



This addendum forms a part of the Contract Documents and modifies the original Documents dated **August 11, 2023** as noted below. Acknowledge receipt of this addendum in the space provided on the Official Proposal Form. Failure to do so may subject the Bidder to disqualification.

### **CLARIFICATION 1**

The District only posts addendum and updates to Request for Proposals on HMK Company's Website: <https://hmkco.org/bid-documents/downloads-black-butte-school-district/>. It is the responsibility of proposers to check at least once weekly until the week of Closing and at least once daily the week of closing.

### **CLARIFICATION 2**

In regard to Attachment B, please only list this addendum as received. The previous addenda were part of the cancelled RFP, issued July 26, 2023.

### **QUESTIONS AND ANSWERS**

Question: It was mentioned that the multipurpose area may be used for further community use. Is the facility anticipated to be designed for Emergency Operations functionality? Is this something that would be determined during early design phases for feasibility?

Answer: **The District has not planned nor budgeted to design to an Emergency Occupancy.**

Question: From previous studies, are there any known design challenges that would impact design such as liquefaction issues, soil containments, wetland concerns, etc.?

Answer: **District is under contract for Geo-Technical report. We are scheduled to have the report at 50% Schematic Design.**

Question: It was discussed during the walkthrough that the project would utilized a CMGC approach and would select a General Contractor after the Schematic Design phase. Is it possible for the architect to be directly involved in the GC selection process?

Answer: **We will invite the Design team to participate in the CM|GC selection as non-scoring advisor throughout the RFP and Interview process.**



Question: Are there any goals for sustainability (i.e. LEED accreditation)? Would this be determined during early design phases?

Answer: **No**

Question: If the possibility presents itself, can any design phases be condensed or is the design schedule set?

Answer: **Current schedule is proposed and represents maximum times for each design phase. District is interested if schedule can be compressed.**

Question: Is there a target goal for MWESB (Minority Owned, Women-Owned, and Emerging Small Businesses) firm participation?

Answer: **The Black Butte School District encourages firms to make a good faith effort to encourage MWESB participation but doesn't have a set target.**

Question: 2.7.E says that "Responses must be received by the District no later than 2:00 PM August 29, 2023". Can you clarify if this is the "post marked" time or if they need to be "in- hand"?

Answer: **Statute is clear they must be received in hand by the closing time, no exceptions are allowed.**

Question: (In regards to Section Two, paragraph 2: "...Provide copies of key personnel's licenses") Would a matrix with key personnel names, responsibilities, and license numbers be sufficient to meet this requirement? Just thinking of page count.

Answer: **A matrix is acceptable. Please make sure to include all necessary information.**

Question: Does the 11-point font requirement apply to graphics, captions, and table matrices? Or is that specific to general copy?

Answer: **Specific to general copy. Recognize that the ability to read smaller font size for graphics, captions, and table matrices needs to be easily read by the committee**



Question: (In regard to Attachment D) Some of our responses in this attachment will exceed the provided space if we use 11-point font. Would it be preferable that we max out the space provided with the most relevant information, or can we include attachments in our response to Attachment D?

Answer: **Per Section 2.1.D.1. “Cover Page, Back Page, Attachment B, and Attachment D are not considered in the 30-page limit.”**

Question: The total value of construction budgets is anticipated to be approximately \$2.5 million. In Section Four – References, it states to provide a reference contract person and phone for three completed K-12 school projects in Oregon with a comparable construction value of over \$3 million. Would references for projects 2.5 million and above be acceptable instead of \$3 million and above since the anticipated construction budget for Black Butte School is \$2.5 million?

Answer: **The reference for \$3 million projects is correct.**

Question: Also, for project references, does a substantially complete project qualify as completed project or do you only want references for projects that are deemed complete?

Answer: **Yes, if using substantial complete as the question asks to explain why you believe the project you are referencing directly relates to the project reference. In addition, make sure that the client reference is listed.**

#### **PRE-BID MEETING SIGN IN SHEET**

Please review the attached sign in sheet; if corrections are required please send them to Stephen McKay at [stephen.mckay@hmkco.org](mailto:stephen.mckay@hmkco.org)

**END OF ADDENDUM 1**



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