



STATE OF WASHINGTON  
DEPARTMENT OF ENTERPRISE SERVICES

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**Advance Notice of Heavy Civil GC/CM Solicitation  
2023-290 Deschutes Estuary Restoration Project**

RFQ-RFP release date goal: October 3, 2024

The Department of Enterprise Services (DES) intends to issue a Heavy Civil GC/CM RFQ-RFP in October of 2024 for the Deschutes Estuary Restoration Project in Olympia. This RFQ-RFP will be for the purpose of selecting a Contractor to provide pre-construction and construction services for the project.

**An optional Pre-Solicitation Informational Meeting for the contractor community  
will be held on September 9, 10:30 AM PT.**

This will be a virtual meeting held by zoom at this link:

<https://us02web.zoom.us/j/87139469215>

Webinar ID: 871 3946 9215, no Password necessary.

At the Pre-Solicitation Informational Meeting, DES and its consultant team will provide an overview of the project scope and the GC/CM procurement process and will respond to questions from the contractor community.

The anticipated Maximum Allowable Construction Cost (MACC) for this GC/CM project is on the order of \$350,000,000; based on a Class 3 Engineer's Opinion of Probable Bid Price prepared at completion of Conceptual Design.

**Background:**

The Deschutes Estuary Restoration Project is located at the mouth of the Deschutes River, in the heart of the City of Olympia and at the foot of the Washington State Capitol Campus. The 5th Avenue Dam forms Capitol Lake, separating the Deschutes River from Budd Inlet at the southern head of Puget Sound. 5<sup>th</sup> Avenue, a major arterial serving Olympia, traverses the crest of the dam. The project will construct a new 5<sup>th</sup> Avenue Bridge and roadway to reroute arterial traffic and utilities prior to dam removal. The project will subsequently remove the 5th Avenue Dam, a barrier constructed in 1951 across the Deschutes Estuary tidelands to create Capitol Lake as an aesthetic and recreational amenity for Washington's state Capitol Campus. In removing this barrier and restoring Deschutes Estuary, the project will reintroduce tidal hydrology to the mouth of the Deschutes River, reconstruct 260 acres of historic estuarine habitat, and create 85 acres of new salt marsh habitat. The Squaxin Island Tribe, City of Olympia, City of Tumwater,

and WA Department of Fish and Wildlife are primary partners with DES in project design. Learn more about the project and its history at [www.deschutesestuaryproject.org](http://www.deschutesestuaryproject.org)

Construction of the Deschutes Estuary Restoration Project is a complex infrastructure project including new bridge and roadway construction, shallow water dredging and in-water earthwork for habitat restoration, dam removal, public utility work, landscape architectural and recreation elements. The construction of these infrastructure elements is technically complex, with significant political and public exposure. The project will require detailed scheduling, phasing, and coordination of subcontractors; and will benefit from GC/CM input during completion of design. DES is considering use of alternative subcontractor selection for major project elements such as dam removal and bridge construction. The project is expected to have an approximate 5-year construction duration, anticipated to commence in 2027 after completion of permitting. DES anticipates selection of a Heavy Civil GC/CM in early 2025, to work with the design team as the project advances to 60% design.

The Project documentation will be posted at the following website address:  
<https://des.wa.gov/services/facilities-and-leasing-management/design-build-gccm-alternative-public-works-projects/gccm-project-selections>

Once the RFQ is advertised, complete information will be at this same website address.