

WEST VIRGINIA CODE: §5-22B-8

§5-22B-8. Request for proposal phase.

(a) The second phase shall be the request for proposals. Following the selection of prequalified firms, the state and/or its subdivisions shall prepare a request for proposal for construction manager at-risk contract proposals. The request for proposal shall consist of two portions.

(1) Pricing criteria: As part of its preparation for the pricing component of the request for proposal phase, the state and/or its subdivisions shall establish pricing criteria which shall contain the following components:

- (A) Preconstruction fee;
- (B) Construction fee; and
- (C) General conditions.

(2) Performance criteria: As part of its preparation for the technical component of the proposal phase, the state and/or its subdivisions shall establish performance criteria which may include an evaluation of a firm's proposed:

- (A) Schedule;
- (B) Approach to the work, including any anticipated self-performed work;
- (C) Work sequencing;
- (D) Performance history;
- (E) Approaches to performance specifications when used;
- (F) Plan for anticipated procurement difficulties;
- (G) Plan for additional considerations which may include technical design, technical approach, quality of proposed personnel, and management plan.

(b) Once the evaluation committee has selected the prequalified firms, the state and/or its subdivisions shall prepare a request for proposals for each construction management at-risk contract in accordance with the provisions of this article. At least 30 days prior to the deadline for receiving and opening proposals, notice of the request shall be published as a Class II legal advertisement in compliance with the provisions of §59-3-1 *et seq.* of this code; and sent by first-class mail to any construction manager upon request.

(c) The request for proposals shall contain, at a minimum, the following elements:

- (1) The identity of the state and/or its subdivision for which the project will be built and the name of the state agency or subdivision that will execute the contract;
- (2) The proposed terms and conditions of the construction manager at-risk contract, including any terms and conditions that are subject to further negotiation. The proposed general terms and conditions shall be consistent with nationally recognized model general terms and conditions which are standard in the design and construction industry in West Virginia. The proposed terms and conditions may set forth an initial determination of the manner by which the construction manager selects any subcontractor;
- (3) Any bonds and insurance required by law or as may be additionally required by the state and/or its subdivisions;
- (4) General information about the project which will assist the state and/or its subdivisions in its selection of the construction manager, including a project statement that contains information about the scope and nature of the project, the project site, and the project schedule;
- (5) The criteria for evaluation of proposals;
- (6) Estimated construction budget; and
- (7) A description of any other information the state and/or its subdivisions may require.