

SE-410

INVITATION FOR CONSTRUCTION MANAGEMENT AT RISK SERVICES

AGENCY: Winthrop UniversityPROJECT NAME: Dinkins Hall RenovationPROJECT NUMBER: H47-9599-CB-B CONSTRUCTION COST RANGE: \$3,700,000 to \$4,100,000PROJECT LOCATION: Dinkins HallDESCRIPTION OF PROJECT/SERVICES: *(450 character limit)*

THIS UPDATE IS FOR SUBMITTAL DUE DATE ONLY. [The renovation will: add humidity control and waterproofing at select building foundation/basement, balance the existing HVAC system, re-lamp existing light fixtures, upgrade lighting controls, make existing elevator upgrades, install a new natural gas boiler system, install a new fire alarm system, include testing (allowance) for a BDA system, and address accessibility of restrooms.]

SUBMITTAL DUE DATE: 08/26/2026 TIME: 02:00 PM NO. OF COPIES: Printed: 1 Electronic: 1PROJECT DELIVERY METHOD: Construction Management at Risk (CM-R)PRIME CONTRACTOR LICENSE (SPECIAL STANDARD OF RESPONSIBILITY): *(150 character limit)*N/AAGENCY PROJECT COORDINATOR: Christopher JohnsonEMAIL: johnsonc@winthrop.eduTELEPHONE: (803) 323-2389DOCUMENTS MAY BE OBTAINED FROM: Trevor Jordan, Cooper Carry: TrevorJordan@coopercarry.com

- Contractor will be required to provide Performance and Labor and Material Payment Bonds, each in the amount of 100% of the contract price.
- PUBLIC NOTICES:** All notices (Meetings; Intent to Award CM-R Contract) shall be posted at the following location: Winthrop Facilities Management 349 Columbia Ave. Rock Hill SC 29733
- 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.
- All written communication with parties submitting information will be via email.
- Agency will accept submittals via email above in response to a RFQ (Max 10MB PDF): ☒ 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, 1333 Main Street, Suite 700, Columbia, SC 29201, email: protest-ose@mmo.sc.gov.

A/E NAME: Cooper Carry, Inc.A/E CONTACT: Trevor JordanEMAIL: TrevorJordan@coopercarry.comTELEPHONE: (704) 831-7718

NON-MANDATORY PRE-SUBMITTAL CONFERENCE:

☐ Yes ☒ No

CONFERENCE DATE: _____

TIME: _____

CONFERENCE PLACE: _____

SUBMITTAL DELIVERY ADDRESSES:

HAND-DELIVERY:

Attn: Christopher JohnsonWinthrop University Facilities Management349 Columbia Ave. Rock Hill SC 29733

MAIL SERVICE:

Attn: Christopher JohnsonWinthrop University Facilities Management349 Columbia Ave. Rock Hill SC 29733APPROVED BY: DATE: 08/19/2026

(OSE PROJECT MANAGER)