

Kent Sussex Family Courts Expansion Feasibility and Concept Study

OMB/DFM MJ1002000016

CLARIFICATIONS

- 1) **QUESTION:** What is parametric cost estimates per page 1, paragraph 5 in the RFP?
RESPONSE: A parametric estimating model is a mathematical representation of cost relationships that provide a logical and predictable correlation between the physical or functional characteristics of a project (plant, process system, etc.) and its resultant cost. (Source NASA)
- 2) **QUESTION:** What are the property sizes for both the Sussex Family Court and the Kent Family Court?
RESPONSE: The Sussex property is 129 X 120 feet (15,480 square feet- 0.35 acres) with an adjacent undeveloped parcel of 111 X 90 feet (9990 square feet- 0.23 acres). The Kent property is 5.5 acres. The addresses are provided in the advertisement for reference.
- 3) **QUESTION:** How much of the property is currently developed with hard construction?
RESPONSE: Sussex over 75%; Kent over 50%.
- 4) **QUESTION:** Are there wetlands on either the Sussex Family or Kent Family Court sites?
RESPONSE: Kent yes, Sussex no.
- 5) **QUESTION:** If expansions or additions to the property are deemed necessary are they required to be hard attached to the existing Family court buildings or can they be located elsewhere on the properties?
RESPONSE: If the existing properties can be utilized there is no strict requirement for a hard attachment. However, the courts do not wish to abandon structures that may have value and do not wish to operate out of 2 locations because it increases operational costs.
- 6) **QUESTION:** We typically provide a 10 year assessment evaluation term, is the State of Delaware only seeking up to 10 year evaluation, from 10 to 20 year, or up to 20 years?
RESPONSE: We are seeking 20 years minimum.
- 7) **QUESTION:** Is the 10 to 20 year assessment for the current property as-is or is the awarded firm to consider ongoing costs to a proposed expansion from a developed concept study?
RESPONSE: The current buildings do not adequately service the needs of the Family Court as outlined in the advertisement (deficiencies noted). Expanded facilities will be required to meet the courts needs for at least 20 years. The focus of work requested will be to validate (not re-create) previous work done to develop the facility sizes needed for the court to expand to meet the need, with the main portion of the work to develop concept plans for larger (expanded) facilities. These plans can then be used to develop parametric cost estimates
- 8) **QUESTION:** Does the State of Delaware have a timetable for awarding the Feasibility and Concept Studies project for both the Kent and Sussex family court houses?

September 22, 2015

RESPONSE: Yes, as soon as possible given the selection process used by the State.

- 9) **QUESTION:** Does the State of Delaware have a timetable for commencement and completion of construction for both the Kent and Sussex family court houses?

RESPONSE: This will be determined based upon when funding is received. As the cost of the project has not been developed yet, there is no current funding for construction- hence no timetable at this time.

- 10) **QUESTION:** Are the companies/firms that conducted the previous 2006 and 2015 studies precluded from submitting a letter of interest for contract no MJ1002000016- Delaware Family Courts- Kent and Sussex County Family Courts Expansion Feasibility and Concept Study?

RESPONSE: No.