

Seattle Housing Authority

Lam Bow Apartment Construction
Request for Competitive Proposals
Proposal Due Date: February 25, 2021 at 2:00 PM

Seattle Housing Authority is soliciting proposals for Phase 1 Preconstruction work and Phase 2 Construction work. Preconstruction activities included but are not limited to providing a project subcontractor bid schedule, construction schedule, 100% CD value and constructability review and required financial due diligence during financial closing. The scope of this two-phase contract includes a Phase I of an abbreviated Pre-construction phase and if a MACC is reached by the awarded Contractor during Preconstruction and Owner, a Phase II Construction phase will be change ordered at completion of financial closing.

Phase II will be to construct a 5-story, multi-family residential structure containing 81 residential units located at 6955 Delridge Way SW. Ground floor accessory uses include residential common areas and management offices, surface parking for 68 vehicles located on the south side of the parcel accessed from the SW corner of the site off 23RD Ave. SW in West Seattle. The General Contractor and all subcontractors will be required to pay prevailing wages pursuant to the Wage Determination that is included in the bid documents and achieve SHA established Social Equity goals for the project.

The Pre-Bid Site Visits to be held virtually via Microsoft Teams on February 2, 2021 at 1:00 and February 5, 2021 at 1:00. The site will be open for physical review on Wednesday, February 3rd between the hours of 10 AM and 12 PM.

Call in information is provided in the bid documents. The RFCP packet is available online at <http://www.bxwa.com>.