



**URBAN REDVELOPMENT AUTHORITY
REQUEST FOR QUALIFICATIONS (RFQ)
STOREFRONT FACADE CONSTRUCTION CONTRACTORS**

**RFQ Issue Date: November 1st, 2022
Qualifications Due Date: December 15th, 2022**

Summary Information

The Urban Redevelopment Authority of Pittsburgh (“URA”) requests qualifications from construction firms to perform various construction projects for commercial façade improvements for its Avenues of Hope Storefront Façade Grant Program (“Program”).

The Program provides grant funding to brick-and-mortar commercial properties to improve street-facing façades. Program applicants can apply for up to \$12,000 in grant funding of Community Development Block Grant (“CDBG”) dollars for said façade improvements. Program applicants will need to show evidence of a 10% investment in the project, therefore each project will total at least \$13,200.

Through this RFQ, the URA will be pre-qualifying up to three (3) General Contracting firms to construct the façade improvements under the Program on a project-by-project basis. This will enable the URA to streamline the storefront renovations, remove the burden from the small business in selecting a contractor, and ensure CDBG Requirements are met. The pre-qualified firms will be expected to work with the URA and URA-approved Program grantees. Each approved contractor will remain on-call from the date approved by the URA Board of Directors throughout the duration of the contract. When the URA has approved a Program grantee, the URA will issue a Notice to Proceed to a selected contractor; the URA and the contractor will agree to a timeline to start and complete the work for said approved grantee.

To effectively accomplish our objectives under the Program, the URA is soliciting information from qualified parties with experience in rehabilitation and construction of main street storefront façades.

Submission Requirements:

Due Date: December 15th 2022

Delivery: Ion Wave Technology submission

Deliverables: One (1) electronic copy submitted to Ion Wave Technology

Respondents should submit their proposal package using IonWave Technologies, the URA's response program. The proposal should be combined into one file in PDF format. Do not send hard copies.

Link to ION Wave Technologies: <https://ura.ionwave.net/Login.aspx>

The proposal submissions and questions concerning the content of this RFP should be addressed to:

Attention: Miranda Micire
mmicire@ura.org

IMPORTANT BID NOTIFICATION ANNOUNCEMENT

Please note URA is now using IonWave Technology (IWT) as its bid notification and RFQ submission platform.

Respondents to this RFQ *must* register online at: <https://ura.ionwave.net/Login.aspx> in order to submit their proposal in addition to the delivery requirements noted above.

Question and Answer

All questions regarding this RFQ should be submitted online through the IWT platform. All questions submitted through IWT will be answered through IWT. Both the question and corresponding answer will be visible and available to anyone registered with the IWT site reviewing this opportunity.

Equal Employment Opportunity

The Contractor will be required to comply with all applicable Equal Employment Opportunity requirements. The Contractor must assure that applicants and employees are not discriminated against based on race, color, religion, disability, ancestry, national origin, age, sexual preference, sexual orientation, gender identity, gender expression, or political and/or union affiliation.

The Urban Redevelopment Authority of Pittsburgh requires that all bidders complete and submit a Certification of Minority and Women's Participation with Exhibits.

Background Information

The URA is the City of Pittsburgh's economic development agency, committed to creating jobs, expanding the City's tax base, and improving the vitality of businesses and neighborhoods. The URA was established in 1946 under the Pennsylvania Urban Redevelopment Law, 35 P.S. §§ 1701, *et seq.* The URA acquires and clears blighted property; initiates rebuilding with the private sector; negotiates with the federal, state, county, and local governments for public funds and facilities; and works to maintain and improve Pittsburgh neighborhood and business districts through business loan programs, multi and single-family loan programs and home improvement loan programs amongst other initiatives.

Due to the URA's mission and a citywide push to expand economic opportunity throughout the City of Pittsburgh, the URA is expanding its work with small to medium-sized businesses to provide opportunities to as many firms as possible.

The URA is a legal entity separate and distinct from the City of Pittsburgh. The URA works closely with the City in fulfilling its redevelopment mission.

Additional Information

Additional information regarding the URA may be found on the URA's website at www.ura.org, or a request for information may be submitted to Miranda Micire at mmicire@ura.org, (412) 255-6637 ext. 6637

Avenues of Hope Façade Grant Program

Scope of Services

Avenues of Hope Storefront Façade Grant Program provides funding to renovate and improve commercial storefronts. The URA is seeking contractors willing and able to work on these projects by performing the following tasks:

- Window repair and replacement
- Business Exterior Signage
- Exterior painting
- Brick Pointing and other masonry work
- Exterior ADA improvements
- Exterior electrical work
- General Labor
- Door repair & replacement
- Other identified tasks on a project-by-project basis

Budget:

This program is funded by Community Development Block Grant ("CDBG") dollars. Wages paid on this project shall not be less than the prevailing wages determined by the Federal David-Bacon Act as set forth in the contract documents.

Each façade renovation project will total approximately \$13,000.

The URA will increase the Program grant amount to cover federal prevailing wage rates on a project-by-project basis.

Evaluation Process

The qualifications review committee will consist of relevant staff from the URA's Business Solutions department and relevant URA senior leadership.

1. The qualifications review committee will check responses against mandatory criteria.
2. Formal interviews with respondents may be scheduled at the discretion of the qualifications review committee.
3. During the evaluation process, the URA reserves the right to request additional information or clarifications from the respondents or to allow or waive corrections, errors or omissions.

4. A qualification review committee will review each response submitted and shall recommend to the URA Board of Directors a list of respondents based upon their response to this RFQ.

RFQ Anticipated Timeframe

RFQ Issue Date	November 1 st , 2022
Due Date for Proposals	December 15th, 2022
Notification of firms	TBD

Final Selection

The URA Board of Directors will select firm(s) after receiving the recommendations of the URA's staff.

All responses, including attachments, supplementary materials, addenda, etc. shall become the property of the URA and will not be returned. The URA shall have the right to verify the accuracy of all information submitted and to make sure investigation as it deems necessary to determine the ability of each applicant to perform the obligations in the response. The URA, in its discretion, reserves the right to reject any response when the available evidence or information does not satisfy the URA that the applicant is qualified to carry out properly the obligations of the response. The URA reserves the right to reject any or all qualifications submitted. They shall be the sole judge as to which, if any, applicant best meet the selection criteria. The URA reserves the right to reject any proposal for failure to comply with the requirements of this RFQ. The URA further reserves the right, in its sole discretion, to waive any such defect(s) or failure(s). The URA reserves the right to accept an offer or proposal other than the highest offer and will determine awards in its sole discretion. Submission of a response indicates acceptance by the firm of the conditions contained in this RFQ, unless clearly and specifically noted in the response submitted and confirmed in the contract between the URA and the firm selected. The URA will not reimburse firms for any expenses incurred in preparing responses to this RFQ. This form is submitted subject to errors, omissions, and/or withdrawal without notice by the URA at any time.

Selection Criteria

Qualifications will be evaluated using the criteria below:

1. Mandatory Elements
 - a. The respondent, including any and all team members, must have no conflict of interest with regards to any other work performed by the respondent for the URA or related entity, nor any conflict of interest with the City of Pittsburgh.
 - b. The respondent must adhere to the instructions contained in this RFQ in preparing the submitted proposal.
 - c. The contractor must have up-to-date registration with the City of Pittsburgh
2. Technical Qualifications
 - a. Experience and expertise
 - i. The firm's past experience on comparable projects

- ii. The qualifications of the firm's professional personnel to be assigned to the engagement with the URA.
- b. Fee information
- c. MBE/WBE Participation

RFQ SUBMISSION REQUIREMENTS

Each submission must include the following:

1. Title Page – include the Contractor's name, contact person and contact information
2. Table of Contents
3. Qualifications - Provide a brief narrative that explains why your firm is well qualified to perform this work, including prior relevant façade improvement and renovation experience.
 - a. References_– Provide three (3) references from other entities or clients that you have performed similar work for. Include the reference's name, title (if applicable), direct telephone number, and email address. Please include photographs where applicable.
4. Firm Profile - Provide a brief profile of your firm.
5. MWBE Narrative – State, as succinctly as possible, how your firm will incorporate Minority and Women-Owned Business Enterprise (MWBE) participation on the contract. MWBE participation can be satisfied by:
 - Ownership/partnership of firm;
 - Use of minorities and/or women as part of consultant team;
 - Focus on MWBE clients or businesses for sourcing materials and sub-contractors
6. Pricing Methodology - Describe your preferred fee structure and current rates. Please note any other factors that you deem significant
7. Describe your Experience working with CDBG Funding, federal Prevailing Wage Rates, and State Historic Preservation Office Requirements
8. Other Information – Please provide any other information which you believe is pertinent to the URA's consideration of your firm. Please limit your response to this question to no more than one (1) page.
9. Application for Contractor Registration on IWT (Appendix A)

INQUIRIES

All questions regarding this RFQ should be submitted online through the IWT platform.