



**State of Rhode Island
Department of Administration / Division of Purchases
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**Solicitation Information
July 17, 2013**

ADDENDUM # 2

RFP # 7476365

**TITLE: A&E Services for Renovation & Expansion of Health & Nursing Facilities,
Rhode Island College**

**Submission Deadline: Wednesday July 24, 2013 at 11:00 AM (Local Prevailing
Time)**

Notice to Vendors:

**ATTACHED ARE QUESTIONS WITH RESPONSES. NO FURTHER QUESTIONS
WILL BE ANSWERED.**

**Thomas Bovis
Interdepartmental Project Manager**

Interested parties should monitor this website, on a regular basis, for any additional information that may be posted.

Questions with Responses:

1. Will College be handling hazardous materials abatement?

No. A&E services are to include review and identification of hazardous materials, and development of abatement plan. Abatement will be responsibility of the general contractor (or subcontractor).

2. The RFP says to provide lump sum fee for base bid, then lump sum of \$3.7 million for 2nd floor classrooms, and then alternate lump sum for shell & core space. Is this correct? Is it identified where the funding for \$3.7 million is coming from?

Yes, there are 3 lump sums required per the fee form. No we have not identified where the \$3.7 million in funding is coming from.

3. Do we know if renovation includes basic fit out or also mechanical?

Proposers should review the feasibility study. It identifies the findings for electrical, hvac, etc. in the existing building. The extent of work that will be done on the existing building systems is dependent on priorities and the available budget.

4. Does the FF&E package include all simulation equipment and AV?

Yes. The FF&E includes all furniture, fixtures, and equipment, including AV, simulation equipment, and any other speciality equipment required in the facilities.

5. The RFP lists \$10,000.00 reimbursable expenses. Are reimbursables the same for all firms?

No. This was an error in the RFP. Proposers are to include an actual estimate of reimbursables and provide a summary of what those reimbursables are.

6. Should A&E produce as-builts?

This was an error in the RFP. To clarify, the contractor is responsible for the preparation of record drawings/as-built drawings. The Architect is responsible for the review and approval of the record drawings/as-builts.

7. Do you have as-builts?

We have original drawings for the building but they are not necessarily as-builts. Successful proposer will need to verify existing conditions.

8. Page 7 mentions parking lot displaced, is there a new area for lot?

The parking lot on the east side of Fogarty Life Sciences will be disturbed by the construction and partially eliminated. This project includes replacement of all or a portion of the parking lot. It is anticipated that it would be located either behind the new addition or to the side of it depending on the final configuration.

9. Do you want the building designed to LEED certified or LEED equivalent?

This project must be designed and constructed to meet the RI Green Buildings Act (RI General Law 37-24). The answer to this question may come down to cost. Provide a cost differential (if any) to provide A&E services that would result in a LEED certified building as opposed to a LEED equivalent building. The base bid shall include the LEED equivalent building.

10. The simulations have compressed air, will this be part of the equipment be part of the design?

Yes.

11. Is accreditation part of the renovation?

No, just space.

12. What portion of the feasibility study is intended to be used moving forward? Program? Design concept? Other?

It is not intended that the programming and design concept would be re-done during this project. That being said, the program needs to be reviewed and confirmed with RIC faculty and staff. There may be some adjustments required. The design concept needs to be reviewed and developed further.

13. Regarding the FF&E package, does the scope include all clinical and simulation equipment, ie, human patient simulators, patient beds, patient lifts, sharps containers, etc? We think it would be in the best interest of the college to continue to develop a relationship with RI Hospital to attain this type of equipment as a cost-effective option.

See answer to #4 above.

14. Is the technology specialist, that is to be included on the team, responsible for the design of the hardware for

- a. Simulation Labs (Cameras, microphones, speakers)?

Yes.

- b. and digital classroom hardware (Projectors, wall mount TV's, projection screens)?

Yes.

15. Will the College continue to use EMS as their simulation capture software vendor? We think it would be best for the College to engage the AV software company (EMS) early in the design phase.

This can be reviewed and discussed with the successful proposer.

16. Are we allowed to contact the School of Nursing educators directly?

No. All questions must go through the State Division of Purchases.

17. Are the percentages of the phases (listed on page 9 of 15 of the RFQ) fixed or may they be adjusted?

They may be adjusted. If adjustment is proposed, the specifics of the proposed adjustment shall be stipulated in the proposal.

18. Is there a goal for the start of construction date?

It is anticipated that we would proceed to construction phase immediately after completion of the design. Design to be complete within 6 months per the RFP.

19. Is there a page limit on the proposal?

No.