



**Y--FY-09 Special Forces Complex, Eglin AFB, FL (OKALOOSA COUNTY)**

**Solicitation Number: W9127809R0005**

Agency: Department of the Army

Office: U.S. Army Corps of Engineers

Location: US Army Engineer District, Mobile

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**Notice Type:**

Presolicitation

**Posted Date:**

September 23, 2008

**Response Date:**

December 4, 2008

**Archiving Policy:**

Automatic, on specified date

**Archive Date:**

February 2, 2009

**Original Set Aside:**

N/A

**Set Aside:**

N/A

**Classification Code:**

Y -- Construction of structures and facilities

**NAICS Code:**

236 -- Construction of Buildings/236220 -- Commercial and Institutional Building Construction

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**Synopsis:**

Added: Sep 23, 2008 11:22 am

Description of Work: This project will require clearing, grubbing, grading, and stabilization of an approximately 350 acre cantonment site and 130 acre access road, construction of a road system and infrastructure to support a Special Forces Complex. Infrastructure includes electrical and communications distribution, water wells and elevated water storage tanks, water distribution and wastewater collection. Buildings to be constructed include the Group HQ, 4- SF BN HQ/COF, and a Combat Readiness Training Facility (gym), a Group Support BN HQ/COF, a Dining Facility, and associated site work and Comprehensive Interior Design (CID) procurement and installation. There will be phased acceptance of completed buildings. The government will accept the Group HQ and the 1st SF BN HQ/COF on 30 April 2011. The remainder of the entire scoped project will be accepted on 30 May 2011. Warranty period will start on the respective day of acceptance.

The North American Industry Classification System (NAICS) code for this project is 236220 .

The solicitation will be available for download on 17 Oct 2008. The estimated cost of this project is between \$100,000,000.00 and \$250,000,000.00. The contracting officer is Leo J. Hickman.

Note No. 1: All prospective contractors and their subcontractors and suppliers must be registered in Federal Business Opportunities (FedBizOpps) before they will be allowed to download solicitation information. Contractor

must be registered in the DoD Central Contractor Registration (CCR) prior to award of this contract. Solicitation documents, plans and specifications will only be available via FedBizOpps. Registration for plans and specifications should be made via FedBizOpps Internet Homepage. If you are not registered, the United States government is not responsible for providing you with notifications of any changes to this solicitation. The solicitation will be available only as a direct download. This solicitation will not be issued on CD-ROM. Neither telephonic, mailed, nor fax requests will be accepted. Registration should be completed one week prior to the issue date. It is therefore the Contractors responsibility to monitor the website daily for the solicitation to be posted, and for any posted changes or amendments to this solicitation. The plans and specifications and all notifications of changes to this solicitation shall only be made through this posting and modifications hereto. Plans and specifications will not be provided in a printed-paper format; however, the Government reserves the right to revert to paper medium when it is determined to be in the Government's best interest. NOTE: This solicitation is in .pdf format and requires Adobe Acrobat Reader. Adobe Acrobat Reader may be downloaded free of charge at <http://tsn.wes.army.mil/ComSoftware.asp>.

Note No. 2: All bid forms, bid bonds, and other normal documents required for the bid submittal, including amendments to the bid submittal, shall be in paper medium. Electronic medium for the bid submittal documents will not be allowed.

Note No. 3: Critical path method (network analysis system) is required.

Note No. 4: For this job, a small business is defined as having average annual receipts of less than \$33,500,000 for the past three years.

Note No. 5: This solicitation includes bid options which may not be awarded.

Note No. 6: All advertisements of Mobile District projects will be through the Federal Business Opportunities (FedBizOpps). Detailed information on this and other Mobile District Projects (Ordering Solicitations, Points of Contact, Synopsis of Work, etc.) are available on the Internet at: <https://www.fbo.gov> and <https://ebs.swf.usace.army.mil/ebs/AdvertisedSolicitations.cfm>.

Note No. 7: A Site Visit and Pre-proposal Conference will both be held on 30 October 2008 starting at 9:00 a.m. (CDT Time). The Site Visit will begin at 9:00 a.m. (CDT Time) at the southwest intersection of Range Road 213 and State Road 85. Range Road 213 is the dirt road immediately south of West McWhorter Avenue, the main entrance road to Duke Field. A 4-Wheel Drive vehicle is recommended for the site visit. The Pre-proposal Conference will be held immediately following the Site Visit at about 10:30 a.m. (CDT Time) in Building 3025 Conference Room at Duke Field, FL. The purpose of the conference is to familiarize the bidders with the scope of work, address bidders questions concerning the project, participate in a site visit to become familiar with the existing site conditions, and familiarize the bidders with the Best Value process. Attendance at the conference is strongly recommended. Minutes of the pre-proposal conference will be prepared by the Government and placed on the internet at <https://www.fbo.gov> and <https://ebs.swf.usace.army.mil/ebs/AdvertisedSolicitations.cfm>. Eglin Air Force Base is instituting new security clearance requirements. All parties will be required to obtain a picture ID from the Eglin Air Force Base Pass and ID Office, and wear the ID at all times. Eglin will implement requirements for a background check for all parties to obtain a Base pass. All parties will be required to submit your name, SSN, Days and hours of access and employer on company letter head to the Eglin Resident Office 5 work days before the pass is required. To obtain the Base pass proceed to the Eglin AFB East or West Gates with two forms of government issued ID. The Duke Field Gate does not have the capability to issue contractor badges. Point of

contact for base passes at the Eglin Resident Office is Ms. Maria Thomas, Eglin AFB Resident Office, telephone: 850-882-7023; fax: 850-882-3600.

Offerors should refer to Section 00100 Contract Clause 952.000-4133, PRE-PROPOSAL CONFERENCE, in the solicitation for details. Due to Base Security requirements and limited field staff available for construction contractor site visits, this scheduled site visit will be the only one offered. Individual requests for site visits will not be granted. Offerors should visit the site and take such other steps as may be reasonably necessary to ascertain the nature and location of the work, and the general and local conditions which can affect the work or the cost thereof. Failure to do so shall not relieve offerors from responsibility for estimating properly the difficulty or cost of successfully performing the work. The Government shall assume no responsibility for any understanding or representations concerning conditions made by any of its officers or agents prior to the execution of the contract, unless included in the Request For Proposals, the specifications, or related documents. In this regard, Offerors should note Contract Clause FAR 52.236-3 Site Investigation and Conditions Affecting the Work.

Note No. 8: The request for information (RFI) process for bidder inquiries during the advertisement period is contained in the RFP solicitation package available exclusively from FedBizOpps. Other forms of communicating RFIs to the government will not be honored. The government will try to respond to all questions. However, responses may not be furnished to all questions and particularly those received late in the advertisement period (0-10 days prior to bid opening.)

**Contracting Office Address:**

US Army Engineer District, Mobile, P. O. Box 2288, 109 Saint Joseph Street (zip 36602), Mobile, AL 36628-0001

**Place of Performance:**

US Army Engineer District, Mobile P. O. Box 2288, 109 Saint Joseph Street (zip 36602) Mobile AL  
36628-0001  
US

**Point of Contact(s):**

Janis R. Steiner, 251-441-6510

US Army Engineer District, Mobile

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**Opportunity History**

- **Original Synopsis**  
Sep 23, 2008  
11:22 am