THE OHIO STATE UNIVERSITY

Facilities Operations and Development
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RFQ Question and Answer List

Project Name	Morehouse – Chiller and Electrical Distribution	Project Number	OSU-160589
Project Location	2050 Kenny Road		

Date posted: 2016-09-16

Date revised: 2016-10-06

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

1. Question: We have a question regarding the 5% Edge component in this RFQ. Since the MEP has a subcontractor role in this project, do we need to contract with the edge firm or will the 5% edge component come out of the Total Fee with the Architect on Record?

    A. Answer: The AoR team, as a whole, shall achieve the` EDGE goal.

2. Question: Confirm the requirement for 20 hours per week on site during construction? We see that on all RFQs from OSU and just wanted to confirm it was correct for this particular project related to its size and the Arch vs. MEP split (separate RFQs)?

    A. Answer: The 20 hours/week is a guideline for expectations leading up to the proposal. The hours shall be combined between all professional services under the AoR and will be executed by the appropriate discipline throughout construction.

3. Question: Wondering if the existing plant is currently integrated with the McCracken Plant control system or if it is stand alone. If it is stand alone, can you tell us the existing control system that is being utilized?

    A. Answer: This plant is a completely stand-alone system, including controls. It does not integrate with McCracken in any way. The existing controls are a Johnson Controls system that is out of date. The new plant will need to replace all the controls, so it will be open to bidding a new manufacturer for the controls; however, it will need to comply with the Medical Center standards and all information will need to be integrated onto our existing Delta network.

4. Question: In regards to the CMR, RFQ: What is the scope work? Replace chillers, towers, switch gear? I realize they want a CM at risk and we can self-perform, but it would help to see if this fits in our wheelhouse before proposing

    A. Answer: A Morehouse Complex MEP Study was completed in 2013 and will be made available to the short-listed firms. Our project will focus on a portion of the report surrounding the replacement of central chilled water plant, piping supply and return upgrades, addition of a platform (anticipated ~475s.f. per floor to accommodate chiller pipe, HVAC equipment, electrical gear and IT infrastructure) expansion from the 1st to 12th floor on the Tower, as well as updating to code compliant standard and emergency electrical systems. A boiler replacement and the removal of various abandoned equipment shall be designed and bid as an alternate.

5. Question: The answer to Question 4 that was posted on 9/16/16 for the Morehouse project references the Tower. Although we will receive the MEP study with more details if short-listed, will there be MEP infrastructure scope for both the Pavilion and Concourse buildings as well?

    A. Answer: Yes, MEP work will touch all 3 buildings, Tower, Concourse and Pavilion.