

NOTICE OF INTENT FOR GMP CONTRACT FOR CMar

Notification:

Des Moines Area Community College DMACC (Owner) intends to enter a Guaranteed Maximum Price (GMP) contract for the construction of a new Diesel/Trades building project, including Diesel Technology, HVAC, Building Trades, and Fire Science programs, to be located on the DMACC Ankeny Campus 2006 S Ankeny Blvd, Ankeny, IA 50023. The project is planned for completion in 2026.

The Owner will be publishing a request for statements of qualifications (“RFQ”) for Construction Manager at Risk (“CMaR”) services for the project on December 2, 2024. The CMar will be engaged using a two-step solicitation process. A CMar with sufficient qualifications based on the following selection criteria will be offered the opportunity to submit a Request for Proposal (RFP) to serve as CMar for the project:

- General Information (minimum requirements documentation)
- Relevant Project Experience, Qualifications, & Past Performance
- References
- Project Team and Company Structure
- Local Market Experience and Iowa Preference
- Project Understanding and Approach
- Project Management & Approach
- Safety Record, EMR, & Internal Safety Program
- Financial Stability

At the proposal stage, qualified respondents will be asked to submit their proposed fees for the project. The Owner will select the CMar that submits a proposal offering the best value based on the published selection criteria and on its ranking evaluation at the conclusion of the solicitation process.

The Tentative Schedule of Events is Listed below:

1. Notice of Intent to engage CMar	November 18, 2024
2. Issuance of Request for Qualifications	December 2, 2024
3. Request for Clarifications	4:00pm, December 11, 2024
4. Responses to Clarifications	2:00pm, December 16, 2024
5. RFQ Due	12:00pm, December 20, 2024, Building 12 Ankeny Campus
6. Evaluation	December 23, 2024 – January 6, 2025
7. Issuance of Request for Proposal	January 7, 2025
8. RFP Due	12:00 pm, January 28, 2025 Building 12 Ankeny Campus
8. Interviews	February 3-5, 2025
9. Award	February 10, 2025

The Request for Qualifications will be available by contacting Action Reprographics at actionrepro.com or 515.288.2146.

Please direct all questions to:

DMACC

Attn: Joe Baxter, Executive Director, Facilities Planning and Management

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