



City of Austin

Founded by Congress, Republic of Texas, 1839

Capital Contracting Office, PO Box 1088, Austin, Texas 78767 Telephone 512/974-7181

July 19, 2019

To: Consultants Requesting RFQ Package

SUBJECT: Request for Statements of Qualifications (RFQ) for a Design-Builder for Fire and EMS Stations Rebuild and Renovations (1, 3, 22)
Solicitation Number: CLMA029 – **CLARIFICATION #1**

This clarification #1 is in response to questions received which warranted a clarification.

Clarification:

Question 1: *Is there a LEED requirement?*

Response: Please refer to section 2.9, page 11 of 62, of the 00700DB, General Conditions of the Design-Build Agreement. The current ordinance is for LEED Silver and each project will be determined on a case-by-case basis. Bay #3 is expected to incorporate sustainability requirements.

Question 2: *Who was the architect for the Design Criteria Manual (DCM) so we don't create a conflict of interest by adding them to our team?*

Response: The Lawrence Group Architects of Austin

Question 3: *Is the Design Architect scored/evaluated under Consideration Item 6 or 7?*

Response: The project architect is evaluated under Item 6 as a member of Key Personnel. Item 7 refers to major subcontractors.

Question 4: *Cost Estimation is listed as a subconsulting opportunity. What if the cost estimator is in-house? What is the point allocation loss if an in-house person is used?*

Response: If the cost estimator is in-house, he/she should be evaluated under Consideration Item 6. If the cost estimator is a subcontractor/subconsultant, they will be evaluated under Item 7. There is no penalty for using in-house personnel. List their experience on the 00400DB, Attachment D.

Question 5: *The prime is a joint venture. Are two separate signatures on the items in Acceptable Documentation?*

Response: No, a signature from a person authorized to bind the joint venture as proposed in the firm or company's submittal is required.

Question 6: *Does the Project Architect need to be licensed?*

Response: Yes, they must be registered in the State of Texas at the time of submittal.

Question 7: Is geotech done independently or as part of this contract?

Response: The geotech report is found on page 319 of the Design Criteria Manual. If any additional geotech work is required, the City will contract with a third party to perform those services.

Question 8: At what percentage of completed drawings will the first construction GMP be issued?

Response: 65%

Question 9: Why is the substantial completion date different from the schedule in the DCM?

Response: The schedule in the DCM didn't take into account the urgency of AFD Station #3. The scope of work in this building alone can be accelerated and has been focused as the priority project. AFD and Public Works are committed to a quick response on all Owner related decision making factors. We are looking for a D-B team that understands the required review processes and can navigate it expediently in order to delivery this timeline.

Question 10: Where is the information regarding the presentation requirements?

Response: On page 10 of 10 of the 00101DB Evaluation Criteria, there are three bullets listed under Consideration Item 13. Those three items will need to be addressed as well as any other issues which may be contained in the invitation/notification letter to be sent to short-listed firms.

This document is for clarification purposes only. Please remember this solicitation is currently in a “No Contact” period and all inquiries should be directed to the appropriate contact persons listed in the solicitation. If you have questions regarding this process, please call me at (512) 974-2657. You may also contact Michelle Noriega, Project Manager, at (512) 974-1169 for project related questions.

Sincerely,

Michelle R Croft

Michelle Croft, Procurement Specialist IV
Contract Procurement Division
Capital Contracting Office

cc: Michelle Noriega, Project Manager Supervisor
Vincent LeMond, Contract Procurement Supervisor
Rachelle Delouis, SMBR representative