

SOLICITATION OF PROFESSIONAL SERVICES

STATE OF NEW JERSEY DIVISION OF PROPERTY MANAGEMENT AND CONSTRUCTION (DPMC)

DPMC NUMBER: C1088-01
Construction Management Services
New Correctional Facility for Women
Chesterfield, Burlington County, NJ

The DPMC is seeking to engage the services of a construction management firm with the objective to act as the owner's authorized representative to manage both the services of the Design consultant and the construction Contractors under the supervision of the Department of Property Management and Construction for this facility.

The scope of work for this project can be obtained via the DPMC web site at https://www.nj.gov/treasury/dPMC/project_major_advertisements.shtml

The Consultant shall be a firm prequalified with the DPMC in: **Construction Management (P029)** with a dollar rating of Unlimited. The Consultant shall also have in-house capabilities or identify sub-consultants prequalified in the following disciplines:

1. **Building Commissioning P019,**
2. **Estimating/Cost Analysis P025 and**
3. **CPM P030**

The Consultant should also identify all other architectural, engineering and specialty disciplines necessary to complete the project as described in the scope of work.

DELIVERY INSTRUCTIONS

Preliminary technical proposals (DPMC Form 48B) are due to DPMC no later than **2:00 p.m., Tuesday, July 30, 2024** and shall be submitted to William Mahan, Consultant Selection Coordinator, Contracts & Procurement Unit, DPMC, via email to the following email addresses: william.mahan@treas.nj.gov & mariah.greco@treas.nj.gov.

Only Adobe PDF files will be accepted. The file size cannot exceed 20 mb. Hard copies will not be accepted.

Submissions received after **2:00 p.m., Tuesday, July 30, 2024** will not be considered. Only firms currently prequalified with DPMC in Construction Management P029 with a rating of Unlimited may submit. All joint venture firms must be separately prequalified in Construction Management with at least one firm having a dollar rating of Unlimited.

Please note there is a maximum 40-page limit for preliminary technical proposals (DPMC Form 48B) submitted for this project. Any information beyond the 40-page limit will not be considered.

Preliminary technical proposal forms (DPMC Form 48B) are also available on the DPMC web site at <https://www.nj.gov/treasury/dPMC/forms.shtml>

Please note: all consultant(s)/sub-consultant(s) participating on the project team must be separately prequalified by DPMC in the discipline(s) for which they will be providing professional services. If a firm is not currently prequalified, a completed prequalification application must be received by **Tuesday, July 23, 2024 no later than 4:00 PM** in order for a firm to be eligible to submit on this project. Please visit the DPMC website at <https://www.nj.gov/treasury/dPMC/forms.shtml> to obtain a prequalification application (form 48A) or contact the prequalification unit at (609) 777-4561.

The consultant selection committee for this project will evaluate the form 48 B preliminary technical proposals based upon:

1. Demonstration of the firm / project team's organization and
2. The firm / project team's experience on projects of a similar size and nature.

The consultant's project approach and management plan, CPM scheduling, and cost estimating / budget control will also be reviewed as part of the full technical proposals which will be submitted at a later date.

Interested firms that possess the required pre-qualifications mentioned above, may obtain an RFP package by contacting William Mahan of DPMC at (609) 292-4234 or by e-mail to william.mahan@treas.nj.gov.

All competing firms are required to comply with the requirements of PL 1975, c. 127 (N.J.A.C. 17:27), regarding non-discrimination requirements in the performance of state contracts.

CHRISTOPHER R. GEARY, ASSISTANT DEPUTY DIRECTOR
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