

**ADVERTISEMENT FOR BIDS**

**\*\*\* MODIFIED BY ADDENDUM NUMBER 1 \*\*\***

Subject to conditions prescribed by the University of California, Los Angeles, sealed bids for a lump sum contract are invited from prequalified Concrete Subcontractors (hereinafter “Subcontractors”) for the following work:

GAYLEY TOWERS REDEVELOPMENT – BP 08 - CONCRETE  
Project Number 908052.01

**DESCRIPTION OF WORK:**

1. The proposed Project involves the demolition of an existing University-owned six-level, approximately 57,075 gross square foot (GSF) apartment building on the approximately 20,831 square foot (sf) (0.48 gross acre) project site, and construction of an eight-story, approximately 112,000-gsf co-living style of housing with communal living and study spaces on each floor. Co-living housing is a hybrid of dorm-style housing with community bathrooms and shared spaces for students to cook, eat, study, and socialize. The proposed Project would provide 187 bedrooms and up to 545 beds in triple-occupancy rooms, of which at least 65 percent (358 beds) would be offered as affordable beds. When compared to the existing building, the proposed Project would result in a net increase of 445 beds (residents), and a net increase of approximately 54,925 GSF of development.

The proposed Project would include a central courtyard, which would be enclosed on all sides and open to the sky, and other landscape and hardscape elements would be installed. On-site vehicular parking for residents would not be provided. A service drive/garage accessed from Gayley Avenue, which would be located at the northwest corner of the building, would provide a single parking space for service vehicles and deliveries and allow direct access for trash removal. On-site alternative transportation facilities would include a bike storage room on the ground level, as well as a designated area for scooter parking. Pedestrian access to the proposed building would be provided from the existing sidewalk on the south side of Gayley Avenue.

The site work will include demolition, excavation, site clearing, shoring and installation of concrete shear walls. A hazardous materials report will be available for information, abatement of hazardous materials will include select areas of roofing, sheet vinyl flooring, disposal of fluorescent bulbs. The building will consist of concrete foundations, post tensioned elevated slabs and metal wall framing. Exterior finishes will include glazing systems and integrally colored cementitious plaster while interior finishes will include gypsum board, painted wall board, painted concrete, luxury sheet vinyl flooring at dorm rooms, carpet at common areas and ceramic tile at wet areas. A large subterranean vault will be constructed to house LADWP electrical service equipment to support the electrical needs of the building. Municipal utility connections will include sewer, electrical, domestic and fire water. A gas service is not anticipated as the building will be fully electrified. The project work hours will adhere to Los Angeles City noise ordinances.

The Project site is not identified on any lists of hazardous waste sites compiled pursuant to California Government Code Section 65962.5.

2. **Bid Package 08-Concrete Description:** Provide approximately 112,000 GSF of elevated deck and slab on grade. Work includes the provision of all cast in place shear walls, cast in place columns and architectural columns, all structural excavation, formwork and cast in place scope complete. Work also includes the provision and management of one (1) tower cranes, including erection and dismantle; and provision and management of two (2), two-car man lifts including loading and exit platforms and speaker systems. Provision of all power for the cranes and man lifts and management and maintenance of loading and unloading zones is also included as part of this bid package. Provision of reinforcing steel (Rebar) is not included in this Bid Package and

will be bid as a separate Bid Package.

Provide Concrete & Formwork for the following scope of work:

1. Install approximately 112,000 GSF of elevated deck and slab on grade.
2. Work includes all cast in place shear walls, cast in place columns and architectural columns.
3. Include the procurement, installation and management of one (1) tower crane, including erection and dismantle.
4. Include the procurement, installation and management two (2), two-car man lifts, including loading and exit platforms and speaker systems.
5. Provide and coordinate with CMAR general contractor for all power to operate the cranes and man lifts.
6. Provide flag persons and management and maintenance of loading and unloading operations.

NOTE: The successful bidder's subcontract will be with PCL Construction, Inc., the CM/Contractor on this project.

The anticipated construction cost of the project is: \$83,500,000

The estimated construction cost of this Bid Package is: \$13,516,000

**BIDDING DOCUMENTS:**

1. Bidding Documents will be available beginning on November 7, 2024 and will be issued at:  
UCLA Online Planroom  
Website: <https://www.uclaplanroom.com/>
2. Bidders may view the Bidding Documents online at the UCLA Online Planroom website and download the documents at no cost to user.

**BID DEADLINE:** Bids will be received only at the following location:

Contracts Administration  
University of California, Los Angeles  
1060 Veteran Avenue, Suite 330  
Box 951365  
Los Angeles, California 90095-1365  
310-825-7015

and must be received at or before:

**2:00 p.m., December 12, 2024**  
~~2:00 p.m., December 3, 2024~~

**MANDATORY PRE-BID CONFERENCE & JOB WALK:** A mandatory Pre-Bid Conference and Mandatory Pre-Bid Job Walk will be conducted on November 12, 2024. Only bidders who participate in both the Conference and the Job Walk, in their entirety, will be allowed to bid on the Project as prime contractors.

**Mandatory Pre-Bid Conference via ZOOM:** The mandatory Pre-Bid Conference will be conducted via ZOOM and shall begin promptly at 10:00 a.m. Participants must log onto the ZOOM meeting at or before 10:00 a.m. (See ZOOM meeting instruction below.) Persons logging in later than said time will not be allowed to bid on the Project as prime contractors.

Join Zoom Meeting: <https://ucla.zoom.us/j/97118455444>  
Meeting ID: 971 1845 5444

One tap mobile  
+12133388477, 98670287466# US (Los Angeles)  
+16692192599, 98670287466# US (San Jose)

**Dial by your location**

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1 669 219 2599 US (San Jose)  
1 971 247 1195 US (Portland)  
1 253 215 8782 US (Tacoma)  
1 346 248 7799 US (Houston)  
1 602 753 0140 US (Phoenix)  
1 720 928 9299 US (Denver)  
1 301 715 8592 US (Washington DC)  
1 312 626 6799 US (Chicago)  
1 470 250 9358 US (Atlanta)  
1 646 558 8656 US (New York)  
1 651 372 8299 US (Minnesota)  
1 786 635 1003 US (Miami)  
Find your local number: <https://ucla.zoom.us/u/adJIVaI7XH>

**Mandatory Site Visit:** The mandatory Job Walk will be conducted at the project site and shall begin promptly at 1:00 p.m. Participants shall meet at 565 Gayley Ave, Los Angeles, CA at or before 1:00 p.m. Persons arriving later than said time will not be allowed to bid on the Project as prime contractors. Refer to the UCLA Campus Map at <https://map.ucla.edu/>. For further information, contact William Chung at 310-267-4018.

***NOTE: Bidders are advised that parking may be difficult. Bidders should allow ample time to drive to the above location in heavy traffic, find a parking space, walk to the designated Meeting Room prior to the required time. It is currently anticipated that the Site Visit will last at least 2 hours.***

**LICENSE REQUIREMENTS:** The successful Bidder will be required to have one of the following California current and active contractor's licenses at the time of submission of the Bid:

C-08 License (Concrete) or B License (General Building)

**PREQUALIFICATION:** University has prequalified general contractor bidders for this Project and posted a list of said firms on the UCLA Online Planroom website.

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 wage 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. Please email [ContractsAdministration@capnet.ucla.edu](mailto:ContractsAdministration@capnet.ucla.edu) for further information.

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.

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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  
(Visit our website at: <https://www.uclaplanroom.com/>)