
PRE- SUBMITTAL CONFERENCE

REQUEST FOR QUALIFICATION (RFQ)

DESIGN-BUILD SERVICES FOR IAH CENTRAL UTILITIES PLANT

SOLICITATION # H37-IAHCUP-2022-022

André Morrow
Sr. Procurement Specialist
Houston Airport System

Tuesday, June 28, 2022, 10:00 A.M. (CST)
Supply Chain Management, Conference Room #113
18600 Lee Rd., Humble TX 77338

Pre-Qualification Meeting Agenda



- I. Opening Remarks
Alfredo “AL” Oracion
SCM Division Manager
- II. Solicitation Overview
André Morrow
Sr. Procurement Specialist
- III. Office of Business Opportunity
Janice Ruley
Contract Compliance Supervisor
- IV. Project Scope and Overview
Scott B. Hill
Director of Maintenance
Ken Meline
Command Commissioning
- V. Questions/Answers/Site Visit

Procurement Process Reminder

Quiet Period



- The Quiet Period begins on the date the solicitation is advertised and extends until an award recommendation appears on City Council Committee Meeting Agenda.
- Actual and prospective respondents (including their representatives or persons acting on their behalf) are prohibited from contacting members of City Council or any City employees other than the contracting officer.
- Actual and prospective respondents (including their representatives or persons acting on their behalf) are expressly prohibited from offering, presenting or promising gratuities, favors, or anything of value to any member of an evaluation committee or any appointed or elected official or employee of the City of Houston, their families or staff members.
- As part of the RFQ responses, respondents shall attest that they understand and agree not to contact any members of City Council or City employees—other than the solicitation contact person—during the Quiet Period.
- Only the designated procurement specialist, [André Morrow](#) should be contacted during this time.

PURPOSE:

The Houston Airport System is seeking Statements of Qualifications from experienced and qualified firms for the design and construction of the George Bush International Airport (IAH) Central Utilities Plant (CUP) Renovation and Upgrade project.

Solicitation Overview



SOLICITATION DUE DATE AND TIME:

Thursday, August 18, 2022, 2:00 P.M. (CST)

**QUESTIONS AND REQUESTS FOR ADDITIONAL INFORMATION ARE DUE
BY:**

Tuesday, July 12, 2022, 2:00 P.M. (CST)

Must be received electronically and directed via email to:

andre.morrow@houstontx.gov

LETTER OF CLARIFICATION(s):

Responses to questions received from potential Firm(s) and any changes to the scope shall be confirmed in writing and will be posted to the HAS website (www.fly2houston.com) prior to submittal due date.

Submittal Procedures



Submit ten (10) printed copies of the Statement of Qualifications, including one (1) printed original marked “Original,” signed in blue ink, ten (10) electronic copies on separate unreturnable thumb drives sealed in a separate single envelope and one (1) copy of Financial Statements, must be received at the address below no later than Thursday, August 18, 2022, 2:00 P.M., (CST).

Address to send/submit to
Attn: Cathy Vander Plaats
Aviation Procurement Officer
Supply Chain Management
18600 Lee Road
Humble, Texas 77338

Please include the phrase **“RFQ No. H37-IAHCUP-2022-022, DESIGN-BUILD SERVICES FOR IAH CENTRAL UTILITIES PLANT”** in the subject line and provide all applicable contact information.

Technical Proposal Submittal Requirements



- Each Statement of Qualifications (SOQ) must be organized and follow the required format as stated in Section 9.0 – Step One: Request for Qualifications.
- Each item of Step 1, RFQ Content must be appropriately tabbed and inclusive of all the required submittals.
- Submissions to the RFQ must be valid for a period of one-hundred and eighty (180) consecutive calendar days from the date of receipt by the City.
- Forms to be submitted with the SOQ are listed in Part VI, Section 16.0 and must be properly and completely filled-up.

Procurement Timeline



Description	Scheduled Date
Advertisement of Solicitation	06/17/2022
Pre-Submittal Conference/Site Visit	06/28/2022
Questions from Respondents Due to City	07/12/2022
SOQ Submission Due from Respondents	08/18/2022
Notification of Shortlisted Firms(Estimated)	09/15/2022
Technical and Price Proposal Due (Estimated)	10/06/2022
Oral Presentation (Estimated)	10/27/2022
Negotiation (Estimated)	11/07/2022
City Council Agenda Date (Estimated)	TBD
Contract Start Date (Estimated)	12/30/2022

Evaluation Criteria (Step 1)

MINIMUM QUALIFICATIONS	Pass/Fail
Financial Capabilities	Pass/Fail
MWBE Compliance	Pass/Fail
Experience Modification Rate	Pass/Fail
OSHA Records	Pass/Fail
SCORING CRITERIA	Score
Minimum Required Experience	15 points
Project Approach	15 points
Firm(s) Qualifications	20 points
Team Qualifications and Management Plan	20 points
Design and Preconstruction/ Construction Phase Services	20 points
Project Controls	10 points
TOTAL SCORE	100 Points

HAS Office of Business Opportunity

has.obo@houstontx.gov

DIVERSITY REQUIREMENTS

The goal on the project is the following:

M/WBE GOAL:

MBE - 8%

WBE - 2%

CERTIFICATION

- Participating firms must be certified M/WBE.
- Firms must be certified M/WBE at time of submission. If not certified DBE they will not be counted towards contract participation.
- Firms certified M/WBE in another state must contact their certification agency prior to seeking certification in Texas.
- Firms certified M/WBE through the Texas Unified Certification Program are certified statewide.
- Questions about certification, visit <http://www.houstontx.gov/obo/> or by phone 832-393-0600.

HOUSTON AIRPORT SYSTEM

Scott B. Hill, Director of Maintenance

Project Overview and Scope

- ***IAH Central Utilities Plant*** built in 1965, supplies Chilled Water and Hot Water to IAH core Terminal Area
- ***Asset Management Assessments*** performed in 2020 and 2021 and identified assets reaching end of service life
- ***Renovation and Upgrade*** required



Various Assets To Be Replaced:

Pumps, Transformers, Switchgear, Motor Control Centers, Cooling Towers, Air Handling Units, Chillers, Boilers, Controls, Electrical Feeders and other Building Structural Components such as Building Envelope, Roof, and Utilities Tunnel

Project Overview and Scope cont'd

General Scope:

Through renovation and upgrades, extend the service life of the IAH Central Utilities Plant infrastructure system assets to at least 10+ years

Various Assets To Be Replaced:

Pumps, Transformers, Switchgear, Motor Control Centers, Cooling Towers, Air Handling Units, Chillers, Boilers, Controls, Electrical Feeders and other Building Structural Components such as Building Envelope, Roof, and Utilities Tunnel



Project Overview and Scope cont'd



IAH Central Utilities Plant Renovation & Upgrade Project



Mario Diaz – Director of Aviation
Jarret Simmons – Deputy Director Infrastructure/Chief Development Officer

Scott Hill – Director of Maintenance
Omar Mendoza – Sr. Project Manager – Asset Maintenance

Eren Selcen – HAS Asset Engineering
Bruce Hayes – HAS Energy Manager

Background

- Originally constructed in 1965
- Supplies Chilled Water (22,280 tons chiller capacity) and Hot Water (70,250 MBH boiler capacity) to IAH core Terminal Area
 - 7 Chillers
 - 33 Pumps
 - 4 Cooling Towers
 - 5 HW Boilers
 - 2 Steam Boilers
- Asset Management Assessments performed in 2020 and 2021 identified assets reaching end of service life
- Renovation and Upgrade required to improve reliability and efficiency of the plant
- Procurement
 - Method: Design Build
 - Two Step: RFQ/RFP
 - Procurement Advertisement: July 2022
- More Information contact:
 - Scott Hill, Director of Maintenance (scott.hill@houstontx.gov)

Mechanical

ANTICIPATED REPLACEMENT SCOPE

- 4 Chillers (2 steam-driven)
- 10 Pumps
- 3 Cooling towers (10 Cells)
- 9 Air handling units
- Sensors and control valves
- BAS Controllers
- Removal of abandoned equipment (chiller, boilers, pumps, etc.)



Electrical

REPLACEMENTS & UPGRADES

- Switchgear, MCCs, & Panels
- Transformers
- Variable frequency drives
- LED lighting upgrade



Building Envelope

REPAIRS

- CUP Roof
- Utility tunnel leaks



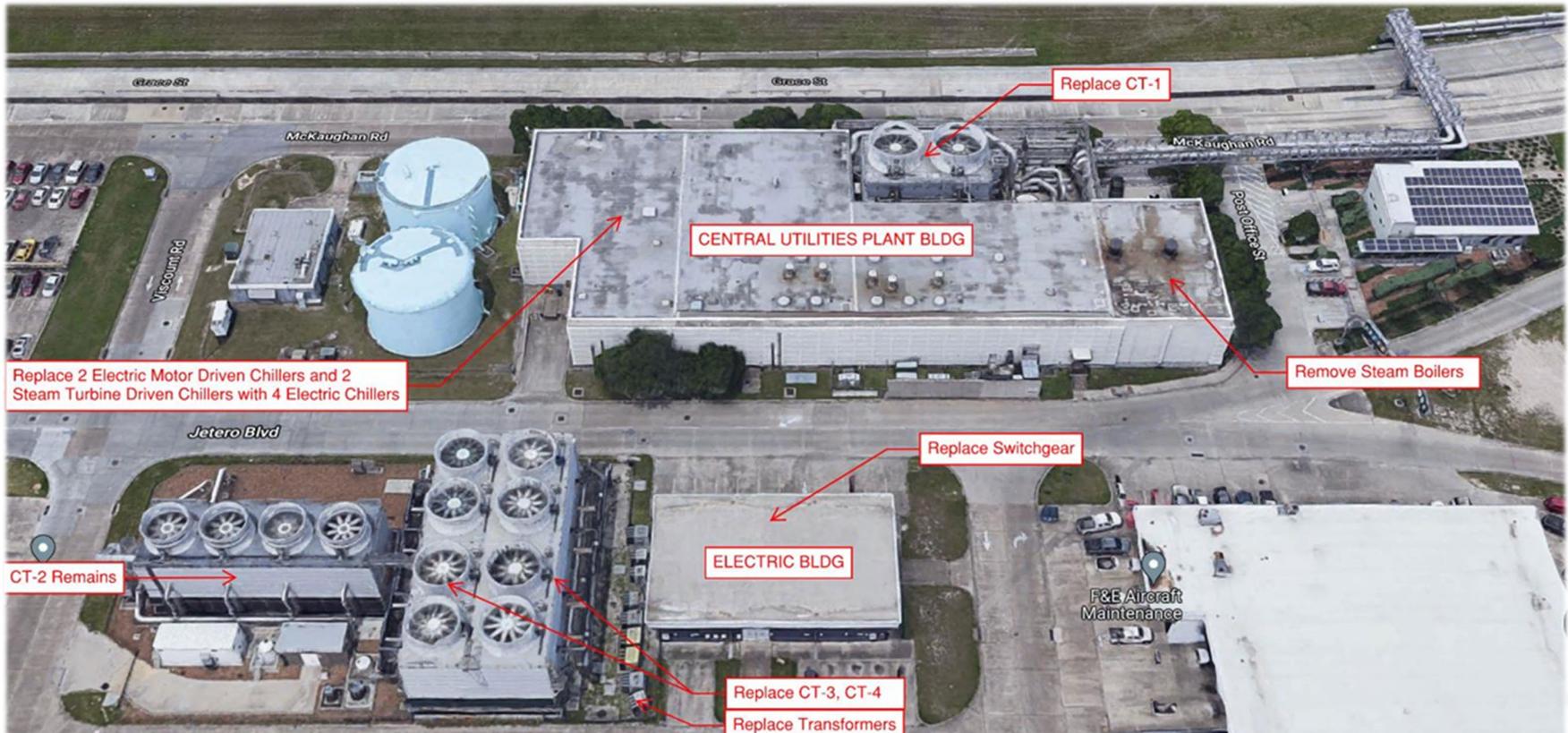
ENERGY SYSTEMS LABORATORY
TEXAS A&M ENGINEERING EXPERIMENT STATION

DFW Consulting Group, Inc.
Mechanical | Electrical | Plumbing

Command Commissioning LLC

Project Overview and Scope cont'd

- *Overview Of Work Area And Anticipated Scopes*



Questions

- To be official, questions must be in writing and submitted via email to:
andre.morrow@houstontx.gov

Please include the phrase **“QUESTION – RFQ # H37-IAHCUP-2022-022, DESIGN-BUILD SERVICES FOR IAH CENTRAL UTILITIES PLANT”** in the subject line and provide all applicable contact information.

- Answers will be posted on the HAS website as Letter of Clarification(s): <http://www.fly2houston.com>

Project Site Visit

Site Visit Coordinator: Omar Mendoza, Sr. PM

A site visit will take place immediately after the pre-submittal conference completion. This site visit is the only opportunity for Respondents to see the site before Submittal Due Date. **Address is 18550 Airmail Rd.**



Closing Remarks



DESIGN-BUILD SERVICES FOR IAH CENTRAL UTILITIES PLANT
H237-IAHCUP-2022-022

HOUSTON AIRPORT SYSTEM

Thank you!

Questions must be in writing and submitted via email to:

andre.morrow@houstontx.gov

“QUESTION – RFQ # H37-IAHCUP-2022-022, DESIGN-BUILD SERVICES FOR IAH CENTRAL UTILITIES PLANT”