

**ADVERTISEMENT FOR  
PROFESSIONAL ARCHITECTURAL SERVICES  
CITY OF HOUSTON**

The General Services Department will receive Statements of Qualifications (SOQ) utilizing online bidding services via Civcast at <https://www.civcastusa.com/bids> for the following Project(s):

<b>Project Name and WBS Number</b>	<b>Third Ward MSC &amp; HC Renovation</b> WBS No. H-000093-0001-3-01 <b>Hiram Clark MSC Renovation</b> WBS No. H-000423-0001-3-01 <b>Magnolia MSC Renovation</b> WBS No. H-000424-0001-3-01 <b>Environmental Health Admin. Building Structural &amp; Roof Repairs</b> WBS No. H-000138-0001-3-01 <b>Sharpstown Community Room &amp; Golf Center (New Construction)</b> WBS No. F-000975-0001-3-01 <b>Nottingham Park &amp; Community Center (New Construction)</b> WBS No. F-000869-001-3-01
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Project Description	<p>Third Ward MSC &amp; HC Renovation: convert and renovate child restrooms to adult size; plumbing repairs and upgrades including new countertops, lighting, and faucets in all restrooms; remove all corridor wall covering (25% of facility) and repair and paint walls; remove carpet at offices and replace with polished concrete and new base; door operators at Senior area; add corner guards and chair rail throughout; replace room identification signs; replace/upgrade fire alarm and security system; repair emergency exit lighting; minor HVAC system repairs; auditorium A/V upgrades; IDF room upgrades; exterior lighting upgrades; repair/coat roof; reseal limited building envelope; reseal limited exterior site joints; power wash exterior walls; paint exterior ferrous metal; new exterior wayfinding signage; and address minor ADA site items.</p>
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Diabetes Awareness and Wellness Network (DAWN) is utilizing the previous daycare area, which was not constructed to properly accommodate this usage. The interior and exterior finishes are aged and badly deteriorated. The fire alarm system is also outdated.

Hiram Clark MSC Renovation: the scope includes Fire alarm system replacement/upgrades, exterior sealants for doors and windows, refresh concrete floor sealants, paint interior wall finishes, exterior building façade power wash, security system upgrades for the CCTV. Upgrade emergency exit

signages. Minor upgrades to the LAN system, replacing existing split system heat pumps, and replacing water heaters. This facility was built in 2010 and a refresh is needed to the interiors and multiple life safety systems require an upgrade. Additionally, the facility will be occupied and operational during the construction phase.

Magnolia MSC Renovation: Provide Architectural and Engineering Design Services for the interior & exterior renovation of the Magnolia MSC. The scope of work includes but is not limited to refresh wall finishes, flooring, fixtures, kitchen conversion to office space, electrical system upgrades, plumbing system renovations, and fire alarm system updates. This facility was built in 1984 and last renovated in 2010 and a refresh is needed to the interiors and multiple life safety system required and upgrade. Additionally, the facility will be occupied and operational during the construction phase.

Environmental Health Administration Building Structural & Roof Repairs: The scope of work consists of adding numerous drilled piers to the foundation to stop the uneven settlement. Repair the cracks on the walls on the interior and exterior of the building. Replace/repair the roof. Paint the exposed interior structure where the paint is peeling due to temperature and moisture issues from the damaged roof. Replace the entrance storefront and entry doors. Replace the clerestory glass and modify roof curb. Repair/replace electrical system, and other miscellaneous repairs. Previous repairs were done to the building foundation. However, it wasn't sufficient, and the damage extended. Mitigation is required in order to address the structural issues, the roof system, interior, exterior walls damage, and the electrician system repairs/upgrades.

Sharpstown community Room & Golf Center: The scope of work includes a new Golf Center and Community Meeting Space to replace the existing Community Center and Golf facility. The building will include a proshop, work room, large dividable multi-purpose meeting room, restaurant space, servery, offices, restrooms, storage and IT rooms along with covered outdoor space.

Nottingham Park & Community Center: The project scope is for a new Community Center to be located at 14205 Kimberly Lane. The center's size will be approximately 13,000 square feet and include an indoor gymnasium, meeting space, warming kitchen, recreational staff offices, restrooms, storage, and necessary support spaces. Associated demolition, parking lot upgrades or redevelopment, sidewalks, landscaping, and irrigation associated with the

building, site detention, furniture, fixtures, equipment, IT, security, and civic art coordination. The project is to be LEED certified.

**Submittal Date**

Thursday, 05/08/2025 at 10:30am

**MWBE Goal**

Third Ward MSC & HC Renovation: 20%  
Hiram Clark MSC Renovation: 7%  
Magnolia MSC Renovation: 20%  
Environmental Health Administration Building Structural & Roof repairs: 8%  
Sharpstown Community Room & Golf Center: 21%  
Nottingham Park & Community Center: 21%

**Project Location**

Third Ward MSC & HC Renovation: 7427 Park PI Blvd, Houston, TX 77087  
Hiram Clark MSC Renovation: 3810 W Fuqua St, Houston, TX 77045  
Magnolia MSC Renovation: 6600 Harbor Town Dr, Houston, TX 77036 77036  
Environmental Health Admin. Building Structural & Roof repairs: 7427 Park PI Blvd, Houston, TX 77087  
Sharpstown Community Room & Golf Center (New Construction): 6600 Harbor Town Dr, Houston, TX 77036  
Nottingham Park & Community Center (New construction): 14205 Kimberley Ln, Houston, TX 77079

**Project Manager**

Mauricio Perez / 832-982-6824

**Estimated Construction Budget**

Third Ward MSC & HC Renovation: \$2,689,000.00  
Hiram Clark MSC Renovation: \$758,000.00  
Magnolia MSC Renovation: \$2,092,000.00  
Environmental Health Admin. Building Structural & Roof repairs: \$2,782,000.00  
Sharpstown Community Room & Golf center (New Construction): \$3,308,500.00  
Nottingham Park & Community Center (New construction): \$7,430,000.00

**Pre-Submittal Meeting**

2:00 pm, Monday, 04/21/2025. In-person: Conference Room 382, 3<sup>rd</sup> Floor, City Hall Annex 900 Bagby St. Houston, TX 77002  
Microsoft Teams: Video ID: 276 797 147 895  
Passcode: 2Cq2cP2K

The Submissions will be ranked based on the criteria set out in the Request for Qualifications (RFQ). After reviewing the Submissions, the City may short-list a maximum of five Respondents that will participate in interviews and presentations before finalizing the rankings.

The City will utilize online bidding services via Civcast at <https://www.civcastusa.com/bids>. Electronic Submissions are due at 10:30 a.m., local time on the Submittal Date. Follow submittal instructions on <https://www.civcastusa.com/>. Hard Copies will not be accepted for this Submission. Submissions will be opened, and the Respondents names will be posted on Civcast on the Submittal Date. Respondents' names will be read aloud via Microsoft Teams dial up access on the same day at 11:00 am only.

Microsoft Teams Number 1-936-755-1521 ID: 598 888 117#. All interested parties are invited to attend. Place and date of Submittal opening may be changed in accordance with Sections 15-45(c) City of Houston Code of Ordinances (City Code). All Respondents shall comply with Article II, Chapter 15, City of Houston Code of Ordinances.

The RFQ may only be obtained electronically on Civcast. For more information, go to the City's website: <https://www.publicworks.houstontx.gov/contracting-services>.

All Addenda will be posted on the following website for your review: <https://www.civcastusa.com/>

It is unlawful for any Contractor to contribute or offer any contribution to a candidate for City elective office during a certain period prior to and following a contract award. (Chapter 18, City Code). Contractor will be required to comply with Anti-discrimination provisions (Chapter 15, Article II, City Code), Pay or Play Program (Executive Order 1-7 and Ordinance 2007-0534), and the Minority, Women, Persons with Disabilities and Small Business Enterprise requirements (Chapter 15, Articles V and VI, City Code and Executive Order 1-2).

Dated: \_\_\_\_\_  
(Publish Friday 4/11/2025 and 4/18/2025)

cc: Cheryl Harris/Contract Bid Management Group