ADDENDUM NO. 1

PROJECT: GOLDEN WEST COLLEGE
Math/Science Building Professional Design Services
RFP NO: 2040

NOTICE TO BIDDERS ON THE ABOVE PROJECT:

This addendum forms a part of the contract documents and modifies the original bidding documents as noted below. Please acknowledge the receipt of this addendum in the space provided on the bid proposal. Failure to do so may subject the bidder to disqualification.

This addendum consists of:

PRE-BID RFI'S

1. Question – “Please Clarify project delivery method?”
   Answer – CM Multi Prime or CM or GC.

2. Question – “For existing buildings to be demolished, will detailed demolition drawings be required to be part of bid package? If so, are as-built drawings available, and has a hazardous material assessment been performed for these buildings?”
   Answer – Yes, demo of the existing facilities will be part of the A/E scope of work. As-built drawings will be made available during the design process. Hazardous material assessments have been performed on the existing buildings.

3. Question – “Is there a programming phase separate from the indicated design phase, and if so, what is the anticipated duration?”
   Answer – The programming, schematic design, design development and construction document phases all need to be completed within the schedule indicated. The duration of each phase will be set after A/E award.

4. Question – “Can the District provide any sort of approximation for the anticipated number (or square footage) of labs and lab support spaces?”
   Answer – This will be developed in the programming phase.

5. Question – “Is the programming phase to include concept design?”
   Answer – Yes.

6. Question – “Please describe the types of science laboratories that are desired?”
   Answer – This will be developed in the programming process.

7. Question – “Do you have a program document that describes the amount of lab and lab support space planned for the project, or at least the number of labs anticipated?”
   Answer – No. This will be developed in the programming process.

8. Question – “Is there a program of the anticipated classrooms, lecture hall and lab configurations available for review?”
   Answer – No.
9. Question – “Is the construction budget of $50,540M all inclusive of all furnishings, fixtures, equipment and any other accessory items to be considered for project delivery?”
   Answer – The construction budget does not include FF&E.

10. Question – “The project description states that the facility will be LEED Silver equivalent. Can you elaborate as to what is the actual intent for LEED. Is the design intent to be to the level of LEED Silver but not a formal submittal of the project for LEED Certification or will the facility be submitting to any other sustainable certification agency? And will we need to enlist the services of a LEED consultant or commissioning agent?”
    Answer – The building should be designed to achieve LEED Silver certification but will not be required to submit to USGBC and obtain certification. LEED consultant is not required. The District will acquire the 3rd party commissioning agent.

11. Question – “Will there be a professional construction manager and will there be a constructability review performed by another entity?”
    Answer – There will be a construction management firm that performs a constructability review.

12. Question – “Will the demolition of the existing trade industry 2 building and Child Care facility be performed as separate demolition submittals and should this be included within the scope of the work for both architecture and engineering?”
    Answer – The demo of existing facilities will be part of the A/E scope of work.

13. Question – “This project is on the outer border edge of the campus…does the District see this as being a “gateway” into the inner plaza area of the campus?”
    Answer – No.

14. Question – “Does the page count of 20 for the proposal response include resumes?”
    Answer – Yes.

15. Question – “Is the design team required to have Primavera Expedition or will another project management software be acceptable?”
    Answer – Alternate software subject to District approval.

16. Question – “What is the approximate site area to be improved under the scope of the Math & Science project?”
    Answer – To be developed during the design process.

17. Question – “Please clarify Scope item 11 regarding the extent the site elements are to be modeled (i.e. bollards, lighting, utilities)?”
    Answer – Site elements are to be modeled.

18. Question – “The District has included their Standard Architect Services Agreement as Attachment B. Is it the District’s expectation that any proposed exceptions and/or language modifications be included in a proposal submittal?”
    Answer – The firm selected will be expected to enter into the Standard Architectural Agreement without expectations and/or language modifications.
19. Question – “Project Team: Is the District requesting information regarding sub-consultants/engineers the Architect may employ to complete the services requested?”
   Answer – Yes.

20. Question – “If Consultants are required or otherwise included in the submittal would those consultants need to fill out the consultant form included in the RFP?”
   Answer – No, only the Architecture firm needs to fill out the Consultant Declaration form.

21. Question – “Section 9 asks for costs. Does this refer to A/E fees for the project? Please clarify.”
   Answer – Yes.

22. Question – “Do you have a site diagram, or a scope boundary? The site location information doesn’t seem to match up with the actual college map.”
   Answer – Vision 2020 Facilities Master Plan Document page 75 identifies a conceptual level plan. The orientation, layout, etc. may change during the design process.

23. Question – “Does CCCD have design standards that are available to review?”
   Answer – No.

24. Question – “Are there existing chilled and heating water systems to tie into on the campus?”
   Answer – Yes.

25. Question – “Section F, question 9 indicates that the proposer shall provide a not-to-exceed cost. Please clarify that this is a request for architectural and engineering fees. Also see the other related fee questions below.”
   i. If it is related to architectural and engineering fees, please indicate if you would like the fees broken down per phase.
   ii. Do you want fees for optional work or just indication that certain scope is not included in the fees?
   iii. What is the District’s policy for reimbursables? Should we include a line item/allowance?
   Answer – Yes, the proposed cost is for architectural and engineering fees. Please break down fees per phase. Fees for optional work not necessary. Please see Attachment A for disciplines to be included in design services. Please include an estimated amount of reimbursables as a separate cost.

26. Question – “Is there a role model for this project that you have in mind for the completed building?”
   Answer – No.

27. Question – “What is the criteria for local participation?”
   Answer – Orange County. Local Business participation is a possible 10 points of the 100 maximum points.
28. Question – “Ha the 30% that will not be supported by current state funding been raised?”
   Answer – This project will now be locally funded.

29. Question – “Do we include the sub-consultant team and their information in the proposal submittal?”
   Answer – Yes.

30. Question – “Geotechnical engineering services were not mentioned. Can we assume that the District will contract directly with the selected geotechnical engineer?”
   Answer – Yes.

31. Question – “Environmental engineering services were not mentioned. Can we assume that the District will contract directly with the selected environmental engineer for CEQA services?”
   Answer – Yes.

32. Question – “When presenting the three conceptual designs, will we need to provide a cost estimate for each design? Or will we just provide a cost estimate at the end of the schematic design phase?”

33. Question – “Does GWC have a campus wide approved Water Quality Management Plan or will this project require a new and separate WQMP?”
   Answer – No. Separate WQMP will be required.

34. Question – “Please delineate the project area to include the limit of work area for landscape and hardscape, and construction lay-down area?”
   Answer – To be developed during the design process.

35. Question – “Would you like us to include sub-consultant resumes? If so can it be added as an appendix to comply with the page limit?”
   Answer – Sub-consultant resumes are acceptable but not required. Information about the sub-consultant team is required in some format. The page limit still applies.

36. Question – “For signatures – is there a form for this section? Please advise as to what information you are looking for us to provide?”
   Answer – Signatures and Titles on Attachments C, D, and E are acceptable.

All other terms and conditions remain the same.

John Eriksen, Director of Purchasing

November 14, 2014