

1. Will a project specification manual be required for this project or are on-drawing comments, notes, door/window/hardware/equipment schedules sufficient? The expectations for this project is for the prime to complete a project specification manual.
2. Is there a requirement for any critical power systems requiring a backup generator or UPS protected circuits? No.
3. Was the existing septic system sized for the additional building when installed? It meets current needs now, but will be a requirement in design to make sure that it will meet capacity needs.
4. Shall the bid bond be in the amount of 5% of the Design/Engineering/Construction management services only or for 5% of the expected construction amount \$1,040,000? Bid bond should only be for what their bid covers/amount is.
5. Is it the intention that the Construction Manager will act in an agency role? Not in an agency role but as an extension of the agency in providing oversight of the project for the agency.
6. If not, will the Construction Management team be allowed to bid on work if submitted in a sealed envelope as the rest of the bidders are required? (Construction Manager at Risk) The proposer writes a contract with TR for design development, solicitation and execution of a separate construction contract and then management of the actual construction project. The prime contracts with sub-contractors on their own, not through TRCA.
7. The Request for Proposals indicates a number of attachments. Could you please resend these so we can confirm these and verify we have the correct and full relevant information? The RFP and attachments can be found on the TR website.
8. Who will be the Authority Having Jurisdiction (AHJ) for plan submittals/permitting/etc.? The Prime contractor selected for this project will be the AHJ
9. Do any other special submittal or permitting requirements apply beyond the presentations/submittals at key phases identified in Section 4.0 of the RFP? The Proposer is responsible to identify any special submittal or permitting requirements beyond those identified in Section 4.0

10. Section 12.0 of the RFP identifies a DBE goal of 5.2% and indicates that documents must be submitted with the Proposal. The level of DBE participation for design phase services can be identified at the time of the proposal. However, with this Design/CM approach, solicitation of competitive subcontractor bids for work packages is a later part of the scope of work and will not be complete at the time the proposal is submitted. Therefore, the actual level of DBE participation will not be known at the time of proposal. The requirements in Section 12.0 appear to be applicable to a traditional bid project. Please clarify DBE documentation that will be required with the proposal. The DBE goal of 5.2% is for the entire project, both design and construction. The proposer is responsible to identify which they can meet and what any sub-contractors will meet.
11. A Phase I Environmental Site Assessment is included in the RFP documents. Is owner aware of requirements for further environmental assessment or study as the project moves forward? The Phase I study identified any environment concerns, no additional requirements were identified at this point.
12. Final RFP Part - Page 47 Item 9, Bonding Requirements Subsections a, b, c, d, also lists requirements for FTA funded projects. Is the initial submittal requirement in RFP 1, Section 6.5 intended to fulfill the Bonding requirements of Item 9 in Final RFP Part 3? Please Clarify. Section 6.5 describes the Bid Guarantee required.
13. Can the Standard AIA Bid Bond and Performance & Payment Bond forms be used and is submitting one bid bond original sufficient. Yes and AIA bid bonds can be used.
14. In order to meet the RFP proposal requirements of DBE participation reporting, is submitting a completed Part E and F indication our DEB and Non-DBE participation acceptable? All DBE forms are attached in the RFP.
15. Please confirm what other attachments are required with the proposal submission. All RFP forms are required.
16. Are sub-consultants required to fill out any forms or is that only required of the prime? Any consults would be a third party contract of the prime. The prime executes its third party contracts in accordance with the directives of its Three River's contract and MNDOT agreement.

17. Does our proposal cover or any signed forms count towards the final page count? No.
18. The requested scope of services includes a “construction manager who oversees the construction of a project with a guaranteed maximum price. The RFP does not indicated which construction management contracting method will be used? The cost of construction management will be expressed within the proposal and performed by either the proposer or by an agency contracted through the proposer alone.
19. A separate point system of 30% will be attached to the interview and presentation, for purposes of determining the most advantages proposal. Considering this is a qualifications based evaluation and the RFP already assigns 100 possible points, if there is a presentation and interview how will the separate 30% point system be utilized? Evaluation procedures are contained within the RFP.
20. In regard to proposal pricing, RFP section 10.0 states that each proposal shall include, in a separate envelop, the proposal cost for completing all work requested herein and included in the proposal. Is the proposal cost price estimate limited to architectural and Engineering Firm Design Development, Contract Documents, Cost Estimating, Services during bidding, and Services during the construction phase as provided by a Construction Manager acting as owner’s agent to TRCA? Proposal pricing consists of: Completed project design development; complete construction cost estimating, solicitation, and contracting; and complete project Construction Management through final contract closure.
21. What does the bullet in section 10 mean: “The cost proposal will determine the maximum allowable construction cost”? Three Rivers has a finite amount of money. The amount of the design proposal will be subtracted from total project costs to leave a construction budget amount.
22. If awarded the contract, will AIA form B as of the standard form of contract be acceptable? The prime construction contract required to be developed for TRCA can be the AIA form as long as it’s built to contain all required elements of MNDOT Agreement #1002154.
23. Is there any flexibility with the project schedule? Possibly, depending on the situation.
24. If awarded the contract, it is required for the CM to publicly solicit bids or can it solicit bids on an invitational basis? Must be public solicitation

25. Are there limitations to work that the CM can self-perform during the construction phase? This is not design build. CM cannot self-perform construction work. That is a separate contract.
26. Are there liquidated damages that the contractor must pay if this date is not met? No, there are no liquidated damages, however, work not performed will not be paid. Based on the timeline, it is likely that paving and landscaping may possibly not be completed and paid until the spring of 2018.
27. Is there an allowance for items such as paving/landscaping to be completed in the spring? There is not financial allowance; these are required of the overall project. However, the timeline may be adjusted at TRCA discretion in order to allow these to be completed in spring of 2018.
28. The budget presented in appendix B present several cost options for wood, steel framed/precast and an option for geo thermal. Is the offering contractor being asked to price each of these in their response to the RFP or are we only pricing the wood framed structure in the base bid? Wood structure however, alternates may be considered depending on designer recommendation and cost analysis.