



University of California, Los Angeles
5210 Pacific Concourse Drive Tenant Improvement
Project No. 906021.01
Phase 2B

ADVERTISEMENT FOR QUALIFICATIONS (AFQ)

Clark Construction is requesting qualifications in response to the following Bid Packages from prospective Subcontractors.

BID PKG. NO.	BID PACKAGE SCOPE	ESTIMATED VALUE
BP #09	Cast-in-Place Concrete, Concrete Paving Licence(s) required to perform work: • C-8 Concrete Contractor	\$2,332,000
BP #10	Concrete Unit Masonry Licence(s) required to perform work: • C-8 Concrete Contractor	\$335,000
BP #11	Structure Demo, Enclosure Demo, Site Demo Licence(s) required to perform work: • C-21 Building Moving/Demolition Contractor	\$1,764,000
BP #12	Miscellaneous Metals Licence(s) required to perform work: • C-51 Structural Steel Contractor	\$1,637,000
BP #14	Medical Equipment Installation Licence(s) required to perform work: • C-61/D-34 Prefabricated Equipment Contractor	\$3,220,000

BP #16	Controlled Environment Rooms Licence(s) required to perform work: • C-38 Refrigeration	\$500,000
BP #17	Radio Frequency Shielding Enclosure Licence(s) required to perform work: • Class B General Building Contractor	\$560,000
BP #18	Roofing Licence(s) required to perform work: • C-39 Roofing Contractor	\$3,688,000
BP #19	Sheet Metal Licence(s) required to perform work: • C-43 Sheet Metal Contractor	\$173,000
BP #21	Glazing and Storefront Licence(s) required to perform work: • C-17 Glazing Contractor	\$948,000
BP #22	Elevators Licence(s) required to perform work: • C-11 Elevator Contractor	\$400,000
BP #24	Water Utilities Licence(s) required to perform work: • C-36 Plumbing Contractor	\$466,000
BP #25	Landscaping Licence(s) required to perform work: • C-27 Landscaping Contractor	\$321,000
BP #27	Tiling Licence(s) required to perform work: • C-54 Ceramic and Mosaic Tile Contractor	\$313,000

BP #28	Acoustical Ceilings and Acoustical Panel System Licence(s) required to perform work: • C-2 Insulation and Acoustical Contractor OR • C-61/D-50 Suspended Ceilings Contractor	\$1,834,000
BP #29	Resilient Flooring Licence(s) required to perform work: • C-15 Flooring and Floor Covering Contractors	\$2,976,000
BP #30	Polished Concrete Licence(s) required to perform work: • C-8 Concrete Contractor OR • C-61/D-06 Concrete Related Surfaces Contractor	\$35,000
BP #31	Painting Licence(s) required to perform work: • C-33 Painting and Decorating Contractor	\$1,537,000
BP #32	Specialties Licence(s) required to perform work: • C-61/D-34 Prefabricated Equipment Contractor	\$2,663,000
BP #33	Window Treatments Licence(s) required to perform work: • C-61/D-52 Window Coverings Contractor	\$120,000
BP #34	Signage Licence(s) required to perform work: • C-45 Sign Contractor	\$358,000

BP #35	Asphalt Paving Licence(s) required to perform work: ● C-12 Earthwork and Paving	\$338,000
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Project Description

UCLA Health will renovate a 170,000 gross square foot (gsf) two-story life sciences building at 5210 Pacific Concourse Drive in unincorporated Los Angeles County. Built in 2002, the existing concrete tilt-up building includes floor plates of approximately 80,000 gsf each, 15-foot ceilings, two passenger elevators, and a freight elevator. Tenant improvements to the lobby and café were completed in 2020, which also added an indoor/outdoor community space. These areas will be retained as the new program allows. The 9.2-acre site includes surface parking.

The project will renovate the building to establish a Sports Medicine Institute, relocate the off-campus Clinical Microbiology Laboratory, and create a community fill pharmacy and specialty pharmacy.

Renovations will include minor seismic improvements and upgrades to building systems, utility systems, sustainability, safety and security. The project will address compliance with UC Seismic Safety Policy, the Americans with Disabilities Act, and the University of California Policy on Sustainable Practices.

The project is classified as an HCAi level 3 and will follow all corresponding inspection protocols.

The project will achieve a minimum LEED® Silver ID+C certification and strive to achieve LEED® Gold, version 4.

Clark construction is an equal opportunity employer and encourages bids from all subcontractors including minority, small, veteran, disadvantaged and women owned businesses.

Phase 2B Scope of Work

BP #09 - Cast-in-Place Concrete, Concrete Paving

- Concrete and rebar, reinforcing steel, cast-in-place concrete, and earthwork
- Expansion joint seal in concrete, concrete reinforcement, concrete paving, and concrete paving joint sealants
- Coordination with MEP sleeves
- Bead blasting
- Pre-pour survey
- Installation of FOB embeds
- Sawcutting
- FF/FL survey
- Site concrete such as wheel stops, FOB bollards, FOB bike racks, FOB site handrails, truncated domes

BP #10 - Concrete Unit Masonry

- Concrete unit masonry
- Concrete reinforcement
- Install FOB embed and anchor bolts
- Precast CMU caps
- Coordination with Misc. Metals

BP #11 - Structure Demo, Enclosure Demo, Site Demo

- Electromagnetic investigations
- Sawcutting slab on grade
- Sawcutting concrete exterior panels
- Site asphalt and concrete demo
- Temporary water tight roof protection
- Scanning
- Potential abatement

BP #12 - Miscellaneous Metals

- Miscellaneous metals such as countertop supports, FOB embeds, railings, modification of railings, minor metal decking, roof mechanical equipment platforms, minor roofing removal, roof screen wall modifications, roof tie backs to primary structure, steel fence, gates, and panels, FOB bollards, and FOB bike racks

BP #14 - Medical Equipment Installation

- Medical equipment installation, unistrut framing, healthcare equipment, FF&E
- Coordination meetings, scanning, expansion anchor bolts, thru-bolts, welding thru-bolts to primary steel, OR room access panels, BIM and minor BIM coordination

BP #16 - Controlled Environment Rooms

- Freezer rooms
- Refrigeration systems and hook-ups

BP #17 - Radio Frequency Shielding Enclosure

- Radio frequency shielding enclosure
- This bid package will be deferred approval

BP #18 - Roofing

- Roofing and sheet waterproofing patching
- Flashing around all roof penetrations
- Protection of roofing during construction
- Roof curbs for MEP equipment
- Roof hatches
- Roof jacks for MEP piping
- Potential roof water infiltration testing
- Guarantees, warranties
- Concrete water vapor barrier

BP #19 - Sheet Metal

- Sheet metal, metal wall panels, sheet metal flashing and trim, louvers

BP #21 - Glazing and Storefront

- Exterior glass glazing, interior glass glazing, storefront and aluminum doors
- Aluminum ICU/PACU swing doors, pass window, security windows, automatic swing door operators, solar control films, decorative films
- Mullions to match existing mullions
- Temporary lock cylinders for all exterior doors
- Tempered glass
- Mullion mates, gaskets, closure pieces including at fire rated walls

BP #22 - Elevators

- Elevator refurbishment and modifications and interior cab new finishes

BP #24 - Water Utilities

- Water utility distribution piping and sanitary utility sewerage piping outside of building perimeter and inside property line
- Minor utilities outside of property line

BP #25 - Landscaping

- Landscaping, planting, and landscape maintenance
- Plant irrigation, soil preparation, and plants
- Tree planting
- Low/medium/large shrub planting
- Ground cover

BP #27 - Tiling

- Wall tiling and floor tiling
- Wall tile base
- Schluter trims and accessories
- ADA metal reducers and transitions

BP #28 - Acoustical Ceilings and Acoustical Panel System

- Acoustical ceilings, acoustical wall covering, acoustical panel system
- Linear felt baffles
- Coordination of ceiling wires for fixtures including IV tracks, curtain tracks, lights, etc.

BP #29 - Resilient Flooring

- Resilient flooring, resilient sheet flooring, sheet rubber flooring, and rubber floor tiles
- Vinyl tile
- Static dissipative resilient tile flooring
- Resilient wall base
- Rubber reducers and transitions

BP #30 - Polished Concrete

- Concrete floor preparation, grinding, and polishing

BP #31 - Painting

- Exterior paint at CMU surfaces, metal guardrails, and bollards
- Paint at exposed metal, mechanical, electrical, and irrigation work
- Anti-graffiti and water repellent coatings
- Interior paint at gypsum, casework, and misc. metals
- Photo-luminescent markings
- Seamless shower system
- Sealed concrete

BP #32 - Specialties

- Toilet, bath, and laundry accessories
- Solid phenolic toilet partitions
- Cubicles with curtains and track
- Visual display surfaces
- Wall and door protection
- Lockers and metal storage shelving
- Vinyl wallcovering, architectural finish film, markerboards and tackboards
- Emergency access and information cabinets, emergency aid specialties
- Awnings and canopies
- Projection screens
- IV tracks and bottle holders

BP #33 - Window Treatments

- Automatic and manual window shades
- Coordination with electrical trades

BP #34 - Signage

- Directories, signage, identification devices
- Wayfinding

BP #35 - Asphalt Paving

- Asphalt paving and pavement markings
- Minor rough grade

Information Available

- Available in Building Connected is the 50% Construction Documents.

Anticipated RFP and Construction

- Request for Proposals anticipated November 5th, 2026
- Interior construction anticipated to start May 1st, 2027

Instructions

Interested parties can view the Bid package Documents on Clark Construction's Bid Opportunity page on Building Connected at the following link:

<https://app.buildingconnected.com/public/5579ca47675b720a008b2c5a>

Please select the project titled "UCLA - 5210 Pacific Concourse - RFQ - Phase 2B"

See the Request for Qualification in Building Connected for more information on the project, and details on dates, times, and locations. Under lump sum, please enter \$0, upload your RFQ form and submit by date listed below.

All interested parties deemed qualified will be posted in the RFP advertisement.

Prequalification Schedule

Subcontractor's completed Prequalification Questionnaire and associated documents must be submitted through Building Connected no later than:

2:00 PM, Tuesday, October 6th, 2026

Qualifications are due no later than 2:00 pm on the date listed above. Please visit the Building Connected link above for any applicable addenda or revisions to the bid date.

Any person or entity not satisfied with the outcome of the prequalification must file a writ challenging the outcome within 5 calendar days from the date of the University's written notice regarding prequalification determination. Any assertion that the outcome of the prequalification process was improper will not be a ground for a bid protest.

The University reserves the right to reject any or all responses to Prequalification Questionnaires and to waive non-material irregularities in any response received.

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 subcontractor may be required to show evidence of its equal employment opportunity policy. 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.

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 Prequalified subcontractor shall pay all persons providing construction services and/or any labor on site, including any University location, no less than the UC Fair Wage and shall comply with all applicable federal, state and local working condition requirements.