

ARCHITECTURAL SERVICES WANTED

Applications for ARCHITECTURAL Services for the following projects will be accepted until **2:00 p.m., Wednesday, May 01, 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. New Agriculture Center, McNeese State University, Lake Charles, Louisiana, Project No. 19-627-21-01, F.19002591; 01-107-05B-13, F.01004547 (Supplement).

The project consists of a new approximately 40,000 s.f. Agriculture Center to be located at the McNeese State University campus farm property in Lake Charles, Louisiana. Site development will be a part of the project, inclusive of parking, drives, associated hardscape, landscaping and utilities infrastructure. The facility will house spaces including, but not limited to, state-of-the-art laboratories for teaching animal and plant science, individual teaching labs for anatomy, physiology, genetics, nutrition, horticulture and crop science, soils and entomology, retail store, offices, conference spaces and all associated building support spaces. The facility will have a covered, open-sided livestock area where animals can be observed and for hands-on teaching. The covered area will feature working and sorting areas for cattle, sheep and goats and include pens, alleys, corrals, scales and squeeze chutes. 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 shall 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 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 **\$11,640,000.00** with a fee of approximately **\$778,402.00**. Contract design time is **365** consecutive calendar days; including **122** days review time. Thereafter, liquidated damages in the amount of **\$750.00** per day will be assessed. Further information is available from **Robert Mayard, Facility Planning & Control, robert.mayard@la.gov, (225)219-2118.**

2. High Risk Training Facility Renovation, Range 4, Pineville, Louisiana, Project No. LA24-A-029.

The project consists of renovating an existing 4,250 s.f. structure that is used as a weapons training facility. The facility is comprised of movable pre-manufactured walls with a metal roof structure. The facility no longer meets requirements for current weapons platforms, safety standards, re-configuration capabilities or layout requirements. The renovation will include the removal and replacement of existing building components including, but not limited to, walls, stairwells and observation platforms. The design and installation of new

structure components will achieve an upgraded, flexible configuration training facility using industry standard shoot house firing systems. Additional improvements to be completed during construction include, but are not limited to, civil, electrical, audio/visual monitoring systems and mechanical systems. Secondly, a 1,000 s.f. range support structure will be renovated, with improvements including, but not limited to, electrical and mechanical systems and interior finishes. Design includes all investigative services as necessary. Investigative services may be authorized as an increase to the Designer's fee. 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 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 **\$3,063,600.00** with a fee of approximately **\$225,738.00**. Contract design time is **135** consecutive calendar days; including **45** days review time. Thereafter, liquidated damages in the amount of **\$200.00** per day will be assessed. Further information is available from **CW3 Michael Hanks, Military, michael.w.hanks10.mil@army.mil, (318)290-5930**.

3. New Maintenance and Storage Facility, McNeese State University, Lake Charles, Louisiana, Project No. 19-627-21-01, F.19002581; 01-107-05B-13, F.01004543 (Supplement).

The project consists of a new 5,700 s.f. maintenance and storage facility at the McNeese State University campus in Lake Charles, Louisiana. The program consists of spaces including, but not limited to, storage for overflow furniture and equipment, space for the inventory of property, open storage areas, staff offices and ancillary spaces. Site development will be a part of the project, inclusive of parking, drives, associated hardscape, landscaping and utilities infrastructure. 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 **\$2,200,000.00** with a fee of approximately **\$166,306.00**. Contract design time is **190** consecutive calendar days; including **63** days review time. Thereafter, liquidated damages in the amount of **\$200.00** per day will be assessed. Further information is available from **Robert Mayard, Facility Planning & Control, robert.mayard@la.gov, (225)219-2118**.

4. JESTC Training Facility Improvements, Louisiana State Police, Department of Public Safety and Corrections, Zachary, Louisiana, Project No. 08-419-23-01, F.08000152.

The project consists of a new 8,500 to 10,000 s.f. Multi-Purpose Training Complex for the Louisiana State Police Training Academy, to be located at the Louisiana State Police Joint Emergency Services Training Center (JESTC) in Zachary. Site development will be a part of the project, inclusive of parking, drives, associated hardscape, landscaping, utilities infrastructure and a security and surveillance system. Existing utilities are in place, and the design of any utility extensions to this building will be the responsibility of the Designer. The structure shall be a pre-engineered metal building on slab, which will include one large classroom (with room divider), restrooms, locker/shower rooms, storage and a large configurable scenario-based training area. This facility will provide specialized areas for virtual reality scenario-based training, live-action scenario-based training which includes dim or no-light training. The training area shall allow interchangeable space layouts utilizing movable partitions for various training scenarios. An observation catwalk shall be located over the training area. A coiling roll up door shall provide access for the training area deliveries. All furniture and equipment are to be handled under separate contracts, although coordination of the FFE package on the part of the Designer will be necessary. 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 **\$2,000,000.00** with a fee of approximately **\$91,394.00**. Contract design time is **270** consecutive calendar days; including **90** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Tad Sebastian, Facility Planning & Control, tad.sebastian@la.gov, (225)342-0832**.

5. Youth Challenge Program Barracks Renovations, Building 23, Gillis W. Long Center, Carville, Louisiana, Project No. LA24-A-038.

The project consists of renovations to an existing approximately 9,000 s.f. 2-story barracks style building (Building 23) at the Gillis W. Long Center in Carville, Louisiana. The scope of work includes, but is not limited to, renovation and upgrades to sleeping areas, bathrooms, including handicap latrines on both floors and shower rooms. The project shall also include repair/replacement of doors as needed, re-flooring, sheetrock repairs and refinishing of walls. The exterior scope of work shall include building waterproofing, exterior painting and roof replacement. Additional work includes assessment and upgrades to the existing HVAC systems and environmental controls system with consideration given to current life safety, building code requirements and certifications for structural, mechanical, electrical, and plumbing upgrades resulting in a complete and usable project. The Designer will assess and identify the need for and prioritization of repairs and replacements within the project budget. Design includes all investigative services as necessary. Investigative services may be authorized as an increase to the Designer's fee. Design and construction of the project shall follow the Louisiana National Guard Guiding Principles, and all applicable federal, state and local building codes, including life safety code and design guides. 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 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 **\$929,000.00** with a fee of approximately **\$82,839.00**. Contract design time is **150** consecutive calendar days; including **50** days review time. Thereafter, liquidated damages in the amount of **\$125.00** per day will be assessed. Further information is available from **Colonel (Ret) Michael Deville, Military, michael.p.deville.nfg@army.mil, (318)290-5396**.

6. Campus Gateways, McNeese State University, Lake Charles, Louisiana, Project No. 19-627-21-01, F.19002583; 01-107-05B-13, F.01004545 (Supplement).

The project consists of the construction of five new gateway structures spanning over existing roadways on the McNeese State University campus in Lake Charles, Louisiana. Each structure is anticipated to be approximately 25' wide and 20' tall and will be lit for nighttime visibility. The entrance structures are to be constructed of materials in keeping with the aesthetic nature of the university and are to create inviting and architecturally pleasing gateways into the campus. The Designer will be required to, as a part of their basic services, verify the need for design reviews, coordinate and obtain design approvals for all structures that may impact state highways with the Louisiana Department of Transportation and Development (LADOTD). The design fee has been adjusted accordingly to account for this review process. 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 **\$575,000.00** with a fee of approximately **\$33,512.00**. Contract design time is **150** consecutive calendar days; including **50** 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**.

7. Addition and Renovations, Facility Planning and Management Building, McNeese State University, Lake Charles, Louisiana, Project No. 19-627-21-01, F.19002582; 01-107-05B-13, F.01004544 (Supplement).

The project consists of an approximately 600 s.f. addition to and an approximately 300 s.f. interior renovation of the existing Facility Planning and Management Building at the McNeese State University Campus in Lake Charles, Louisiana. The program consists of, but is not limited to, a new conference room and shower area within the addition and the renovation of an existing conference room area within the existing facility into a plan room space. 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 **\$575,000.00** with a fee of approximately **\$55,853.00**. Contract design time is **150** consecutive calendar days; including **50** 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**.

8. Bay Windows Restoration, Louisiana Governor's Mansion, State Capitol Park, Baton Rouge, Louisiana, Project No. 01-107-18-02, F.01004406.

The project consists of the restoration of existing wood bay windows at the Louisiana Governor's Mansion. The scope includes, but is not limited to, the removal and replacement of two west-facing wood bay windows (ground and second floors) and a single ground floor north-facing bay window with new insulated aluminum windows of similar dimensions, style and spacing. The project also includes repair and refinishing of adjacent interior walls and trim that either have existing water damage or that must be removed to accomplish the installation of new work, as well as the repair and refurbishment of exterior wall materials at the exterior floor transition between the two west-facing bay windows. 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 or lead, the Designer shall provide, as part of their basic services, an accredited LDEQ Asbestos Designer to design the asbestos/lead 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 mold inspection is required, these will be provided as a reimbursable expense. It is anticipated that the Designer will take an active role in the supervision of the construction work, and given its detailed nature, the fee has been adjusted accordingly. 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 **\$500,000.00** with a fee of approximately **\$49,169.00**. Contract design time is **90** consecutive calendar days; including **30** days review time. Thereafter, liquidated damages in the amount of **\$100.00** per day will be assessed. Further information is available from **Cheryl Cloud, Facility Planning & Control, cheryl.cloud@la.gov, (225)219-4422**.

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, May 15, 2024 at 10:00 AM**

in room **1-100 Louisiana Purchase Room** of the Claiborne Building, 1201 North Third Street, Baton Rouge, LA 70802.