

ADVERTISEMENT FOR PREQUALIFICATION
(Prime Contractor)

Subject to conditions prescribed by the University of California, Los Angeles, responses to the University's prequalification documents for a CM at Risk contract (on which the University is considering utilizing Best Value Selection methodology) are sought from prospective prime contractor bidders (hereafter "bidders") for the following project:

UCLA Research Park East Core and Shell Improvements
Project Number 940041.01
UNIVERSITY OF CALIFORNIA, LOS ANGELES

PREQUALIFICATION OF PROSPECTIVE BIDDERS: The University has determined that bidders who submit bids on this project must be prequalified. Prequalified bidders will be required to have the following California contractor's license(s):

B License (General Building)

GENERAL DESCRIPTION OF WORK: The project includes core and shell improvements at UCLA Research Park East, located at 10800 West Pico Boulevard, Los Angeles, to enable it to support future biomedical research and quantum physics laboratories. Formerly a shopping mall, the property was undergoing conversion to office space for a single tenant at the time of acquisition by the University.

As part of the core and shell work at Research Park East, the structure shall be retrofitted to accommodate vibration-sensitive quantum physics and biomedical research laboratories. A new vibration or seismic separation shall be introduced to allow the eastern third of the building to be developed in a separate future phase. The partially constructed mechanical, electrical, and plumbing systems installed for the former tenant's office functions shall be removed and replaced to provide new points of connection for future tenant improvement projects. Portions of the basement parking level and the existing loading dock shall be floodproofed to protect these areas and support future vibration- and light-sensitive programming. The at-grade loading dock shall be upgraded to serve the first phase of tenant improvements in advance of the possible future construction of a second loading dock to support full buildout in the future.

Estimated Construction Cost: Up to \$310,000,000

PREQUALIFICATION SCHEDULE: On August 4, 2025, prequalification documents will be available to intending bidders online at <https://www.uclaplanroom.com> and will be issued at no cost at:

Contracts Administration
University of California, Los Angeles
1060 Veteran Avenue
Box 951395
Los Angeles, California 90095-1395
310-825-7015

MANDATORY PREQUALIFICATION CONFERENCE: A Mandatory Prequalification Conference will be conducted via ZOOM on August 11, 2025 beginning promptly at 10:00 a.m. Only bidders who participate in the Conference in its entirety will be allowed to submit prequalification documents and, if prequalification is achieved, bid on the Project as prime contractors. Participants must arrive at or before the above-specified time. Persons arriving later than said time will not be allowed to submit prequalification documents or submit bids as prime contractors. For further information, contact the University's Project Manager Phiroze Titina at: 310.206.9532.

***NOTE:** Attendee shall be a staff member of the prime contractor bidder's firm who will be actively involved in responding to this Prequalification, and who is highly knowledgeable of the firm's potential response to the prequalification criteria.*

Mandatory Pre-Bid Conference via ZOOM: 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/91215214816>
Meeting ID: 912 1521 4816

One tap mobile

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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/adJIVa17XH>

NOTES:

1. *Attendee shall be a staff member of the prime contractor bidder's firm who will be actively involved in responding to this Prequalification, and who is highly knowledgeable of the firm's potential response to the prequalification criteria.*

SUBMITTAL DEADLINE: Each Bidder's completed Prequalification Questionnaire, and associated documents must be received at the above-listed University Contracts Administration office in a sealed envelope, or uploaded to the UCLA Planroom website, no later than:

3:00 p.m., September 2, 2025

NOTE: Only hard copy submittals or submittals uploaded to the UCLA Planroom website will be accepted. Oral, telephonic, electronic mail (e-mail), facsimile, or telegraphic Prequalification Questionnaires are invalid and will not be accepted. Only University's Prequalification Questionnaire (and associated documents) will be accepted. University reserves the right (but is not obligated) to request, receive, and evaluate supplemental information after the above time and date at its sole determination.

Any person or entity not satisfied with the outcome of the prequalification must file a writ challenging the outcome within 10 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 dates, times, and location set for receiving and opening of bids will be set forth in an Advertisement for Bids.

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 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 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.

The successful Prequalified 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>)