

DCS RFQ Web Adv. Number: CPS-GBCB-01

**Request for Qualifications (RFQ) Web Advertisement for
 Contractor Pre-Selection**

(Minor Capital Projects between \$500,000 and \$1,500,000)

**Connecticut Department of Administrative Services - Division of Construction Services
 Office of Design & Construction – Process Management Unit
 Room 478, 165 Capitol Avenue, Hartford, CT 06106**

IMPORTANT NOTE: *This is NOT an Invitation to Bid.* Please read this RFQ Web Advertisement and all referenced documents carefully. For additional information on DAS Contractor Prequalification Certification, see Item 8 below.

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1.	Selection Type:	Contractor Pre-Selection - Minor Capital Projects between \$500,000 & \$1,500,000.
2.	General Statement:	In accordance with the requirements of CGS §4b-91(a)(5) (amended by Public Act 14-188), the State of Connecticut Department of Administrative Services (DAS) / Division of Construction Services (DCS) Process Management Unit is advertising this RFQ for the Pre-selection of Contractors for Minor Capital Projects between five hundred thousand dollars (\$500,000) and one million five hundred thousand dollars (\$1,500,000) for a specific DAS Contractor Classification of Work (see Item 3 below).
3.	DAS Contractor Classification Of Work For This Pre-Selection:	All prospective Contractors need to demonstrate that they have the necessary qualifications and experience for the following DAS Contractor Classification of Work: General Building Construction (Group B): The undertaking of general contracts for the construction of buildings (i.e. new construction, renovation, rehabilitation, alteration, addition, etc.). The contract must include a variety of construction practices and supervision of a minimum of three sub-trades. The contract must include a variety of construction practices and supervision of a minimum of three sub-trades. Includes most of the structures that normally house State functions. These all require normal mechanical/electrical systems for today's standards of operation for quality space, security and environmental comfort. Examples include office buildings, general classroom and administrative offices, college buildings, auditoriums and maintenance buildings. Note: If a Contractor is Pre-Selected for DAS Contractor Classification - General Building Group B for Minor Capital Projects Between \$500,000 and \$1,500,000, then the Contractor will automatically be Pre-Selected for DAS Contractor Classification - General Trades for Minor Capital Projects Between \$500,000 and \$1,500,000 .
4.	Cost of Work Range:	Between \$500,000 and \$1,500,000.
5.	Project Locations:	Future projects located on State owned property.
6.	Project Delivery Method:	Design-Bid-Build (D-B-B): Architect/Engineer (A/E) consultants will be selected (through a different RFQ) to develop design and construction documents (Bidding Documents) for the State to publically bid the Minor Capital Project to only those Contractors who have been Pre-Selected to bid on this DAS Contractor Classification of Work. The Contractor deemed to be the "lowest responsible and qualified general bidder" shall be awarded the contract to build the Project.
7.	Objective Criteria for Evaluating Contractors:	Prospective Contractors need to demonstrate that they meet the objective criteria as stated in the 1812 - QBS Submittal Booklet for Contractor Pre-Selection. The QBS Submittal Booklet will be used to evaluate a prospective Contractor's past performance and experience with comparable work as described in this RFQ's " DAS Contractor Classification of Work ", in a comparable " Cost of Work Range ", and will also be used to evaluate other financial, technical abilities, integrity, and absence of conflict of interests. If a Contractor is Pre-Selected to bid on future DCS Minor Capital Projects between \$500,000 and \$1,500,000 , then as a Bidder they shall be evaluated by " Objective Criteria " relevant to their project.

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8. DAS Contractor Prequalification Certification Requirements:	Contractor Pre-Selection is dependent upon all Prospective Contractors obtaining the DAS Contractor Prequalification Certification for the DAS Contractor Classification of Work by the QBS Submittal Due Date as stated in this RFQ Web Advertisement. For more information about obtaining the DAS Contractor Prequalification Certification see the DAS Website: http://das.ct.gov/cr1.aspx?page=10
9. Quality-Based Selection (QBS) Procedures:	**NEW** Quality-Based Selection (QBS) Procedures for Contractor Pre-Selection
	1 DCS RFQ Web Advertisement: DCS shall publically advertise the RFQ Web Advertisement for Contractor Pre-Selection for a specific DAS Contractor Classification of Work .
	2 QBS Submittal Booklets: Prospective Contractors shall submit their QBS Submittal Booklets in response to the requirements of the RFQ Web Advertisement.
	3 QBS Panels for Contractor Pre-Selection: Three (3) DAS-DCS employees shall be appointed by the DAS Commissioner for each Contractor Pre-Selection QBS Panel . The QBS Panel Members shall jointly evaluate QBS Submittal Booklets from prospective Contractors and prepare a list of Contractors who have been deemed responsible and qualified to be "Pre-Selected to Bid" on Projects for the specific DAS Contractor Classification of Work and submit the list to the Commissioner for approval.
4 Invitation to Bid – Contractors Pre-Selected to Bid: Only those Contractors "Pre-selected to Bid" for a specific DAS Contractor Classification of Work shall receive an email from the State Contracting Portal notifying them of an Invitation To Bid that requires the services of a Contractor who has been Pre-Selected for the specific DAS Contractor Classification of Work.	
10. QBS Submittal Booklets:	All prospective Contractors must complete and submit QBS Submittal Booklets in accordance with the all of the instructions and requirements stated in 1812 - QBS Submittal Booklet for Contractor Pre-Selection , which is provided with this RFQ on the State Contracting Portal (and the DCS Contractor Pre-Selection web page). IMPORTANT NOTE: When you click on the 1812 - QBS Submittal Booklet for Contractor Pre-Selection , be sure to save it to your computer prior to editing.
11. Informational and Technical Assistance Meeting For Prospective Contractors:	All Prospective Contractors are encouraged to attend a non-mandatory " Informational and Technical Assistance Meeting " at the State Of Connecticut, DAS – Division of Constructive Services, State Office Building, 165 Capitol Avenue, Hartford, Connecticut 06106 as follows: Date: Monday, May 18, 2015 Start Time: 1:00 PM Room No.: 479
12. QBS Submittal Deadline:	Deadline for the receipt of the QBS Submittal Booklets is: 3 p.m. Friday, May 29, 2015
13. QBS Submittal Location:	Randy Daigle, DCS Process Management Unit Department of Administrative Services (DAS)/ Division of Construction Services (DCS) Room 478, 165 Capitol Avenue, Hartford, Connecticut 06106 IMPORTANT NOTE: Failure to submit properly formatted QBS Submittal Booklets with all of the required contents by the designated deadline and location may result in the Prospective Contractor's submittal being deemed deficient for consideration for this Pre-Selection.
14. QBS Questions:	Randy Daigle, DCS Process Management Unit Room 478, 165 Capitol Avenue, Hartford, Connecticut 06106 Email: randy.daigle@ct.gov IMPORTANT NOTE: Responses to requests for more specific information than is contained in this Advertisement shall be limited to information that is available to all Firms and that is necessary to complete this QBS process. All requests for more specific Pre-Selection information must be sent in writing (email acceptable).