a description of the project and the area or experience the project demonstrates; construction contract award amount (estimated or actual); final construction cost (if applicable); location; date when the project was started; original contract finish date and actual finish date (if finished). All examples should also contain the name, address, telephone and fax number of a representative of the customer (as well as one alternate individual affiliated with your firm) familiar with the offeror's experience on the project that can verify the experience cited.

#### **b. PAST PERFORMANCE-CONSTRUCTION**

Submit past performance information to include CCASS or other Construction Performance Rating System on prior Government work (DOD) or similar projects in a private sector rated system. Information submitted should include ratings on Quality Control, Timely Performance, Effectiveness of Management, Compliance with Labor Standards, and Compliance with Safety Standards. References will be checked. If an offeror has no past performance ratings in CCASS or other Construction Performance Rating System, a neutral rating will be given.

#### **c. CONSTRUCTION PERSONNEL**

The Offeror should submit the names and resumes for key construction personnel that will be assigned to this project. In addition, the Offeror will provide a summary of the duties and responsibilities of these individuals, which clearly indicates separate duties and responsibilities for each of the individuals. As a minimum, this sub-factor should include data on the following personnel:

- Project Superintendent
- Project Manager
- Contractor Quality Control (CQC) System Manager

The proposal should clearly present the credentials of each person, and shall show that each meets the requirements listed below. Resumes should include examples of project experience and educational qualifications. Prior experience on military construction projects and/or completion of projects in northern climate is preferred.

**1) Project Superintendent:** The Project Superintendent should be a graduate engineer or experienced construction person and have at least 5 years experience in related work on projects similar to this project.

**2) Project Manager:** The Project Manager should be a degreed or registered engineer, architect or graduate construction or engineering manager and have at least 5 years experience in related work on projects similar to this project.

**3) CQC System Manager:** The Contractor Quality Control (CQC) Manager should be a graduate engineer or experienced construction person with a minimum of 5 years experience as a CQC in related work on projects similar to the Physical Fitness Facility.

### 1.6.3 TAB 3 - PROJECT MANAGEMENT

TAB 3 will be divided into four sections: (a) Project Management Plan, (b) Schedule, (c) Affirmative Action Plan, and (d) Safety and Health Record.

**(a) Project Management Plan (PMP):** The offeror should provide a comprehensive PMP developed specifically for this project. The PMP should include an explanation of the management approach for the construction team. It should clearly show how the prime contractor will manage the construction of the project to insure a well-coordinated quality product, completed on time and with a minimum amount of contract modifications. It should include: method of management of all sub-contractors, specific quality control procedures, schedule development and methods to be utilized to adhere to the schedule, and an organization chart showing the inter-relationship of management and various team components, including the Corps of Engineers. The information in the PMP should make it clear that the offeror has the ability to deliver a quality product and effectively manage all subcontractors on the team, as well as the ability to coordinate all work throughout the construction phase.

**(b) Schedule:** The Offeror should provide a schedule for the design and construction of the facility.

The Offeror should provide a written verification statement identifying the construction duration with its original or any amendment driven proposal, stating that the Offeror understands the contract requirements as they pertain to schedule. The verification statement should state that the contractor has read the scheduling requirements and state that the number of days proposed includes all design time, government review time, review conference time, and construction time necessary to complete the project.

**(c) Affirmative Action Plan:** Offeror should provide an Affirmative Action Plan to ensure compliance with the provisions and clauses of this solicitation to promote the full realization of equal employment opportunity for all persons regardless of race, color, religion, sex or national origin. The Plan should list any debarment from Government contracts (including extensions or modifications) for failure to carry out personnel and employment policies in compliance with EO 11246 and the regulations of the Secretary of Labor. The offeror should also list **any** referrals of any matter arising under EO 11246 to the Department of Justice (DOJ) or to the Equal Employment Opportunity Commission (EEOC) for inappropriate civil or criminal proceedings.

**(d) Health and Safety Record:** The offeror should submit OSHA Form 200 showing the incident rates (averaged over the past five years).

### 1.6.4 TAB 4 – UTILIZATION OF SMALL BUSINESS CONCERNS

For TAB 4, the Offeror should submit the required information listed below:

The Offeror, **(if a Large Business and the apparent successful offeror)** should demonstrate, through submission of a Small Business Subcontracting Plan in accordance with FAR 52.219-9,, how the firm plans to identify, commit and utilize Small Business **(SB)**, Small Disadvantaged Business **(SDB)**, HUBZone Small Business, Women-owned Small Business **(WOSB)** concerns, Historical Black Colleges and Minority Institutions **(HBCU/MI)**, and Service Disabled Veteran Owned Businesses concerns as team members, subcontractors and/or suppliers in the performance of the resultant contract of this solicitation. It is the policy of the U.S. Army Corps of Engineers, Omaha District (CENWO) that small business concerns have the maximum practicable opportunity to participate in performing contracts let by the Contracting Activity (CENWO-CT). It is further the policy of the CENWO that its prospective prime contractors, **(Large Business Only)**, demonstrate the extent they plan to utilize small business concerns in any

resultant contract and provide assurance in its offer that small business concerns will have maximum subcontracting opportunities in its prime contracts.

**(a) Definitions:**

(1) Small Business Concerns. For the purpose of this section, small business concerns refer to Small Business, Small Disadvantaged Business, Women-owned Small Business, HUBZone Small Business, Service Disabled Veteran Owned Small Businesses and Historically Black College and University and Minority Institutions.

(2) Prime Contractor. For the purpose of this section, a prime contractor refers to both large and small contractors.

(3) Offeror: For the purpose of this section, offeror refers to both large and small contractors.

(4) Floor: "Floor" is the term the U.S. Army Corps of Engineers use to replace goal. It represents the minimum level for small business performance.

**(b)** The Offeror's, **(if a large business)**, proposal should demonstrate the utilization and participation of small business concerns. The proposal should clearly state factors that demonstrate a strong commitment to use small business concerns. Enforceable commitments to use small business concerns will be weighed more heavily than non-enforceable ones. The evaluation of utilization and participation of small business concerns is separate and distinct from the requirement at Federal Acquisition Regulation (FAR) Clause 52.219-9, Small Business Subcontracting Plan.

**(c)** This tab, as a minimum, should include:

Subparagraphs are listed in descending order of importance for purposes of proposal evaluation.

(1) Development of percentage floors based on planned subcontracting which is challenging yet realistic. **(Applicable to Large Business Only)** The following floors are considered reasonable and obtainable for requirements awarded in Fiscal Year 2001.

(i) 61.4% of planned subcontracting dollars to be placed with all small business concerns.

(ii) 9.1% of planned subcontracting dollars to be placed with those small business concerns owned and controlled by socially and economically disadvantaged individuals.

(iii) 5% of planned subcontracting dollars to be placed with women-owned small business concerns.

(iv) 3% of planned subcontracting dollars to be placed with Service-Disabled Veteran owned small business.

(v) 2.5% of planned subcontracting dollars to be placed with HubZones

**(d)** Past Performance in Meeting Small Business Floors. Demonstrate how floors for SB, SDB, WOSB, SDVOSB, and HubZone participation were satisfied on previous contracts. Extent to which the prime has historically been successful in establishing realistic yet challenging goals and evidences ability to achieve them. The Offeror should submit data on Past Performance in meeting small business goals which will demonstrate how goals for small business concerns participation on previous contracts was satisfied. The data to be provided should include: (1)

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Client/Customer (2) Contract/Identification Number (3) Project Description (4) Contract Amount (5) Reference or Point of Contract (to include address and telephone number).

(e) Demonstrate utilization and participation of small business concerns, clearly stated factors that demonstrate strong commitments to use SB, SDB, WOSB, SDVOSB, HubZone and HBCU/MI as team members, subcontractors, and/or suppliers.

(f) Description of supplies and services to be subcontracted and planned for subcontracting to SB's, SDB's, WOSB's, SDVOSB, HubZone and HBCU's/MI's.

(g) Assurances that the offeror (**if large business**) will include the clause at FAR 52.219-8, Utilization of Small Business Concerns in all subcontracts that offer further subcontracting opportunities, and that the offeror will require subcontractor (including small business concerns) that receive subcontracts in excess of \$500,000 (\$1,000,000 for construction) to adopt a small business participation program similar to the requirements of the resultant contract.

**1.6.5 TAB 5 - PRICE**

In Tab 5, the offeror should submit the following information:

(a) **Section 00010, Solicitation/Contract Form and Pricing Schedule.** The total cost for the construction will be considered for evaluation, including all options. The proposed prices for design and construction of the Physical Fitness Facility at F.E. Warren AFB, will be used in evaluation of a competitive range if one is established.

(b) **Section 00600, Representations, Certifications and Other Statements of Offerors.**

This item is not considered for evaluation, but is a required item to be reviewed by Contracting Personnel.

**SECTION 00120**  
**PROPOSAL EVALUATION AND CONTRACT AWARD**  
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**SECTION 00120**

**PROPOSAL EVALUATION AND CONTRACT AWARD**

**1. EVALUATION OF PROPOSALS**

(a) All proposals and documentation, which have been properly submitted, will be evaluated. Proposals received will be evaluated on the basis of the factors stated in the solicitation to select the responsible offeror whose proposal presents the best value and is most advantageous to the Government. Because of the number of proposals anticipated, uniformity of all proposals is essential to assure fair and accurate evaluation. All proposals must comply with the instructions in the solicitation.

(b) All responsible offerors whose proposal has a reasonable chance of being selected will be included in the competitive range.

(c) Discussions with owners, contract administrators, or other points of contact, provided by the offeror may affect the evaluation rating given for the factors being evaluated by those discussions.

(d) Evaluations will be conducted in accordance with the Tradeoff Process, FAR 15.101-1. Tabs 1 through 4 will be rated using an adjectival methodology (colors) with a narrative assessment and Tab 5 (Price) will be evaluated for best value after consensus ratings of Tabs 1-4 have been completed. Proposal evaluation is an assessment of the proposal and the offeror's ability to perform the resultant contract successfully. Proposals will be evaluated to determine ratings supported by narratives, and to identify strengths, weaknesses, and deficiencies of the proposed approach in each proposal.

(e) Evaluation Definitions.

(1) Strength. A substantive aspect, attribute, or specific item in the proposal that exceeds the solicitation requirements and enhances the probability of successful contract performance.

(2) Weakness. A flaw in the proposal that increases the risk of unsuccessful contract performance. A significant weakness in the proposal is a flaw that appreciably increases the risk of successful contract performance.

(3) Deficiency. A material failure of a proposal to meet a Government requirement or a combination of significant weaknesses in a proposal that increases the risk of unsuccessful contract performance to an unacceptable level.

(4) Clarification. Clarifications are limited exchanges between the Government and offerors that may occur when award without discussions is contemplated. If award without discussions is anticipated, offerors may be given the opportunity to clarify certain aspects of their proposals or to resolve minor or clerical errors.

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(5) Communications. Communications are exchanges between the Government and offerors after receipt of proposals, leading to establishment of the competitive range.

(6) Discussions. Discussions are negotiations conducted in a competitive acquisition and take place after establishment of the competitive range. Discussions are tailored to each offeror's proposal, and shall be conducted by the Contracting Officer with each offeror within the established competitive range.

(7) Rating. The application of a scale of colors, used in conjunction with narrative, to denote the degree to which the proposal has met the standard for a non-cost factor. For purposes of this solicitation, ratings will consist of colors used in conjunction with narratives. Ratings will be applied at the lower of the factor (tab) and/or sub-factor level. If at any level of indentation an Offeror's proposal is evaluated as not meeting a minimum requirement, this fact must be included in the rating and narrative assessment. The following ratings will be used to evaluate submission requirements in Tabs 1 through 4:

- (i) Blue - Exceeds minimum requirements of the RFP in a beneficial way to the government and has no significant weakness.
- (ii) Green - Meets minimum requirements of the RFP and any weaknesses are readily corrected.
- (iii) Yellow - Fails to meet a minimum requirement of the RFP; however, any deficiencies are correctable without a major revision of the proposal.
- (iv) Red - Fails to meet a minimum requirement of the RFP and the deficiency is uncorrectable without a major revision of the proposal.
- (v) Neutral – No Performance Record Identified. Per Federal Acquisition Regulation (FAR) 15.305(a)(2)(iv), "In the case of an offeror without a record of relevant past performance or for whom information on past performance is not available, the offeror may not be evaluated either favorably or unfavorably on past performance."

## 2. EVALUATION FACTORS FOR AWARD

The areas to be evaluated include Evaluation Factors, which will be evaluated based on a color rating method of evaluation. The requirements specified in the solicitation are considered to be minimum requirements. A more favorable evaluation rating may be given for exceeding the minimum requirements.

### EVALUATION FACTORS

#### TAB 1 – DESIGN

(a) Design Experience

1) Similar Facilities

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- 2) Design-Build
- 3) Military
- 4) Northern Climate

(b) Past Performance, Design

(c) Design Personnel

**TAB 2 – CONSTRUCTION**

(a) Construction Experience

- 1) Similar Facilities
- 2) Design-Build
- 3) Military
- 4) Northern Climate

(b) Past Performance, Construction

(c) Construction Personnel

- 1) Project Superintendent
- 2) Project Manager
- 3) Contractor Quality Control (CQC) Manager

**TAB 3 – PROJECT MANAGEMENT**

(a) Project Management Plan

(b) Schedule

(c) Affirmative Action Plan

(d) Health and Safety Record

**TAB 4 – UTILIZATION OF SMALL BUSINESS CONCERNS**

**TAB 5 – PRICE (SUBJECTIVELY EVALUATED FACTORS)**

Note that the evaluation factors, sub-factors and items within sub-factors (Tabs 1 through 4) above are listed in descending order of importance and when combined, are approximately equal in importance to Tab 5, Price. A low evaluation rating for any tab, or combination of different tabs, may cause the proposal to be evaluated as unsatisfactory. Price (Tab 5) will be evaluated in accordance the requirements listed in paragraph: Evaluation of Price, below.

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**2.1 FACTOR -- DESIGN (TAB 1)**

**a. DESIGN EXPERIENCE**

The Offeror will be evaluated on the items put forth and required in Section 0110, listed in descending order of importance, which are shown below. An offeror may submit project examples from other Federal, State, Local Governments, or Private Sector project(s) for similar design experience as a substitute for paragraphs 1, 2, and 4 below.

**1. Similar Facilities:** Demonstrated design experience on Similar Facilities (fitness centers, gymnasiums, health and wellness centers, schools (with gymnasiums and athletic facilities), and auditoriums), should have a dollar value greater than \$5 million and been constructed within the past five (5) years. Note: A more favorable rating may be given for a design performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**2. Design-Build:** Demonstrated experience in Design-Build work for facilities. Note: A more favorable rating may be given for design build performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**3. Military Design:** Demonstrated design experience on military construction projects, which were designed and located on military installations. An offeror may submit project examples from other Federal, State, or Local Government project(s) for similar experience. Note: A more favorable rating may be given for military design efforts performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**4. Similar Climate:** Demonstrated Similar Climate design experience on projects, within the requirements indicated in Section 00110. Projects considered as having similar climate experience include those performed in specific locations sharing similar climatic conditions. Note: A more favorable rating may be given for Similar Climate design experience performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**b. PAST PERFORMANCE, DESIGN**

Submitted past performance information to include ACASS or other Design Performance Rating System on prior Government work (DOD) or similar projects in a private sector rating system will be evaluated. Ratings should be provided for the skills shown during performance of the actual design work (known as Design Evaluation when construction follows or as Engineering Services when no construction is required). Also include ratings for the A-E Construction evaluation addressing the ratings of the A-E's actual design as to its constructability, and quality of construction support services if applicable. References will be checked. If an offeror has no past performance rating in ACASS or other Design Performance Rating System, a neutral rating will be given.

**c. DESIGN PERSONNEL**

Qualifications of key design personnel assigned to this project (items indicated in 00110, such as professional registration and previous joint design team experience among design personnel) will be evaluated. More favorable

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team ratings will be given for those designers who have worked together on designs submitted for sub-factor Design Experience.

**2.2 FACTOR – CONSTRUCTION (TAB 2)**

**a. CONSTRUCTION EXPERIENCE**

The offeror will be evaluated on the factors put forth and required in Section 00110 listed in descending order of importance, which are as shown below. An offeror may submit project examples from other Federal, State, Local Governments, or Private Sector project(s) for similar construction experience as substitutes for paragraphs 1, 2, and 4 below.

**1. Similar Facilities:** Demonstrated Construction experience on similar facilities (fitness centers, gymnasiums, health and wellness centers, schools (with gymnasiums and athletic facilities), and auditoriums), should have a dollar value greater than \$5 million and have been constructed within the past five (5) years. Note: A more favorable rating may be given for construction experience performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**2. Design-Build Construction:** Demonstrated Construction experience in executing and completing construction of design-build work on projects. Note: A more favorable rating may be given for design build construction experience projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**3. Military Construction:** Demonstrated military construction experience on projects which were constructed on and for military installations. If an offeror has no demonstrable military construction experience as prescribed in this solicitation, the offeror may submit project examples of Federal, State, Local Government construction projects as a substitute. Note: A more favorable rating may be given for military construction performed on projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

- **4. Similar Climate Construction:** Demonstrated Similar Climate construction experience on projects, within the requirements indicated in Section 00110. Projects considered as having similar climate experience include those performed in specific locations sharing similar climatic conditions. Note: A more favorable rating may be given for Similar Climate construction experience projects which exhibit more of the same salient features as the Physical Fitness Facility at F E Warren AFB.

**b. PAST PERFORMANCE, CONSTRUCTION**

Submitted past performance information on CCASS or other Construction Performance Rating System on prior Government work (DOD) or similar projects in a private sector rating system will be evaluated. Information submitted should include ratings on Quality Control, Timely Performance, Effectiveness of Management, Compliance with Labor Standards, and Compliance with Safety Standards. References will be checked. If an offeror has no past performance ratings in CCASS or other Construction Performance Rating System, a neutral rating will be given.

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**c. CONSTRUCTION PERSONNEL**

Qualifications will be evaluated for the proposed 1) Project Superintendent, 2) Project Manager and 3) Contractor Quality Control (CQC) System Manager assigned to the Physical Fitness Facility at F.E. Warren AFB. Note: These key personnel are listed in descending order of importance.

Project experience and educational qualifications will be evaluated. Personnel demonstrating prior experience on military construction projects and/or completion of projects in northern climate will receive a more favorable rating.

Qualifications and requirements for a Project Superintendent, Project Manager, and a Contractor Quality Control (CQC) System Manager are listed in Section 00110 PROPOSAL SUBMISSION REQUIREMENTS AND INSTRUCTIONS.

**2.3 FACTOR -- PROJECT MANAGEMENT (TAB 3)**

The four items below will be evaluated under Project Management.

- a. A comprehensive Project Management Plan (PMP) will be evaluated for an overall management approach. The plan will be rated on the merits of how the prime contractor will manage the construction of the project and deliver a well-coordinated quality product on time. Other evaluation considerations will be methods of management of all sub-contractors, specific quality control procedures, schedule development and methods to be utilized to adhere to the schedule, and an organization chart showing the inter-relationship of management and various team components, including Corps of Engineers personnel. The PMP should demonstrate the offeror's ability to deliver a quality product by addressing all concerns (Design and Construct) with an interactive management approach. The approach should demonstrate the ability to share decisions and expeditiously implement resolutions among the members of the management team.
- b. The Offeror's proposed schedule will be evaluated. Completion of the facility on or prior to the maximum allowable days (570 calendar days) for design, design review and construction will be evaluated. A schedule, which demonstrates a shorter completion time than the maximum allowable and provides a verification statement as required by Section 00110 may be rated more favorably.
- c. An Affirmative Action Plan presented by the Offeror will be evaluated on its merits to promote the full realization of equal employment opportunity for all persons regardless of race, color, religion, sex or national origin. Debarment from previous Government contracts (including extensions or modifications) will be rated less favorably.
- d. The Offeror's ability to demonstrate a safe workplace will be evaluated and rated from reviewing OSHA Form 200 for incident rates (averaged over the past five years).

**2.4 FACTOR -- UTILIZATION OF SMALL BUSINESS CONCERNS (TAB 4)**

See Section 00110 paragraph UTILIZATION OF SMALL BUSINESS CONCERNS for areas of evaluation.

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The apparent successful offeror **(if a Large Business)** will be required to submit for review, a subcontracting plan in accordance with Section 00110, paragraph 1.6.4 and FAR Clause 52.219.9, Small Business Subcontracting Plan. **FAR 52.219.9, Small Business Subcontracting Plan does not apply to small business concerns.** If the apparent successful offeror fails to negotiate a subcontracting plan with floors/goals acceptable to the Government within the time limit prescribed by the Contracting Officer, the apparent successful offeror will be ineligible for receiving a contract award.

### 3. EVALUATION OF PRICE (TAB 5)

Price will be subjectively evaluated by the Government considering:

(a) Best Value: The expected outcome of an acquisition, that, in the Government's estimation, provides the greatest overall benefit in response to the requirement.

(b) Realism: Costs in an offeror's proposal are realistic for the work to be performed, reflect a clear understanding of the requirements, and are consistent with the various elements of the offeror's technical proposal.

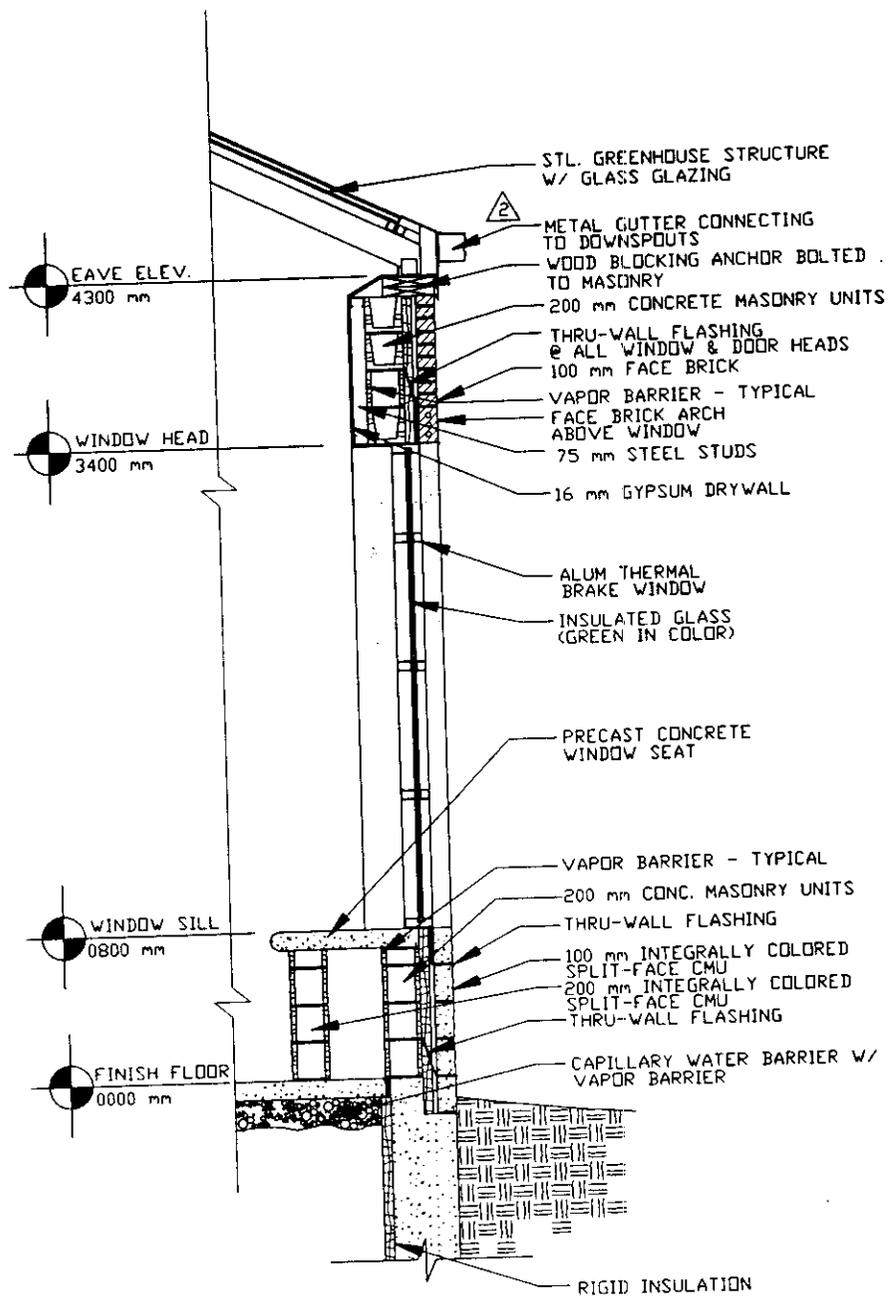
Note that all evaluation factors other than Price, when combined, are approximately equal to the Price evaluation.

### 4. COMPETITIVE RANGE

Upon completion of proposal evaluation, and if discussions are determined to be needed, the Government may establish a competitive range for the purpose of conducting written discussions. The competitive range shall be determined on the basis of the factors stated in the solicitation and shall include all proposals that have a reasonable chance of being selected for award. The Government intends to award a contract on the basis of initial offers received, without discussions. Therefore, each initial offer should contain the offeror's best terms from a cost or price and technical standpoint. Notwithstanding, the Government may conduct written or oral discussion with all responsible offerors who submit proposals and are considered within the competitive range. Offerors submitting proposals determined outside of the competitive range (lacking a reasonable chance of being selected for contract award) will be notified in writing at the earliest practicable time. In accordance with Federal Acquisition Regulation (FAR) 15.505 and 15.506, the offeror may request a pre-award or post-award debriefing in writing of the Contracting Officer within three calendar days of notice of elimination from competition or award.

### 5. FINAL PROPOSAL REVISIONS

If discussions are held with all offerors in the competitive range, upon completion of discussions, the Government shall issue to all Offerors a request for final proposal revisions. Following the evaluation of final proposal revisions, the Government will select the source whose final proposal revision which presents the best value and is most advantageous to the Government, considering only the factors included in the solicitation.

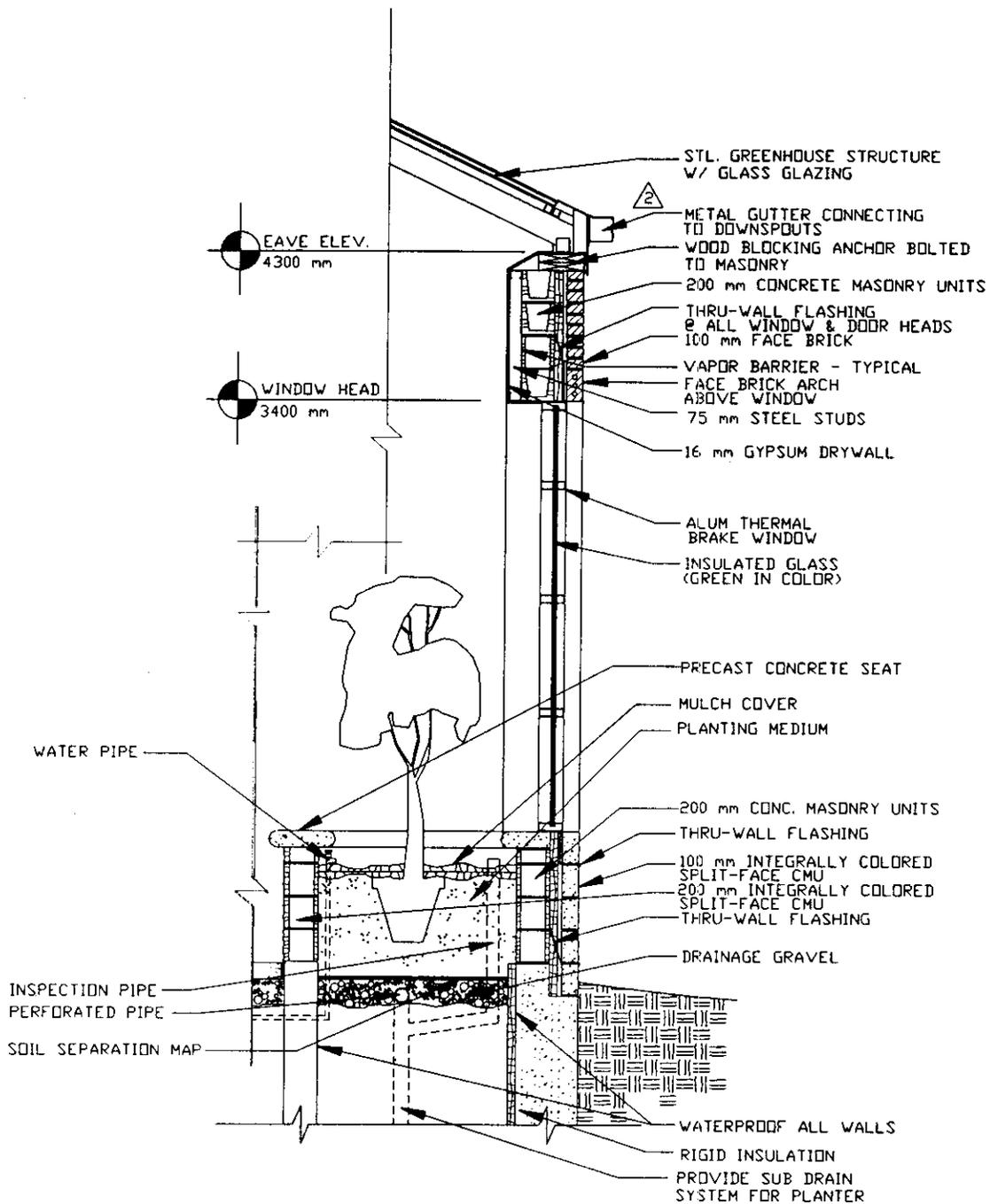


WALL SECTION @ LOBBY

2  
A1.03/A5.02

0 200 1000mm  
SCALE: 1:20

SKETCH No. 1  
AM #0002



WALL SECTION @ LOBBY

3  
A1.03/A5.02

0 200 1000mm  
SCALE: 1 : 20

GENERAL NOTES:

1. PROVIDE DRIP WATERING SYSTEM W/ CLOCK TIMER FOR PLANTER
2. PROVIDE FLUSH WITH FLOOR PLANTER W/ DECORATIVE GRATE FOR WEEPING FIG PLANTER. PROVIDE SIMILAR WATER, DRAINAGE SYSTEMS AS SHOWN IN THIS DETAIL

SKETCH No 2  
AM#0002