

RDU Terminal 2 Concession Spaces Program

Bid Package 02
Concessions Fit-Out

MWSB Project Info Session

for the Raleigh-Durham Airport Authority & Messer Construction Co.



Raleigh-Durham
Airport Authority



Program Agenda

- Introductions
- **MWSB Program and Project Goals**
- Project Overview
- Bidding Information
- Special Conditions
- Site Logistics
- Questions



RDU Project Governance

- **Owner – RDUAA:**
 - Jaymes Carter – VP Buildings and Buildings Systems
 - Carrie Blevins– Project Manager
- **Construction Manager at Risk (CMAR) – Messer:**
 - Matt Poland – Project Executive
 - Sam Fintel – Project Manager
 - Christian Van Dyke – Superintendent
 - Renee Jones – MWSB Consultant
- **Designer – DWL Architects + McKim & Creed**
 - Sandra Kukla – Architect (DWL)
 - Melissa Wolter – Architect (Strada)
 - Richard Cuebas – Architect (Integra)
 - Josh Berard – Engineer (McKim & Creed)



Minority Women & Small Business Program Workshop

Ms. Thiane Carter

Director of Small Business Programs
Legal and Compliance



RDUAA MWBS Program

- To encourage and foster the inclusion of minority and women-owned small businesses in the Authority's business activities
- MWSB: Small businesses that are owned and controlled by: Black, Hispanic, Asian, Native Americans or Women
- **MB Goal:** Goal for minority-owned business participation: **(12%)**
- **WB Goal:** Goal for woman-owned business participation: **(9%)**



MWSB Search

- Visit: www.rdu.com/mwsbdirectory
- Search by:
 - Business Name,
 - Business description (“truck, paving”)
 - Certification (MBE, DBE, WBE)



MWSB Accepted Certification Types

- Disadvantaged Business Enterprise - NCDOT DBE
- SBA 8(a) Business Development Certification - SBA 8(a)
- Women's Business Enterprise National Council, Women Owned Small Business - WOSB



MWSB Accepted Certification Types

- Historically Underutilized Business - NCDOA HUB
 - Minority or woman-owned HUBs **only**
- Carolinas-Virginia Minority Supplier Development Council – CVMSSDC
- National Association of Women Business Owners – NAWBO
- These certifications require the Business Size Verification form and tax documentation submitted to RDU prior to the bid date.



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Required Bid Forms

Appendix 1A: Schedule of Subcontractors

- List names of MWSB subcontractors (or supplier)
- Describe type (DBE/HUB)
- Type of work
- List dollar value and percent of total contract
- MWSB supplies are counted at 60% of dollar value



Required Bid Forms

Appendix 1B: MWSB Verification Status

- Corresponds to firms on Appendix 1A
- List MWSB subs and suppliers
- List type of work performed/goods supplied & dollar values
- Describe certification type
- Indicate business size verification status



Required Bid Forms

Appendix 3: Statement of Intent to Perform Work without Subcontracting

- Indicates that the contractor will perform all aspects of the contract with its own forces
- Should only be completed if the contractor is unable to locate MWSB subcontractors and suppliers
- Submit supplemental documentation



Required Bid Forms

Appendix 4 & 5: Intent to Perform

- Must be completed for each subcontractor and supplier
- Signed by both Prime contractor and subcontractor
- Returned to the Authority within 3 days



MWSB Participation

- Bidders will be evaluated on the level and quality of MWSB participation.
- The successful bidder's MWSB commitment will be incorporated into the contract and will be enforceable under the terms of the contract.
- Bidders are solely responsible for confirming experience, capacity, and MWSB eligibility of subcontractors.

Goal Achievement or Good Faith Effort

- Proposers must meet both portions of the goals (MB and WB) or demonstrate and document a good faith effort to achieve the goals.
- Bids submitted which do not meet the MWSB Goals, and which do not demonstrate a good faith effort, may be considered non-responsive and the Proposer may not be eligible for award of the contract.
- Efforts that are merely **pro-forma** are not good faith efforts to meet the requirements of the MWSB Program.



Good Faith Effort Documentation

- GFE documentation should be submitted with the Bid. The requirement to submit documentation that the goal has been met or good faith documentation is considered a matter of responsiveness.
- A minimum of the following should be submitted to support good faith efforts:
 - Evidence of advertisements, solicitations, and other specific actions demonstrating recruitment



Good Faith Effort Documentation

- List of contacted MWSB firms:
 - Phone Logs with results of contacts
 - Date and time of call and the representative's first and last name
 - Breakdown of negotiations made with certified firms
- Copies of correspondence to certified firms



Commercially Useful Function

- MWSB must provide a necessary, useful, clear and distinct role
- MWSB must be independent from the Prime Contractor
- MWSB must:
 - Use their own forces (i.e., employees and equipment)
 - Control their own work (i.e., supervise their own employees)
 - Order and negotiate their own materials
 - Control their payroll, invoicing



Trucking & Transportation Firms

- MWSB trucking firms must own at least one truck and employ one driver
- MWSB trucking firms may lease trucks from MWSBs
- MWSB trucking firms may lease trucks from non-MWSBs, however they will not be counted for participation at the same rate as MWSB-owned trucks
- Truck Utilization Form



Contract Compliance Requirements

- After award, the Prime Contractor is responsible for:
 - Continuing good faith effort to meet the goals
 - Participating in a commercially useful function review
 - Prompt payment requirements
 - Substitution and termination requests
 - Compliance reporting (20th of each month)
- Additional information concerning the Authority's MWSB Program may be found on the internet at
- <http://www.rdu.com/business/smallbusiness.html>.

Questions

Contact:
thiane.carter@rdu.com

General Conditions

Project Overview:

- Renovation of (3) Existing Concessions Spaces in Terminal
 - All (3) spaces are Secure
- Bid Package 01 Consists of:
 - Temporary Partitions & Protection
 - Demolition (Including MEPs)
 - Foodservice Equipment Procurement
- Bid Package 02 Covers the remainder of the project.
- Base Bid (Alternates may apply per Bid Category Descriptions)
- Schedule – 260 Calendar Days
 - Fit-Out Only
 - Temporary Partitions & Demolition (Bid Package 01) = 68 Calendar Day



Bid Package 02

Bid Categories

BC #	Bid Category	Estimated Value
01	General Trades (Blocking, Doors, Paint & Specialties)	\$ 135,000
02	Metals	\$ 330,000
03	Casework	\$ 550,000
04	Glazing	\$ 80,000
05	Drywall & Acoustical Ceilings	\$ 380,000
06	Floor and Wall Tile	\$ 160,000
07	Signage	\$ 160,000
08	Fire Suppression	\$ 35,000
09	Plumbing	\$ 500,000
10	Mechanical	\$ 430,000
11	Electrical	\$ 425,000
12	Communications	\$ 40,000
13	Electronic Safety & Security	\$ 35,000
14	Furniture	\$ 350,000
15	Construction Cleaning	\$ 70,000





Notional Key Dates

Prequalification Deadline:
April 18th, 2023 @ 5pm

Public Bid Opening:
April 19th, 2023 @ 3pm

RDU Board Meeting for Approval:
May 18th, 2023

Projected Fit-Out Start:
June 6th, 2023

Projected Fit-Out End:
February 21st, 2023

Projected Equipment Install Start:
November 30th, 2023

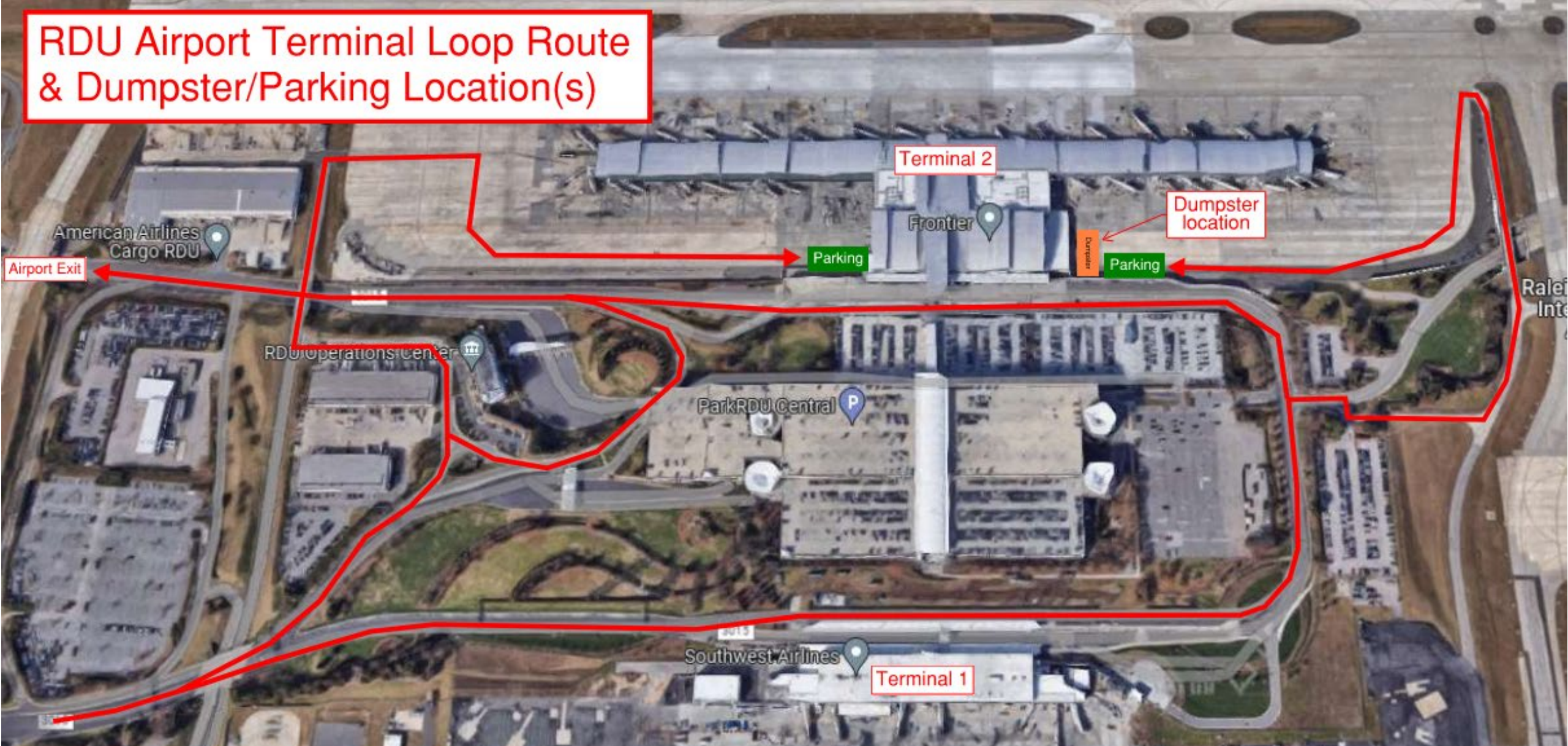
Special Conditions

- Prequalification Requirements
- Project Meetings
- Project Activity Phasing
- Safety and Health Plan
- Coordination and Logistics
- Security & Badging
- Night Shift Requirements
 - 10:00pm – 4:00am



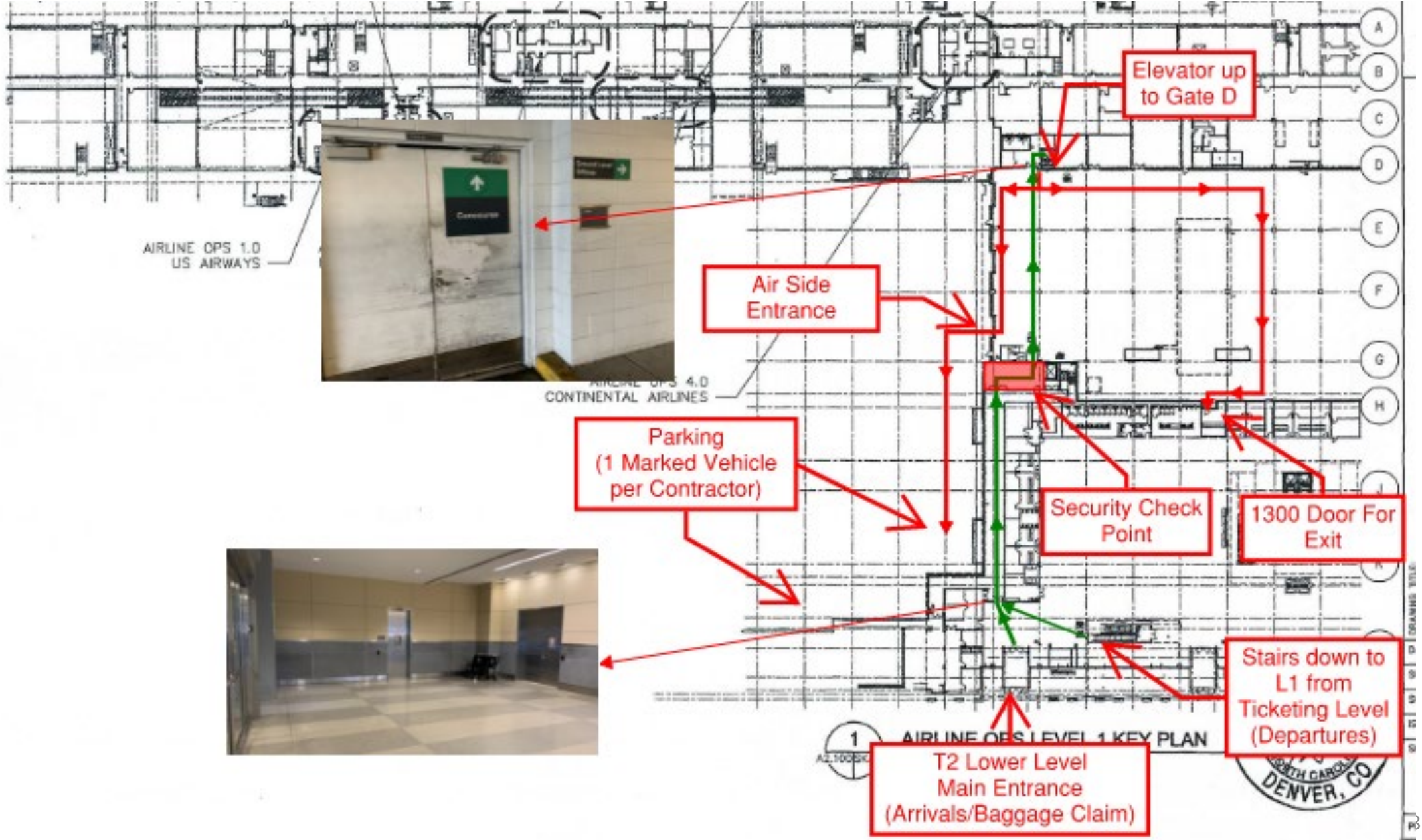
Site Logistics

RDU Airport Terminal Loop Route
& Dumpster/Parking Location(s)

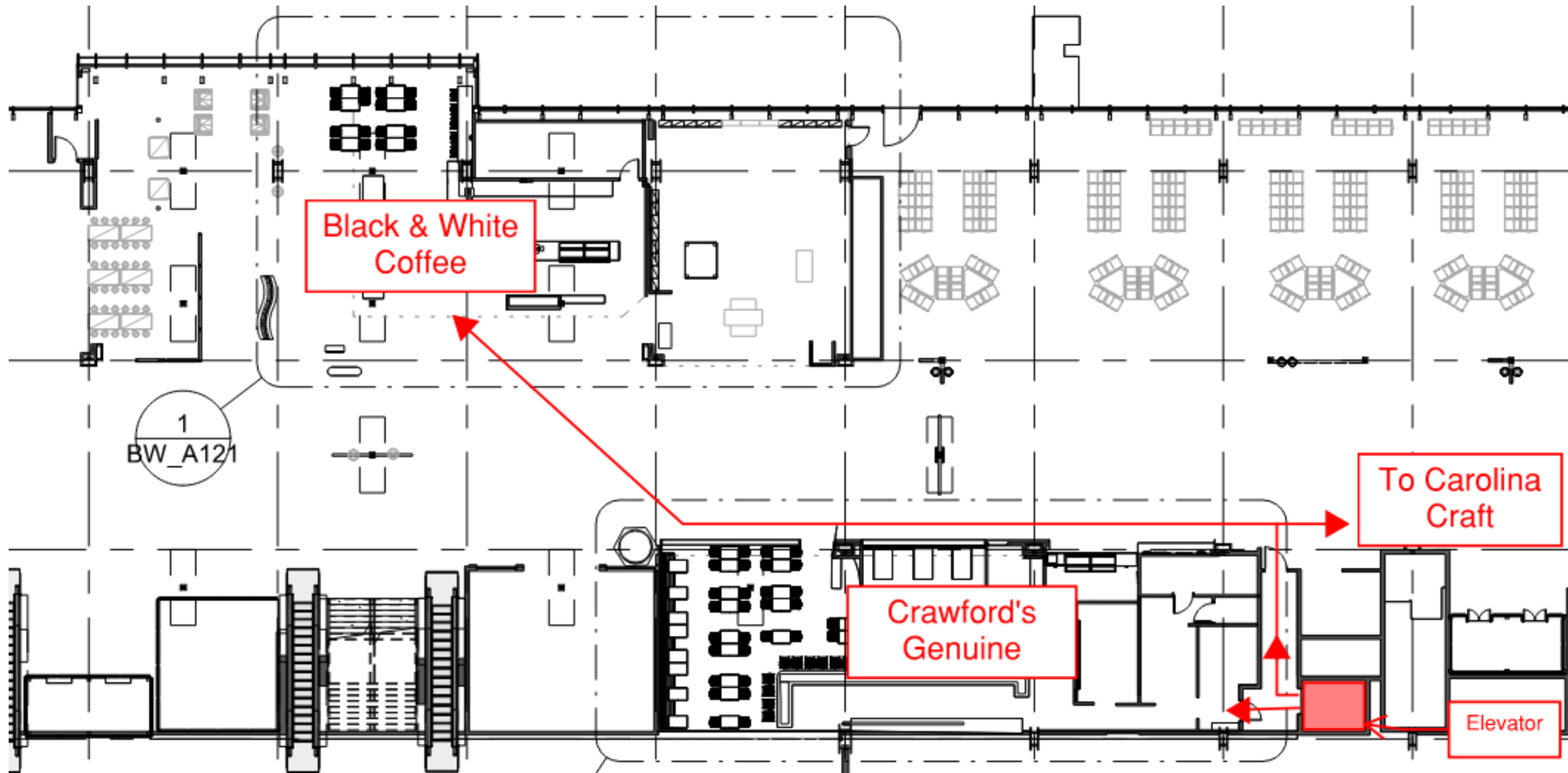


This aerial map of RDU Airport highlights specific parking areas for contractors. A red line outlines a large parking area in the upper central part of the map, near the terminal and major airlines. A red box with white text points to this area, stating: "On-site contractor Parking (Only 1 Marked Vehicle allowed per contractor)". Another red box with white text, located in the lower right, points to a smaller, gravel lot area and states: "Contractor Parking (Gravel Lot)". The map also shows various airport facilities, including the American Airlines Cargo RDU, Sky Chefs, Hertz, Avis Car Rental, and the RDU Maintenance Facility. Major roads like Airport Blvd and Aviation Pkwy are visible, along with the Brier Creek Reservoir to the west. The map is credited to Google at the bottom.

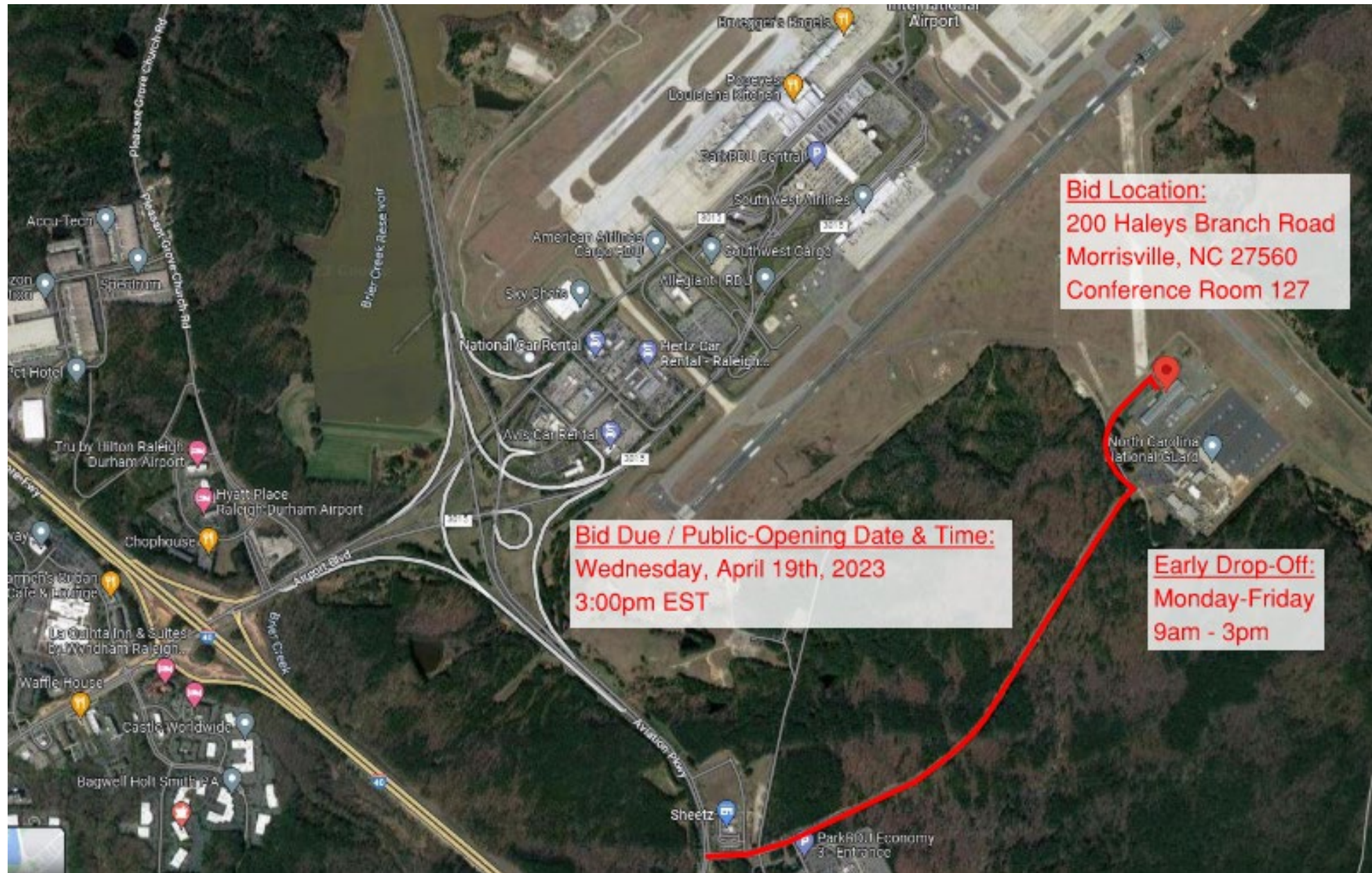
Site Logistics – Lower Level Security



Site Logistics – Concourse Level



Bid Due Date / Public Opening Details



Questions