



UNIVERSITY OF
ARKANSAS

Request for Qualifications – Professional Consultants
ARKANSAS RESEARCH AND TECHNOLOGY PARK ADVANCEMENT PLAN

The University of Arkansas Fayetteville, in accordance with the policies of the Board of Trustees, is seeking proposals from professional consultants with experience and expertise in developing the vision for university/institutional, local, and regional assets integral to the successful growth and development of a university-related research park for the *Arkansas Research and Technology Park Advancement Plan*. The consultant should also possess demonstrated expertise in the development of strategic plans and roadmaps with concomitant action plans to implement an integrated growth strategy to advance the development of a research park as a regional economic asset.

The selection will be a two-part process.

Part One: Qualifications. Respondents will submit qualifications for review by a selection committee. The committee will shortlist up to five (5) firms for personal interviews.

Part Two: Proposals. The top candidates identified by the selection committee will be asked to submit full written proposals including scope of services, project approach, work plan, schedule with key dates and milestones and fee in response to a Request for Proposal to be issued by the University. At least two weeks will be allowed for document preparation, and the final selection will be made on the basis of these proposals.

ABOUT ARTP

The Arkansas Research and Technology Park (ARTP) was formed in 2003 and began operations in 2004. Over the past several years, the ARTP has shaped a dynamic environment for innovation where university research is being translated into innovative products supporting high-skill, high-wage jobs. Today, the ARTP is recognized as a regional hub for innovation where business enterprises benefit from collaborative opportunities that provide access to intellectual capital, leading-edge research resources and a technologically-skilled workforce.

At present, the facility inventory at the ARTP totals 285,000 square feet and includes the Engineering Research Center, the High Density Electronics Center, the National Center for Reliable Electric Power Transmission, the GENESIS Technology Incubator, Innovation Center, and the Enterprise Center. At full build-out, the ARTP is designed to create nearly 750,000 square feet of research and development capacity, housed in several buildings providing over 2,000 high-skill, high-wage jobs.

INTENT

The ARTP serves as a stimulus for an innovation economy in Northwest Arkansas by fostering and attracting clusters of companies whose commercial pursuits are strategically aligned with the research strengths of the University and supports faculty and student research and education programs of the University. The University has identified three signature research areas that distinguish the University of Arkansas from other institutions and broadly enables collaborative research with partners across campus, state and nation. The signature areas are:

Advancing the Data Revolution
Improving Human Health and Community Vibrancy
Innovating a Resilient and Sustainable Future

The Northwest Arkansas region, under the auspices of the Northwest Arkansas Council, has published a comprehensive economic development blueprint targeting growth of an innovation ecosystem including increasing commercialization capacity, doubling the research expenditures of the University of Arkansas, significantly increasing utilization of federal programs targeting small business innovation and conducting outreach to new and existing industry partners to gauge interest in NWA as a potential business location.

In addition, the IC² Institute is conducting a comprehensive analysis of the Northwest Arkansas entrepreneurial ecosystem to prepare a regionally specific strategy and economic development roadmap supporting innovation and entrepreneurship.

As a result, there is a convergence of interest among institutions and organizations in Northwest Arkansas to advance innovation, entrepreneurship, and economic development providing an extraordinary opportunity to advance the growth and development of the ARTP.

In order to capitalize on this extraordinary opportunity, the University of Arkansas is seeking assistance from a professional organization to assist in developing a vision and the supporting cohesive strategic business plan that builds on the strengths of the Arkansas Research and Technology Park, the University of Arkansas and the Northwest Arkansas region in order to grow and expand the ARTP. Growth and expansion of the ARTP will serve as a catalyst for innovative research, education and economic development and drive the demand for high-skill, high-wage jobs leading to the retention of a technologically-skilled workforce necessary to attract other complimentary companies to the area.

PROJECT DESCRIPTION

The project will include a review of the existing ARTP master plan in the context of recently completed and ongoing local and regional initiatives to promote innovation-based research, education, and economic development, in order to understand how the current management approach should be refined

to position the ARTP for future growth. A key feature of the project will be interviews with key stakeholders to obtain information that will enable projections of future outcomes, particularly with regard to growth projections of existing ARTP affiliate companies, university capital projects or expansions planned at ARTP, university research and education programs that might lead to new startup activity, as well as industry recruitment and economic development strategies of local municipalities and non-profit organizations.

Based on the information gathered in the initial phase of the project, the contractor will make growth projections—forecasting the need and timing for future facilities at ARTP to meet both the institutional and private sector needs. The contractor will also assess the current ARTP land assets to determine whether current land ownership is capable of meeting the growth projections, or whether additional land acquisition is necessary to fulfill the mission and purpose of the ARTP.

The final report will document a refined vision for the ARTP and assemble the project findings into a cohesive and comprehensive strategic business plan to achieve the vision. The report will make recommendations concerning use of existing ARTP land assets and the potential for additional land acquisition. The report will also make recommendations concerning ongoing coordination among local, regional and state organizations to achieve common goals and objectives that lead to growth and expansion of the ARTP. The report should incorporate current best practices to “freshen” the current ARTP master plan with concrete ideas that could lead to the ARTP serving as the core of a robust Innovation District in Fayetteville. In that regard, it should be noted that the ARTP exists within a designated Opportunity Zone.

ADDITIONAL INFORMATION

ARTP is the region’s only *knowledge community* focused on innovation and technology development in association with the university, and it is rapidly gaining recognition as the center of technology-based economic development. The research park currently consists of 285,000 square feet of multi-tenant and university-related research infrastructure.

According to a January 2016 economic impact analysis conducted by the University of Arkansas’ Center for Business and Economic Research, the operations of the ARTP, including the business expenditures of the affiliate companies and the associated construction activity, have exceeded \$216.9 million since 2003. More importantly, these economic activities have had a combined economic output impact of \$575.9 million on the state of Arkansas. A more recent study of just the 2018 operations of the ARTP showed an economic impact of over \$64 million on the state and region.

Clearly, the ARTP is having a positive impact on the economy of Arkansas and is contributing significantly to the development of an ecosystem essential to growing and sustaining a knowledge-based economy. Sustaining and enhancing this momentum is important to enable the University of Arkansas Technology Development Foundation (UATDF) to nurture areas of collaborative activity into clusters of

companies working in common areas of interest. Doing so will result in the ARTP providing tangible benefits to the state by attracting high paying jobs, providing professional opportunities for high technology workers, and forming clusters of expertise that are important for attracting additional high technology firms.

PROJECT MANAGEMENT

This project will be administered by staff of the UATDF. The successful consultant for this project will work closely with UATDF staff and with a user/advisory group comprised of university, as well as local and regional business and governmental leaders.

ANTICIPATED SELECTION SCHEDULE

<i>Request for Qualifications (RFQ) issued</i>	<i>March 29</i>
<i>Statement of Qualification (SOQ) due</i>	<i>April 17</i>
<i>interviews of shortlisted firms</i>	<i>May 7</i>
<i>Request for Proposals (RFP) issued</i>	<i>TBD</i>
<i>final selection from proposals</i>	<i>TBD</i>

SUBMISSION

The deadline for responses is 1:00pm local time on Wednesday, April 17, 2019.

All respondents will be notified of the results by EMAIL, so please provide accurate contact information.

Address ten (10) copies of responses to: Todd Furgason, Senior Campus Planner
University of Arkansas
Facilities Management Planning and Design
521 S. Razorback Road, FAMA C-100
Fayetteville, AR 72701

Written responses should include:

1. A letter of introduction, indicating the name of the firm making the submission and all principal consultants (if applicable). The letter should be signed by an officer or principal of the firm with contracting authority to bind the respondent group to statements made within and to represent the information presented is authentic. *Include an email address:* the university will use this address for all communication related to the shortlist, interviews, and selection.
2. Current office size, personnel description, and workload.
3. Location of the office(s) wherein the bulk of services solicited will be performed.

4. Organizational chart for project team and all consultants
5. **Specific project experience** (within the past five years) of at least three projects of similar scope and complexity. Include the following in a concise format:
 - a. Project location and date of completion
 - b. Description of project approach, process, and product
 - c. Description of specific project challenges and responses
 - d. Key project team members
 - e. Owner reference and contact information
6. Projects currently under contract with university-related research parks.