



Facilities Planning and  
Development Division

**REQUEST FOR  
STATEMENTS OF QUALIFICATIONS  
FOR  
CONSTRUCTION DUST CONTROL  
AND  
HAZARDOUS MATERIALS CONSULTING SERVICES**

**MAY 17, 2023**

**UC DAVIS HEALTH  
FACILITIES DESIGN & CONSTRUCTION  
4800 2<sup>ND</sup> AVENUE, SUITE 3010  
SACRAMENTO, CA 95817**

**[HTTPS://HEALTH.UCDAVIS.EDU/FACILITIES/](https://health.ucdavis.edu/facilities/)**

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### **Attachments:**

Consultant Statement of Qualifications  
Professional Services Agreement (Sample)

## **BACKGROUND:**

UC Davis Health is an integrated, academic teaching and research healthcare organization maintaining the historic UC Davis tradition of being guided by public service in all its endeavors. UC Davis Health includes the School of Medicine, the Betty Irene Moore School of Nursing, a 645-bed (Trauma Level 1) acute care hospital, a National Cancer Institute-designated Cancer Center, the M.I.N.D. Institute, and outpatient clinics throughout the Sacramento region.

UC Davis Health's Facilities Planning and Development Division (FP&D) is comprised of several teams responsible for the delivery of the UC Davis Health's Capital Improvement Program with an active portfolio of approximately 1000 projects totaling approximately \$7.5 billion. FP&D is seeking qualified Hazardous Materials/ICRA Consulting firms to provide hazardous materials and infection control risk assessment services to support this capital program. This Request for Statements of Qualifications (RFSOQ) provides a description of the project and professional services that are being sought and the submittal requirements for interested firms.

## **PROJECT DESCRIPTION:**

UC Davis Health is seeking qualified firms to provide construction dust infection control and hazardous materials consulting services, overseen by an ABIH Certified Industrial Hygienist, to support construction projects at the UC Davis Health main campus and outlying facilities in the greater Sacramento Region. Services are to include planning, submittals, and document review for campus development projects and are expected to meet or exceed applicable regulations, including, but not limited to those enforced by Cal/OSHA, Sacramento Metropolitan Air Quality Management District (SMAQMD) and California Department of Public Health (CDPH). All interested firms need to demonstrate their experience and development of best practices providing such services at hospitals, clinics, pharmacies, and other healthcare facilities.

## **PROFESSIONAL SERVICES REQUESTED:**

Project scopes of work:

- Special Projects – Project values up to \$1 million.
  - Example projects:
    - NAOB Nutritional Services, Same Day Surgery Center TI, Hosp Lobby Digital Displays, Hosp Workstations, SESP Urology space conversion, Cancer Center reconfiguration, ACC Family Community reconfiguration
- Infrastructure – Project values up to \$70 million with most below \$20 million.
  - Example projects:
    - MIND Institute Roof Replacement, Hospital ATS Replacement, Hospital Domestic Hot Water Replacement, Multiple Building IT Upgrades
- Capital Projects – Project values up to \$70 million
  - Example projects:
    - Multiple Building Imaging Equipment Replacement Projects, Multiple Hospital and Outpatient Tenant Improvement, Fire Life Safety Upgrade projects
- Real Estate – Lease Space Project values up to \$70 million
  - Example projects:
    - GI TI, Infusion Expansion TI, Rural Regional Expansion TI, Imaging Built-to-Suit

At a minimum the selected firm shall provide the following services:

- Maintain the required Cal/OSHA and California Department of Public Health certifications.
- Provide review and oversight of dust control practices on construction projects, including containment approval prior to the project start, ongoing cleanliness checks, and final approval for containment approval once the project is completed.
- Administration of Infection Control Risk Assessment (ICRA) precautions for construction and renovation in healthcare settings, including the infection control risk assessment procedures.
- Review existing hazardous materials facility documentation.
- Conduct inspections (i.e., surveys), including bulk sampling and comprehensive reporting to identify hazardous materials, including, but not limited to: asbestos, lead and other heavy metals, mold, and polychlorinated biphenyls (PCBs).
  - Sampled materials shall be defined, thoroughly described (or pictured), quantified and mapped.
- Develop abatement project specifications to include site specific procedures and disposal requirements.
- Perform abatement project monitoring (i.e., contractor oversight) to ensure compliance with all project specifications and applicable regulations and provide project closeout documents.
- Perform daily air sampling and/or clearance sampling and comprehensive reporting.
- Perform ambient and/or personal air sampling and comprehensive reporting.
- Perform airborne mold sampling using both viable and non-viable methods.
- Perform airborne particulate monitoring.
- Review contractor submittals and other construction documents, including work plans.
  - Assist contractors in developing work plans which are compliant with regulations and University policies.
- Attend construction meetings and provide expert advice.
- Provide hazardous materials training to University-affiliated personnel.
- Be able to respond in a timely manner on short notice or in emergency situations.
- Be able to provide on-call personnel for after-hours and weekend emergencies.

The University intends to select up to two (2) Hazardous Materials & Infection Control consulting firms. The selected firm(s) will be expected to sign a Professional Services Agreement that will include a 3-year duration with a maximum fee of \$2,500,000 for the provision of all services. Total fee amount will be dependent on specific projects authorized to each firm over the course of the agreement time.

#### **PROJECT TEAM ORGANIZATION:**

Each project has its own team of designers, project managers, construction managers, and contractors. The selected firm will be expected to work closely with all of these groups in addition to UC Davis Health's Environmental Health & Safety and Infection Prevention staff.

**SCREENING CRITERIA:**

1. **Staff and Organization:** Provide a detailed organization chart including all key staff and any outside consultants or subcontractors (e.g., laboratories) for the proposed team. For all technical staff, include each individual's name, title, number of years at firm, certifications, relevant experience and anticipated project role/duties. Provide a resume for each key staff member proposed to provide services under this SOQ. Provide a copy of current ABIH certification for all CIH team members; current Cal/OSHA certifications and current California Department of Public Health Lead-Related Construction certifications. Changes in key staff assignments will not be allowed without prior approval of the University. The University reserves the right to terminate the agreement at any time if any of the staff assignments are unacceptable to the University.

**Points:** 30

2. **Experience:** Provide previous experience that demonstrates the team's success in providing the described services. Describe the firm's approach to conducting hazardous materials abatement and/or Construction Dust Control projects from the initial inspection through project closeout. Demonstrate the firm's ability to be responsive, efficient, and thorough. Include descriptions of at least five projects completed within the last five years along with client information, including a primary contact name, title, phone number and email address. A minimum of three of these projects must be in a hospital setting and must demonstrate experience in planning and administrating Infection Control Risk Assessment (ICRA) precautions.

**Points:** 25

4. **Approach to Services:** Provide a detailed description of your firm's service philosophy, program, strengths, and ability to provide the services described in the SOQ. Describe any features of your firm that distinguish your firm from others providing the same or similar services. Describe your process and the criteria used for accepting containment sufficiency and releasing containments for removal upon project completion.

**Points:** 25

5. **Response Time and Off Hours Availability:** Provide the location of the firm's headquarters and all other office locations. Include the firm's business plan to address response time to and from the project sites (i.e., description of charges that may be levied for travel). The plan should also address the firm's ability to support off hours work in both emergency and non-emergency situations. Provide the anticipated off hours emergency response time to UCDH main campus.

**Points:** 10

6. **Communication:** Provide example reports prepared within the last year for the described services. All confidential or identifying information must be redacted. Include at least one hazardous materials inspection report and one daily site report, or other routine periodic communication. Describe your firm's electronic reporting and delivery mechanisms.

**Points:** 10

## **SELECTION PROCESS AND SCHEDULE:**

The selection of firms will be accomplished by the following process:

After Qualification Statements are received, a Screening Committee will review, conduct reference checks and recommend a short list of firms for interviews. A Selection Committee will conduct the interviews. The target dates are listed below:

1 <sup>st</sup> Ad for services:	May 17, 2023
Statements due:	2 p.m. June 7, 2023
Screening completed:	June 14, 2023 (tentative)
Interviews completed:	July 14, 2023 (tentative)
Recommendation approval:	July 14, 2023 (tentative)
Firm's notification(s):	July 17, 2023 (tentative)

## **SUBMITTAL REQUIREMENTS:**

Statements of qualifications shall be specifically tailored to this RFQ, responding directly to the screening criteria. Boiler plate or generic pages are not desired. All material should be in 8 1/2" x 11" format. Please attach a completed Consultant Statement of Qualifications form, available for download at the FD&C website on the following link:

<https://health.ucdavis.edu/facilities/work-with-us/consultants/rfq>

One (1) digital copy (pdf) must be received by **2 p.m. Wednesday, June 7, 2023**, via the upload link to be provided by the University upon request by each interested firm.

Questions and requests for the upload link should be directed via email to: Nicole Quintero, FD&C Contracts Administrator at [nicquintero@ucdavis.edu](mailto:nicquintero@ucdavis.edu).

Submittals shall have the following format:

**Tab 1 - Cover Letter and Organization Introduction (2 pages maximum):** Submit a cover letter with general statements about the organization's qualifications for the services described in this RFSQ. Include at least the following:

- a. Firm name, business address, telephone, email address, website address and fax numbers
- b. Location of main office and the local office which will serve this project
- c. Key personnel who will staff this project
- d. Highlight relevant experience delivering comparable projects.
- e. Highlight any relevant experience with University of California system, UC Davis Health, and HCAI projects.

Cover Letter should be addressed to Nicole Quintero, Contracts Administrator.

**Tab 2 – Diverse Project Experience (6 pages maximum):** Demonstrate your firm's expertise in delivering a diversity of project typologies and scales by providing a written narrative supported by representative graphics and imagery. Referenced work or examples should demonstrate your firm's ability to deliver a broad range of project types at a variety of scales. Highlight any experience in an academic medical setting and any work completed under HCIAI permit approval.

**Tab 3 - Relevant Project Experience (8 pages maximum):** Provide descriptions of three to four projects that have been executed within the past ten years by the firm. The projects described shall be similar to the services being requested (i.e. hazardous materials and infection control risk assessment consulting services at a variety of scales). Please include at least the following information:

- f. Project name
- g. Project owner with current address and telephone number
- h. Project duration
- i. Year of Completion
- j. Consultant's role on the project
- k. Project description

**Tab 4: Staffing (12 pages maximum):** List all personnel proposed for the project and identify the proposed Project Manager and main point of contact for this project. Provide a project organizational chart including both in-house and consulting roles and include the resumes for all proposed project personnel, to include, at a minimum, the following information:

- l. Full name, position in the firm, years with the firm and office location
- m. Education (list all degrees and institutions), CA licenses and affiliations
- n. Project role and responsibilities
- o. Relevant project experience

**Tab 5: Project Approach (4 pages maximum):** Describe your firm's understanding of the project. Describe your firm's approach to working with your client to understand the needs of a project and how this understanding is used to develop an appropriate project scope and team to expertly deliver the project. Describe your firm's approach for keeping projects on budget and on schedule.