



UC Davis Health – Central Utility Plant Expansion Project (CUPx)

Addendum NO. Two (2)
June 26, 2026

Note

All documents remain unchanged except sections or parts added to, revised, deleted and clarified by this addendum.

This addendum consists of the following information and document changes below.

1. **For Bid Package 03a – Site Electrical infrastructure Extension (Package 12):**
 - a. **Modify** Attachment “Detailed Advertisement” dated 6/26/2026 **with revised** “Detailed Advertisement Addendum 2” dated 7/15/2026.
 - i. **Add or modify the following** (highlighted in document):
 1. Modify Page 1 – From “June 26, 2026” to “July 15, 2026”
 2. Modify Page 1 – From “Prequalification Questionnaire Due Date: 4:00 p.m., July 17th, 2026” to “Prequalification Questionnaire Due Date: 4:00 p.m., July 22nd, 2026”
 3. Modify Page 8 – Section P. Project Schedule – From “RFQ Due 07/17/2026 at 04:00PM” to “RFQ Due 07/22/2026 at 04:00PM”
 4. Modify Page 11 – From “June 2026” to “July 2026”

END OF ADDENDUM NO.2

PREQUALIFICATION DOCUMENTS

DESIGN-BUILD (DB) TRADE PARTNER
**Electrical, Low Voltage & Fire Alarm
and Electrical Site Utilities**

FOR

**Central Utility Plant Expansion Project (CUPx)
Site Electrical Infrastructure Extension (Package 12)**

ADDENDUM 2

**RUDOLPH AND SLETTEN, INC.
1504 EUREKA RD, SUITE 200
ROSEVILLE, CA 95661**

July 15, 2026

MANDATORY PREQUALIFICATION CONFERENCE: 11:00 a.m., July 1st, 2026
PREQUALIFICATION QUESTIONNAIRE DUE DATE: 4:00 p.m., July 22nd, 2026

TABLE OF CONTENTS

DETAILED ADVERTISEMENT	3
DESCRIPTION OF WORK	3
RFQ/RFP SCHEDULE.....	6
PRE-QUALIFICATION PASS/FAIL CRITERIA	6
COMPARABLE PROJECT CRITERIA.....	9
PREQUALIFICATION PROCESS.....	10

ATTACHMENTS:

Prequalification Application

Appendix A – Project Data Sheet

- Attachment 1: Project Team Capabilities Statement

Appendix B – Claims history

- Part 2b: Claims History
- Part 3b: Claims History

Appendix C – Essential Requirements

Appendix D – Prequalification Declaration

REFERENCE DOCUMENTS:

UCDH Normal Service Concept Report by Affiliated Engineers Inc dated 02/26/2026



DETAILED ADVERTISEMENT FOR PRE-QUALIFICATION OF PROSPECTIVE BIDDERS

Subject to conditions prescribed by the UC Davis Health, responses to Rudolph and Sletten, Inc. The Design-Builder (R&S) (LICENSE # 198069) Pre-qualification (RFQ) Documents are sought for the following work:

UCDH Project No.: 9557660
UC Davis Health
Sacramento, CA

RFQ will be available beginning 6/25/2026. To request an RFQ, send an email with the subject line, "CUP Expansion" to subqual@rsconst.com with the following information: Company name, CA Contractor's State License Board license number, RFQ contact name, RFQ contact phone number, RFQ contact email address and Bid Package 03a.

A Mandatory Prequalification Conference will be hosted on 7/1/2026 at 11am. This will be a virtual conference please use the link provided below to access:

Teams Link: <https://teams.microsoft.com/meet/224463682410976?p=DkmBVNWBEWHGs5pz5L>
Meeting ID: 224 463 682 410 976 Passcode: G5Xd6jT6

A. DESCRIPTION OF WORK

UC Davis Health, located in Sacramento, has a 50-year history of providing high-quality patient care across the greater Sacramento region and the 33 counties it serves. UC Davis Health's 142-acre campus is served by central heating and cooling plant ("Central Plant") built in 1998 and is nearly at its utility capacity and requires an upgrade.

Starting in 2019, UC Davis Health undertook a comprehensive utilities master planning effort to outline the infrastructure and facilities needed to address future healthcare, education, research, and teaching needs on the Sacramento campus and in the greater Sacramento region. The Utility Master Planning Team identified a critical need for UC Davis Health to upgrade utility services and expand the infrastructure to support current and upcoming utility operations.

The Central Utility Plan Expansion (CUPx) addresses the utility requirements for the new buildings at UC Davis Health's Sacramento campus. The upgrade and expansion are currently a baseline program of a +30,000 (gsf) new Annex building and 9,000 (gsf) of renovations within the existing CUP, Department of Health Care Access and Information (HCAI) Level-1 utility space, diesel generators, electrical rooms and administrative support space to facilitate campus operations. This project will support the California Tower and other projects with site and building utility infrastructure upgrades. Scopes will be both HCAI and Non-HCAI. This comprehensive project is mostly completed or underway under Drawing Packages 1-11, however the electrical infrastructure extension (Package 12 - this scope of work) from the electrical utility (SMUD) to the campus is yet to be completed.

B. Project Delivery:

The CUP Expansion project is a Progressive Design-Build delivery model in which the University has selected the Design-Builder as Rudolph & Sletten (R&S) and the Architect of Record (AOR) as Nacht & Lewis (N&L). The University, R&S and N&L will select the most qualified design-build trade partner in accordance with this RFQ. Other design disciplines and trade partners were selected utilizing a similar RFQ process. This design-build trade partners led design-build team will be selected in accordance with UC procurement requirements in which certain design consultant disciplines will have an opportunity to participate with those selections. The goal is to create an integrated, high performing, LEAN design team that will deliver the best-in-class project outcome for UC Davis Health.

The CUP Expansion Project will require intensive and close collaboration between the Design-Builder, the Architect, all consultants, University staff, HCAI, SMUD, Fire Marshal, Design-Build and Design Assist trade partners, all other trade partners, and many other project participants. Key meetings will occur in the Big Room trailer on UC Davis Medical Campus site at the CUPx construction trailer on as as-needed basis, however as the project ramps-up, these meetings will be required to be in-person and weekly through the design completion effort and in construction. The schedule is yet to be determined, but the expectation is for onsite meetings with the various cluster groups and project leadership. You will be expected to attend these key meetings in-person.

C. Project Timing:

This Project will proceed in the following phases:

- Phase 2: Site Electrical Infrastructure Extension (Package 12) Design Development and Construction Documents
- Phase 3: Site Electrical Infrastructure Extension (Package 12) Construction – Make-Ready and Annex Substantial Completion

The overall program validation began in June 2023 and an overall project Programing Validation was completed for the larger CUPx and CUP Annex design. All components of the larger project advanced into design and construction except for this Site Electrical Infrastructure Extension (Package 12), which remained at 95% Schematic Design due to utility district design timelines. The remaining phases of the Site Electrical Infrastructure Extension (Package 12) is planned to commence in July 2026 with an overall target completion date of December 2029.

D. Project Contractual Arrangements:

The following table describes the contractual relationship that each design discipline will be arranged under:

Design Discipline	Contracted to R&S	Contracted to AOR	Contracted to Design-Build Trade Partner
Geotechnical	X		
Civil/Landscape		X	
Structural		X	
Mechanical/Plumbing			X
Electrical & Low Voltage			X
Site Electrical Infrastructure Extension (Design-Build)(Package 12)	X		

E. Target Costs

The estimated total project Target Cost construction value is: \$12,500,000.00. Target Costs for the Bid Package listed below are the maximum amount Rudolph and Sletten Inc. and the University will spend on the project.

F. DESCRIPTION OF WORK

UC Davis Health, located in Sacramento, has a 50-year history of providing high-quality patient care across the greater Sacramento region and the 33 counties it serves. UC Davis Health's 142-acre campus is served by central heating and cooling plant ("Central Plant") built in 1998 and is nearly at its utility capacity and requires an upgrade.

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N. Project Contractual Arrangements:

The following table describes the contractual relationship that each design discipline will be arranged under:

Design Discipline	Contracted to R&S	Contracted to AOR	Contracted to Design-Build Trade Partner
Geotechnical	X		
Civil/Landscape		X	
Structural		X	
Mechanical/Plumbing			X
Electrical & Low Voltage			X
Site Electrical Infrastructure Extension (Design-Build)(Package 12)	X		

O. Target Costs

The estimated total project Target Cost construction value is: \$12,500,000.00. Target Costs for the Bid Package listed below are the maximum amount Rudolph and Sletten Inc. and the University will spend on the project.

Subject to the conditions in the RFQ and bid documents, prospective bidders for the bid packages (BPs) listed herein are required to prequalify to participate in the bidding process. In addition, pre-qualified prospective bidders will be required to possess the current and active California State Contractor's Licenses identified below, at the RFQ and Bid due date and time, as designated:

BP	Target Value	Required Licenses
BP03a – Site Electrical Infrastructure Extension (DB)	\$12,500,000	C-10

P. PROJECT SCHEDULE:

- RFQ available to prospective pre-qualified bidders 06/25/2026
- Mandatory Prequalification conference 07/01/2026 at 11:00 AM
- **RFQ Due 07/22/2026 at 04:00PM**
- RFP anticipated to be available week of 07/26/2026
- Proposals anticipated to be due week of 08/09/2026
- Interviews anticipated to be week of 08/16/2026
- Criteria Development Commence August 2026
- Estimated Construction Completion December 2029

Q. PRE-QUALIFICATION PASS/FAIL CRITERIA

1. Hold a current and active BP specific Contractor License in the State of California.
2. Have completed (within the 2018-2026 calendar years) at least one (1) project where the Work performed was applicable to the license(s) specified for the respective Bid Package and where the value of said work was equal to or greater than the respective Estimated BP values specified herein.
3. Have average construction revenue of greater than three (3) times the respective Estimated BP values specified herein over the most recent three (3) fiscal years.
4. Have single project bonding capacity greater than the respective Estimated BP values specified herein as confirmed by a Surety Company licensed through the California Department of Insurance with a rating, as found in A.M. Best, of A or better.
5. Have asset to liability ratio for the 2025 (or 2024 if 2025 financial statements are not yet available for review) fiscal year that is greater than or equal to one (1.00).
6. Have an average Experience Modification Rate (EMR) for the most recent three-year period, as determined by the CA Workers Compensation Insurance Rating Bureau, of 1.00 or less.
7. Have instituted a corporate Injury and Illness Prevention Program in compliance with California OSHA Title 8, Section 3203 requirements.
8. Firm has not been disbarred, terminated for cause or otherwise prevented from bidding on, or completing any public works project at any time within the last seven (7) years.
9. Firm has not been subject to a disciplinary proceeding by a public agency as the result of a crime for which an owner or officer was convicted, or of a disciplinary infraction such as a breach of a code of ethics, at any time within the last seven (7) years.
10. Firm has not been found in a final decision of a court to have submitted a false claim to a public agency within the last seven (7) years.
11. Firm(s) has not had a surety company perform any or all of their work on one or more of their construction projects within the last seven (7) years.
12. Firm dispatches apprentices from a California Apprenticeship Council approved program for use on any public work project awarded a contract by a Public Entity.
13. Submission of a declaration that all information provided is true and correct.

R. EVALUATION AND SCORING PROCESS

Only Proposers who meet all of the minimum requirements listed above will be evaluated for prequalification.

Prequalification Scoring Criteria

A Maximum of 1,000 points is possible. Three (3) or more proposers with the highest scores in Level 1 - Prequalification will be invited to participate in Level 2 - RFP and Interviews.

Essential Requirements (PRE-QUALIFICATION PASS/FAIL CRITERIA)	maximum points possible: 200
Comparable Project Experience (APPENDIX A)	maximum points possible: 300
Project Team Capabilities Statement (APPENDIX A, ATTACHMENT 1*)	maximum points possible: 500.

* Proposer shall include their own proposal for Projected Team Capabilities, review Appendix A, Attachment 1 Below.

S. APPENDIX A – PROJECT DATA (COMPARABLE PROJECTS EXPERIENCE)

1. Firm has completed 3 comparable projects completed within the last ten (10) years for the BP of interest. Submit an Appendix A Project Data Sheets for 3 Comparable/Largest Projects completed within the last ten (10) years for each BP of interest. Scope of Work performed on Comparable Project must be applicable to the license(s) specified for the respective Bid Package. Firms may escalate the final construction costs of a comparable projects using [California Construction Cost Index \(CCCI\)](#). The value of the comparable project from the award date may be escalated to current value as of June of 2026. Subject to the above qualifications, Rudolph and Sletten, Inc. considers the following criteria to define a "Comparable/Largest" project:
 - a. Subject to the above qualifications, Rudolph and Sletten, Inc. consider the following criteria to define a "Comparable/Largest" project. The following items i-iii must be met and contain current contact information of applicable references (General Contractor, Owner and/or Architect).
 - b. For all Bid Packages with comparable projects that meet any of items iv through ix, the proposer may be scored higher, although the criteria may not be equally weighted.

LIST OF CRITERIA

- i. BP specific construction value at completion greater than or equal to bid package value of \$12.5 million.
- ii. Scope of work delivered either Design-Assist or Design-Build.
- iii. Scope of Work being a project that includes Medium Voltage on a HCAI/OSPHD project.
- iv. Project with a total construction cost of \$100 million or greater at time of completion (not the subcontract amount of your trade).
- v. Work being governed by Public Contracting Code.
- vi. Have completed a Project with a utility scale transformer of similar size (40MVA) within the last 10 years
- vii. Project completed delivery method included Lean Project Tools. Please specify the tools that were utilized and whether they were used during the design or construction phases.
- viii. Project Completed included Target Value Design.
- ix. Project completed included working in a collaborative environment including a "Big Room" collocated project staffing.

If Rudolph and Sletten, Inc is unable, after reasonable efforts, to confirm the past project information submitted by prospective bidders' said project may not be accepted. The work in the listed projects must have been managed and constructed by the licensed entity submitting for pre-qualification and performed by the licensed entity's exception, work may have been performed by a second tier subcontractor as part of this entities contract.

Entity may not use experience performed by a parent company, a sister subsidiary company, or a subsidiary to Entity. Additionally, Entity may not use experience where Entity was one member of a separately licensed joint venture Entity.

APPENDIX A, ATTACHMENT 1 – PROJECT TEAM CAPABILITIES STATEMENT

ATTACH a description of your organization and an organizational chart proposed for this project, including but not limited to Proposed Project Team's Project Executive, Project Manager(s), Project Superintendent(s), BIM Coordinator/Manager, Estimator and Electrical Engineer of Record. Include an organization chart of proposed or recommended subcontractors you would procure to implement this design and construction.

The Project will require the Design-Builder's team, including the Design-Builder, all design consultants, Design Build trade partner (including this proposer), Design Assist trade partner, and other trade partners working on the Project (Design-Build Team) be selectively co-located for the duration of their work at the UC Davis Health CUPx Big Room.

Applicants are advised that, after the selection, no significant changes in the composition of the project team personnel and sub-consultants or their roles and responsibilities can be made without the prior written approval of the University or Design-Builder.

Provide a resume of each of the staff members for the proposed project team and identified in the organization chart, limited to **one (1)** page per proposed individual. The resumes for each team member should address their respective experience with the following:

- a. Full name, position in the firm, years with the firm and current location (if a multi-office firm). If less than five years with the firm, provide the name of previous firm.
- b. Project role and responsibilities.
- c. Where staff works or principal office.
- d. Education - list all degrees, including institution and year received.
- e. Relevant project experience working on similar scope, size and complexity to the CUPx Project. Include project name, owner and general contractor, project role and years involved, project description, size (in GSF and construction cost), project delivery method and current status. If the project listed is performed with previous employer, please list the firm's name.
- f. Relevant project experience with Design Build delivery method and fast track design packages.
- g. Relevant project experience with cost plus GMP accounting method.
- h. Relevant project experiences with Integrated Project Delivery (IPD), target value design (TVD), Lean project tools, and with colocation in a 'Big Room'. Include project name, owner and general contractor, project role and years involved, project description, size (in GSF and construction cost), project delivery method and current status. If the project listed is performed with previous employer, please list the firm's name.

Note: In the event that the prospective Trade Partner is deemed prequalified, Designer/Engineer, Project Executive, Project Manager(s), Project Superintendent(s), BIM Coordinator/Manager, and Estimator named shall be committed to and continuously retained throughout the project. Substitution or replacement of any above-named Personnel can be made only if the Personnel are no longer employed by the Subcontractor, death or are on a medical/disability leave, or for reasons otherwise approved by the University or Design-Builder and requires the written approval of the University or Design-Builder, which approval will be at the reasonable discretion of University or Design-Builder.

T. PRE-QUALIFICATION PROCESS

R&S has determined that prospective design-build trade partner for the Bid Package identified must be pre-qualified to submit a bid for this project. R&S will establish a list of prospective pre-qualified bidders. R&S will determine, solely at their own discretion, based on the above prequalification criteria, whether a prospective bidder is pre-qualified. Each prospective pre-qualified bidder must answer all of the questions and provide all requested information, where applicable. Any prospective pre-qualified bidder failing to do so may be deemed to be not responsive and will not be qualified.

Questions and requests for clarification or interpretation of the pre-qualification documents must be submitted in writing via email: subqual@rsconst.com. Questions must be submitted by the date indicated within this Notice. Questions received after that date will be answered at the discretion of R&S. Interested firms are responsible for checking the web site frequently to determine whether any addenda have been published. E-mail is the preferred method for transmittal of questions.

R&S reserves the right, but is under no obligation, to request, receive, and evaluate supplemental information after the indicated time and date at its sole determination. All information submitted for pre-qualification evaluation will be considered official information acquired in confidence, and UC Davis Health and R&S will maintain its confidentiality to the extent permitted by law. Prospective pre-qualified bidders who request an opportunity will receive a written response containing pre-qualification determination by bid package of interest.

Responses to this RFQ may not be accepted after the deadline.

If the prospective design-build trade partner determined to not be pre-qualified, the prospective trade partner may request a review by R&S. Any such request must be received by Rudolph & Sletten within 3 calendar days after receipt by the prospective trade partner of the determination. The decision resulting from such review is final and is not appealable within the University of California. Any person or entity not satisfied with the outcome of the pre-qualification must file a writ challenging the outcome within 10 calendar days from the date of R&S' written notice regarding pre-qualification determination. Any assertion that the outcome of the pre-qualification process was improper will not be a ground for a bid protest.

This project is a public works project and is subject to prevailing wage rate laws (see Contract General Conditions, Article 35.02-c). All contractors and all tiers of subcontractors submitting proposals or bids on this project shall register to bid public works projects with the Department of Industrial Relations and maintain current this registration pursuant to Labor Code Section 1725.5. Please go to <http://www.dir.ca.gov/Public-Works/PublicWorks.html> for more information and to register. The work described in the contract is a public work subject to section 1771 of the California Labor Code.

No contractor or subcontractor, regardless of tier, may be listed on a Bid for, or engage in the performance of, any portion of this project, unless registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5 and 1771.1.

This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations.

The successful Pre-qualified Bidder shall pay all persons providing construction services and/or any labor on site, including any University location, no less than the UC Fair Wage (\$15 per hour as of 10/1/17) and shall comply with all applicable federal, state and local working condition requirements.

Every effort will be made to ensure that all persons have equal access to contracts and other business opportunities with UC Davis Health within the limits imposed by law or University policy. Subcontractors may be required to show evidence of its equal employment opportunity policy. The successful subcontractors will be required to follow the nondiscrimination requirements set forth in the Bid Documents and to pay prevailing wage at the location of the work.

RUDOLPH AND SLETTEN, INC.

JULY 2026

WE ARE AN EQUAL OPPORTUNITY EMPLOYER
END OF ADVERTISEMENT