



**Addendum # 1**

New Jersey Schools Development Authority  
Office of Procurement  
32 East Front Street  
Trenton, NJ 08625  
Phone: 609-858-2982  
**Fax: 609-656-4608**

**Date:** February 12, 2014

**PROJECT #:** ET-0061-M01  
**Construction Management Services for  
New Joseph C. Caruso ES**

**DESCRIPTION:** Addendum # 1

This addendum shall be considered part of the Request for Qualifications/Request for Proposals issued in connection with the above-referenced project. Should information conflict with Request for Qualifications/Request for Proposals, this Addendum shall supersede the relevant information in the Design-Build Information Package.

**A. CHANGES TO THE PROCUREMENT PROCESS:**

1. Modifications to the Request for Proposals and Associated Forms
  - a. Modification to the Price Proposal: The Price Proposal Form issued January 17, 2014 shall be deleted in its entirety and replaced with the Revised Price Proposal Form dated February 11, 2014, attached hereto as Attachment 1.1. The Revised Price Proposal Form has been revised for clarity to replace the reference to the Closeout Services Amount as “three months of the Monthly Fee” with a reference to “three times the Monthly Fee.”

**B. CHANGES TO THE PROJECT MANUAL:**

1. Modifications to the CM Agreement:
  - a. **MODIFY:** APPENDIX B, PROJECT DESCRIPTION: shall be modified as follows (additions in **bold and underlined** text, deletions in *strikethrough-and-italies*):

Contract No.:	ET-0061-M01
Contract Name:	New Joseph C. Caruso Elementary School
Design-Builder:	<b><u>Hall Construction Co., Inc.</u></b> <del>FBD</del>
Design-Builder’s	
Design Consultant:	<b><u>Paulus, Sokolowski and Sartor (PS&amp;S)</u></b> <del>FBD</del>
District:	Keansburg School District
Anticipated NTP for Construction:	<del>May 6, 2014</del> <b>July 3, 2014</b> (dependent upon Design-Builder’s advancement of design)

**b. Modify:** Article 1.17 Close-Out Services: shall be modified as follows (additions in **bold and underlined** text, deletions in ~~*strikethrough and italics*~~):

1.17“Close-Out Services” means those Basic Services which are necessary for the close out and completion of the Project, as described in **Section 4.12** ~~*Section 4.11*~~ of the Agreement (“Close-Out Services”).

**C. CHANGES TO THE DRAWINGS:**

1. Not applicable.

**D. BIDDER’S QUESTIONS, REQUESTS FOR INFORMATION AND RESPONSES:**

1. **Question:** What is the total construction costs including site?

**Answer:** The Design Builder’s contract is lump sum, which includes costs for Design Services, Construction Services, GMP Reserve and an Unsuitable Materials Allowance and has a value of \$34,333,000. The Design Builder has identified the amount of \$31,864,130 as the cost of the construction services, which includes site.

2. **Question:** Will the building achieve a LEED rating?

**Answer:** The Design-Builder is required to secure LEED Certification in accordance with Section 01030.00 Project Criteria, Article A.5 “Environmentally responsible design” of the Design Build Project Manual:

- a. LEED: Earn LEED Certification by the United States Green Building Council (USGBC) in accordance with project requirements and the latest version of LEED for Schools. Higher levels of certification may be earned at the Design-Builder’s option. Selection of specific credits to be earned is the responsibility of Design-Builder unless otherwise indicated.

3. **Question:** Will the CM be required to perform any preconstruction services?

**Answer:** No specific preconstruction services are required, however, as identified in Article 4.2 Submittal Services, of the Design-Build Construction Management Agreement, the awarded CM may be required to commence Submittal Review Services prior to the issuance of a Notice to Proceed to the Design-Builder for construction, and prior to the performance of any CM’s Construction Phase Services. Bidders are required to include the costs for all Submittal Review Services as Item C) of the Price Proposal Form.

4. **Question:** What is the anticipated CM NTP date?

**Answer:** As defined Article 4.3 Construction Phase Services, of the Design-Build Construction Management Agreement, the CM's obligation to provide Basic Construction Phase Services will commence upon the issuance of a CM Notice to Proceed with Construction Phase Services, which may precede or coincide with commencement of the Project's Construction Phase. The anticipated NTP for Construction as identified in the CM RFQ/RFP is July 3, 2014.

5. **Question:** What is the duration of the anticipated project close out period?

**Answer:** NJSDA does not have an estimate of the duration of the CM's close out services, as the actual time duration is based upon the performance of the CM.

**E. CHANGES TO PREVIOUS ADDENDA:**

1. Not applicable

**F. ATTACHMENTS**

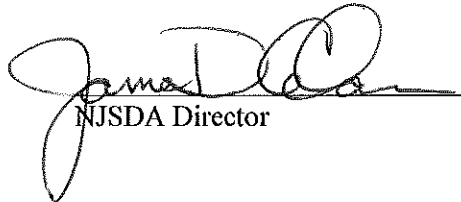
1.1 NJSDA REVISED PRICE PROPOSAL FORM dated 2/11/14.

**G. SUPPLEMENTAL INFORMATION**

1. Not applicable

*Any bidder attempting to contact government officials (elected or appointed), including NJSDA Board members, NJSDA Staff, and Selection Committee members in an effort to influence the selection process may be immediately disqualified.*

**End of Addendum No. 1**

  
NJSDA Director  
2/12/14  
Date

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**Acknowledgement of Receipt of Addendum**

Contractor hereby acknowledges the receipt of this Addendum by signing in the space provided below and returning via fax to (609-656-4608) or E-mail (jmcelhenny@njsda.gov). Signed acknowledgements must be received prior to the Bid Due Date. Acknowledgement of the Addendum must be made in the Technical Proposal Submission.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Date