

RFQ Question and Answer List

State of Ohio Standard Forms and Documents

Project Name ODNR-Owner Agent Project Number DNR-150001
Project Location Various

Date Q&A posted: 06/12/2014

Date Q&A revised: N/A

Below are the questions that have been received to date for the RFQ of the above-referenced project:

1. Is it the intent of ODNR to award DNR-150001 to one Owner Agent for the entire program for the two year period, or will multiple firms be selected and used as a pool for selection on individual projects as the need arises?
 - A. The intent is to award to one Owner Agent for the entire program.
2. The DNR Engineering website indicates the primary services are Architectural; is this applicable to DNR-150001?
 - A. The primary services for DNR-150001 are Capital Program Management and Program Budget Management.
3. Please confirm that there is no perceived conflict of interest for a firm that is currently providing engineering services or intends to propose for future engineering services as a lead consultant or a sub consultant.
 - A. Due to the nature of the services required by the Owner Agent, the selected firm cannot be an affiliate or sub-consultant of any architectural or engineering firm for ODNR projects during the term of the Owner Agent Agreement.
4. While we are aware that there could be a potential conflict should we get selected as the Owner Agent, is it acceptable to join A/E teams during the RFQ stage? We would make our teaming partners aware that we are also pursuing the OA RFQ.
 - A. Yes. However, the selected Owner Agent firm cannot be an affiliate or sub-consultant of any architectural or engineering firm for ODNR projects during the term of the Owner Agent Agreement.
5. On the DNR-150002 Statewide Technical Services request, a secondary service required is Construction Testing and on the DNR-150001 Owner Agent request, a secondary service required is QA/QC of Design & Construction. How are those services different? And would those services be on the same projects?
 - A. DNR-150002: The selected firm is responsible for any construction testing (i.e., concrete testing, compaction testing, moisture content testing, etc.) required on the project, typically achieved through hiring a construction testing company as a sub-consultant.
 - B. DNR-150001: The selected firm will represent the owner's interests during design by providing quality control reviews of documents and specifications, etc. and during construction by assisting the design consultant with site inspections, submittal reviews, pre-construction meetings and mock-up reviews, etc.

6. How many firms does ODNR plan to select to provide these services?
 - A. One
7. Approximately how many projects are part of the budgeted \$138,081,214?
 - A. Approximately 30, ranging from \$500,000 to \$14,000,000.
8. Are these projects located throughout the state or primarily in certain areas?
 - A. Throughout the State at State Parks, State Forests, and other ODNR locations.
9. Field inspection/resident project representation is not included in the scope, will these services be provided by ODNR?
 - A. The RFQ indicates that the Owner Agent will “supplement AE and commissioning agent's construction observation activities for QA/QC; assist in punch-list review for owner occupancy; any other related assigned duties.” ODNR may require field inspection/resident project representation on selected, but not all projects.
10. How many of these projects are designed or the design is underway?
 - A. About half are in various stages of design, the remainder in various stages of planning.
11. How many of these projects are designed or the design is underway?
 - A. About half are in various stages of design, the remainder in various stages of planning.
12. In the RFQ project description it states, “ODNR anticipates centralized services for the selected Owner Agent at ODNR Fountain Square Complex...” Will a full-time presence by the Owner Agent be required at the Fountain Square Complex?
 - A. A full-time presence at Fountain Square is anticipated, but may not be required.
13. Will OAKS Capital Improvements system be the primary IT system for managing the Capital Improvements Program (CIP)? Does the RFQ require the Owner Agent to supply or operate other IT programs?
 - A. OAKS CI will be utilized on some projects. However, the selected Owner Agent firm may use other IT programs it has available and may be involved and provide recommendations to ODNR in the selection of appropriate IT programs for use in managing the Capital Improvements Program.
14. Is there a proposed CIP project list? If so, can it be provided?
 - A. The list in development, however the list of capital appropriations for ODNR is available on the State of Ohio legislative website under House Bill 497.