



Facilities Planning and
Development Division

**REQUEST FOR
STATEMENTS OF QUALIFICATIONS
FOR
INFECTION CONTROL AND RISK ASSESSMENT
SERVICES
FOR
PROJECT NO. 9556510
REPLACEMENT HOSPITAL TOWER
(CALIFORNIA TOWER)**

October 27, 2023

**UC DAVIS HEALTH
FACILITIES PLANNING & DEVELOPMENT
4800 2ND AVENUE, SUITE 3010
SACRAMENTO, CA 95817**

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

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ATTACHMENTS

Attachment A – Consultant Statement of Qualifications Form

Attachment B – Professional Services Agreement (Sample)

PROJECT BACKGROUND:

The University of California, Davis Medical Center, located in Sacramento, is the primary teaching hospital for UC Davis and part of the UC Davis Health system. To meet California seismic standards and the projected space needs for the hospital, the University is preparing to build the Replacement Hospital Tower (California Tower) project. The California Tower is a key piece of UC Davis Health's strategy to achieve seismic safety compliance, additional service capacity, and operational improvements. The RHT project is envisioned to comprise a minimum of +/-332 inpatient beds including ICU and medical/surgical, acuity adaptable (ICU capable rooms), complex procedure rooms, and imaging and support services. The building will provide approximately 909,000 BGSF of new space. The construction site is located on the east end of the existing hospital, adjacent to the Pavilion that houses primarily surgery, ICUs, the burn unit, and the emergency department. The RHT will be connected to the Pavilion. Utilities for the RHT will be supplied from the Central Utilities Plant.

PROJECT DESCRIPTION:

UC Davis Health is seeking qualified firms to provide construction dust control and infection control and risk assessment (ICRA) services, overseen by an ABIH Certified Industrial Hygienist, for both the remainder of ongoing Make-Ready and the new California Tower projects. Professional Services requested are described in more detail below 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). The ICRA professional shall perform all services provided in accordance with the Contract Documents, Design, and Construction of Buildings Under HCAI jurisdiction, as well as all applicable State and local codes and regulations. All interested firms need to demonstrate their experience and development of best practices providing such services at hospitals, clinics, pharmacies, and other healthcare facilities.

The RHT will be delivered by the Progressive Design-Build Approach emphasizing Integrated Project Delivery processes. The RHT will require intensive and close collaboration between the Progressive Design-Builder, the Architect, all consultants, UC Davis Health staff, HCAI, the State Fire Marshall, design-build and design-assist trade contractors, all other subcontractors and other project participants. The selected firm will be contracted directly with the University.

All work included in this bid package will be performed under the authority and jurisdiction of HCAI.

PROJECT SCHEDULE:

Following is the University timeframe for the RHT project:

- Phase 1b: Schematic and Design Development Documents (completed October 2022)
- Phase 2: Construction Documents & Approvals (October 2022 – March 2025)
- Phase 3: Construction (2023 through 2030)
- Completion: First Patient, 2030

PROFESSIONAL SERVICES REQUESTED:

Professional services will include, but are not limited to:

- A. 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. Ensure conformance with a Project's construction documents, including, but not limited to, all approved drawings, specifications, project manuals, and addenda, referenced and incorporated as part of the Agreement, and regulatory

requirements as requested by the Owner, Owner's Representatives, HCAI, and the Inspector of Record (IOR).

- B. Administration of ICRA precautions for construction and renovation in healthcare settings, including the infection control risk assessment procedures.
- C. Furnish Daily and Weekly Field Reports, Engineering Reviews.
- D. Provide staff to perform services in accordance with this Agreement.
- E. Attend preconstruction meetings as well as progress coordination, office, and site meetings as authorized throughout the project.
- F. Work closely and harmoniously in collaboration with UC Davis Health's Construction Team, and Supervising IOR.
- G. Schedule work timely to ensure the Project is completed in accordance with the construction contract.
- H. Perform all additional testing as may be required by UC Davis Health and its authorized representatives, including but not limited to:
 - a. Daily air sampling and/or clearance sampling and comprehensive reporting.
 - b. Ambient and/or personal air sampling and comprehensive reporting.
 - c. Airborne mold sampling.
 - d. Airborne particulate monitoring.

The selected firm will be expected to sign a Professional Services agreement that will include a 3-year duration. Professional (Errors & Omissions) liability insurance will be required.

DURATION OF REQUESTED SERVICES:

- Contract Award: Q4 2023
- Phase 3A Construction: Make-Ready (November 2023 – December 2024)
 - o ED Interim Renovation
 - o ED Observation Build-Out
 - o SESP Exterior 2-HR Wall Renovation
- Phase 3B Construction: RHT (November 2024 – April 2026)

The duration of this Professional Services Agreement would not follow the entire project schedule.

SCREENING CRITERIA:

- 1. **General Qualifications:** Attention will be paid to respondents with a demonstrated interest in the project, recognition of the need to work harmoniously and productively with UC Davis Health, HCAI, the progressive Design/Build Team, and proximity to the project site or willingness to establish a local office.

Points **20**

- 2. **Technical Approach:** Respondents must show an understanding of the specific constraints and needs of the project, demonstrate their ability to perform quality and timely services for the project and produce reports of superior quality to meet the completion schedule. Describe how you will organize staff and manage requests and nonconformances in collaboration with UC Davis Health, HCAI, and the construction team.

Points **20**

3. **Experience of the Firm:** Provide previous experience that demonstrates the team's success in providing the described services. Describe the firm's approach to 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 administering ICRA precautions.

Points

20

4. **Expertise of Personnel:** 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

40

SELECTION PROCESS AND SCHEDULE:

The selection of a firm will be accomplished by the following process. After Qualification Statements are received, a Screening Committee will review, conduct reference checks, and recommend a shortlist for discussions with the Selection Committee, who will select the best qualified firm for selection.

The timeline for the qualification and contracting is below:

First Ad for services:	October 27, 2023
Statements due:	2 p.m., November 16, 2023
RFQ Shortlist Determined:	Week of November 27, 2023 (tentative)
Discussions with shortlisted firms:	Week of December 4, 2023 (tentative)
Selected firm notification:	Week of December 4, 2023 (tentative)

SUBMITTAL REQUIREMENTS:

Statements of qualifications shall be as brief and concise as possible. Please indicate lead in-house person. Provide attachments as appropriate to respond directly to the screening criteria. Submittal should be specifically tailored to this project. Please submit the contact information for (3) references, references should be from an Owner, Owner's Representative, Contractors, or Design Teams. Boiler plate or generic pages are not desired. All material should be in 8 1/2" x 11" format.

ONE (1) electronic copy of the information requested must be received by **2 p.m. November 16, 2023**, via electronic submittal to UC Davis Health. All qualifications submittals will be received electronically – no hard copies will be accepted.

Questions and requests for the upload link should be directed via email to Leila Couceiro, Contracts Manager, at lcouceiro@ucdavis.edu.

Submittals shall have the following format:

Please address all the items noted in this section in your Qualifications submittal. Failure to do so will result in your submittal not being considered. Qualifications will be evaluated based on demonstration of meeting the requirements of this RFQ.

1. **Cover Letter and Organization Introduction (2 pages maximum)**: Please submit general statements about the organization's qualifications for the services described in the RFQ. 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 the CA Tower project
 - c. Key personnel and professional registrations
 - d. Current staff size
 - e. Current assignments of proposed staff
 - f. Previous experience with University of California system, UC Davis Health, and HCAI Type 1 and Type 3 projects. HCAI 1 project experience is **required**.
2. **Technical Approach (6 pages maximum)**: 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.
3. **Relevant Project Experience (8 pages maximum)**: Provide descriptions of three projects that have been executed within the past ten years by the firm. The projects described shall be similar in scope and complexity to key elements of the project. Please include at least the following information:
 - a. Project name
 - b. Project Owner with current address and telephone number
 - c. Project size (square feet)
 - d. Construction value
 - e. Design duration
 - f. Construction duration
 - g. Year of Completion
 - h. Project delivery approach
 - i. Consultant's role on the project
 - j. Consultant's years of involvement
 - k. Type of facility
 - l. Project description
4. **Key Personnel (8 pages maximum)**: Please list all personnel proposed for the project and identify the proposed Project Manager and main point of contact for this project. Provide resumes for all proposed personnel, to include, at a minimum, the following information:
 - a. Full name, position in the firm, years with the firm and office location
 - b. Education (list all degrees and institutions), CA licenses and affiliations
 - c. Project role and responsibilities
 - d. Relevant project experience (HCAI 1 project experience is preferred for key personnel)
5. **References (2 pages maximum)**: Provide a minimum of 3 references (for your proposed main point of contact) within the company from Architects, Contractors, or Owners. Also provide references for the company.