

Question and Answer List

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Project Name	<u>OFCC Tenant Improvements</u>	Project Number	<u>BWC-130002</u>
Project Location	<u>30 West Spring Street, Columbus / Franklin</u>	Contracting Authority	<u>Bureau of Workers' Compensation</u>

Date posted: July 26, 2012
Date revised: July 30, 2012

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

1. Will the Owner contract separately for movable and systems furniture?
 - A. Modular system furniture will be part of the DB's scope of work.
2. Is the cost of movable and systems furniture included in the construction budget?
 - A. The cost of modular systems furniture is included in the construction budget.
3. The difference between the project budget and construction budget is \$360,000. What budget items does this include?
 - A. These soft costs include administrative expenses, moving costs, FFE and DB fees.
4. Please identify where the double asterisk is meant to apply on the score sheet. It is noted at the bottom of the score sheet, but does not show up anywhere else on the score sheet.
 - A. The double asterisk is shown in Section 3b of the score sheet.
5. The RFQ does not note the project to have a LEED goal, but there are 9 points identified on the score sheet. Why does LEED matter on the score sheet if this is not a LEED goal project?
 - A. To the extent possible, the principles of the LEED program are desired to be followed in the design and construction of the tenant improvements.
6. The time frame to complete the work is extremely tight. What is the penalty for not completing the project on time if delays are incurred by the owner team?
 - A. *Delays caused by the Owner/Tenant team are not the responsibility of the Design Build entity and therefore penalties do not apply. Schedule impacts within the responsibility and control of the DB may be assessed liquidated damages.* Liquidated damages are outlined in Article 8.7 of the General Conditions for the Design-Build contract. This standard document can be found on the State Architect's Office website.
7. Is BIM required as part of the delivery criteria?
 - A. No, BIM is not a requirement for the project.
8. We have not yet submitted a 330 in response to an RFQ for a Design-Build Contract and I am wondering if the 330 is done any differently. Do we need to include Contractor information?
 - A. *The F110-330 is completed similarly for any type of project delivery method. Information should be included for both the design professional and the builder. The rating form included in the RFQ indicates how each requested element of the statement of qualifications will be assessed.*

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9. It looks like the RFQ is for a firm to handle the design-build on the project. Is the plan to purchase new furniture for the space? If so, will the selected firm be responsible for sourcing the furniture or is that something that the project manager is involved with? Any insight would be much appreciated.

B. The DB entity will be acquiring movable furniture.