Duncan Hall Renovation & Peacock Hall Addition
Construction Material Testing/Special Inspection Services
Appalachian State University Project #'s 20220463 & 20220468
June 22, 2023

Project Summary

Project Description
Construction Materials Testing and Special Inspection (CMT/SI) services are required for (A) the Duncan Hall Renovation, #20220463, and (B) the Peacock Hall Addition, #20220468. These projects have been combined to procure a single CMR and Design Firm.

Project A - Edwin Duncan Hall Renovation CP# 20220463: This project will completely gut and renovate Duncan Hall, including adding/refurbishing elevators, building envelope repairs, adding a sprinkler system, completely revamping HVAC, and giving the overall building a facelift while adapting to current and future programming needs. The approximately 93,000 GSF building was constructed in 1965 and there have been numerous in-house small renovations. The goal is for the building to remain an academic office/classroom building. Authorized funds equal $20,000,000.

Project B – Walker College of Business Addition/Renovation #20200468: This project is for a new addition to the Walker College of Business located currently at Peacock Hall. The current 116,000 sqft facility serves nearly 25% of campus students. The new, approximately 54,000 sqft. structure, is to be dedicated to various classrooms/labs, office spaces, common & special use areas, mechanical infrastructure space, and bridging to the existing building on the 1st and 2nd-floor levels. Authorized funds are currently $25,000,000.

Funds Authorized for Project
The total funds authorized are $45,000,000.

Project Scope
The University seeks the professional service of a Geotech/Testing Firm to join the team at the end of the Construction Document Phase to provide services through pre-construction, construction and post-acceptance. Geotechnical services have already been provided prior to the Schematic & Design Development Phases. Construction Materials Testing/Special Inspections will be provided as defined and specified in the final Construction Documents approved by the Appalachian State University and the State Construction Office.

Schedule (estimated)
Project schedule is as follows:

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<th>Phase</th>
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<td>Advanced Planning</td>
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<td>Schematic Design/Development Design</td>
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<td>Construction Documents</td>
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Qualifications
The CMT/SI must be a registered engineering firm in the State of North Carolina and the selection will be based upon qualifications.
Critical Selection Factors
Interested firms can participate in the process by submitting a current SF 330 form and addressing the following in a written proposal. Most of the criteria listed below can be accommodated in sections A-G of the SF 330 form. Section H can be used for any additional information and should be limited to ten sheets of paper. Both sides of the sheet may be used.

1. Experience and expertise in the project type being evaluated.
2. Past performance on similar projects.
3. Experience in projects to be part of an existing campus context.
4. Adequate staff and proposed consultant team – qualifications and examples of previous collaborations.
5. Historically Underutilized Business representation in the proposed consultant team.
7. Proposed approach or methodology.
8. Recent experience with project schedule adherence.
9. Construction administration capabilities.
10. Record of successfully completed projects without major legal or technical problems.
11. Other factors which may be appropriate for the project.

Please note that three (3) copies of the letter of interest are requested, limiting the length to 20 pages (or 10 front and back) per copy, exclusive of the SF330). Front, back covers and tabs are not included in the number of pages allowed. Please include an electronic copy as well (flash drive is preferable). Proposals are due by **4:00 PM on Thursday, June 22, 2023**. Firms are responsible for ensuring proposals are received by the due date. Late submittals will not be considered. Email and/or Fax submittals will not be accepted. Firms will be notified by June 26, 2023. Interviews will be conducted the week of July 10, 2023.

General Project Information for Three Projects
Please note that this solicitation is one of three projects (Wey Hall Comprehensive Renovations & Modernization, Duncan Hall Renovation / Peacock Addition, and Innovation Campus – CBEAR) that will receive letters of interest from Geotech/Testing Firms to provide the above-mentioned services. The letters of interest, SF 300 forms (3 copies each) with an electronic version (flash drive preferable) will be used for review for all three projects. Firms shall be able to submit letters of interest to include one, two, or all three projects. Please indicate in the letter of interest which projects the firm is interested in interviewing for. Please contact the listed designers of record to acquire any current preliminary drawings, contract documents with addenda, or other pertinent information that will allow the firm to understand the scope of work.

Contracts
The contracts will be individually negotiated with the selected firms and there will be a separate executed contract for each of the three projects (Wey Hall Comprehensive Renovations & Modernization, Duncan Hall Renovation, and Innovation Campus – CBEAR). Funding for each project is separate, therefore, requiring individual contracts.
Communication
In order that the selection process is as objective as possible, do not contact members of the Board of Trustees, or any university officials other than the project managers. All questions and project submittals are to be directed to the Project Manager listed below:

Duncan Hall Renovation / Peacock Hall Addition Projects
Warren Huntsman, Project Manager
Office of Planning, Design & Construction
ASU Facilities Annex – PD&C, 2458 Hwy. 105 S.
Boone, NC 28607
(828) 262-7531
huntsmanwh@appstate.edu

Designer/Architect: McMillan, Pazdan, Smith Architecture
Scott Baker, AIA, NCARB Project Manager
Phone: 704.301.2133
Email: scbaker@mcmillanpazdansmith.com