

PUBLIC NOTICE

Public Notice is hereby given that the State of Delaware, Office of Management and Budget, Division of Facilities Management, is seeking to engage the services of a Construction Management (CM) firm for the **New Forensic Science Building at The Bissell Campus**. Submissions will be received by way of the Bonfire Portal at <https://DFM.bonfirehub.com>. The selected CM will provide the following services: pre-construction services as required, to include but not be limited to, cost estimating, bid package development and bid solicitations, and construction services as required, to include but not be limited to, managing the bidding packages, coordinating contractor work, phasing the project, and overseeing construction.

Project Description

The existing Emily Bissell Hospital is located in Wilmington, Delaware, at 3000 Newport Gap Pike. Originally opened in 1905 as a refuge for tuberculosis patients, this facility has been closed since 2015. After several assessments and studies over the years, it has been determined that this facility will be the new home for the State of Delaware's Division of Forensic Science.

The project consists of construction of an approximately 100,000 square foot forensic science facility with Medical Examiner, Forensic Chemistry, DNA, Toxicology, and Forensic Evidence units, as well as Administrative offices and a community meeting room. The original historic hospital building exterior walls and structure will be retained and restored, with all later additions and interior fit-out removed. Site work includes stormwater management, off-site utilities to be brought on-site including domestic water, sewer, power, telecommunications. Other structures onsite include transformer and generator enclosure, parking lot, dumpster enclosure, loading docks at medical examiner sally port and at main building receiving.

Simultaneous to this selection process, an architectural/engineering firm has begun working on the Design phase of the project to include, amongst other tasks, space planning and programming, coordination of project requirements with New Castle County, DelDOT, and DNREC, geotechnical investigation, coordination with environmental requirements, digital scanning of the existing building, documentation of historic features and requirements.

No other information is available concerning this project, and site visits will not be available until after a selection is made. Questions regarding this solicitation must be submitted in writing to dfm_ask@delaware.gov by **Wednesday, April 29, 2026**. Responses will be posted by Monday, **May 4, 2026**.

Selection Process

Please see Supplemental Information attachment to review the required information to be submitted in the proposal and the selection procedures to be utilized. See scoring sheet to be utilized for selection.

Submission Requirements

The Division of Facilities Management will accept submission of qualifications until **4:00 p.m. on Thursday, May 7, 2026**. In addition to the electronic submission required through the software platform, please provide five (5) hard copies of your proposal by **4:00 p.m. on Monday, May 11, 2026**. Respondents bear the risk of late submissions. Submission of hard copy proposals shall be directed to:

Edwin Robles, P.E., Chief of Engineering and Operations
Division of Facilities Management
Haslet Armory
122 Martin Luther King Jr. Blvd. South
Dover, DE 19901

The Division of Facilities Management reserves the right to accept or reject any or all proposals and waive any requirements of this RFQ.

END OF PUBLIC NOTICE