

ADDENDUM #1



PROJECT: Public Works Facility Design
BID NO: 21-001
FROM: Scott Murphy
DATE: May 4, 2021

Questions and Answers

1. *The design team is looking to partner with a general contractor to help with construction cost estimating services during design. If we do so, would that general contractor be disqualified from bidding the work when it comes time to actually build the project?*

Answer: No, this is allowable so long as the general contractor is compensated for their time during the design phases, discloses their involvement in design at the time of construction procurement, and is not provided any information during construction bidding that is not made available to all bidders.

2. *I'm unclear on whether any cost estimating is needed in Phase I. The first paragraph on page 13 seems to say it is, but in the last paragraph of the Phase I section, on page 15, says it's for the completion of the Phase II design and for the site and building work. Does this mean you want construction cost estimates on the actual work to be done (site and buildings) and an estimated fee for doing the Phase II design? Please clarify.*

Answer: Yes you are correct. The intent is to provide a price for completion of Phase I design with the bid. Near the end of Phase I design, we would look to have the consultant provide a cost estimate for construction of the project as well as a cost estimate for their design cost to complete Phase II. We would use these costs for budgeting purposes and as the basis for a design change order/authorization of Phase II design.

3. *We are used to providing fixed lump sum fees for this kind of work, rather than a not-to-exceed and having to provide so much detail with invoices as is set forth on page 16 as we then have to build in clerical time to produce the report to go with each invoice. Would you be willing to change this?*

4. **Answer:** We have typically set up all design contracts as T&M, not to exceed and have had good success. We set them up this way given the dynamic nature of the design and the propensity of its scope to expand or contract as the project evolves. For your information, under this model, out-of-scope items that arise are still eligible for additional payment. Please price the project as proposed and if you feel a fixed lump sum price would be more efficient also note that in your proposal and indicate the savings that could potentially be realized.

5. *It is unusual in our experience to have the design team include services such as environmental and geotechnical investigations and a signal warrant study as is called out on page 14. We usually see these sorts of things done directly to the Owner. Is there a particular reason why you want to do it this way instead??*

Answer: We have typically rolled these into the design team's contract in order to maintain scheduling continuity and flow of information between all disciplines. It is felt that all of these design disciplines will factor into the overall design and we wish to see it all managed and accounted for in design by the project lead.

Clarifications and Additions

1. The video link from the site walkthrough on May 3, 2021 is available at the following link:
www.youtube.com/watch?v=X4IAdnrREoM

RFP Revisions

1. None this addendum.

Acknowledgement in Receipt of Addendum

FIRM NAME: _____

BY:(Printed) _____

BY:(Signature) _____ TITLE: _____

Note: A signed acknowledgement in receipt of this addendum **MUST** be included with your bid proposal.