

# REQUEST FOR ARCHITECTURE/ENGINEERING SERVICES

FEBRUARY 2024

**AGENCY:** Department of Health Services

**DHS CONTACT:** Jared Duffy, (608) 267-4595, Jared.Duffy@DHS.wisconsin.gov

**DFD CONTACT:** TBD

**LOCATION:** Central Wisconsin Center, City of Madison, Dane County

## **PROJECT REQUEST:**

Select an A/E to provide design through construction administration services as indicated in the DFD “*Policy and Procedure Manual for Architects/Engineers and Consultants*” and the DFD “*AE Contract for Professional Services*” to prepare preliminary plans and a design report for the Central Wisconsin Center Buildings 7 and 8 Building Envelope Repairs Project. DHS requests the release of \$179,000 Segregated Revenue – Planning.

**PROJECT NUMBER:** 23L2J

## **PROJECT DESCRIPTION:**

This project will repair the building envelope and replace the roof on Building 7 & 8 at Central Wisconsin Center. The project scope includes replacing the roof, 175 windows, and 10 exterior doors. Work will also include tuckpointing, masonry repairs, and exterior painting. The primary focus is to comprehensively maintain and rehabilitate the building envelope. The project will be phased to limit disruption to the building and facility.

## **PROJECT JUSTIFICATION:**

This project is required to address water and environmental infiltration issues. Building 7 & 8 was built in 1965 and the building exterior requires repair which is evident by the increase of leaks and size of routine repairs. The brick-and-mortar joints are cracked and water is leaking into the building. The building has drafty inoperable windows, cracked expansion joints and sealants. Residents and staff need an environment protected from the elements in this licensed healthcare building.

**BUDGET/SCHEDULE:**

Construction	
Design	
DFD Mgt	
Contingency	
Equipment	
Other Fees	
<b>TOTAL</b>	<b>\$5,425,000</b>

A/E Selection	Feb 2024
Design Report	Dec 2024
SBC Approval	Feb 2025
Bid Opening	Oct 2025
Start Construction	Dec 2025
Substantial Completion	Nov 2026
Final Completion	May 2027

Check this box if Build America, Buy America Act is required on this project.

**A/E QUALIFICAITONS:**

Qualified A/E firms will have completed similar projects of equal or greater value.

**PREVIOUS ACTION:**

None