



## UNIVERSITY OF WASHINGTON – UW TACOMA MILGARD HALL

### DESIGN-BUILD ARCHITECT SELECTION

The University of Washington (Owner, University or UW), is in the process of soliciting Statements of Qualifications (SOQ) from qualified design-build firms to design and construct the UW Tacoma Milgard Hall. The Owner's intent is to utilize a phased approach to select the design-build team. The Owner will first select the builder only with an RFQ and RFP process, and work collaboratively with the selected builder to then select the design architect and, subsequently, all other team members. For purposes of this solicitation, the builder is referred to as the Design-Builder. The RFQ for the Design-Builder may be found here: <https://facilities.uw.edu/projects/business-opportunities/solicitations>, and the process for selecting the design architect is described in Attachment 4, Design Architect Selection Process.

The University is developing an initial list of design firms it will propose to be considered for the project and is concurrently seeking, via this notice, letters of interest from firms that wish to be considered for inclusion on that list. Letters of interest should be limited to one 8-1/2" x 11" page and include a link to the firm's website. The University is seeking firms which have demonstrated design excellence, have experience with interdisciplinary higher education buildings, active learning spaces, mass timber construction, building on a dense urban campus, have demonstrated the ability to produce excellent design with modest budgets, and thrive in a collaborative/integrated project delivery environment.

Letters of interest may be emailed to:

University of Washington Facilities, Project Delivery Group  
Melony Pederson, [melonyk@uw.edu](mailto:melonyk@uw.edu)

Hard copies may be mailed to:

University of Washington Facilities, Project Delivery Group  
Attention: Melony Pederson  
University Facilities Building  
Box 352205  
Seattle, WA 98195-2205

*Letters of interest must be received no later than **February 21, 2020**.*

### BACKGROUND

Milgard Hall will be an innovation showcase on campus through its programming, design and construction. This facility will provide spaces for a new Mechanical Engineering program, including critical teaching labs, related faculty and staff offices, and support spaces. It will also be a home for the Milgard School of Business with large, flexible teaching and collaborative spaces that fit current pedagogies and be flexible over time. A key element of this home will be collaborative space with a public face for the various Centers that connect students to research, industry partners, and

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employment. Lastly, it will provide campus-wide spaces, to meet the growing demand for large format classrooms and group rooms.

To the extent the budget and program will allow, we intend to use innovative mass timber products. The manufacturer of these products is expected to be an integral part of the team to ensure availability of products, reduce potential delays in re-design and make suggestions based on best practices.

Current Project Goals are as follows:

- Add labs and support spaces to allow UW Tacoma to start a high-demand Mechanical Engineering program
- Meet existing and new Business School needs by providing appropriately sized and configured classrooms and associated collaboration areas.
- Connect Engineering and Business disciplines in a way that fosters innovation and entrepreneurship and leverages existing industry partnerships.
- Pursue ambitious sustainable strategies to meet the State of Washington's goals for reducing CO2 emissions and promoting economic growth.
- Utilize Mass Timber Construction methods as the budget and program allows.

The Owner fully embraces the principles of collaboration and integrated project delivery that emphasize a cooperative approach to problem-solving. Toward that end, the UW expects the design-build team, as part of the project team, to deliver this project by creating a culture of open and honest communication, utilizing Lean principles efficiently and effectively, and establishing a collaborative environment where the project team contributes its best efforts for the benefit of the project as a whole. The design-build contract thoroughly incorporates Integrated Project Delivery terms, including sharing of savings, shared risk and reward, and an incentive program, and these terms apply to key consultant and trade partner team members, including the architect.

The University of Washington Architectural Commission, established in 1957 to advise the University on the design of the University's campuses' buildings, landscapes, and urban amenities, will serve this advisory role on this shared project as well, as will the University's Landscape Advisory Committee.