

**DTCC Contract No. C900404GCM**  
**George Campus – Construction Management**  
**Services**

**CLARIFICATIONS**

- 1) **QUESTION:** What is the design status for the initial project?  
**RESPONSE:** There was a previous study completed. Design began in January 2019.
- 2) **QUESTION:** What is the anticipated schedule?  
**RESPONSE:** Based upon the design timetable, we anticipate bidding the roof and Air Handler work in April 2019. The Student Success Center (infill project) would be bid in November. Schedule current project schedule is attached.
- 3) **QUESTION:** Will pricing be included as noted in Appendix A, paragraph 2 at the bottom of the page?  
**RESPONSE:** No. Per Del Code, Title 29, Chapter 69, Section 6982, construction management is a "type A" professional service. This provision does not apply, therefore a pricing file is not required.
- 4) **QUESTION:** Is there a current cost estimate for the initial projects?  
**RESPONSE:** \$10M for Phase 1. This is a rough estimate and will be verified by the successful CM firm.
- 5) **QUESTION:** How much unusable space is currently in the lower level of the East Building?  
**RESPONSE:** Approximately 10,000 SF.
- 6) **QUESTION:** In Appendix B, Scope of Work and Technical Requirements, under Deliverables and Schedule, it states that "a detailed task list and deliverable list with the corresponding milestone schedule dates shall be provided as part of the base bid." Please clarify.  
**RESPONSE:** This task list and schedule is not required at submission. There is no base bid. A preliminary schedule has been provided.
- 7) **QUESTION:** In Appendix B, Scope of Work and Technical Requirements, under Meetings, it mentions General Contractor. What is meant by this under a CM contract?  
**RESPONSE:** This should reference "Trade Contractor" instead.

8) **QUESTION:** The RFP appears to be missing pages. The Proposed Form of Agreement AIA Form starts on page 22 and the next page is Appendix A- Minimum Mandatory Submission Requirements, starts on page 29. Also, Appendix B starts on page 30 and the next page is 33. Please confirm there is no missing pages.

**RESPONSE:** There are no missing pages.

9) **QUESTION:** Should it be assumed the listed projects will performed concurrently (all as one project, overlapping as much work as possible) or sequentially (with one project at a time followed by the next)?

**RESPONSE:** No assumptions should be made. The College has funding available for the "initial" projects but not the future ones listed. Projects will be executed as funding becomes available and may overlap or be done sequentially.

10) **QUESTION:** For purposes of this proposal, what total duration should be assumed for pricing and scheduling?

**RESPONSE:** As noted in V. Terms and Conditions, 1d. General Information, Delaware Technical Community College reserves the right to extend this contract on a yearly basis for a period of up to 5 years after the term on the full contract has been completed.

11) **QUESTION:** Appendix A; paragraph #2, Page 29: Indicated proposal package....shall include pricing." Other section indicate pricing is not a component of the proposal. Please clarify.

**RESPONSE:** See Question #3.

12) **QUESTION:** Section III; Paragraph #B: The "points" indicated on page 2 for the evaluation requirements do not appear to correspond with the "criteria" weighted points on page 11. Please clarify.

**RESPONSE:** Page 11 is correct.

13) **QUESTION:** Section VI; Attachment 6- Proposed Form of Agreement, AIA C132-2009 and Delaware Tech's amendment thereto." Please advise on amendment referenced.

**RESPONSE:** See page #22. Amendment to be provided at time of contract award.

14) **QUESTION:** Contents on page 1, the Contents list includes a heading for section VI RFP Miscellaneous Information however from review of the RFP the section for Miscellaneous Information has not been included and section VI is the start of the Attachments. Can you please confirm if the RFP was to have any additional miscellaneous information included or was the header a typo in the Contents list?

**RESPONSE:** No missing information. The Table of Contents is incorrect.

15) **QUESTION:** Section 13.a on page 7, can the attendee list from the non-mandatory pre-proposal meeting be provided for review with the RFI responses?

**RESPONSE:** Yes. See attached.

16) **QUESTION:** Section 24 on page 9, is the intent of this RFP to select one sole source CMA firm to support the DTCC George Campus or will multiple firm selections be made?

**RESPONSE:** One firm is anticipated to be selected however the College reserves the right to select more than one firm.

17) **QUESTION:** The PDF file contains 25 sheets however there is a break in the page numbers between pages 22 and 29 with pages 23 through 28 not included the RFP. Can you please confirm if the RFP have additional information for pages 23 through 28 or is the RFP limited to only the information that was provided in the PDF file?

**RESPONSE:** See Question #8.

18) **QUESTION:** Per Appendix B on pages 30 and 31, can you please confirm if the intent of the RFP is to have the CMA provide a full time, on-site support person to provide CMA services or will CMA be a part-time role supporting individual tasks as assigned by DTCC?

**RESPONSE:** Full time is anticipated but a part-time role could be possible depending on the scope of the work.

19) **QUESTION:** Per Appendix B on pages 30 and 31, can you please confirm the anticipated duration/term of the CMA contract will be a single fixed period, base year with multiple option years, or as negotiated for each project assigned to the CMA?

**RESPONSE:** Base year with options. The initial projects would be for the expected project duration.