



ADVERTISEMENT FOR PROPOSALS

Project: Progressive Field Renovation

Owner: Gateway Economic Development Corporation of Greater Cleveland

Project Manager: Cleveland Guardians Baseball Company, LLC

Construction Manager: Mortenson/Independence/AKA

Design Architect: MANICA

Architect of Record: Moody Nolan

Mortenson/Independence/AKA (Construction Manager at Risk) is soliciting Lump Sum Proposals for Proposal Packages #2 and #3. Notice is hereby given that responses to this Request for Proposals (RFP) will be received by Mortenson/Independence/AKA for the provision of Construction Services for the following Subcontract Categories:

2024 Season Opener Projects	Left Field Beer Garden
	Right Field Upper Deck Experience
	Upper concourse Sponsorship Bars Shell Out
	East 9th Street
	Home Clubhouse/Service Level (Phase 1/Storage Room Work)
Phase One Projects	Terrace Hub
	Admin Building
Phase Two Projects	Clubhouse & Service Level
	Dugout Club
	Upper Concourse Concessions (Alternate)
	Upper Concourse Sponsorship Bar Build Out (Alternate)

PROCUREMENT PACKAGE #2	
2.01 (2024 Opener)	Misc. Metals/Ornamental Metals
2.02 (2024 Opener)	Railings
2.03 (2024 Opener)	Carpentry (rough, finish, millwork, fire protection specialties, toilet accessories, toilet partitions, mirrors, wall and door protection)
2.04 (2024 Opener)	Fire Proofing
2.05 (2024 Opener)	Tile
2.06 (2024 Opener)	Acoustical Ceilings
2.07.1 (2024 Opener)	Epoxy Flooring
2.07.2 (2024 Opener)	Carpet, Resilient Flooring, Base
2.08 (2024 Opener)	Wall Coverings, Painting, Coatings
2.09 (2024 Opener)	Identification Devices/Wayfinding Signage
2.10 (2024 Opener)	Site Improvements
2.11 (2024 Opener)	Final Cleaning
2.13 (2024 Opener)	Coiling Doors

PROCUREMENT PACKAGE #3	
3.02 (Terrace Club)	Concrete/Waterproofing
3.03 (Terrace Club)	Structural Steel and Decking
3.04 (Terrace Club)	Interior and Exterior Glazing/Glass Entry Doors
3.05 (Terrace Club)	Roofing
3.06 (Terrace Club)	Low Voltage

The projected process and schedule for awarding the subcontracts is as follows:

- > Prequalification Closes: June 20, 2023
- > RFP Proposal Manuals Issued: June 26, 2023
- > Proposal Package Proposals Due: July 21, 2023
- > Proposer Interviews: 7/24/2023 – 8/4/2023
- > Expected Award: September 2023
- > Project Start Date: October 2023

All dates are approximate and are provided as a courtesy to Proposers. Mortenson/Independence/AKA reserves the right to modify this process or schedule.

Subcontracts will be held by Mortenson.

All interested trade partners must preliminarily prequalify to be eligible to propose. Trade partners who have previous prequalified via Trade Tapp with Mortenson or their affiliates are required to complete this project-specific prequalification process. Visit www.progressivefieldreno.com to start the prequalification process. Prequalification closes at 11:59 PM Eastern Time on June 20, 2023. Firms who do not complete this process will not be eligible to propose for PP#2 or PP#3.

Plans and specifications will be available to prequalified trader partners via Building Connected.

Submit (1) electronic proposal via building connected no later than 2:00 PM Eastern Time on July 21, 2023.

Proposals shall be valid for 120 days.

It is the policy of the Cleveland Guardians and the Mortenson/Independence/AKA to ensure that diverse firms have an equal opportunity to receive information and participate in the Progressive Field Renovation Project. Pursuant to the Community Benefits Program for this project, the following economic inclusion/supplier diversity goals have been established: 2% Veteran/8% Women/18% Small/20% Minority/3% Hispanic. The term “minority” may include, but is not limited to Black or African American, Hispanic or Latino, American Indian or Alaska Native, Asian; Native Hawaiian or Other Pacific Islander, Two or More Races, or other intersectional identities. Acceptable business certifications include State of Ohio, Cuyahoga County, and City of Cleveland.

All questions regarding this RFP shall be submitted in writing to Mortenson/Independence/AKA (progressivefieldreno@mortenson.com). Interpretations or clarifications considered necessary by Mortenson/Independence/AKA in response to such questions will be issued by Addenda to all parties recorded as having received the RFP documents. Addenda will be distributed via BuildingConnected.

Questions received less than five (5) days prior to the date for openings of the Proposals may not be answered. Only responses issued by formal written Addenda will be binding. Oral and other interpretations or clarifications will be without legal effect. Addenda may be issued to modify the Proposal Documents as deemed advisable by Mortenson/Independence/AKA.

Mortenson/Independence/AKA is an EOE/Affirmative Action/M/F/Veteran/Disabled Employer.