

**ARKADELPHIA SCHOOL DISTRICT**  
**REQUEST FOR QUALIFICATIONS (RFQ)- CONSTRUCTION MANAGER**

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The Arkadelphia School District located in Clark County requests statements of qualifications from interested Construction Manager-GC firms, in which the construction manager assumes the risk for the constructions by providing a guaranteed maximum price and provides design phase consultation in evaluating costs, schedule, and implications of alternative designs and systems before, during and after the design of the facilities. The Construction Manager –GC holds all contracts and provides the entire bond.

The district's projected projects are as follows:

1. New Elementary 2-5 Facility (approx 60,000 sq ft)
  - a. Existing site of Peake Elementary School Building will be demolished and new construction on existing site with all utilities and parking complete.
2. New Middle School 6-8 Facility (approx. 58,000 sq ft)
  - a. New site location with all utilities and parking complete.

Interested firms are to submit 7 copies and an electronic copy (cd) with the following information regarding the specialized experience and technical competence of the Construction Manager-GC for district review in compliance:

1. Company overview history including years in business, bankruptcies, or contract defaults.
2. Company experience with similar types of projects relative to size, program, complexity, schedule, budget, and insurances.
3. Qualifications, education, and experience of the personnel to be assigned to the project.
4. Qualifications to perform construction, cost estimating, value analysis, systems analysis, scheduling, constructability review, bid package development, cultivation of contractor and supplier interest, and design support.
5. Qualifications to perform construction management services including providing documents showing critical path method schedules, cost control and cost forecasting as well as accuracy and qualifications in the projection of cost estimating and itemizing the process. Providing contractor coordination, change order management, contractor and supplier procurement, punch-list closeout and warranty programs, management strategies, and safety plans.

Responses are to be submitted no later than 4:00 pm on Friday, October 23 to the following:

**ARKADELPHIA PUBLIC SCHOOLS**  
**Attn: SUPERINTENDENT'S OFFICE - RFQ CONSTRUCTION MANAGER**  
**235 N 11<sup>th</sup> St**  
**Arkadelphia, AR 71923**

The District reserves the right to reject any or all responses and waive any irregularities or formalities in responses received. The District reserves the right to negotiate with the apparent acceptable firm(s). Awards will be based on those considerations that are in the best interest of the District and will be made to the responsive, responsible offerer(s) whose response is judged to be the most effective for the purpose intended, according to the requirements stated in the Request for Qualifications.