



University of Kentucky®

Procurement Services

REQUEST FOR PROPOSALS

UK-2617.0-1-24

CM SERVICES FOR CONSTRUCTION OF AN AGRICULTURAL RESEARCH FACILITY

Project #2617.0

ADDENDUM #1

09/21/2023

Offerors should acknowledge receipt of this, and any addendum, as directed in the Request for Proposals.

ITEM #1: NOTICE TO OFFERORS

- A. Offerors are encouraged to revisit section 4.9 Criteria 5 – Other Additional Information and consider this opportunity to provide information regarding any apprenticeships, employee development programs, subcontractor mentoring programs, business accelerators, or similar efforts that your firm sponsors or administers for the benefit of diversity and economic development.
- B. A database of firms with certified diverse ownership can be found at this link:
<https://www.mbdky.com/>
- C. Select presentation materials from the pre-proposal meeting are enclosed.

End of Addendum 01

OFFICIAL APPROVAL
UNIVERSITY OF KENTUCKY

Corey W. Leslie, Purchasing Officer

SIGNATURE

Typed or Printed Name

University of Kentucky

Agriculture Research Facility 1

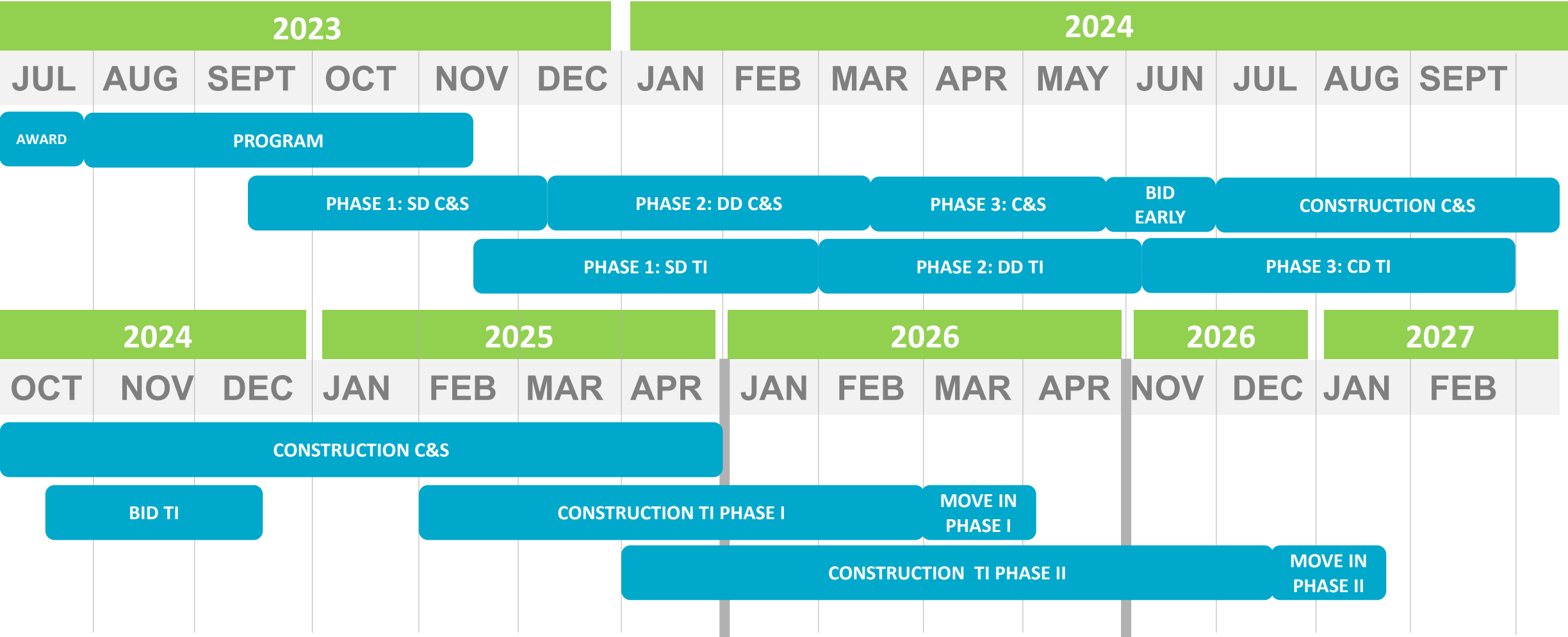
Please note:

The following slides are a preliminary approach by BHDP + Flad for the purposes of the interview. They visually convey the scope/size of the project as currently understood. These should not be taken as “the design” of the project.

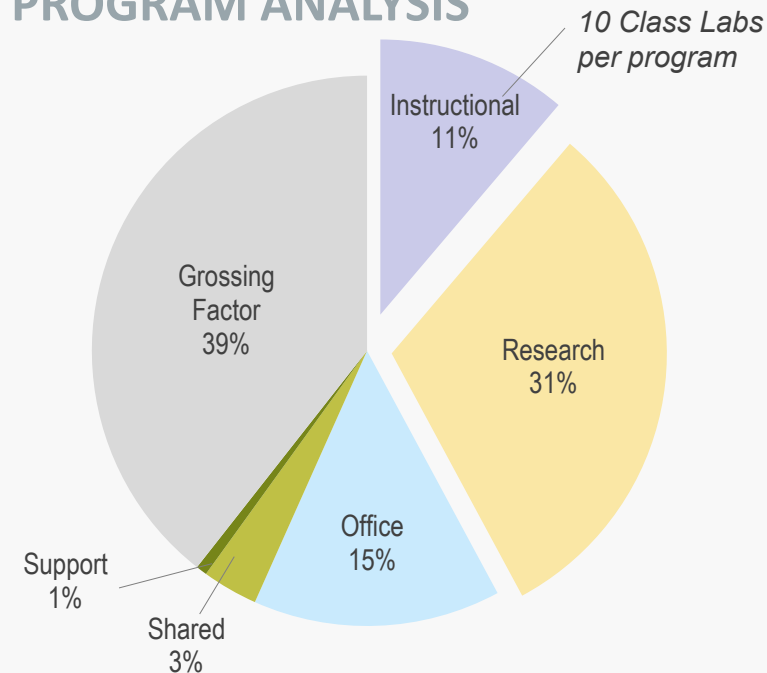
Project 2617.0 Agriculture Research Facility 1

- Total project scope \$240M
- Construction Scope \$184M
- Approximately 190,000 GSF
- Multiple phases – yet to be determined if this means core and shell build with phased fit out or separate buildings
- Replaces space currently in Ag North and Garrigus
- Substantial Completion of all phases Jan 2027

DELIVERY PROCESS | SCHEDULE

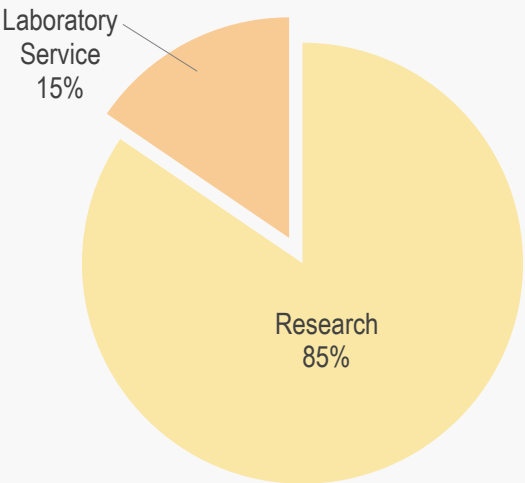


PROGRAM ANALYSIS



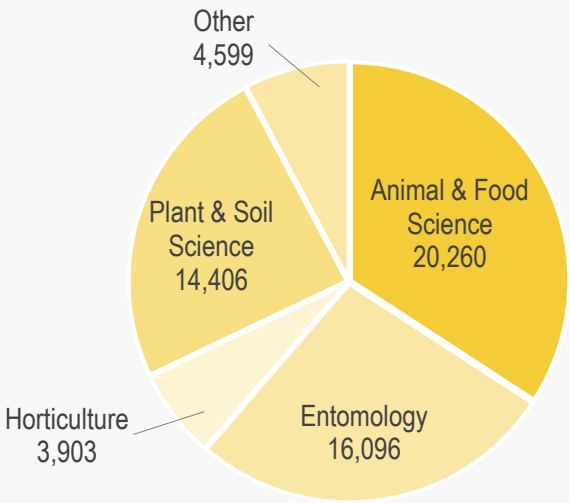
Overall Distribution

- Right-sizing / Verification of Class Labs required during program verification



Research Space Overall

- Ratio of lab-to-lab support space is low compared to benchmarks
- Program does not break-out Greenhouse or Vivarium space



Research Space by Department

- Team sizes and specialized support spaces per PI to be confirmed

	# PI	NSF/PI	Team Size
Animal & Food Science	24	844	3 - 4
Entomology	18	894	2.5 – 4
Horticulture	6	651	2 – 3
Plant & Soil Science	15	960	2 – 4
Other	TBC		

PROJECT UNDERSTANDING | KEY ISSUES

PROGRAM UNDERSTANDING

DEPARTMENTS

22,700gsf – Class Labs & Auditorium
56,200gsf – Animal & Food Science
40,800gsf – Entomology
13,400gsf – Horticulture
34,900gsf – Plant & Soil Science
2,000gsf – Facilities Management
14,600gsf – Director / Associate Director
184,600gsf – Total Building

PRINCIPAL INVESTIGATORS

24 P.I. – Animal & Food Science
18 P.I. – Entomology
5 P.I. – Forestry
6 P.I. – Horticulture
15 P.I. – Plant & Soil Science
68 Principal Investigators

FACULTY

30 Faculty – Animal & Food Science
22 Faculty – Entomology
11 Faculty – Horticulture
15 Faculty – Plant & Soil Science
8 Faculty – Director / Associate Director
86 Faculty Offices

Extended Team Introductions



Tom Sens
Client Leader
BHDP



Alejandro J. Medina
Project Manager
BHDP



Kelly Gardner
Project Architect
BHDP



Danielle Henry
Lab Planning Support
BHDP



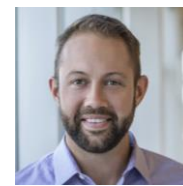
Samantha Delebar
Interior Design Leader
BHDP



Laura Serebin
Principal Program Manager
Flad Architects



Stephanie Heit
Laboratory Planner
Flad Architects



Chad Zuberbuhler
Laboratory Planner
Flad Architects



David Black
Principal Design Lead
Flad Architects



Tracy Steward
Lead MEP
CMTA



Scott Johnson
MEP Project Manager
CMTA



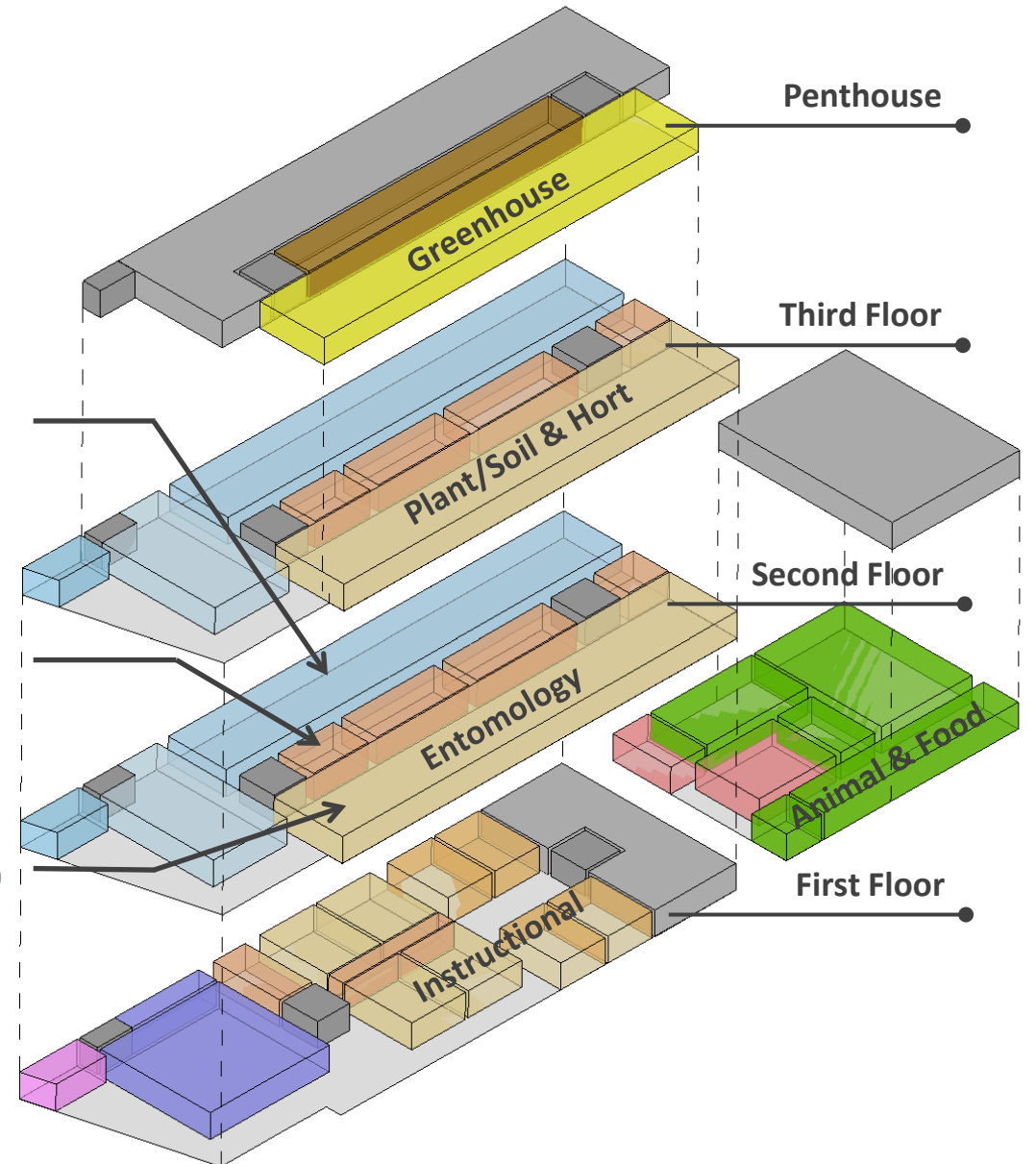
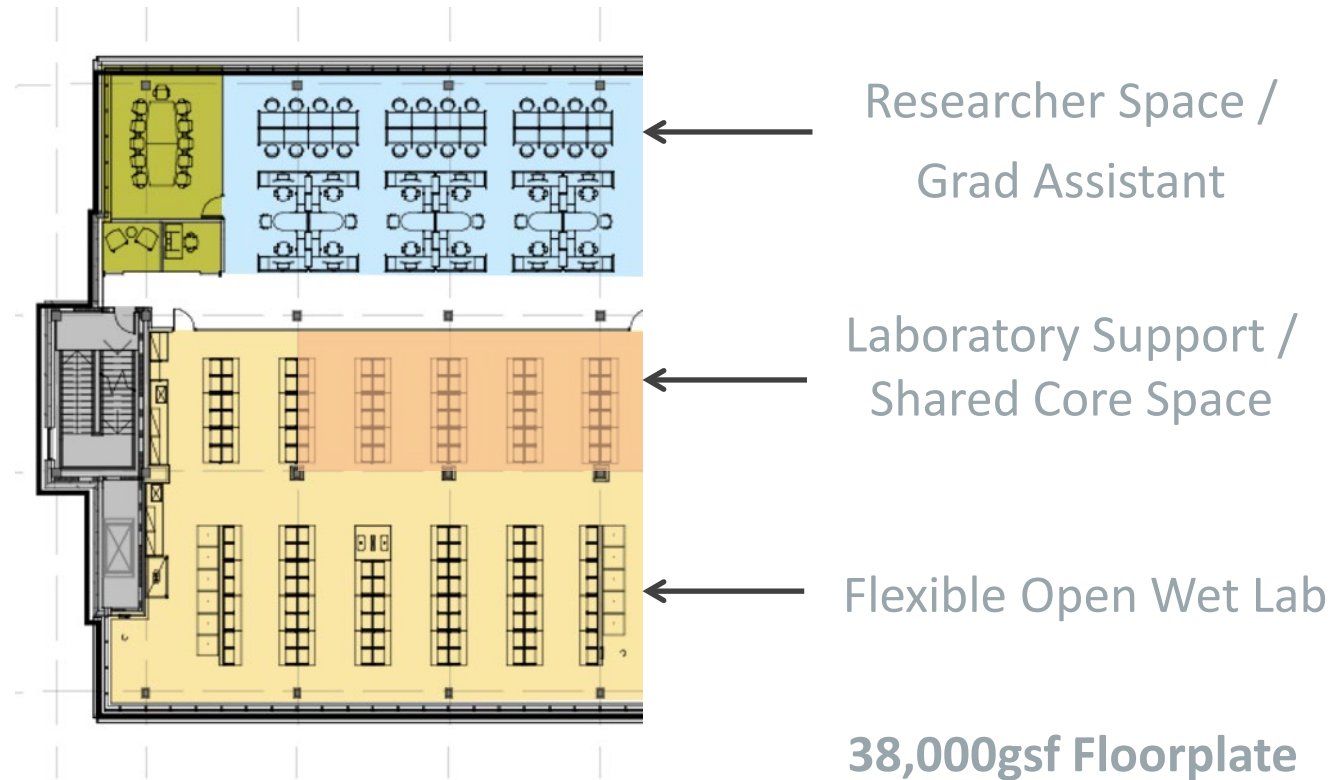
Jun Ye
Lead Structural
THP Limited



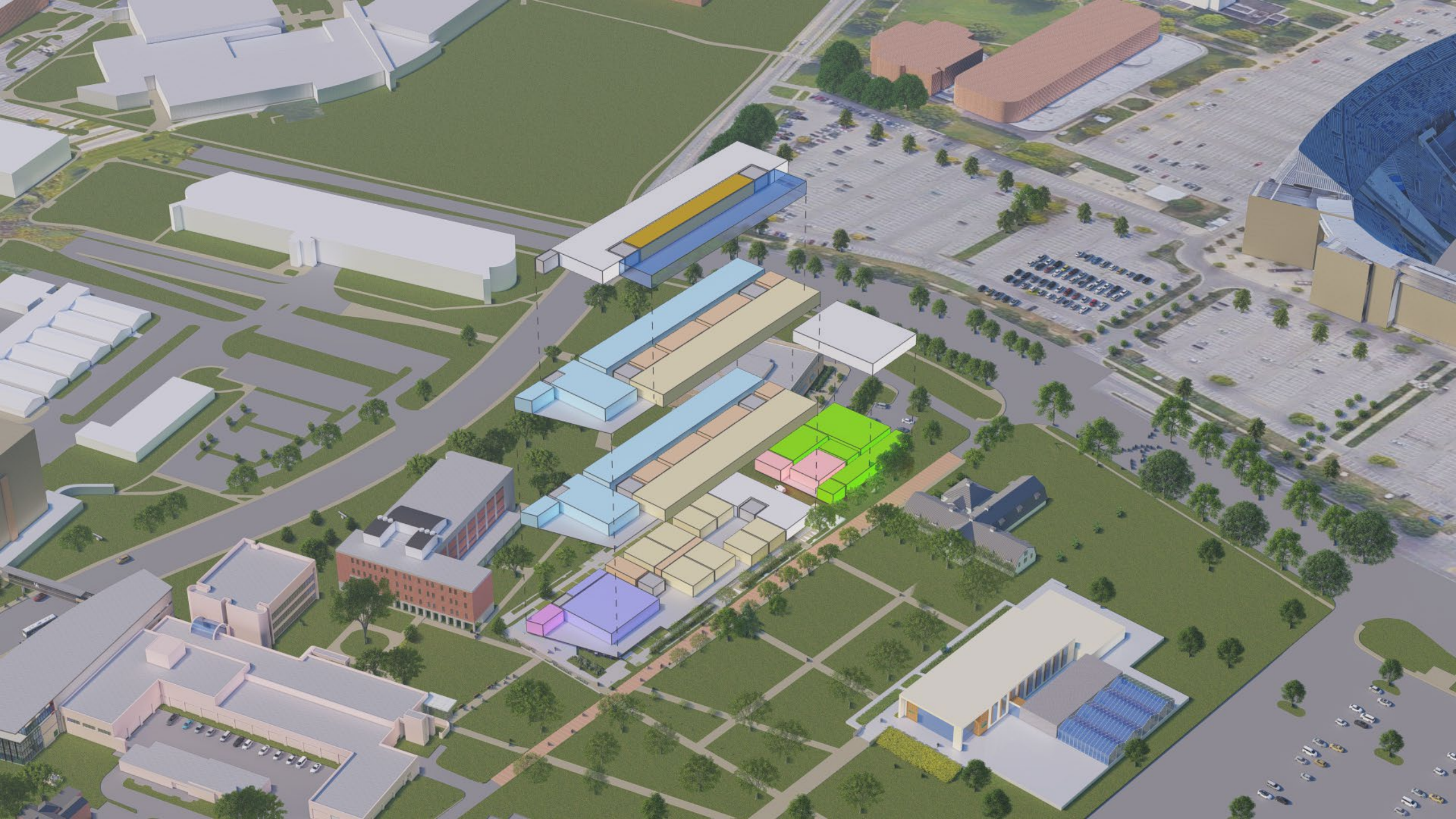
Jeff Morgan
Cost Consultant
DELMAX

PROJECT UNDERSTANDING | KEY ISSUES

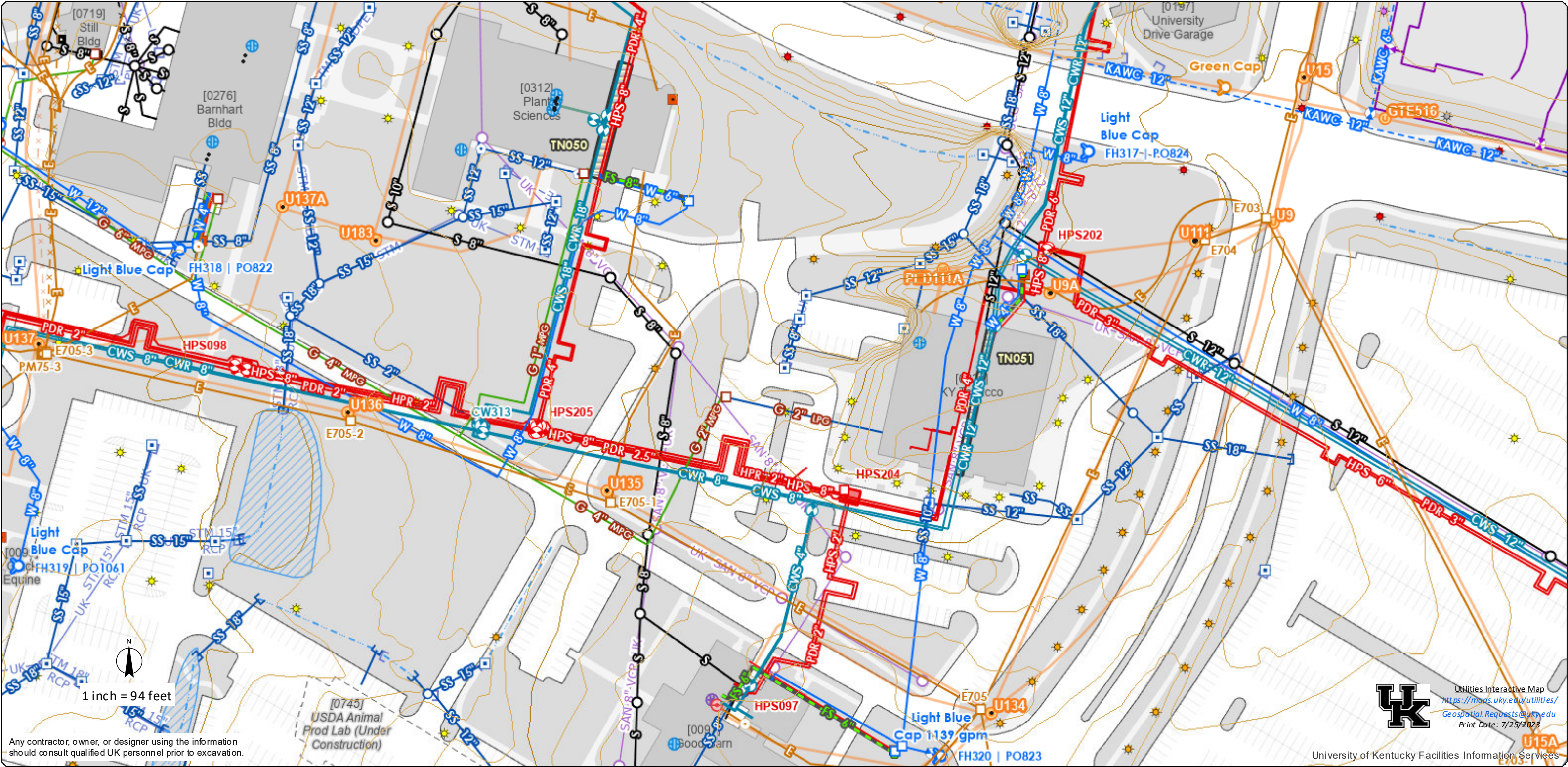
PLANNING CONCEPTS







2617.0 Ag Research Site



ELECTRIC 12KV		CHILLED WATER		DOMESTIC WATER		GAS		HIGH PRESSURE STEAM		EXTERIOR LIGHTING		SANITARY SEWER		STORM SEWER		TELECOM		FIRE SERVICE	
	Transformer		Valve		Hydrant - UK		Gas Regulator		Valve		UK Athletics		Valve		Drain		Pole		Knox Box Location
	Pole		Fitting		Hydrant - KAWC		Meter		Vault		UK Campus Rec		Manhole		Headwall		Vault		# of Building Floors
	Pull Box		Vault		Hydrant - Private		Propane Tank		HPS Line		Non-UK		Sanitary Line		Stream		UK Line		Fire Dept Connection
	Switch Box		CW Line		Vault		Valve		Gas Line		Unknown		Storm Line		Underground Detention		KET Line		Post Indicator Valve
	Vault				Valve		Gas Line (Retired)						CWS-12		Detention Basin		Windstream Line		Fire Dept Connection
	12KV Line				UK Line								W-8				PVI Shutoff		Tunnel - Partial Coverage
	Substation				KAWC Line								SS-12				Tunnel		Tunnel - No Coverage