

Questions & Answers

Solicitation No. DCAM-24-NC-RFP-0019

Energy Savings Performance Contract (ESPC)

NO.	SECTION NO./PAGE NO	QUESTIONS	DGS RESPONSE
01	Section L.2.5.2 Subsection A.3i	Section L.2.5.2 Subsection A.3i – Past Performance Evaluations – Are the past performance evaluations to be provided by the ESCO and included in this subsection or sent directly from the reference to the District outside of the proposal.	For clarification, the Past Performance Evaluation Forms (Exhibit A.7) shall be completed by the offeror's clients; the offeror shall submit these forms as part of its technical proposal. The Department will not accept these forms from outside sources.
02	Section L.2.5.2 Subsection F.6i	Section L.2.5.2 Subsection F.6i – Development and Implementation Approach – This section refers to a document of Preliminary Scope Requirements and Specifications called Attachment C. Is this supposed to say Section C or is this a totally different document that has not been shared yet?	This appears to be an error in language that states 'scope requirements and specifications in Attachment C.' No Attachment C currently exists at this time.
03	Section L.2.5.2 Subsection B.3i	Section L.2.5.2 Subsection B.3i – General Scope of Services – There is a contradiction in page length requirement. The experience and expertise heading says that all subsections should be 1 page each. However, the General Scope of Services subheading states 5 pages maximum. Does the 1-page limit apply to all subsections 1-7 or does it apply to subsections 1-2 & 4-7 while section 3 is allowed 5 pages?	This section has been edited to clarify specifics of page allowances for sub-sections Section L.2.5.2.
04	Section L.2.5.2 Subsection E.3i	Section L.2.5.2 Subsection E.3i – Insurance – In reference to this section, is the District requesting a COI at this time or is a letter from an insurance provider on behalf of the proposer stating that the proposer is capable of obtaining and maintaining insurance coverage at the levels specified in Section I.14 sufficient?	The Department will accept a letter from an insurance provider on behalf of the proposer stating that the proposer is capable of obtaining and maintaining insurance coverage at the levels specified in Section I.14. The awarded contractor shall be required to provide its Certificate of Insurance (COI) within ten (10) business days of notice of award.
05		Section B.8 Subcontracting Requirements – Section B.8 in the RFP states that a Proposal must be submitted with Attachment A.4 – SBE Subcontracting Plan. It was mentioned in the Pre-Proposal Conference that this plan was not to be submitted with the Proposal. Please confirm which is the correct approach.	Attachment A. 4 SBE Subcontracting Plan is not required at the time of proposal due date. This attachment is included as reference. The awarded contractor will be required to submit the subcontracting plan prior to task order execution when the task orders are in excess of \$250,000.
06		Section C.1.1 states that a list of the District's facilities to be included in the Investment Grade Audit will be provided in Exhibit E.7 (Technical Facility Profile). The Technical Facility Profile currently contains data for Janney Elementary School, Watkins Elementary School and Recreation Center, and Columbia Heights Education Campus. A list of facilities is not included in the Technical Facilities Profile dropbox on the DGS website for DCAM-24-NC-RFP-0019 Energy Savings Performance Contract. Please provide this list of facilities, including building square footage, so that proposers can accurately complete the Project Budget in L.2.6.2 B and the Investment Grade Audit Fee – Maximum in L.2.6.2 C.	This is correct. The first version of the RFP only contained data for 3 facilities. The addendum will include the full list of contemplated Phase 1 facilities and associated data (year built, square footage, utility consumption data, etc).
07		Section C.5.4.3.2 Phase 2 – Financing discusses design charrettes with ESCO and District personnel and submittal reviews at the 30%, 60%, and 95% levels of design completion. Please confirm that the 60% and 95% design submittals and charrettes are expected to be completed after the District and the ESCO enter into the Energy Services Agreement (ESA).	*The language in this section that states "Designs shall comply with adopted building codes and receive required permits. Design charrette(s) shall be held with the ESCO and District personnel, and submittal reviews at the 30%, 60%, and 95% levels shall be performed by the District" was included in the wrong section. This should have been included in Section C.5.4.3.2 Phase 3 - Design, Implementation, and Commissioning. District confirms that design submittal reviews at 60%, and 95% and charrettes are expected to be completed after the District and the ESCO enter into the ESA.

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08		Section L.2.6.1 states that an Offeror shall provide pricing for all nine (9) CLINs or the proposal will be considered to be nonresponsive. Please confirm that an Offeror can use its own personnel and personnel from subcontractors or consultants to meet this requirement.	This is acceptable. However, ESCO personnel and sub-contractor personnel is subject to DGS approval.
09		Section L.2.7 states that "The District will reject any offer that fails to include a subcontracting plan that is required by law". Please confirm whether, or not, an Offer must submit a subcontracting plan (A.4) in its proposal.	Attachment A. 4 SBE Subcontracting Plan is not required at the time of proposal due date. This attachment is included as reference. The awarded contractor will be required to submit the subcontracting plan prior to task order execution when the task orders are in excess of \$250,000.
10		What is the estimated timeline dates for the following: a) Selection of awarded ESCO b) ESPC Contract Negotiations c) ESPC Executed	DC DGS' tentative ideal timeline is the following (subject to change without notice): Notice of Award: Summer 2024 Notice to Proceed: Fall 2024 IGA Commence: Fall 2024 ESA execution and begin construction: Summer 2025
11		Should the A.2 DOES Non Construction First Source Employment Agreement be completed for the RFP response or will this be completed prior to executing a contract?	Attachments A.2 Department of Employment Services First Source Employment Agreement, and A.3 Department of Employment Services First Source Employment Plan, are required to be completed and submitted at the time of proposal due date (part of the Compliance Package).
12		Should the A.3 DOES First Source Employment Plan be completed for the RFP response or will this be completed prior to executing a contract?	Attachments A.2 Department of Employment Services First Source Employment Agreement, and A.3 Department of Employment Services First Source Employment Plan, are required to be completed and submitted at the time of proposal due date (part of the Compliance Package).
13		Please confirm that the A.4 SBE Subcontracting Plan does not need to be completed for the RFP response.	Correct. Attachment A. 4 SBE Subcontracting Plan is not required at the time of proposal due date. This attachment is included as reference. The awarded contractor will be required to submit the subcontracting plan prior to task order execution when the task orders are in excess of \$250,000.
14		Typically, a Payment and Performance Bond is executed once a contract is signed. Does the A.12 form need to be filled out for the RFP response or is this provided as a reference for what will be required?	The Payment and Performance Bond attachment (A.12) is listed as reference. It will be required by the awarded contractor at time the agreement is executed.
15		Section L.2.5.2 Subsection B. – Experience and Expertise – The RFP states that we should limit our response to one page, however, the information requested within Subsection B.3 through B.7 would require more than one page to adequately answer each item. Could the page limit be expanded?	This section has been edited to clarify specifics of page allowances for sub-sections Section L.2.5.2.