

**CLARK COUNTY SCHOOL DISTRICT
CONTRACT PROCUREMENT AND COMPLIANCE SERVICES
CONSTRUCTION MANAGER AT RISK SERVICES
PUBLIC WORKS PROJECT**

INVITATION FOR **CONSTRUCTION MANAGER AT RISK**. The Clark County School District, Contract Procurement and Compliance Services Dept., is soliciting Request for Proposals from firms for Construction Manager at Risk (CMAR) services for:

Jim Bridger Middle School
School Replacement
2505 North Bruce Street
North Las Vegas, Nevada 89030
Clark County School District Project Number 0001660

The project involves replacing the existing Jim Bridger Middle School, situated on a developed 10.26-acre parcel, with a new 150,850-square-foot, three-story CMU building, accommodating a student population of 1,250.

The budget for construction cost for the project is \$65,385,000.00

The CCSD Contact is: Alan Imperial, Project Manager
The Architect is Simpson Coulter STUDIO

The Request for Qualification (RFQ) will be available online via Bluebeam beginning **Monday, August 11, 2025**. Your firm will need to email youngd@nv.ccsd.net and brasemc@nv.ccsd.net to request the invitation for the digital RFP documents through CCSD's Bluebeam document viewer tool with instructions on how to view and print.

SUBMITTAL DEADLINE FOR REQUEST FOR QUALIFICATIONS: All Applicants must submit the Request for Qualification **electronically** on or before **Wednesday, August 27, 2025, no later than 1:00 p.m.** Responses will be received via E-Builder portal provided to the applicants. Responses that are not received by the deadline time and date **will not** be accepted. Facsimiles or emailed responses will not be accepted.

All general contractors must be pre-qualified with the Clark County School District and possess a Certificate of Eligibility from the Nevada State Contractors Board prior to submitting the Request for Qualification.

The CMAR will provide the required pre-construction and construction services. Preconstruction services shall include assisting the design team with constructability matters, construction cost, value engineering, fast track options and scheduling. The construction services shall include determining a Guaranteed Maximum Price (GMP), procurement of all subcontractor contracts, and managing construction of the project.

Selection Criteria and weighted values: General – pass/fail, Applicant organization, workload and past performance (20%), Designated Project Manager and Superintendent experience on CMAR and Design

Build with similar size and scope (20%), Project Management Plan (30%), Subcontractors and Safety Program (25%), Certificate of Eligibility for preference (5%).

The anticipated CMAR Phases will be Preconstruction Phase Services, November 12, 2025 – April 15, 2027 and Construction Services, June 14, 2027 – May 25, 2029.

The Clark County School District invites all businesses, which includes women-owned, minority-owned, and disadvantaged business enterprise companies to participate. The Clark County School District is an equal opportunity employer and will not knowingly discriminate in any area of employment.

Publication dates: Sunday, August 10, 2025 and Wednesday, August 13, 2025

PLEASE INCLUDE CCSD LOGO

P.O. 6000007090