UNC at Wilmington
Randall Library Renovation and Expansion
Project Summary
November 29, 2018

Project Scope
This project includes a 40,000 SF expansion to the existing William Madison Randall Library as well as the renovation of the 150,000 SF existing building to add necessary program space, modernize the existing facility, and meet the needs of students and faculty. The existing Randall Library building will be renovated to code specifications and for compliance with the North Carolina Energy Code. The scope of work includes the redesign and replacement of the mechanical, electrical, data, phone, and plumbing systems of the existing building, as well as replacing windows and all finished surfaces. It is anticipated that the expansion space will include student study and collaboration spaces as well as offices, classrooms and food service. Food service space will be provided as shell space under this project.

Project Site
The site is located at the Randall Library Building, located at the intersection of Chancellor’s Walk and the Historic Campus Walk, and its adjacent site.

Pre-Submittal Meeting
A mandatory Pre-Submittal Meeting will be held on November 27, 2018 at 1:00 pm in room 1028, McNeill Hall, UNCW, Wilmington, North Carolina, 28403.

Project Schedule
Planned completion of the design documents is anticipated in Fall 2019 and construction is anticipated to end in Summer 2021.

Short listed firms will be notified by December 19, 2018 and interviews are scheduled for either January 15 and 16, 2019. Firms will be expected to attend interviews on one of those dates if shortlisted.

Design Process
The selected firm will work through the UNCW’s Architectural & Construction Services department with a building committee that includes user representatives.

Critical Selection Factors
Interested firms can participate in the process by submitting all information required in the RFP including a complete Qualifications Questionnaire for Construction Manager at Risk for the owner’s review and evaluation. Please note that electronic copy (limit 7mb) of the proposal is requested. Hard copies will be accepted, but must be delivered by the closing time/date and will be scanned into electronic format. The total submittal, including a letter of interest, is limited to 25
sheets of paper. Both sides of the sheet may be used for a total of 50 pages. Firms are requested to assure receipt of proposals at the address listed below by 5:00 pm on December 13, 2018.

1) Workload that is fully able to accommodate the addition of this project.
2) Record of successfully completed projects of similar scope without major legal or technical problems.
3) Previous experience with the Owner, a good working relationship with Owner representatives, have completed projects in a timely manner and have performed an acceptable quality of work.
4) Key personnel that have appropriate experience and qualifications.
5) Relevant and easily understood graphic or tabular presentations.
6) Completion of CM-at-Risk projects in which there was little differences between the GMP and final cost.
7) Projects that were completed on or ahead of schedule.
8) Recent experience with project costs and schedules.
9) Construction administration capabilities.
10) Proximity to and familiarity with the area where the project is located.
11) Quality of compliance plan for minority business participation as required by G.S. 143-128.2.
12) Other factors that may be appropriate for the project.

CMR Selection Process
Following the receipt of proposals, a University Interview Committee, will shortlist, interview and make a recommendation of selection to the University Board of Trustees.

Questions/Proposal Submittal
In order that the selection process be as objective as possible, do not contact members of the Board of Trustees, or any university officials other than the project manager. All questions and project submittals are to be directed to the University's project manager listed below. We will not guarantee that any/all additional correspondence can/will be addressed. If you have questions that are not addressed in any of the available documents, submit a separate email to the project manager with the subject line as follows: Randall Library Renovation and Expansion RFI.

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