

ARCHITECTURAL SERVICES WANTED

Applications for ARCHITECTURAL Services for the following projects will be accepted until **2:00 p.m., Wednesday, March 06, 2024.**

(Your attention is called to the 2:00 p.m. deadline -- exceptions WILL NOT be made). Applications shall be submitted on the standard LSB - 1 (September 2019 edition) only, with no additional pages attached. Please be sure to use an up-to-date copy of the form. These forms are available at the Office of Facility Planning and Control and on the Selection Board page of the Facility Planning & Control website at <https://www.doa.la.gov/doa/fpc/selection-boards/>. Do not attach any additional pages to this application. Applications with attachments in addition to the pre-numbered sheets or otherwise not following this format will be discarded. One fully completed signed copy of each application shall be submitted. The copy may be printed and mailed or printed and delivered or scanned in PDF format and e-mailed. Printed submittals shall not be bound or stapled. E-mailed PDF copies, as well as printed copies, shall be received by Facility Planning & Control within the deadline stated above. The date and time the e-mail is received in the Microsoft Outlook Inbox at Facility Planning & Control shall govern compliance with the deadline for e-mailed applications. Timely delivery by whatever means is strictly the responsibility of the applicant. By e-mailing an application the applicant assumes full responsibility for timely electronic delivery. DO NOT submit both printed and e-mail copies. Any application submitted by both means will be discarded.

1. J.K. Haynes School of Nursing Renovation and Addition, Southern University, Baton Rouge, Louisiana, Project No. 19-616-22-01, F.19002526.

This project consists of a partial renovation and an addition to the existing three story J.K. Haynes School of Nursing at Southern University in Baton Rouge. The partial renovation will repurpose approximately 7,450 s.f. of the existing building. The new construction will be approximately 41,700 s.f. and include a connector to the existing building. Spaces to be included are classrooms, WIC clinic, simulation labs, skills labs, offices, an auditorium and support spaces. The Percent for Art program will apply to this project, and the Designer shall cooperate with the selected artist to incorporate the artwork into the design of the building. Universal design will apply to this project. The Designer will identify and develop features that utilize universal design principles and incorporate them into the project. The cost of these features will be at least 2% of the estimated construction cost. The Designer shall retain an accredited LDEQ Asbestos Inspector to complete an inspection of all suspect building materials that will be removed/impacted by this project as a reimbursable expense. If any materials are found to contain asbestos, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos abatement specifications. If asbestos air monitoring will be required during abatement activities, the Designer will obtain an air monitoring firm as a reimbursable expense. The Designer will survey the site for other hazardous materials and include in the specifications. If lead-based paint or mold inspections are required, these will be provided as a reimbursable expense. Design services shall be limited to the Program Completion through Construction Documents Approval phases (60%). The fee and design time have been adjusted to account for this. At the Owner's option, the design contract may be amended to include the additional phases of basic design services with the corresponding fee and design time adjustment. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$17,342,000.00** with a fee of approximately **\$676,746.00**. Contract design time is **365** consecutive calendar days; including **122** days review time. Thereafter, liquidated damages in the amount of **\$400.00** per day will be assessed. Further information is available from **James Pugh, Facility Planning & Control, james.pugh@la.gov, (225)219-1129.**

2. Livingston Campus Expansion, Northshore Technical Community College, Walker, Louisiana, Project No. 19-788-23-02, F.19002559.

The project consists of a new 25,000 s.f. Educational Building at the Livingston Campus of Northshore Technical Community College in Walker, Louisiana. Site development will be a part of the project, inclusive of parking, drives, associated hardscape, landscaping and utilities infrastructure. The building will house new programs reflective of the current and emergent needs of the Advanced Manufacturing, Health Sciences and Information Technology industry sectors. Programs include, but are not limited to, Industrial Maintenance, Industrial Machining, Building Technology Mechatronics, Cloud Computing, Logistics and Medical Lab. The program consists of spaces including, but not limited to, offices, classrooms, lab classrooms, student services, employment services, lounge areas, clinical labs, conference rooms and associated building support spaces. Furniture, fixtures, equipment and data/telephone will be provided under separate contracts, although coordination of these items and systems with the construction will be necessary on the part of the Designer. The Percent for Art program will apply to this project, and the Designer shall cooperate with the selected artist to incorporate the artwork into the design of the building. Universal design will apply to this project. The Designer will identify and develop features that utilize universal design principles and incorporate them into the project. The cost of these features will be at least 2% of the estimated construction cost. Design services shall be limited to the Program Completion through Construction Documents Approval phases (60%). The fee and design time have been adjusted to account for this. At the owner's option, the design contract may be amended to include the additional phases of basic design services with the corresponding fee and design time adjustment. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$8,000,000.00** with a fee of approximately **\$329,308.00**. Contract design time is **360** consecutive calendar days; including **120** days review time. Thereafter, liquidated damages in the amount of **\$300.00** per day will be assessed. Further information is available from **Mark Bradley, Facility Planning & Control, mark.bradley@la.gov, (504)568-8545**.

3. Lake Charles Vehicle Maintenance Shop, Lake Charles, Louisiana, Project No. LA24-A-032.

This project consists of a new Vehicle Field Maintenance Shop (FMS) of approximately 11,400 s.f. at the Lake Charles Readiness Center location including required site and utilities work. FMS will include maintenance bays, administrative, storage and support spaces as required. Exterior and design of FMS is to complement existing buildings of new construction at the site. Design of necessary site amenities including, but not limited to, parking, drives, sidewalks, security fencing, curbing and drainage as required. Design and construction of the project shall follow the Louisiana National Guard Guiding Principles, Design Guide (DG) 415-1, DG 415-5 and NG Pam 415-12, and the Build America, Buy America Act, as well as all applicable federal, state and local building codes, including life safety code. The Design will include all investigative site surveys: topographic, geotechnical, survey, drainage and other investigations as required. Investigative services may be authorized as an increase to the Designer's fee. The funds Available for Construction (AFC) are approximately \$5,521,000.00 with a Designer's fee of approximately \$388,998.00. At this time, funding in the amount of \$58,350 for 15% of the Title 1 Services fee is available; the balance of the Title 1 fee equaling \$194,499.00 and Title 2 services fee of \$136,149.00 may be awarded by amendments to the Designer's contract, subject to the availability of funding. The Designer shall prepare and submit all required drawings to the Military in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$5,521,000.00** with a fee of approximately **\$58,350.00**. Contract design time is **120** consecutive calendar days; including **40** days review time. Thereafter, liquidated damages in the amount of **\$500.00** per day will be assessed. Further information is available from **Laura Cooper, Military, laura.h.cooper2.nfg@army.mil, (504)278-8627**.

4. Global Innovation and Welcome Center, Phase II, Southern University, Baton Rouge, Louisiana, Project No. 19-616-23-03, F.19002531.

This project consists of a new 11,250 s.f. building to house the International Affairs program, the Title III program, the Office of Research and Strategic Initiatives and Traffic and Parking Operations. The program will consist primarily of office spaces, meeting spaces and classrooms. The Percent for Art program will apply to

this project, and the Designer shall cooperate with the selected artist to incorporate the artwork into the design of the building. Two percent (2%) Universal Design is required and is included in the AFC. Design services shall be limited to the Program Completion through Design Development phases (35%). The fee and design time have been adjusted to account for this. At the owner's option, the design contract may be amended to include the additional phases of basic design services with the corresponding fee and design time adjustment. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$4,500,000.00** with a fee of approximately **\$112,648.00**. Contract design time is **175** consecutive calendar days; including **58** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Michael Johnson, Facility Planning & Control, michael.johnson@la.gov, (225)342-0962**.

5. Envelope Repairs and Roof Replacement, Ronald E. McNair Building, Southern University, Baton Rouge, Louisiana, Project No. 19-671-22-01, F.19002562.

The project consists of repairs to the building envelope and roof replacement of the Ronald E. McNair Office building located on the campus of Southern University in Baton Rouge. Envelope repairs include, but are not limited to, the replacement of existing windows. The cleaning, waterproofing and re-pointing of brickwork, repairs to areas damaged by water infiltration due to the failure of the building envelope, including the replacement of damaged roof trusses, roof decking, ceiling, gypsum board, window surrounds, possible foundation issues due to water intrusion and re-flooring. Additionally, the project includes the replacement of the entire roof, approximately 4,176 s.f. This includes, but is not limited to, the removal of the existing roofing system to the roof deck and the installation of a new roofing system complete with new associated metal flashings, and any adjustments to equipment curbs and other rooftop mounted systems. The Designer will evaluate the capacity of the existing roof drainage along with the need for any secondary drainage in order to meet current code requirements and incorporate any improvements into the project. The Designer shall be responsible for completing a detailed assessment of the existing conditions in order to develop scope for the necessary repairs as part of the Program Completion. The Designer shall retain an accredited LDEQ Asbestos Inspector to complete an inspection of all suspect building materials that will be removed/impacted by this project as a reimbursable expense. If any materials are found to contain asbestos, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos abatement specifications. If asbestos air monitoring will be required during abatement activities, the Designer will obtain an air monitoring firm as a reimbursable expense. The Designer will survey the site for other hazardous materials and include in the specifications. If lead-based paint or mold inspections are required, these will be provided as a reimbursable expense. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$1,115,000.00** with a fee of approximately **\$102,251.00**. Contract design time is **120** consecutive calendar days; including **40** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Rainier Simoneaux, Facility Planning & Control, rainier.simoneaux@la.gov, (225)342-1983**.

6. Hammond Headquarters, Department of Wildlife and Fisheries, Hammond, Louisiana, Project No. 16-513-22-02, F.16000166.

The project consists of renovations to convert an existing mercantile building into a Headquarters Building for the Department of Wildlife and Fisheries. This building will serve as an emergency support for all law enforcement, rescue operation for the Covington, Mandeville, Slidell and New Orleans metropolitan areas including hurricane and flooding events. The existing slab on grade metal building includes a conditioned 7,000 s.f. area (previous offices and open spaces) and a 3,200 s.f. rear building (shop) connected by a roof structure. The exterior scope of work includes, but is not limited to, new windows, repair and/or replacement of the metal building's walls and roofs, repair and/or replacement of wooden wainscoting and facade's wooden parapet and the southern elevation canopy. The interior renovation includes, but is not limited to, a redesign to incorporate spaces for a lobby and literature area, receptionist, offices, conference room, secure evidence, storage areas,

breakroom and restrooms. The rear building renovation will include a wet lab, divider wall(s), restroom and roll-up doors. Site drainage shall also be addressed. The Designer shall retain an accredited LDEQ Asbestos Inspector to complete an inspection of all suspect building materials that will be removed/impacted by this project as a reimbursable expense. If any materials are found to contain asbestos, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos abatement specifications. If asbestos air monitoring will be required during abatement activities, the Designer will obtain an air monitoring firm as a reimbursable expense. The Designer will survey the site for other hazardous materials and include in the specifications. If lead-based paint or mold inspections are required, these will be provided as a reimbursable expense. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$1,100,000.00** with a fee of approximately **\$109,770.00**. Contract design time is **250** consecutive calendar days; including **83** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Charles Funderburk, Facility Planning & Control, charles.funderburk@la.gov, (225)219-4124**.

7. Repairs and Renovations, Old Governor's Mansion, Baton Rouge, Louisiana, Project No. 04-139-22-01, F.04000034.

The project consists of site modifications, roof replacement, exterior waterproofing and interior upgrades at the Old Governor's Mansion. Site modifications include, but are not limited to, rehabilitation of the rose garden, front and rear fountains, drainage improvements and repairs to retaining walls and parking lot. The Designer will be required to include a Landscape Architect as a member of the project design team. Exterior repairs include, but are not limited to, the replacement of deteriorated windows and doors. The interior upgrades scope will include, but is not limited to, electrical and plumbing upgrades as needed throughout the facility, as well as the installation of a new security system to monitor the six entrances and interior exhibit spaces. Provision of a handicap access to the Grand Ballroom shall also be part of the interior scope and will require approval from the State Historic Preservation Office. The Designer will be required to complete a building and envelope assessment to identify the need for and prioritization of repairs and replacements at the facility. The Designer shall retain an accredited LDEQ Asbestos Inspector to complete an inspection of all suspect building materials that will be removed/impacted by this project as a reimbursable expense. If any materials are found to contain asbestos, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos abatement specifications. If asbestos air monitoring will be required during abatement activities, the Designer will obtain an air monitoring firm as a reimbursable expense. The Designer will survey the site for other hazardous materials and include in the specifications. If lead-based paint or mold inspections are required, these will be provided as a reimbursable expense. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$1,000,000.00** with a fee of approximately **\$100,581.00**. Contract design time is **120** consecutive calendar days; including **40** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Thomas Campbell, Facility Planning & Control, thomas.campbell@la.gov, (225)342-9664**.

8. Building 606 Modernization, Pineville, Louisiana, Project No. LA24-A-033.

This project consists of the modernization of an approximately 7,026 s.f. single story barracks at the Youth Challenge Program Training Center, Pineville, Louisiana. The base project includes overall upgrades to modernize the facility for greater functional use, aesthetics, and longevity. Exterior upgrades include, but is not limited to, preparation and painting, exterior lighting, windows, doors and doorframes. Interior upgrade includes, but are not limited to, replacement of doors and doorframes, a new HVAC system with additional mechanical closets, water heater upgrade, interior wall upgrades, complete remodel of latrines, all required accessory spaces, etc., with full mechanical electrical plumbing (MEP), structural, civil design, etc., to result in a complete and usable project. Additional work may consist of exterior upgrades for YCP movements at the exit/entry points and upgrade of awnings to be effective for shielding weather for cadet movements. In

addition, exterior color, windows and doors of barracks is to match existing renovated structures. Design includes all investigative services as necessary. Investigative services may be authorized as an increase to the Designer's fee. The Designer shall prepare and submit all required drawings to the Military in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$832,013.00** with a fee of approximately **\$67,987.00**. Contract design time is **120** consecutive calendar days; including **40** days review time. Thereafter, liquidated damages in the amount of **\$100.00** per day will be assessed. Further information is available from **Cory Guillot, Military, cory.j.guillot.nfg@army.mil, (318)321-8054**.

9. Elevator Refurbishment, Life Science Building, Louisiana State University, Baton Rouge, Louisiana, Project No. 19-671-22-01, F.19002561.

The project consists of the refurbishment and modernization of two (2) existing passenger traction elevators in the six story, 206,243 s.f. Life Science Building. The refurbishment work includes, but is not limited to, the refurbishment of existing hoist machinery, safeties and oil buffers. The modernization work includes, but is not limited to, the installation of new equipment consisting of AC hoist motors, hoist ropes, governors, microprocessor-based controllers, elevator cab doors, door operators and door protection system, front return panels arranged for new car operating panels and fire service recall operation, vandal-resistant hall call stations, floor position indicators, direction indicators and car operating panels. Changes to the elevator hoist ways are not anticipated. The Designer shall retain an accredited LDEQ Asbestos Inspector to complete an inspection of all suspect building materials that will be removed/impacted by this project as a reimbursable expense. If any materials are found to contain asbestos, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos abatement specifications. If asbestos air monitoring will be required during abatement activities, the Designer will obtain an air monitoring firm as a reimbursable expense. The Designer will survey the site for other hazardous materials and include in the specifications. If lead-based paint or mold inspections are required, these will be provided as a reimbursable expense. The Designer shall prepare and submit all required drawings to Facility Planning & Control in AutoCAD and hard copy. Drawings shall follow the format specified in the "Instructions to Designers for AutoCAD Drawings Submittal". The available funds for construction (AFC) are approximately **\$720,000.00** with a fee of approximately **\$58,221.00**. Contract design time is **120** consecutive calendar days; including **40** days review time. Thereafter, liquidated damages in the amount of **\$100.00** per day will be assessed. Further information is available from **Robert Mayard, Facility Planning & Control, robert.mayard@la.gov, (225)219-2118**.

GENERAL REQUIREMENTS APPLICABLE TO ALL PROJECTS:

Applicants are advised that design time ends when the Documents are "complete, coordinated and **ready for bid**" as stated in to Article 3.3.1 (4) of the Capital Improvements Projects Procedure Manual for Design and Construction. Documents will be considered to be "complete, coordinated and ready for bid" only if the advertisement for bid can be issued with no further corrections to the Documents. Design time will not necessarily end at the receipt of the initial Construction Documents Phase submittal by Facility Planning and Control. Any re-submittals required to complete the documents will be included in the design time.

In addition to the statutory requirements, professional liability insurance covering the work involved will be required in an amount specified in the following schedule. This will be required at the time the Designer's contract is signed. Proof of coverage will be required at that time.

SCHEDULE

LIMITS OF PROFESSIONAL LIABILITY

<u>Construction Cost</u>	<u>Limit of Liability</u>
\$0 to \$10,000,000	\$1,000,000
\$10,000,001 to \$20,000,000	\$1,500,000
\$20,000,001 to \$50,000,000	\$3,000,000
Over \$50,000,000	To be determined by Owner

Applicant firms should be familiar with the above stated requirements prior to application. The firm(s) selected for the project(s) will be required to sign the state's standard Contract Between Owner and Designer. When these projects are financed either partially or entirely with Bonds, the award of the contract is contingent upon the sale of bonds or the issuance of a line of credit by the State Bond Commission. The State shall incur no obligation to the Designer until the Contract Between Owner and Designer is fully executed.

Firms will be expected to have all the expertise necessary to provide all architectural services required by the Louisiana Capital Improvement Projects Procedure Manual for Design and Construction for the projects for which they are applying. Unless indicated otherwise in the project description, there will be no additional fee for consultants.

Facility Planning and Control is a participant in the Small Entrepreneurship Program (the Hudson Initiative) and applicants are encouraged to consider participation. Information is available from the Office of Facility Planning and Control or on its website at <https://www.doa.la.gov/doa/fpc/>.

ANY PERSON REQUIRING SPECIAL ACCOMMODATIONS SHALL NOTIFY FACILITY PLANNING AND CONTROL OF THE TYPE(S) OF ACCOMMODATION REQUIRED NOT LESS THAN SEVEN (7) DAYS BEFORE THE SELECTION BOARD MEETING.

Applications shall be delivered or mailed or emailed to:
LOUISIANA ARCHITECTURAL SELECTION BOARD
c/o FACILITY PLANNING AND CONTROL

E-Mail:

selection.board@la.gov

Mail:

Post Office Box 94095

Baton Rouge, LA 70804-9095

Deliver:

1201 North Third Street

Claiborne Office Building

Seventh Floor, Suite 7-160

Baton Rouge, LA 70802

Use this e-mail address for applications only. Do not send any other communications to this address.

The meeting date for the Louisiana Architectural Selection Board is **Wednesday, March 20, 2024 at 10:00 AM** in room **1-100 Louisiana Purchase Room** of the Claiborne Building, 1201 North Third Street, Baton Rouge, LA 70802.