

MICHIGAN STATE UNIVERSITY

REQUEST FOR PROPOSAL

(By invitation only) Engineering and Digital Innovation Building CP22083

Due Date: November 4, 2022

Michigan State University

Jeff Bonk, Project Manager <u>bonk@msu.edu</u>

Planning, Design and Construction Infrastructure Planning and Facilities 1147 Chestnut, Room 101 East Lansing, MI 48824-1215 **Instructions for Completing RFP Response**: Michigan State University has identified qualified firms it believes can successfully execute the scope of services for this project. After review of qualifications, the University is inviting the following firms:

There are three principal components to the selection process.

- 1. Request for Qualifications, which is complete.
- 2. This Request for Proposals ("RFP") provides the information necessary to evaluate teams' approach to project execution. This includes an engaged work session interview to gauge team collaboration.
- 3. MSU will identify the best-qualified firm and then review cost proposals. If the most qualified firm is higher than other proposals, MSU will make a determination if the premium brings corresponding value. If it is significantly lower, MSU will review to ensure the cost proposal is reasonable.

The university will select the team which, in its sole judgment, is the best qualified to execute this project.

Type of Contract & Project Delivery: This Facility will be delivered as a highly collaborative Construction Management project in the form of the Owner's Standard Contract for Design Professional Services. A copy is attached to this RFP. Any requested changes to the contract <u>must</u> be requested with the RFP response.

<u>**Clarifications and Interpretations</u>**: Any clarifications or interpretations of this RFP that materially affect or change its requirements will be issued by the Owner. It is the responsibility of all respondents to obtain this information in a timely manner. Respondents shall acknowledge receipt of, and incorporate each addendum in its Proposals, as issued by the Owner prior to the due date.</u>

Project Description:

Michigan State University seeks professional qualifications for academic/architectural programming and building design for the new Engineering and Digital Innovation Facility. The following is a brief description of the project:

In alignment with the MSU 2030 Strategic Plan, the new Engineering and Digital Innovation Building will support the emergence of a strong and transformative ecosystem focused on the convergence of digital and physical technologies. It will bring together a range of teaching, learning, and research activities across multiple colleges and disciplines to create an energized, innovative, and entrepreneurial community focused on digital futures.

The new building is envisioned to comprise two components. One dedicated to digital learning with active classrooms, teaching laboratories, student project studios, and e-sports. The other dedicated to laboratories supporting experimental and computational research, core facilities, clean rooms, and flexible modular research units; and vibrant community spaces to support informal gathering and collaboration.

The new building will (a) support an increase in enrollment of new undergraduate students in computational sciences, digital literacy disciplines, and in graduate related programs, (b) prepare MSU graduates with skills in computational sciences and digital literacy necessary for postgraduate success, and (c) become MSU's center for excellence in advanced manufacturing, materials science, ultrafast science, and quantum computing, including heterogeneous micro-electronic technologies.

Current estimated building area required to deliver programmatic needs results in the following split: Digital Experience 140,000 square feet and Material Sciences 130,000 square feet. The transformative ecosystem created by this facility is expected to create opportunity for 1,000 new undergraduate students and 400 graduate students. Additionally, the building will support 50 Principal Investigators and teams. The new Engineering and Digital Innovation Building will:

- Provide new capacity
- Align modern building infrastructure and space functionality
- Support the consolidation of top ranked researchers and students, enabling new synergies, enhancing potential for discovery, and increasing potential to attract significant federal funding in high-demand research areas
- Create a physical and symbolic gateway to the digital future at MSU

Supporting Documents:

- MSU Standard Design Agreement
- Cost proposal form

Selection and Tentative Schedule:

RFP Issued	October 17, 2022
RFP Due	November 4, 2022
Interview	November 17 & 21, 2022
Selection	November 21- 25
CM Selection Complete	January 2023
Programing	Dec. 2022- July 2023
Design	July 2023- Aug 2024
Construction	Jan 2025 – Nov 2026

Submission:

Firms will submit responses in an A3 format. Submit each section as a separate singlesided A3. Required information is listed below.

Provide responses in PDF format no later than 3:00 pm on the RFP due date in the schedule above. Late proposals will not be considered. Submit responses through MSU's Oracle Primavera Unifier Bid Manager. This system requires prior registration. Please submit registration at least 7 days before responses are due. For instructions on registration, see https://ipf.msu.edu/construction/partners/prospective-partners

Michigan State University is not responsible for any expenses incurred in the preparation of any proposal or presentation, nor does Michigan State University assume any contractual obligation by issuing this RFP.

Interview:

During the interview, MSU would like the firms to focus on the program documents that were submitted during the RFQ submission. During the interview you will need to show how the document was created and then explain how the document evolved during the design phase. Discuss how Subject Matter Experts were used in the process and how their expertise was implemented.

Written RFP Responses:

- 1. Plan:
 - a. Provide a project plan, which should align with MSU's schedule. Include decision making time for the university and assess if this schedule is realistic.
 - b. Identify the key questions to address during programming, specifically bringing together divergent colleges and programs together. Describe the key tools your team will use.
- 2. Current challenges:
 - a. How will you design and create a facility that supports the convergence of digital and physical technologies, and brings together a range of teaching, learning, and research activities across multiple disciplines?
 - b. How will you design for current technology, research, and pedagogy while allowing flexibility for the future?
 - c. What techniques are you using to address the current economic and supply chain volatility while still delivering transformative buildings?
- 3. Collaboration:
 - a. MSU values the CA phase. Provide lessons learned or examples of successful projects that capitalized on the CA phase.
 - b. Discuss how your team will collaborate with your design partner, CM, Owner, and trade partners.
 - c. Provide examples of integrated partnerships and lean principles incorporated into design practices on past projects.

Cost Proposal:

The selection committee will not review cost information until after technical proposal review is complete, but the cost proposal will be considered when selecting the firm. Please provide all cost information in a separate Microsoft Excel-Compatible file in the format provided.

Provide a cost proposal with the following costs which are to be provided in accordance with MSU's standard design consultant agreement, including terms and scope of services. For this proposal, presume construction costs of \$200,000,0000 million. Programming is <u>not</u> included in this proposal. The cost proposal should include fee and estimate hours broken out by contractual design stages and firm.

- Program Analysis
- Schematic Design
- Design Development
- Contract Documents
- Construction Administration
- Closeout
- Estimate of reimbursable expenses, including travel.
- Proposed Additional Services and Consultants.
- Alternate: Presuming Construction from January 2024 through December 2025 Substantial Completion, provide fee for 50% presence during Construction Administration.