



**DANE COUNTY DEPT. OF
PUBLIC WORKS, HIGHWAY &
TRANSPORTATION**

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Public Works Engineering Division
Public Works Solid Waste Division

ADDENDUM

APRIL 5, 2018

ATTENTION ALL REQUEST FOR PROPOSAL (RFP) HOLDERS

RFP NO. 318003 - ADDENDUM NO. 2

**JAIL CONSOLIDATION
ARCHITECTURAL / ENGINEERING DESIGN SERVICES**

PROPOSALS DUE: TUESDAY, APRIL 10, 2018, 2:00 PM. DUE DATE AND TIME ARE NOT CHANGED BY THIS ADDENDUM.

This Addendum is issued to modify, explain or clarify the original Request for Proposal (RFP) and is hereby made a part of the RFP. Please attach this Addendum to the RFP.

PLEASE MAKE THE FOLLOWING CHANGES:

PLEASE NOTE THE FOLLOWING CONSULTANT SUBMITTED QUESTIONS:

- Q1:** The construction budget on page RSB-1 is \$50.2M. However, the Option 3 Final Report, page 4 indicates the probable cost is \$50.2M, but also includes 25% for estimating and construction contingency as well as 4.2% for inflation. That brings the potential cost, excluding soft costs, to about \$66M. Why does the RFP omit, in whole or part, these additional costs?
- A1:** Our understanding is that the \$50.2M does include the contingencies & inflation.
- Q2:** The IBC code is now in effect, which requires seismic analysis which was not required when this building was designed. Did the Mead & Hunt team that did the Option 3 Final Report for this facility do a structural analysis to verify that it can meet today's seismic code requirements if four additional stories are added vertically?
- A2:** No.
- Q3:** Are existing drawings available for our review before proposal submission deadline? If so, how may we obtain them – electronically?
- A3:** No.
- Q4:** Are the original architectural and structural plans available?
- A4:** Yes, for the selected A/E team after we have a signed Professional Services Agreement.
- Q5:** Page RSBI-2, Section 2. Scope of Work, Paragraph B., *Incorporate the following key principles into the facility design, Item 1. Adhere to Dane County Green Building Policy, LEED and Advanced Building techniques and guidelines in every phase of the work (from Schematic Design through*

Commissioning / Start-Up). Can Dane County please provide to us the aforementioned *Dane County Green Building Policy, LEED and Advanced Building techniques and guidelines*?

A5: The DC Green Building Policy is attached to this Addendum. LEED guidelines may be found at usgbc.org. Advanced Buildings techniques & guidelines were a part of Seventhwave's information library but this has been removed from their website & reference library, so that is not a requirement of this project.

Q6: Page RSBI-2, Section 3. Proposal Content, Paragraph A., Item 3. *Listing of at least two (2) and no more than four (4) detention facility construction projects completed by their company that are comparable to the one being proposed.* Please define "completed". Is this "services provided" completed or "turnover to owner/client" completion?

A6: Turnover to owner / client completion. If you have projects not yet to that point, you may reference them, but we will focus on those that have been turned over.

Q7: Who is on the selection committee?

A7: Representatives of the Dane County Sheriff's Office, Depts. of Public Works and Administration.

If any additional information about this Addendum is needed, please call Scott Carlson at 608/266-4179, carlson.scott@countyofdane.com.

Sincerely,

Scott Carlson

Project Manager

Enclosures:

DC Green Building Policy

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Resolution 299, 1999-2000
The Dane County Green Building Policy

Nationally, buildings have a major impact on the environment. They consume 36% of all primary energy used, and 66% of all electricity. In the US, buildings use 17% of all fresh water consumed and 55% of the wood cut for non-fuel use is used in buildings. Nationally, the waste from building construction and demolition amounts to a third of all non-industrial waste, while in Dane County, it amounts to 40-45% of what is landfilled.

Both nationally and internationally, the building industry is working to reduce both the environmental and economic costs of building construction, operation, maintenance and removal, developing programs known as Green Building. In Dane County, the Madison Area Builders Association developed a Green Building program for the Madison Area Parade of Homes in 1999 and is expanding this in 2000.

Across the US, federal and local governmental bodies are developing Green Building programs for their own buildings, both to reduce the environmental impacts of the buildings and to take a leadership role in their community. Dane County owns approximately 250 buildings, worth an estimated \$280 million, and is engaged in several significant building projects.

NOW, THEREFORE, BE IT RESOLVED that the Dane County Board of Supervisors adopts the following as the Green Building policy for the buildings owned by Dane County:

The overall goal of sustainable building by Dane County is to protect human health, be environmentally responsible and fiscally prudent over the life of the building in the delivery of all new and renovated facilities. To meet this goal, construction planners, engineers and contractors for Dane County shall:

- Strive to exceed all local, state and federal environmental standards;
- Use resources efficiently and minimize the consumption of raw materials and resources (energy, water, land, and materials) during the construction and life of the facility;
- Maximize the reuse of resources;
- Minimize or eliminate the use of toxic materials;
- Seek out renewable energy sources as opposed to using fossil fuels;
- Create a healthy environment for workers, visitors, and neighbors;
- Design facilities for long term durability, flexibility, and eventual reuse; and
- Protect and restore the natural environment.

It is recognized that for many environmental topics (such as erosion control or indoor air quality), it is not possible to calculate a strict financial payback. In applying the green building policy, the County will be guided by the following principles:

- Precautionary principle - it is best to err on the side of adding more environmental and human health protection rather than have too little
- Life cycle analysis - we will take a long term look at alternatives, not just the initial costs
- Pollution prevention - it is best to not produce a waste product or emission, rather than work to manage it later
- Leadership and education - we will provide leadership to others for the adoption and implementation of green building practices
- Continual improvement - we will work for continual improvement, including an annual self-evaluation of our policies and practices

BE IT FURTHER RESOLVED that all departments are to work to implement this policy and the County encourages the private sector and municipalities within the County to also adopt Green Building policies.

BE IT FINALLY RESOLVED that the Department of Administration report back to the County Board in two years regarding implementation of county green building efforts.

Adopted April 6, 2000