

REQUEST FOR COMPETITIVE PROPOSALS
Jefferson Terrace Renovation
800 Jefferson Street
(Pre-Construction Services and Renovation of a 17 Story Residential Building)
Solicitation No. 5211

ADDENDUM NO. 1
Issue Date June 4, 2019

This Addendum containing the following revisions, additions, deletions and/or clarifications, is hereby made a part of this solicitation and Contract Documents for the above-named project. Bidders/Proposers shall take this Addendum into consideration when preparing and submitting their response to this solicitation.

This Addendum adds one additional mandatory pre-submittal meeting and extends the due date for questions (see Item 1 below), clarifies and updates the section 00300 (see Item 2 below), and extends the submittal due date (see Item 3 below).

Item 1. The following mandatory pre-submission meeting is hereby added and the question deadline extended:

MANDATORY PRE SUBMISSION MEETING / SITE VISIT:

Potential bidders are required to attend one of the offered mandatory Pre-submission meetings/site visits and will be required to sign an attendance sheet.

A third meeting/site visit is scheduled for: 1:00 PM, June 7, 2019 Meet at Jefferson Terrace, 800 Jefferson Street

Important: Failure to attend one of the above mandatory Pre-Submission meetings/site visits will render the Bidder non-responsive and its bid will be rejected.

Questions of a general nature may receive a response during the meeting/site visit; however, no questions will be answered by SHA that appear to cause unfair advantage to all proposers. Questions of that nature will be required to be submitted in writing by the date and time indicated in the Administrative and Technical Questions section below.

ADMINISTRATIVE AND TECHNICAL QUESTIONS: Administrative and Technical questions regarding this project must be received in writing no later than **3:00 PM** on **June 13, 2019** and addressed to:

Mel Henley, Senior Contracts Administrator
Seattle Housing Authority
190 Queen Anne Ave. North
P.O. Box 19028
Seattle, WA 98109-1028
E-mail: Purchasing@seattlehousing.org

Questions will be answered via Addendum. Questions received later than the date and time above will not be answered.

Item 2. Revisions and Clarifications to RFCP document:

Clarify Section 00300 Request for Competitive Proposal Article 2 Scope of Work and Anticipated Schedule Section B:

It is SHA's intention to award the work to a single Contractor, with the MEP subcontracts falling under the Contractor as part of the Phase II MACC. The Contract for Phase I Preconstruction Services will require the Contractor to work with the existing Mechanical, Electrical and Plumbing design and engineering consultants subcontracted to SMR Architects to provide input on constructability and cost estimates for the proposed plan.

Revise Section 00300 Request for Competitive Proposal Article 2 Scope of Work and Anticipated Schedule Section D:

The following chart updates the **anticipated** timeframe for this Project:

RFCP Available	<i>May 17, 2019</i>
Mandatory Pre Submission Conference and Site visit	<i>1:00 PM on May 24, 2019</i>
Mandatory Pre Submission Conference and Site visit	<i>1:00 PM on May 31, 2019</i>
Mandatory Pre Submission Conference and Site Visit	<i>1:00 PM on June 7 2019</i>
Last Day for Technical Questions	<i>3:00 PM on June 13, 2019</i>
Issue Addenda	<i>June 19, 2019</i>
RFCP Proposals Due	<i>1:00 PM on June 27, 2019</i>
Proposal Interviews if needed	<i>The week of July 8</i>
Owner's Notice of Selection and Intent to Award Contract	<i>By July 22, 2019</i>
Execute Contract and Issue Notice to Proceed Phase I Preconstruction Services	<i>By the first week in August 2019</i>
100 % Design Development Cost Estimate Due	<i>30 days after NTP issued</i>
100% Permit Set Cost Estimate Due	<i>30 days after 100% DD issued.</i>
MACC Negotiation (50% Construction Documents)	<i>30 days after 50%Cd issued</i>
Prepare Subcontract Bid Packages	<i>February/March 2020</i>
Begin Subcontract Bidding	<i>February/March 2020</i>
Change Order and Phase II Construction Contract signed	<i>Part of mixed finance closing documents</i>
Mixed-finance closing	<i>April 2020</i>
Execute Contract and issue Notice to Proceed with Phase II Construction	<i>April 2020</i>
Substantial Completion Date	<i>December 16, 2021</i>
Final Completion	<i>January 31, 2022</i>

Item 3. The Due Date for Request for Competitive Proposal 5211 – Jefferson Terrace Renovation is extended to **1:00 PM, June 27, 2019.**

END OF ADDENDUM NO. 1