

CDOT Best Value Request for Proposal Notice to Contractors

Project: {Fed No. *IM 0253-255*, CDOT Code No. *21506*}

I-25 Johnstown to Fort Collins Design Build Project

Package #6: Port-of-Entry Relocation Package

ADDENDUM #2

The Colorado Department of Transportation (CDOT) is issuing a Best Value Request for Proposal Notice for this project, for work associated with the PORT-OF-ENTRY RELOCATION BID PACKAGE #6. The selected contractor will become a subcontractor to the prime consultant for this project, the Kraemer – IHC Joint Venture (JV). The contractor that is determined to provide the best value to the taxpayer and the State of Colorado shall be selected to contract for this the project. The Best Value Proposal submittal and Bid Price Submittal must be emailed to the attention of Marci Gray at the following email address: marci.gray@state.co.us, **and received no later than 2:00 PM on Friday, April 9th, 2021.**

The Solicitation and Award Schedule:

Project Advertisement (Request for Proposals): Monday, March 15th, 2021

Mandatory Pre-proposal Conference (Virtual): Tuesday, March 23rd, 2021 at 2:00 PM (MST)

Optional one-on-one Job Showings: Wednesday, March 24th through Friday, March 26th, 2021

Questions due by: Wednesday, March 31st, 2021

Answers to Questions posted by: Monday, April 5th, 2021

Proposal Due Date: Friday, April 9th, 2021 by 2:00 PM (MST)

Pricing Due Date: Friday, April 9th, 2021 by 2:00 PM (MST)

Award Results Announced: Anticipated on or before Friday, April 23rd, 2021

Award of Contract/Issuance of Notice to proceed: Upon finalization of executed subcontract

The **Mandatory Pre-proposal Conference (Virtual)** is scheduled for **Tuesday, March 23rd, 2021 at 2:00 PM (MST)**. For a link to attend the virtual meeting please contact Brandon Simao at 303-688-7500 or BSimao@kraemerna.com.

Best Value Proposal Points of Contact:

All questions regarding this pursuit should be directed to Brandon Simao (JV) at either 303-688-7500 or BSimao@kraemerna.com. Questions are due by Wednesday, March 31st, 2021 by 5:00 PM (MST)

To schedule an optional one-on-one Job Showing please contact Cory Bollmann at 720-288-1156 or Bollmann@ihcquality.com.

Project Scope of Work Overview:

As part of this current bid package, CDOT and the JV are soliciting bids for work associated with the Relocating the NB & SB Port-of-Entries. This work consists of:

- 1) Demolition of the existing NB & SB Port-of-Entry Buildings
- 2) Construction of the new NB & SB Port-of-Entry Buildings
- 3) Construction of the new SB Inspection Structure
- 4) Construction of associated civil & ITS elements related to the Port-of-Entry

For a more detailed list of all work required for the bid package please see other documents corresponding to this bid package (ex. Instructions to Bidders, Plans, Schedule, etc.)

Note: The location of the documents will be identified through CDOT's B2G system at <https://cdot.dbesystem.com/>. Detailed project plans, schedule, bid items, and instructions to bidders can be found by visiting the website link provided.

Best Value Proposal Process:

In order to be considered for this project interested subcontractors must successfully complete the Best Value Proposal process identified in this notice and attend the Mandatory Pre-proposal conference.

Step 1 – Prospective bidders must be prequalified for the bidding level of \$10 Million (or above) pursuant to CDOT's bidding rules prior to the date of the bid letting for this project. Prospective bidders not currently prequalified as general contractors must successfully complete a prequalification application through CDOT's B2G system. The web links for CDOT's Bidding Rules and the B2G System are provided below:

Bidding Rules: <https://www.codot.gov/business/bidding/documents/rules-governing-construction-bidding-2-ccr-601-10>

B2G System: <https://cdot.dbesystem.com/>

Step 2 – Upon successful completion of Step 1 prospective Contractors must complete and return the ***Best Value Technical Proposal Submittal (Part 1 & Part 2), the Schedule affidavit (Appendix A) submit their Bid Price Proposal (Appendix B), and the DBE Affidavit (Appendix C).***

All requested documentation (**Technical Proposal Part 1, Technical Proposal Part 2, Schedule Affidavit (Appendix A), Bid Price Proposal (Appendix B), DBE Affidavit (Appendix C)**) must be sent to the attention of Marci Gray as per the instructions identified starting on Page 6 of this notice. Proposals received after the due date and time stated in this notice shall be considered non-responsive and will not be considered for evaluation.

The Step 2 submittals will be evaluated, and the results will be posted as defined above in the Solicitation and Award Schedule.

Prospective subcontractors must answer all questions and provide all information requested in the technical proposal submittal requirements in order to be considered.

Responses shall be type written single spaced using no smaller than an 11-point font with 1-inch margins, using 8.5"x11". Of the pages allotted, one page may be 11"x17" paper. The Part 1, Identifiable Submittal Requirement responses shall be no more than eight (8) one sided page(s) in length and Part 2, Non-Identifiable Submittal Requirement responses shall be no more than ten (10) single sided page(s) in length (page limits do not include providing cover or signature pages). The proposal must be sworn to and signed by an authorized agent of the submitting Proposer and notarized.

The Part 2, Non-Identifiable Technical Proposal Evaluation process will be conducted using a blind evaluation approach where information regarding the Bidder's identity is hidden from evaluation committee during the initial evaluation of the Best Value proposal. The evaluation committee will provide the results from the initial blind evaluation to the Engineering & Contracts Award Officer. Once

the initial blind evaluations are completed, the identifiable information from each Bidder's Best Value proposal response will then be given to the evaluation committee for verification and reference check. The evaluation committee will then complete the verification of the Best Value proposal and finalize the results.

Ratings for each of the Best Value proposal questions/criteria will be rated using a Modified Satisficing Rating process as described below:

Green – Response indicates significant strengths and/or a number of minor strengths and no significant weaknesses. Minor weaknesses are offset by strengths. There exists a small possibility that, if ultimately selected as the contractor, the minor weaknesses could slightly adversely affect successful project performance.

Yellow – Response indicates significant strengths and/or a number of minor strengths. Minor and significant weaknesses exist that could detract from strengths. While the weaknesses could be improved, minimized, or corrected, it is possible that if ultimately selected as the contractor, the weaknesses could adversely affect successful project performance.

Red – Response indicates weaknesses, significant and minor, which are not offset by significant strengths. No significant strengths and few minor strengths exist. It is probable that if ultimately selected as the contractor, the weaknesses would adversely affect successful project performance.

The terms "Strengths and Weaknesses" as used in the above color ratings are defined as follows:

Strengths: That part of a response that ultimately represents a benefit to the project and is expected to increase the submitter's ability to meet or exceed the project's goals. A minor strength has a slight positive influence on the submitter's ability to meet or exceed the project's goals whereas a significant strength has a considerable positive influence on the submitter's ability to meet or exceed the project's goals.

Weaknesses: That part of a response that detracts from the submitter's ability to meet the project's goals or may result in inefficient or ineffective performance. A minor weakness has a slight negative influence on the submitter's ability to meet project goals whereas a significant weakness has a considerable negative influence on the submitter's ability to meet the project's goals.

CDOT will be the sole judge in determining which proposer has provided Best Value to the Taxpayer. CDOT decisions regarding this proposal will be final.

Step 3 Bid Price Proposal (65 pts)

The Bid Price Proposal score, BPS, will be determined by comparing each firm's sealed Bid Price submittal with the lowest Bid Price Submittal using a ratio. That ratio will then be applied to the Total points available for the Bid Price Submittal to determine the points earned by the Contractor. The lowest Bid Price Submittal will receive the maximum score of 65 points.

Scoring of the Bid Price Submittal will use the following equation:

$$\frac{L_{low}}{L_n} \times Pts_a = Pts_e$$

L_{Low} = Lowest Bid Price Submittal of all Contractors

L_n = Individual Bid Price Submittal for each Contractor

n = Individual Contractor

Pts_a = Total Points available for this section

Pts_e = Points earned by the Contractor rounded* to the nearest half point

*** Calculation will be done to the second decimal point and rounded to the half point**

Example:

CDOT has received 3 Bid Price Submittals for this project.

Contractor A = \$14,000;

Contractor B = \$12,300

Contractor C = \$10,000

The Lowest Bid Price Submittal for this example is:

$$L_{low} = \$10,000$$

$$Pts_a = 65pt$$

Points earned for Contractor A:

$$L_{low} = \$10,000$$

$$L_A = \$14,000$$

$$Pts_a = 65pts$$

$$Pts_e = \frac{\$10,000}{\$14,000} \times 65pts = 46.5pts$$

Points earned for Contractor B:

$$L_{low} = \$10,000$$

$$L_B = \$12,300$$

$$Pts_a = 65pts$$

$$Pts_e = \frac{\$10,000}{\$12,300} \times 65pts = 53.0pts$$

Points earned for Contractor C:

$$L_{low} = \$10,000$$

$$L_C = \$10,000$$

$$Pts_a = 65pts$$

$$Pts_e = \frac{\$10,000}{\$10,000} \times 65pts = 65.0pts$$

Best Value Determination

To determine which contractor has provided the Best Value, CDOT will aggregate the individual scoring components for Technical Proposal Score and Bid Price Proposal Score. The Contractor with the Highest Best Value Score (max 100) will be selected using the guidance in this document.

$$BV = TS + BPS$$

BV = Best Value

TS = Technical Proposal Score

BPS = Bid Price Proposal Score

Best Value Determination Example:

CDOT has received 3 Best Value Submittals for this project. A summary of points earned by each subcontractor is as follows:

Points earned for Contractor A:

General Questions = 28pts

Schedule Narrative = 5pts

TS = 28pts + 5pts = 33pts

BPS = 46.5pts

BV = 33pts + 46.5pts = 79.5pts

Points earned for Contractor B:

General Questions = 27pts

Schedule Narrative = 4pts

TS = 27pts + 4pts = 31pts

BPS = 53.0pts

BV = 31pts + 53pts = 84pts

Points earned for Contractor C:

General Questions = 16pts

Schedule Narrative = 2pts

TS = 16pts + 2pts = 18pts

BPS = 65.0pts

BV = 18pts + 65pts = 83pts

Contractor B has the most points and would be deemed Best Value.

STEP 2 Best Value Technical Proposal Submittal Requirements

Part 1 – Identifiable Contractor Submittal Requirements

Part 1 Instructions: Please provide responses below to the Identifiable Best Value proposal Submittal Requirements for your firm. Responses to Part 1 are to be submitted as a separate pdf file from the non-identifiable Part 2 submittals.

Company Information:

Name of Contractor (Corporation, Partnership, etc.)

Main Address of Contractor

Authorized Agent Point of Contact

Authorized Agent Signature and Date

Phone Number of Authorized Agent Contact

Submittal Requirements:

A. Previous Experience

Provide a list of the most “Relevant” projects within the Rocky Mountain Region that your company has completed as a contractor since 2011 (Relevant is defined as being similar in scope and complexity as described in the project plans and specifications for CDOT project 21506). Provide the following information for each project:

1. Project number, description, and location.
2. Name and address of owner.
3. Name and current phone number of owner’s project manager.
4. Scope of work performed (identify any similarities to the project proposed under this Best Value Request for Proposal notice).
5. Type of contract (design/bid/build, CMGC, Design Build, etc.)
6. Contract amount as bid and final amount paid.
7. Contract start date, initial completion date, and final completion date.
8. Indicate if Contract was fully completed, terminated for convenience or for cause, and or not completed for any other reason and why.
9. Indicate if the original contract schedule date was achieved. If it was not please explain why. What was done to mitigate completion time issues?

B. Current Contracts

Provide the following information regarding all current projects of similar scope within the Rocky Mountain Region still in progress that your company is under contract for:

1. Project number, description, and location.
2. Name and address of owner.
3. Name and phone number of owner's project manager.
4. Begin date, percent complete, and estimated completion date.
5. Contract amount as bid and dollar amount of uncompleted work.
6. Scope of work being performed (identify any similarities to the project proposed under this special prequalification notice).
7. Indicate if the project will be completed on schedule per the original awarded contract or not? If not, please explain why.
8. Name and work experience of superintendents employed on current contracts.
9. For current projects is your current schedule on track to meet contract completion times? If not what is your mitigation strategy?

C. Proposed Project Organizational Chart

Please provide the proposed project organizational chart with the identifiable information relating to key personnel planned to be used for administration/completion of the project (the project organization chart should correspond with the one provided under Question No. 1 in Step 2 – Part 2).

Note: The responses provided under Part 1 will be used to verify the responses provided under Part 2 for Questions 1 & 2 of this prequalification notice.

D. Proposed Plan and Approach for Meeting DBE Goal

What is your plan and approach to meet the DBE goal? If you are not able to meet the goal, please explain your good faith effort approach taken during the bid process to provide maximum opportunities for DBE commitment on this scope of work.

Part 2 – Non-Identifiable Submittal Requirements

Package Specific Goals:

- **Complete all work within allotted time window, as reflected by JV Completion dates listed below in Schedule Affidavit.**
- **Plan and execute work with focus on providing safe work zone for ingress and egress, minimizing any impact to travelling public, and coordination with the JV, other subcontractors and all 3rd Parties.**
- **Build scope of work with highest quality**

Part 2 Instructions: Please provide responses below to the Non-Identifiable Prequalification Submittal Requirements for your firm. Responses to Part 2 are to be submitted as a separate pdf file from the Identifiable Part 1 submittals. Please avoid providing information in responses for Part 2 that reveal your company's identity. Responses should reflect your understanding of and ability to successfully complete the CDOT project described in this solicitation.

General Questions (30pts):

- 1) Provide a detailed project organizational structure/chart (Titles and Roles only). Please provide a narrative illustrating how this organizational structure meets the project goals.
- 2) Describe your company's relevant experience in completing similar buildings, specifically working with several government agencies.
 - Give 3 examples of similar projects in the last ten years.
 - Explain your familiarity with CDOT specifications
- 3) What is your firms' technical approach to this project and what special considerations will need to be considered to successfully complete construction?
- 4) This project is being let as a lump sum project.
 - Describe your efforts during the estimating process to ensure the entire scope is covered with your proposed price to provide a fully functional facility, and change orders requested by the contractor after award (other than owner-added scope) will be minimal, if any.
 - What is your quality control process as applied to the plans and specifications in preparation of your bid?
 - Prepare a narrative explaining when you have worked with an owner to mitigate time and schedule impacts with regard to change orders.
- 5) Please explain in detail a similar project scope that you were successful in regard to schedule coordination with adjacent work. What was done (process, approach, innovation, etc.) that led to the success? Please include information about your approach to managing your subcontractors throughout this process.
- 6) Please list the top three risks that you see for the POE scope of work, and a plan of action you plan on implementing to mitigate these risks.

Schedule narrative (5pts):

- 7) Describe your team's plan for minimizing disruption to existing POE facilities and how you plan to expedite the transition from existing facilities to newly constructed facilities. **Also, please**

specify your proposed completion dates for the Northbound and Southbound POE's (same dates as proposed in Appendix A) and provide a detailed explanation of how you intend to minimize the overall schedule impact if the dates identified by Kraemer/IHC cannot be achieved. Please include in your answer your approach to minimizing potential schedule impacts due to the procurement of long lead materials.

Note: Responses to Part 2 Question's 1 & 2 will be verified against the associated responses provided under Part 1 of this prequalification notice.

Appendix A - Schedule Affidavit

Proposer: _____

Port-of-Entry Northbound Certificate of Occupancy (Substantial Completion)*

*All new construction is expected to be completed outside of switchover work.

Kraemer / IHC Joint Venture

Date of Completion: 10/29/2021

*Proposer's Date of Completion: _____

Acknowledgement of Proposer's Date of Completion

(Initial)

Port-of-Entry Northbound Switchover Schedule Duration

Kraemer / IHC Joint Venture

Max Duration of Switchover (calendar days): 21 days

Proposer's Duration of Switchover (calendar days): _____

Proposer's Acknowledgement of Maximum Duration of Switchover

(Initial)

Port-of-Entry Northbound Final Completion Duration**

** All new construction, switchover, and demolition is complete along NB I-25 including Punch List.

Kraemer / IHC Joint Venture

Northbound Final Completion: 12/18/2021

***Proposer's Date of Final Completion: _____

***The proposer's date of Final Completion will become a contract requirement and included with subcontract language

Acknowledgement of Proposer's Date of Completion: _____

(Initial)

Port-of-Entry Southbound Certificate of Occupancy (Substantial Completion)*

*All new construction is expected to be completed outside of switchover work.

Kraemer / IHC Joint Venture

Date of Completion: 11/23/21

Proposer's Date of Completion: _____

Acknowledgement of Proposer's Date of Completion: _____

(Initial)

Port-of-Entry Southbound Switchover Schedule Duration

Kraemer / IHC Joint Venture

Max Duration of Switchover (calendar days):

21 days

Proposer’s Duration of Switchover (calendar days):

Proposer’s Acknowledgement of Maximum Duration of Switchover

(Initial)

Port-of-Entry Southbound Final Completion Duration**

** All new construction, switchover, and demolition is complete along SB I-25 including Punch List.

Kraemer / IHC Joint Venture

Southbound Final Completion:

1/22/2022

***Proposer’s Date of Final Completion:

***The proposer’s date of Final Completion will become a contract requirement and included with subcontract language

Acknowledgement of Proposer’s Date of Completion:

(Initial)

The Proposer’s date/duration shall be the same as or earlier than that identified by the Kraemer/IHC Joint Venture. The Proposer’s date/duration shall become the Subcontract Time. “Completion (Construction)”, as referenced above, means that all Work has been completed and approved by the JV and CDOT, the subcontractor has removed all equipment, materials, waste, etc. and has demobilized from the area, and that all punch list work (if required) has been completed and approved by the JV and CDOT.

I, the undersigned, declare that:

1. I am an authorized agent of the Proposer and have the authority to submit this statement on behalf of the Proposer.
2. The Proposer’s schedule is genuine, not made in the interest of, or on behalf of, any undisclosed person, firm, or corporation.

Signature: _____ Date: _____

Name (Printed): _____

Title: _____