

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES



RFP
DESIGN BUILD SERVICE
FOR DISTRICT OF COLUMBIA GENERAL FAMILY SHELTER CAMPUS

Solicitation No: DCAM-18-CS-0017

Addendum No. 2

Issued: November 29, 2017

This Addendum No. 1 is issued and hereby published on the DGS website on **November 29, 2017**. Except as modified hereby, the Request for Proposals ("RFP") remains unmodified.

Item #1 Attachment B – Form of Offer Letter (**Exhibit 1**)

Item #2 1.8 Procurement Schedule and Project Milestones

Delete:

1.8.1 RFP Schedule

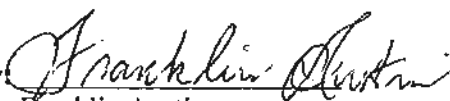
- | | |
|---------------------------------------|--------------------------------|
| • Notice of intent to award | approximately January 8, 2017 |
| • Notice to Proceed / Letter Contract | approximately January 10, 2017 |

Replace with:

1.8.1 RFP Schedule

- | | |
|---------------------------------------|--------------------------------|
| • Notice of intent to award | approximately January 8, 2018 |
| • Notice to Proceed / Letter Contract | approximately January 10, 2018 |

Item #3 Questions and Responses (**Exhibit 2**)

By: 
Franklin Austin
Contracting Officer

Date: 11/29/17

Exhibit 1

Attachment B

[Offeror's Letterhead]

[Insert Date]

District of Columbia Department of General Services
2000 14th Street, NW
Washington, D.C. 20009

Attention: Greer Johnson Gillis, PE
Acting Director, Chief Contracting Officer

Reference: Request for Proposals (RFP) – **DCAM-18-CS-0017**
DESIGN-BUILD SERVICES FOR DISTRICT OF COLUMBIA GENERAL FAMILY
SHELTER CAMPUS

Dear Ms. Gillis:

On behalf of [INSERT NAME OF BIDDER] (the "Offeror"), I am pleased to submit this proposal in response to the Department of General Services' (the "Department" or "DGS") Request for Proposals (the "RFP") to provide design-build services for District of Columbia General Family Shelter Campus project. The Offeror has reviewed the RFP and the attachments thereto, any amendments thereto, and the proposed Form of Contract (collectively, the "Bid Documents") and has conducted such due diligence and analysis as the Offeror, in its sole judgment, has deemed necessary in order to submit the Offeror's Bid in response to the RFP. The Offeror's proposal and the various price components identified below are based on the Bid Documents as issued and assume no material alteration of the terms of the Bid Documents (collectively, the proposal and the price components identified below are referred to as the "Offeror's Bid.").

The Offeror's Bid is as follows:

- A. lump sum price to complete all required Phase Zero services ("Phase Zero Price"):
\$ _____
- B. fixed fee to complete the design, including all permitting, for Buildings 1 through 4 ("Core Building Design Price"): \$ _____
- C. fixed fee to complete the design, including all permitting, for Building 9 ("Building 9 Design Price"): \$ _____
- D. fixed fee to complete the design, including all permitting, for Building 29 ("Building 29 Design Price"): \$ _____
- E. a fixed fee to complete the design, including all permitting, for Phase 4 design services ("Phase 4 Design Price"): \$ _____
- F. fixed fee to cover the cost of the Design-Builder's overhead and profit for Phases Zero through Three ("DC General Design-Build Fee"): \$ _____
- G. fixed fee to cover the cost of the Design-Builder's overhead and profit for Phase Four ("DOC Design-Build Fee"): \$ _____
- H. general conditions budget for Phases Zero through Three ("DC General Maximum Cost of General Conditions"): \$ _____

I. general conditions budget for Phase Four ("DOC Maximum Cost of General Conditions"):
\$ _____

The Offeror acknowledges and understands that the lump sum prices and fixed fees identified above are firm, fixed prices and other than as permitted in the Form of Contract will not be subject to further adjustment

A. The estimated cost of the Offeror's general conditions (the "DC Maximum Cost of General Conditions") is set forth below. The Maximum Cost of General Conditions consists of the following elements:

Cost of construction staff (only field staff are reimbursable)	\$ _____
Fringe Benefits associated with field staff costs	\$ _____
Payroll taxes and payroll insurance associated with field staff costs	\$ _____
Staff costs associated with obtaining permits and approvals	\$ _____
Out-of-house consultants	\$ _____
Travel, Living and Relocation expenses	\$ _____
Job vehicles	\$ _____
Field office for CM including but not limited to:	\$ _____
• Trailer purchase and/or rental	
• Field office installation, relocation and removal	
• Utility connections and charges during the Construction Services phase	
• Furniture	
• Field offices for the Office and Program Manager	
• Office supplies	
Office equipment including but not limited to:	\$ _____
• Computer hardware and software	
• Fax machines	
• Copy machines	
• Telephone installation, system and uses charges	
Job radios	\$ _____
Local delivery and overnight delivery costs	\$ _____
Field computer network	\$ _____
First aid facility	\$ _____
Progress photos	\$ _____
Printing cost for drawings, bid packages, etc.	\$ _____
Other (please itemize)	\$ _____
Total DC Maximum Cost of General Conditions	\$ _____

B. The estimated cost of the Offeror's general conditions (the "DOC Maximum Cost of General Conditions") is set forth below. The Maximum Cost of General Conditions consists of the following elements:

Cost of construction staff (only field staff are reimbursable)	\$ _____
Fringe Benefits associated with field staff costs	\$ _____
Payroll taxes and payroll insurance associated with field staff costs	\$ _____
Staff costs associated with obtaining permits and approvals	\$ _____
Out-of-house consultants	\$ _____
Travel, Living and Relocation expenses	\$ _____
Job vehicles	\$ _____
Field office for CM including but not limited to:	\$ _____

- Trailer purchase and/or rental
- Field office installation, relocation and removal
- Utility connections and charges during the Construction Services phase
- Furniture
- Field offices for the Office and Program Manager
- Office supplies

Office equipment including but not limited to: \$ _____

- Computer hardware and software
- Fax machines
- Copy machines
- Telephone installation, system and uses charges

Job radios \$ _____

Local delivery and overnight delivery costs \$ _____

Field computer network \$ _____

First aid facility \$ _____

Progress photos \$ _____

Printing cost for drawings, bid packages, etc. \$ _____

Other (please itemize) \$ _____

Total DOC Maximum Cost of General Conditions \$ _____

The Offeror acknowledges and understands that each Maximum Cost of General Conditions will be incorporated into the contract and that the Offeror will not be permitted to exceed the Maximum Cost of General Conditions unless it first obtains the written approval of the Department.

C. In addition, the Offeror hereby represents that, based on its current rating with its surety, the indicated cost of a payment and performance bond is [INSERT PERCENTAGE].

The Offeror's Bid is based on and subject to the following conditions:

1. The Offeror agrees to hold its proposal open for a period of at least one hundred and twenty (120) days after the date of the bid.

2. Assuming the Offeror is selected by the Department and subject only to the changes requested in paragraph 5, the Offeror agrees to enter into a contract with the Department on the terms and conditions described in the Bid Documents within ten (10) days of the notice of the award. In the event the Offeror fails to do so, the Department shall have the right to levy upon the Offeror's bid bond.

3. Both the Offeror and the undersigned represent and warrant that the undersigned has the full legal authority to submit this bid form and bind the Offeror to the terms of the Offeror's Bid. The Offeror further represents and warrants that no further action or approval must be obtained by the Offeror in order to authorize the terms of the Offeror's Bid. In addition to any other remedies that the Department may have at law or in equity, the Department shall have the right to levy upon Bidder's Bid Bond in the event of a breach of this paragraph 3.

4. The Offeror and its principal team members hereby represent and warrant that they have not: (i) colluded with any other group or person that is submitting a proposal in response to the RFP in order to fix or set prices; (ii) acted in such a manner so as to discourage any other group or person from submitting a proposal in response to the RFP; or (iii) otherwise engaged in conduct that would violate applicable anti-trust law.

5. The Offeror's proposal is subject to the following requested changes to the Form of Contract: [INSERT REQUESTED CHANGES. OFFERORS ARE ADVISED THAT THE CHANGES SO IDENTIFIED SHOULD BE SPECIFIC SO AS TO PERMIT THE DEPARTMENT TO EVALUATE THE IMPACT OF THE REQUESTED CHANGES IN ITS REVIEW PROCESS. GENERIC STATEMENTS, SUCH AS "A MUTUALLY ACCEPTABLE CONTRACT" ARE NOT ACCEPTABLE. OFFERORS ARE FURTHER ADVISED THAT THE DEPARTMENT WILL CONSIDER THE REQUESTED CHANGES AS PART OF THE EVALUATION PROCESS.]

6. The Offeror hereby certifies that neither it nor any of its team members have entered into any agreement (written or oral) that would prohibit any contractor, subcontractor or sub-consultant that is certified by the District of Columbia Office of Department of Small and Local Business Enterprises as a Local, Small, Resident Owned or Disadvantaged Business Enterprise (collectively, "LSDBE Certified Companies") from participating in the work if another company is awarded the contract.

7. This bid form and the Offeror's Bid are being submitted on behalf of [INSERT FULL LEGAL NAME, TYPE OF ORGANIZATION, AND STATE OF FORMATION FOR THE OFFEROR].

Sincerely,

By: _____
Name: _____
Title: _____

Exhibit 2

Question	Response
On page 8 of the RFP, the Notice of Intent to Award and Notice to Proceed indicate January 2017, please correct to January 2018	Please refer to Addendum No. 2. Item # 2
On page 4 of the Frap under Phase 4 description, it indicates that a "Hot Water Boiler Study for CDF and CTF dated 11/18/13, Alternate no. 1" would be attached as a part of Attachment A. It does not appear that this document was included as part of Attachment A of the RFP. Please provide this document.	Please refer to Addendum No. 1. Item #3 Attachment A (link)
Will the as-built drawings of the existing DC General Campus be provided to the bidders	Please refer to Addendum No. 1. Item #3 Attachment A (link). Existing floor plans were included in the Facility Condition Assessments for Building 29 and the Core Building (1-4). The Building 9 Facility Condition Assessment report did not include the pdf attachments.
An existing conditions assessment was provided for Building 9. Will there be additional assessments provided to the bidders for the other buildings included in the FRP?	Yes. Please refer to Addendum No. 1. Item #3 Attachment A (link).
Attachment B - Form of Offer Letter was not included in the RFP. Please provide Attachment B.	Please refer to Addendum No. 2. Item # 1
On page 4 of the RFP under Phase 3 description, it indicated that residents will not be vacated until September of 2018 and that construction activities can not start until October of 2018. On page 6 of the Frap under Section 1.5, it indicated that construction activities are to start on August of 2018. Please confirm that Phase 3 construction activities (i.e. Abatement) will not be able to start until October 2018 after residents have vacated the Buildings 1-4	Correct. Residents will be vacated in September 2018 and Abatement will follow in October 2018 but there will be required activities (similar to preconstruction) preceding the abatement such as Abatement notification, etc. Milestones in Section 1.5 establish overall task encompassing said activities
On page 6 of the Frap under section 1.5, Phase 2 start is on 1/8/18. please confirm this date should be 1/10/18 to align with the NTP indicated on page 8 (section 1.8.1)	The Notice to Proceed will be issued between January 8-10, 2018.
Page 6, Section 1.5 does not indicated the GMP activates (such as trade bidding, GMP negotiation, DGS GMP approval, and the like). Please provide at least dates for the GMP submission and approval.	Will be addressed by form of contract in subsequent addendum.
Is it possible to extend the proposal submission date to 12/21/17	No.

<p>Section 3.4.2 on page 34 would like a Project Manager (MEP) and a Project Manager (Interiors) named as a key personnel. Do these need an individual identified due to this specific project's scope or work?</p>	<p>No. We do not need a Project Manager for both Interiors and MEP, but please include a Project Manager in your bid.</p>
<p>I am wondering if there are any other scheduled site visits? I'd like to look at the main steam connection/tee into building #9 and where the primary electrical that serves the buildings enters the campus.</p>	<p>No. We will not provide individual site visits.</p>