



# ARC Integrated Program Management, Inc.

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## R F Q C L A R I F I C A T I O N # O N E

**DATE:** November 19, 2010

**FROM:** Sarah Lara

**RE:** RFQ 471-10 for General Contracting Services: Alpine Campus Building

The below clarifications have been submitted in response to the RFQ. Please read through carefully and contact me if you have any additional questions.

1. Will there be a mandatory pre-submittal meeting?

*There will not be a mandatory pre-submittal meeting for the RFQ process.*

2. From information in the RFQ, the construction period is February 2011 Start Construction to August 2012 Construction Complete. Is this correct?

*We anticipate that pre-construction would begin in February 2011; construction would begin April 2011 and complete in June 2012, allowing the month of July for move-in and closeout.*

3. Per your dates in the RFQ, on Dec 20, 2010 a "Bid Package" will be issued to the Shortlisted Candidates resulted from the interview process. What level of design will the "bid" design documents be?

*We anticipate that drawings will be at 75% Design Development Phase.*

4. The RFQ calls this a "Bid" so we assume this will be a Lump Sum Bid vs. a DD Estimate, or a Preliminary GMP. Can you please clarify?

*This isn't a bid and this language was inserted by mistake. We will be asking for estimates and based upon the level of drawings may be asking the candidates if their estimates could be a GMP.*

5. Is this project open to all General Contractors at this time?

*Yes; Qualifications from all General Contractors will be accepted. Similar project experience, among other items, will be heavily considered in the selection of the five (5) short-listed firms who will be invited to the oral interviews.*

6. Will the Contractor be going to “contract” on their “bid” amount, or is this the beginning point of contract negotiations, to be followed up with final design, final schedule, and a final GMP? Please Clarify?

*The contract will be for Pre-Construction services and once a GMP is established, that will be change-ordered into the contract.*

7. Is there any way you could issue the Proposed Contract before we submit the Qualifications?

*Because all of our contracts are project specific, we do not have a contract that can be issued this week. However, we will work to get a contract out by 29NOV10.*

8. Who is on the selection committee?

*CMC Alpine Campus: CEO, Dean of Academic Affairs, Dean of Student Affairs, Facility Manager; and CMC Director of Facilities. ARC and H+L will also have representatives attend committee meetings and interviews but will not be part of the final selection.*

9. Is this project being drawn in Revit by H+L and if so can we get the 25% DD file? Is the entire design team (architect, structural, and MEP consultants) using a similar/same BIM platform?

*Yes, H+L and their design team are using Revit for the drawings. A request of the CAD files can be made when the estimate set is issued. We will not be issuing those drawings during the RFQ phase of this procurement process.*