

ADDENDUM #1

#18-133 COMPREHENSIVE FACILITY CONDITION ASSESSMENT

WALK THROUGH INSPECTION: Wednesday, March 7, 2018 at 9:00 a.m.

The Walk through Inspection was held at the Genesee County Administration building in room #301. Cindy Carnes, Genesee County Purchasing Manager, called the meeting to order at 9:03 a.m. and reminded everyone that this is not a Mandatory meeting and to sign-in.

Attendance:

Cindy Carnes, Purchasing Manager
Ray Zanke, Building & Grounds Director
Josh Freeman, Board Coordinator
Mark Schobert, Johnson & Anderson
Bob Sopko, Diclemente Siegel Design Co.
Ben Simon, Natura Architectures
David Hanouer, CHMP Inc.
Emmanuel Kollias, Sidock Group Inc.
Bruce Snyder, IDS
Gerry McClelland, Auch Construction
Karl Strine, THA
Madonna Bennett, THA
Jane Graham, Hubbell Roth Clark
Nick Keller, Dee Cramer Inc
Salim Sessine, MA Engineering
Tom Roberts, Thomas Roberts Architect

Cindy Carnes stated that the RFP is for Comprehensive Facility Condition Assessment. The group will look at the building today. The proposal is due on Wednesday, March 21, 2018 at 3:00 p.m. in the Purchasing Department and make sure you have it here before that time because we will not accept the proposal after that time. Make sure that you read through the entire document so that you understand our Terms and Conditions, what we expect from you and any questions that you have let Cindy know. Email is preferred so that we can answer it in writing. Any subcontractors that you are working with on this project needs to be listed as part of this proposal. We do require that we know all of the subcontractors and if you need to make a change there is a process for making this change and it will need to be approved by Genesee County. Only the people listed in the proposal are being approved for your project and if there is a change you need to be in contact with the Project Administrator, Josh Freeman. Genesee County is looking for firms that know about buildings and that is one of the main qualifications for this RFP. The Scope of Work is in the RFP. We are starting to move staff, there is a big project at the McCree Building to move the Friend of the Court staff out of the Administration Building, which frees up a large space. Genesee County's decision is to renovate this building to make it work for everyone or if a new building is needed. That is the purpose of this building assessment.

Page 9 – Listing of what needs to be submitted to us. Basically it is letting us know why you are qualified for this project. We need specific examples of your work, what types and sizes of projects you worked on, when they were done and how much time and the amount of work that would need to go into it.

Page 11 – Evaluation Criteria - This is a request for proposals, you will be evaluated on what you submit to us. We will be evaluating what you are presenting to us and are looking for the best solution to our analysis situation here. The Proposals will be evaluated on the items listed on page 11.

Page 12 – This is the Signature Page - This must be completed and signed. If this is not signed this is one thing that will always make your proposal non-responsive.

Page 13 – The Insurance Checklist – This is the insurance that will be required if you are awarded the project. This is included so that you are aware of what is required and if you will need to change your insurance you will know what the additional costs are. That is why we ask for you and your insurance agent to sign this so that we know you have reviewed this.

Page 14 – References – This will go along with the projects you talked about earlier in your proposal that you have done.

Page 15 – Actual Contract

After the contract is a recently done report of the parking ramp and asbestos inspection done of the building in 2011.

Cindy asked if there were any questions on submitting a proposal. If there are not any questions we will start the tour of the facility.

Q1: The parking lot assessment that was done last year. Did they come up with a number? Is that all done such as the deficiencies?

A1: Yes, they have come up with several solutions for the county to look at.

Q2: So is the intent for us to just plug it into our proposal?

A2: Yes, it will be considered separately.

Q3: It will not be a new updated analysis correct?

A3: Correct.

Q4: What is the condition of the roof?

A4: The roof is fairly stable. It was done in 2011. I believe there is a 20 year warranty.

Q5: Who is the current Building Automation System that you use?

A5: Johnson Control Metasys currently.

Q6: Are original plans available for structural, plumbing, electrical and mechanical?

A6: We have the original prints for the building. Including structural, plumbing, electrical and Mechanical. There have been many small modifications over the years. Prints will be provided by sending a request to ccarnes@co.genesee.mi.us

During the walk through the following information was stated:

- 1) All partitions contain asbestos
- 2) No sprinkler system in the building
- 3) Air handling units 4th floor – floor of units rotting out
- 4) Cast plumbing lines failing
- 5) Boilers done in 2012
- 6) Valves failing
- 7) Only parking deck has fire protection