

ADVERTISEMENT FOR CONTRACTOR PREQUALIFICATION

Subject to conditions prescribed by University of California, Agriculture and Natural Resources, responses to the Prequalification Questionnaires are sought from prospective General Contractors (GCs) with a current and active California "B" license for the following project:

NEW ENGAGEMENT CENTER, SOUTH COAST RESEARCH AND EXTENSION CENTER (SCREC), IRVINE, CALIFORNIA SCREC 7303-B

UNIVERSITY OF CALIFORNIA, AGRICULTURE AND NATURAL RESOURCES (UC ANR)

PREQUALIFICATION OF PROSPECTIVE BIDDERS

The University has determined that bidders who submit bids for SCREC 7303-B must be prequalified. University will accept prequalification questionnaires from general contractors having completed projects that meet all the criteria listed in the Prequalification Questionnaire which in part includes:

1. Project was contracted with a public agency in the State of California.
2. Project was completed within the last 7 (seven) years and accepted as complete prior to September 2025.
3. Project required extensive coordination with on-site full-time operations team and maintenance department, including shutdowns and requests for service.
4. Project had a full-time Superintendent present in all above-described settings during all construction activities – days and, as required, evenings, swing and weekends.
5. Construction contract cost was at least \$12,000,000 (twelve million dollars) as awarded (excluding change orders).
6. Project must have involved construction of facilities for higher education or similar institutional clients, with such features as conference room, meeting spaces, labs, research facilities, administrative offices, and/or test kitchens.

Project Description:

The University of California, Agriculture and Natural Resources' (UC ANR) Research and Extension Center (REC) system consists of 10 (ten) RECs located throughout California's various crop production and climate zones. The REC system is used by University researchers and educators to advance the knowledge and understanding of agricultural and natural resource systems.

The University of California, Agriculture and Natural Resources (UC ANR) is planning the development of a new **Engagement Center** at the South Coast Research and Extension Center (SCREC). The SCREC is located in the City of Irvine and totals approximately 194 acres. The site is already improved with numerous small commercial buildings used and located along Irvine Boulevard.

The Engagement Center will consist of a 9,321-gross square foot, single-story with a winged design, located on approximately a 1.65-acre site. The building will have a maximum height of approximately 16 feet and feature a modern façade composed of a mixture of cement plaster, metal panel, glass, and cross laminated timber roof.

The east wing of the building will have two conference rooms, which can be combined into one large conference room to house approximately 270 participants. The conference rooms will open to a covered patio at the back of the building for additional functionality.

The west wing will house a small reception/office area, a workshop or lab area, a restroom core, an electric room, a plumbing room, storage areas, and a test kitchen. The test kitchen can function as a small classroom and will hold approximately 40 students. It can also function as a food-prep area for conferences, meetings, and other events held in the engagement center. The building lobby and entrance will serve as the central separation between the two wings.

The design of the Engagement Center emphasizes flexibility, sustainability, and accessibility. Indoor and outdoor spaces will be integrated to support hands-on demonstrations, interactive exhibits, and collaborative learning opportunities. The Center will also expand SCREC's capacity to showcase applied research in real-world settings, strengthening UC ANR's mission of delivering science-based solutions to local communities.

Ultimately, the Engagement Center will transform SCREC into a regional resource for knowledge sharing, collaboration, and public engagement—positioning UC ANR as a leader in addressing California's most pressing agricultural, environmental, and societal challenges.

Estimated Construction Cost: \$17,000,000 to \$20,000,000.

Estimated Construction Start: February 2026

Project Delivery Method: Design-Bid-Build.

Prequalification Procedures: Copies of the Level 1 prequalification documents - Prequalification Questionnaire - will be available for download beginning on **Friday, September 19, 2025** at <https://ucanr.edu/site/facilities-planning-management/projects-and-information-contractors>

Completed Level 1 prequalification questionnaires must be received by **5:00pm on Monday, October 27, 2025** by email to Violeta Kovacevic, Contracts Administrator, at vkovacevic@ucanr.edu, UC ANR, 2801 Second Street, Davis, CA 95618.

Prequalification documents will not be accepted after the due date and time. No supplemental data or additional project information will be accepted after due date and time. However, the University reserves the right to request, receive, and evaluate supplemental information after the above time and date at its sole determination. Bidders must agree to comply with all proposal

conditions including state prevailing wages, 10% bid bond, 100% payment and performance bonds, and insurance requirements.

Level 2 interviews will be conducted after review of the Prequalification Documents for those prospective bidders that pass Level 1. Instructions and interview requirements will be sent to bidders who prequalify on Level 1.

University reserves the right to reject any or all responses to this notice, to waive non-material irregularities, and to deem bidders prequalified to submit proposals for the project. All information submitted for prequalification evaluation will be considered official information acquired in confidence, and the University will maintain its confidentiality to the extent permitted by law.

Every effort will be made to ensure that all persons have equal access to contracts and other business opportunities with the University within the limits imposed by law or University policy. Each bidder may be required to show evidence of its equal employment opportunity policy. The successful bidder and its subcontractors will be required to follow the nondiscrimination requirements set forth in the Bidding Documents and to pay prevailing wages at the location of the work.

In addition, the University is committed to promoting and increasing participation of small business enterprises (SBEs) and disabled veteran business enterprises (DVBES) relating to all goods and services covered under the awarded agreement, subject to any and all applicable obligations under state and federal law, and University policies. The awarded contractor shall make best efforts to provide qualified SBEs and DVBES with the maximum opportunity to participate.

The work described in the contract is a public work subject to section 1771 of the California Labor Code.

No contractor or subcontractor, regardless of tier, may be listed on a Bid for, or engage in the performance of, any portion of this project, unless registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5 and 1771.1. This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations.

The successful bidder shall pay all persons providing construction services and/or any labor on site, including any University location, no less than the UC Fair Wage (defined as \$15 per hour) and shall comply with all applicable federal, state, and local working condition requirements.

THE REGENTS OF THE UNIVERSITY OF CALIFORNIA
UC ANR
September 2025