

SE-210 INVITATION FOR PROFESSIONAL SERVICES

AGENCY: SC Governor's School for the Arts and Humanities (GSAH)

PROJECT NAME: SCGSAH Residence Hall Renovations

PROJECT NUMBER: H64-9603-CB

PROJECT LOCATION: Governor's School for the Arts and Humanities

DESCRIPTION OF PROJECT/PROFESSIONAL SERVICES: (450 character limit)

The scope includes renovation of the existing residence hall (58,500 sq ft) and possible addition of 8000 square feet of new construction with a net gain of 34 beds. There are currently two feasibility studies that the chosen firm will review and offer guidance. Either design concentrates on immediate/critical needs of the current structure related to life safety. All plans must include the ability for students to reside on site.

RESUME DEADLINE DATE: 12/11/2025 TIME: 11:00 AM NO. OF COPIES: Printed: 6 Electronic: 1

ANTICIPATED PROJECT DELIVERY METHOD: Design-Bid-Build CM-R N/A

AGENCY PROJECT COORDINATOR: Betsy Beam

EMAIL: betsybeam@scgsah.org

TELEPHONE: (864) 282-3738

The Agency requests qualifications from firms interested in providing professional services for the project listed above. Any questions concerning this solicitation must be addressed to the Agency Project Coordinator listed above.

RESUME DELIVERY ADDRESSES:

HAND-DELIVERY:

Attn: Betsy Beam

SCGSAH, 15 University Street
Greenville, SC 29601

MAIL SERVICE:

Attn: Betsy Beam

SCGSAH, 15 University Street
Greenville, SC 29601

DESCRIPTION OF PROFESSIONAL SERVICES/QUALIFICATIONS ANTICIPATED FOR PROJECT:

Licensed Architectural Firm with prior experience in school (higher education) renovation, residence hall renovations, interior design, mechanical/electrical engineering capabilities and preferred prior experience in student oriented renovations.

ANTICIPATED CONSTRUCTION COST RANGE: \$4,683,000 to \$5,100,000 N/A:

• INTERESTED FIRMS SHOULD SUBMIT THE FOLLOWING:

1. A Current STANDARD FEDERAL FORM 330;
2. The Name and Contact Information, including Email, of a Primary Contact;
3. A Certification stating whether the Firm is a Resident of South Carolina (See SC Code § 11-35-3215); and
4. Response to Selection Criteria set forth in SC Code § 11-35-3220.

- **PUBLIC NOTICES:** All notices (Meetings, Selection for Interviews, Notice of Intent to Award) shall be posted at the following location: SCGSAH Visitor's Center Lobby-15 University Street, Greenville, SC 29601

- **LICENSURE:** To be considered for selection, persons or firms must be properly licensed in accordance with the requirements of Title 40 of the SC Code of Laws, as amended at the time of resume submission.

- To submit confidential information, see Appendix I, OSE Manual, <https://procurement.sc.gov/manual>.

- In accordance with the South Carolina Green Purchasing Initiative, it is preferred submittals not exceed 20 double-sided pages. The Standard Federal Form 330 is not included in the page count.

- All written communication with parties submitting information will be via email.

- Agency will accept submittals via email above (PDF file no larger than 10MB):

Yes No

- Any actual bidder, offeror, contractor or subcontractor who is aggrieved in connection with this solicitation or the intended award or award of a contract under this solicitation may protest to the State Engineer in accordance with SC Code § 11-35-4210 at: CPO, Office of State Engineer, 1201 Main Street, Suite 600, Columbia, SC 29201, email: protest-ose@mmo.sc.gov.

APPROVED BY:



DATE: 11/13/2025

(OSE PROJECT MANAGER)