

# **WISCONSIN DEPARTMENT OF VETERANS AFFAIRS**



**Request for Architectural and Engineering Services**

**UG – Maurer Hall Roof, Boland Hall Nurses Stations  
Wisconsin Veterans Home – Union Grove**

**December 2015**

**DFD Project No. 15J2E**

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**I. Project Background and Purpose**

The Wisconsin Veterans Home at Union Grove serves the long-term care needs of 198 aged and disabled veterans and their eligible dependents with a staff of 227 employees and 105 volunteers.

The Maurer Hall shingled roof is failing and beyond its useful life.

Boland Hall was completed in 2005. The surfaces of the Nurse’s Stations, Reception Desk and Elevator Cabs are original to the building and have suffered much damage in the past ten years from electric scooters, wheelchairs and carts. These surfaces are all plastic laminate.

**II. Project Description**

This project includes the removal and replacement of the Maurer Hall shingled roof. And, new surfaces for the Boland Hall nurse’s stations, reception desks and elevator cabs.

**III. Scope of Services**

The AE shall provide pre-design through construction administration services in accordance with the DFD “*Policy and Procedure Manual for Architects/Engineers and Consultants*”, the “*Guide for Developing Program Statements for Projects Requiring Enumeration*”, and the DFD “*Contract for Professional Services* as directed by DFD at the Design Kickoff meeting. The services may be contracted for in multiple parts with project-specific review/ approval/ authorization points in the contract as determined by the needs of the project. Authorization for subsequent services will be issued in writing upon satisfactory performance and completion of contracted services and deliverables.

Design shall include:

- Removal and replacement of the shingled roof and perimeter roof flashing on Maurer Hall.
- Selection and installation of new surfaces for the nurse’s stations, reception desks and elevator cabs.

**IV. Consultant Qualifications**

The consulting team should have experience in the design and construction of roofs. And, in the selection of durable products to replace the nurse’s station, reception desk and elevator cab surfaces. AEs should clarify this experience in their letter of interest by describing the project scope, size, construction value, and date completed. AEs should also indicate, where possible, prime and sub-consultant team members, and the experience of sub-consultants with similar projects.

**V. Proposed Project Schedule**

|                                      |          |
|--------------------------------------|----------|
| AE Selection                         | Dec 2015 |
| Design Report to Building Commission | Apr 2016 |
| Bid Opening                          | Jun 2016 |
| Construction Start                   | Aug 2016 |
| Substantial Completion               | Nov 2016 |

**VI. Preliminary Project Budget**

|                             |                  |
|-----------------------------|------------------|
| Construction                | \$               |
| Asbestos Abatement          |                  |
| Commissioning               |                  |
| Contingency                 |                  |
| AE                          |                  |
| DFD Fees                    |                  |
| Moveable Equipment          |                  |
| <b>Total Project Budget</b> | <b>\$548,800</b> |

Project previously submitted as an All Agency Project Request (AAPR) to the 2015-2017 Capital Budget. WDVA submitted a grant application to the USDVA State Homes Construction Grant Program to fund up to 65% of the project.

**VII. Agency Contact**

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