

REQUEST FOR PROPOSALS (RFP)

Architectural Design Services for a Reusable All-Electric Studio Housing Prototype

Issued By

Housing Authority of the County of Kern/Golden Empire Affordable Housing, Inc.
601 24th Street
Bakersfield, CA 93301

1. PROJECT OVERVIEW

The Housing Authority of the County of Kern and Golden Empire Affordable Housing, Inc. are soliciting proposals from qualified architectural firms to develop a reusable, cost-effective, all-electric studio housing prototype of approximately 350 square feet (+/-) per unit that can be adapted and deployed across multiple sites. The prototype should support future 4-home, 6-home, and 8-home building types and be suitable for narrow infill lots.

2. PROJECT GOAL

Create an attractive, practical, economical, and highly reusable all-electric studio home prototype that can serve as the basis for future developments. The prototype should consist of 4, 6, and 8-unit buildings that include approximately 350 SF (+/-) studio homes that are all-electric, energy efficient, durable, adaptable for multiple properties, cost-effective to construct, code compliant, suitable for narrow lot development, and designed for efficient reuse on future projects.

3. PROTOTYPE DESIGN REQUIREMENTS

Include living/sleeping area, kitchen with sink, two burner cooktop, dishwasher, refrigerator and microwave, full bath (easily adaptable for accessibility), storage, and functional furniture layouts. See below sample floor plan for an example.

4. ALL-ELECTRIC DESIGN

Incorporate PTAC HVAC, heat pump water heating, electric appliances, efficient lighting, and solar ready.

5. BUILDING CONFIGURATION CONCEPTS

Provide conceptual layouts for 4-home, 6-home, and 8-home buildings suitable for narrow lots.

6. FUTURE REUSE OF PROTOTYPE

The initial design services will include preparation of the prototype studio home and associated building concepts. The prototype design is intended for reuse at future properties, excluding civil engineering and landscape design services.

7. PROPOSAL REQUIREMENTS

Submit qualifications, project team information, conceptual floor plans, elevations, examples of similar projects, approach, methodology, schedule, and fee proposal.

8. FEE PROPOSAL

- Cost for the initial prototype design.
- Cost to reuse the design at future properties (excluding civil and landscape design services).

9. EVALUATION CRITERIA (100 Points Maximum)

Factor	Value
Experience	20
Design Quality	25
Design Efficiency	20
Schedule	10
Fees	25
Total	100

10. PROPOSAL SUBMISSION

Proposals must be received by 12:00 noon (PT) on **(October 30,2026)**, via email to bids@kernha.org.

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All inquiries regarding this Request for Proposal should be directed to: Ashlee Ashby, Administrative Coordinator, AAshby@kernha.org , at (661) 631-8500 ext. 1214

The issuers reserve the right to waive any or all irregularities and may at its discretion reject any and all proposals.

