

**Addendum No. 1**

NJSDA
32 East Front Street
Trenton, NJ 08625
Phone: 609-858-2982
Fax: 609-656-4608

Date: November 15, 2013

PROJECT No: ST-0045-A01

DESCRIPTION: Millville Senior High School and Lakeside Middle School

This addendum shall be considered part of the Bid Documents issued in connection with the referenced project. Should information conflict with the Bid Documents, this Addendum shall supersede the relevant information in the Bid Documents.

A. CHANGES TO THE PROCUREMENT PROCESS:

1. Extension of Bid Date and Due Date for Questions From Interested Firms

The date for submission of Technical and Price Proposals is changed from 5:00 p.m., Tuesday, November 26, 2013 to **4:30 p.m., Wednesday, December 4, 2013**. The date for submission of questions from interested firms is changed from 5:00 p.m. November 12, 2013 to **5:00 p.m., Wednesday, November 20, 2013**. See items A.2.a and A.2.b below for modifications to the RFP to implement this extension. All other references in the bid advertisement or elsewhere to the Bid Date and Due Date for Questions from Interested Firms shall be considered similarly modified.

2. Modifications to Request for Proposals

- a. **REVISE:** Page 3 of the RFP, Section captioned "Questions From Interested Firms" shall be revised as follows (additions in **bold and underlined** text; deletions in *strikethrough and italics*):

Firms may submit question to the SDA by sending them by e-mail to James McElhenny at jmcelhenny@njsda.gov no later than 5:00 PM Eastern Time on November ~~12~~ **20**, 2013. The questions will be provided electronically to each firm attending the Mandatory Site Visit.

- b. **REVISE:** Section 3.0 of the RFP, “Delivery And Mailing Requirements” shall be revised as follows (additions in **bold and underlined** text; deletions in *strikethrough and italics*):

The firm must deliver Technical and Fee Proposals in response to this RFP no later than 5:00 PM Eastern Time on ~~November 26~~ **December 4**, 2013.

- c. **REVISE:** APPENDIX A, “PROJECT DESCRIPTION and SPECIAL CONDITIONS”, Section 2.0 GENERAL, last paragraph, shall be revised as follows: (additions in **bold and underlined** text; deletions in *strikethrough and italics*.)

The conditions to be investigated during the Pre-design Phase are described and discussed in more detail in the attached Existing Conditions Assessment Report dated July 27, 2013. **The referenced report will be issued to the successful firm.**

B. CHANGES TO THE PROJECT MANUAL:

1. Not Applicable

C. CHANGES TO THE DRAWINGS:

1. Not Applicable

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

1. **QUESTION:** This looks like it is for the prep of bridging docs (30% design) so it can be put out for design/build...Correct? If so, why would an unlimited rating be required for the bridging docs since there would technically be a smaller value (if any) on the actual construction?

ANSWER: Please refer to Request for Proposals, “Introduction,” Page 2, requiring an “UNLIMITED” rating in the Architecture discipline; and Appendix A, “Project Description and Special Conditions”, 4.0 Construction Cost Estimate, providing, for informational purposes, a combined estimated construction cost for the two Projects in this procurement of \$73,500,000,. The determination of the requisite Design Consultant’s prequalification rating, as issued by the Department of Treasury, Division of Property Management and Construction (DPMC), and the NJSDA, for a given procurement is based on the initial CCE. For this procurement, the combined CCE for the two Projects exceeds \$25,000,000, so an “UNLIMITED” rating is required for the Architecture discipline.

2. **QUESTION:** Is it truly the intent of the NJSDA to award 0 points to the firm meeting the SBE Participation requirements?
- ANSWER:** The SBE Participation submission is a required submittal and is not an evaluative category. All firms are required to comply; therefore this requirement is not subject to scoring in the evaluative process.
3. **QUESTION:** Can you confirm whether the “Initial Project Report” has to be submitted within 7 or 10 working days of NTP?
- ANSWER:** Refer to Appendix B paragraph A.2.7.
4. **QUESTION:** Are copies of complete Site, Architectural and MEP drawings from the original construction and subsequent additions for both schools are available for review and use?
- ANSWER:** Available drawings furnished by the District to the SDA will be made available to the successful firm. Indices of available drawings are provided as Attachment 1.1 to this Addendum, showing the nature of the available drawings. Additionally, the latest edition of AHERA Reports for the facilities (currently 2009 versions) will also be made available.
5. **QUESTION:** Are they in CAD format?
- ANSWER:** Of the drawings available, only those documenting the addition to the Lakeside School are in CAD format. All other drawings are TIFF files.
6. **QUESTION:** Can you please clarify which disciplines are required for the technical submission due on 11/26/13? The first listing indicates that “required for proposal submission”, and the second listing indicates “additional sub-consulting disciplines shall also be engaged”. Are we to understand that the second listing of additional disciplines, i.e. land surveying, construction management and materials testing laboratories are not required for the submission and do not have to be identified in the technical submission at this time?
- ANSWER:** Refer to Request for Proposals, Section 2.1 “Project Team Organization Chart,” requiring identification all disciplines required by this RFP by firm and name. By way of clarification, the responding firm must itself be DPMC- and NJSDA-prequalified, or, if not itself prequalified, must identify DPMC- and NJSDA-prequalified subconsultants as part of its team, in the following prequalification disciplines as of the date of submission of Technical Proposals:

P002 Electrical Engineering
P003 HVAC Engineering
P004 Plumbing Engineering
P005 Civil Engineering
P007 Structural Engineering
P011 Environmental Engineering
P019 Building Commissioning
P025 Estimating/Cost Analysis
P037 Asbestos Design
P038 Asbestos Safety Control Monitoring
P040 Telecommunications
P048 Security Systems

Additionally, the responding firm must identify a:

Food Service (P045) subconsultant that **NEED NOT** be DPMC- or SDA-prequalified.

All of the subconsultants defined above who are identified by name in the Technical Proposal **MUST** be engaged by the successful firm after award. No substitutions of identified subconsultants will be permitted except in the event that an engaged subconsultant defaults on its contract with the Bridging Design Consultant.

Finally, **INDEPENDENT OF THE IDENTIFICATION REQUIREMENTS DESCRIBED ABOVE**, NJSDA regulations require that subconsultants of any tier in the following disciplines that may be engaged by the Bridging Design Consultant at any time in the life of the contract, whose contract is in amount equal to or greater than \$500,000, are required to be prequalified by DPMC and NJSDA.

Such subconsultants need not be identified in the Technical Proposal, unless fulfilling one of the required identification categories enumerated above **in boldface and underlined text**.

001 Architecture
P002 Electrical Engineering
P003 HVAC Engineering
P004 Plumbing Engineering
P005 Civil Engineering
P007 Structural Engineering
P011 Environmental Engineering
P015 Land Surveying
P029 Construction Management
P038 Asbestos Safety Control Monitoring
P066 - P103 Materials Testing Laboratories

7. **QUESTION:** Is there anything that would preclude a firm from engaging the services of a construction entity to assist in the development of alternative solutions, schedule effectiveness, etc. If agreeable, might the retained construction firm provide the cost estimating services, or must a firm meeting the DPMC (pre)qualification be utilized? How is this factored into SBE?

ANSWER: A responding firm may elect to add to its team any firms or resources necessary to complete the Contract. However, the RFP requires responding firms to either be themselves prequalified in the Estimating/Cost Engineering discipline P025, or to engage as a subconsultant a cost estimating firm that is DPMC- prequalified and NJSDA-prequalified in the discipline category P025, in order to perform the cost estimating services required by this engagement.

Furthermore, it should be noted that any participant on the successful Bridging Design Consultant's team would be prohibited from later participating in any capacity on the subsequently-procured Design Builder's Design-Build Team.

Any SBE firm duly registered with the Department of Treasury, Department of Revenue that is engaged by the successful firm will be counted towards the SBE participation requirements or goals.

8. **QUESTION:** Are designs (rooms, components, materials) for the new construction expected to be based upon the NJSDA prototypical design parameters established for and being employed on current Design –Build projects?

ANSWER: Designs for both new construction and renovations shall be in conformance with NJSDA Materials and Systems Standards.

9. **QUESTION:** As the final Bridging Agreement has not yet been made available, does the SDA assume a legal position that the Bridging Consultant bears exposure/liability relative to accuracy of conditions conveyed by the Bridging Documents - and, if so to what degree? Should unanticipated conditions ultimately to be discovered at some time later point by the [Design Build] entity that conflict with the findings documented by the Bridging Consultant Team, who does the SDA anticipate will bear responsibility-legally and/or financially?

ANSWER: Refer to Bridging Design Consultant Agreement attached as Attachment 1.3 of this Addendum. The Bridging Design Consultant will be responsible for errors or omissions in its work product as such scope is defined by the terms of the Bridging Design Consultant Agreement. The NJSDA does not and cannot relieve the Bridging Design Consultant of

any such liability for its work product. Questions of liability for unanticipated conditions that conflict with findings documented by the Bridging Design Consultant will be determined in accordance with the applicable standard of care.

10. QUESTION: Can we have time to submit questions after the release of the complete Service Agreement-Attachment C since it has not been distributed yet?

ANSWER: See Items A.1, A.2.a, and A.2.b above, extending the Bid Date and Due Date for Questions from Interested Firms. See also Attachment 1.2, Appendix C to Request for Proposals: "Bridging Design Consultant's Services and Submission Requirements" and Attachment 1.3, Bridging Design Consultant Agreement.

E. CHANGES TO PREVIOUS ADDENDA:

1. Not Applicable.

F. ATTACHMENTS

1. Attachment 1.1 Indices of Available Drawings of Existing Facilities.
2. Attachment 1.2 Appendix C to Request for Proposals: "Bridging Design Consultant's Services and Submission Requirements."
3. Attachment 1.3 Bridging Design Consultant Agreement.

G. SUPPLEMENTAL INFORMATION

1. Appendix C to Request for Proposals, captioned "Bridging Design Consultant's Services and Submission Requirements," is attached to and is made a part of this Addendum 1.
2. The form of the Bridging Design Consultant Agreement is attached to and is made a part of this Addendum 1.

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



Ritchard J. Sherman
NJSDA Director 11/15/2013

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Project Name: Millville Senior HS and Lakeside MS



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Acknowledgement of Receipt of Addendum

Contractor must acknowledge the receipt of the Addendum by signing in the space provided below and returning via fax to (609) 656-4608 or Email (jmcelhenny@njsda.gov). Signed acknowledgement must be received prior to the Bid Due Date. Acknowledgement of the Addendum must be made in Section E.6 of the Price Proposal Submission.

Signature

Print Name

Company Name

Date

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