



Contract No.	Contract Name & Location	School District
HU-0028-A01	AJ Demarest School – Design Services for Renovation and Flood Proofing	Hoboken

ADVERTISEMENT

The New Jersey Schools Development Authority (“NJSDA”) is seeking to procure Design Consultant Services that will provide viable, cost effective solutions for the following project:

Contract Number: HU-0028-A01
District: Hoboken
County: Hudson
School: AJ Demarest School

The Request for Proposals (“RFP”) defines the steps needed for participation in this procurement, and is issued pursuant to the Authority’s regulations governing the procurement of professional services consultants, N.J.A.C. 19:38C-1 et seq., in particular, the regulations governing procurement of consultants pursuant to term agreements, N.J.A.C. 19:38C-7.1 and -7.2. **This procurement is being advertised only to firms previously awarded contracts under Package No. GP-0238-R01. Accordingly, only Proposals from participants awarded a contract under Package No. GP-0238-R01 will be considered for this work.** The RFP package will be transmitted electronically to all qualified firms.

Brief Description of Work:

The scope of services includes pre-design phase services including but not limited to the following scope:

- Program Driven Renovations
- Facilities Conditions Improvements
- Dry Flood Proofing
- Site Improvements
- Hazardous Material Abatement
- Code or Regulatory Improvements

Mandatory Site Visit:

Any qualified firm wishing to submit a proposal must attend a Mandatory Site Visit at 11:00 AM Eastern Time on June 26, 2018 at AJ Demarest School, 158 4th Street, Hoboken, NJ 07030.

Questions from Interested Firms:

Qualified firms may submit questions regarding this procurement to the NJSDA by sending them by email to Dave Kutch at dkutch@njsda.gov no later than 2:00 PM Eastern Time on June 29, 2018. The questions and NJSDA answers will be provided via an addendum to the RFP to each firm attending the Mandatory Site Visit.

To Participate in the Selection Process:

1. Any firm responding to this RFP must have been previously awarded a contract under Package No. GP-0238-R01.
2. The task order assignment for this project requires consultant services in the following disciplines:
 - HVAC Engineering
 - Electrical Engineering
 - Plumbing Engineering
 - Structural Engineering
 - Civil Engineering
 - Environmental Engineering
 - Asbestos Design
 - Asbestos Safety Control Monitoring

In addition to all other requirements listed above, the NJSDA requires all subconsultants of any tier in the DPMC Disciplines listed below, whose contract is in an amount which is equal to or greater than \$500,000, to be DPMC classified and NJSDA prequalified.

- P001 Architecture
- P002 Electrical Engineering
- P003 HVAC Engineering
- P004 Plumbing Engineering
- P005 Civil Engineering
- P007 Structural Engineering
- P011 Environmental Engineering
- P015 Land Surveying
- P029 Construction Management
- P038 Asbestos Safety Control Monitoring
- P066 - P103 Materials Testing Laboratories

3. To participate in the selection process, interested firms must submit a Technical Proposal (one unbound original, five bound copies and one full cover-to-cover copy in PDF format on electronic media (USB flash drive or comparable)) and a Fee Proposal (one unbound original in a separate sealed envelope) no later than 2:00 PM Eastern Time on July 18, 2018 as follows:

If submitting by hand or overnight delivery, at the:

NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
32 East Front Street
Trenton, New Jersey 08625-0991
Attention: Dave Kutch, Senior Procurement Analyst
Subject: Design Consultant Services – HU-0028-A01

If submitting by U.S. Mail, address packages to:

NEW JERSEY SCHOOLS DEVELOPMENT AUTHORITY
P.O. Box 991
Trenton, New Jersey 08625-0991
Attention: Dave Kutch, Senior Procurement Analyst
Subject: Design Consultant Services – HU-0028-A01

IMPORTANT NOTE: Faxed or e-mailed Proposals will not be accepted. Proposals received after the above date and time will be returned unopened.

Selection Process:

Responsive Technical Proposals will be evaluated by the Selection Committee. The Selection Committee will evaluate responsive Technical Proposals based upon the information provided by a firm in response to the RFP, and any necessary verification thereof. Submissions shall be evaluated on the following Evaluation Criteria:

- Team Design Consultant Experience (30 points)
- Team Approach to Pre-Design Investigation and Development of Cost-Effective Alternatives (50 points)
- Team Approach to Effective Management of Resources (20 points)

The responsive Technical Proposals will be ranked on the basis of such scores, and a shortlist of the six (6) most highly-ranked Firms will be determined and notified. The shortlisted Firms will participate in Interviews with the Selection Committee and will be separately scored on the basis of the Interview. The Selection Committee will Interview each of the shortlisted Firms and evaluate each shortlisted Firm on Interview Criteria that are the same as those used in the evaluation of the Technical Proposals, as follows:

- Team Design Consultant Experience (30 points)
- Team Approach to Pre-Design Investigation and Development of Cost-Effective Alternatives (50 points)
- Team Approach to Effective Management of Resources (20 points)

The scores for the written Technical Proposal submission and the Interview will be averaged to arrive at a “Final Combined Score.”

Based on the final ranking of firms using the “Final Combined Scores,” the Authority will enter into negotiations with the most highly ranked Firm to arrive at a lump-sum fee for the task order consistent with the hourly rates established in the Agreement. Should the NJSDA be unable to negotiate a satisfactory lump-sum fee with the most highly-ranked Firm, the NJSDA shall terminate negotiations with the most highly-ranked Firm and shall then undertake negotiations with the second most highly-ranked Firm. Failing accord with the second most highly-ranked Firm, the NJSDA shall terminate negotiations with the second most highly-ranked Firm and shall then negotiate with the third most highly-ranked Firm. In the event that the NJSDA is unable to reach a satisfactory accord with any of the three most highly-ranked Firms, the NJSDA may select additional Firms in order of their ranking and continue negotiations until an accord is reached or, at its option, the NJSDA may reject all Proposals.

Following successful negotiation of a lump-sum fee, the selected Firm will be assigned a task order for the specified scope of services, upon satisfactory completion of all specified pre-assignment requirements.

The NJSDA has no obligation to make a task order assignment and reserves the right to waive any non-material defects, reject any or all proposals for any reason in accordance with law, and/or terminate the selection process at any time.

For further information on NJSDA, please visit us at www.njsda.gov.

DATE ADVERTISED: June 11, 2018