

April 12, 2018

**Addendum #3**

CM Services for Dillon Stadium Renovation & Repair

CRDA Project No. 18-008

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This addendum dated April 12, 2018 forms a part of the Contract Documents and modifies the original RFP. Please include all addendum in your RFP submission.

Attachments:

- Revised Invitation to Bid: Instruction to Bidders: pages: 10, 18, 26, 46, and 51;
- Revised Exhibit F.1 Compensation
- RFI Log

**Question:**

According to section 6.3 Submission Requirements, proposals should be submitted only on the forms furnished in this RFP. However, if certain exhibits require longer responses are candidates allowed to submit additional pages?

**Answer:**

**Yes, you may submit additional pages if necessary.**

**Question:**

6.3 Submission Requirements: What tab would you like all of the Certifications & Affidavits to be under? Should we put these forms under Letter H which is "Additional Information"? Please clarify.

**Answer:**

**Please put all Certifications & Affidavits under Exhibit H – Pre-Qualification Information & Certifications/Affidavits**

Contractor: \_\_\_\_\_

Signature: \_\_\_\_\_

End of Addendum #3

- D. Compile all completion documents for transmittal to CRDA including guarantees, warranties, affidavits, waivers, release of liens, bonds, as-built documents, keys, manuals, record drawings, etc. in a timely manner.
- E. Deliver to CRDA an itemized, reconciled final statement of project costs, closing out all contracts, purchase orders, change orders and waiver of liens.
- F. Arrange for production of "As-Built" documentation as follows: 3 complete sets of O&M Manuals, as-built drawings (paper, PDF and CAD), final approved submittals and inventory of attic stock.

## 2.4 Project Phasing \*

This project will proceed on a fast track basis in accordance with the following phasing plan and the Milestone Dates listed in Section 2.5.

Phase 1 – Preconstruction includes design, constructability, scheduling and logistics analysis, estimating and preparation of bid packages.

Phase 2 – Construction includes bidding and construction of early release package(s). Bidding for the early release(s) package(s) will begin in 2018. Phase 2 work will likely overlap with Phase 1.

Phase 3 – Construction includes all renovations and construction. Construction will begin in 2018 and conclude in 2019. Phase 3 will overlap with Phase 2.

Phase 4 – Post Construction will begin in 2019 and include final punch list and close-out of the Project. Phase 4 will overlap with Phase 3.

## 2.5 Project Milestone Dates \*

~~A. CM Contract Award~~

B. Issuance of **Enhanced Schematic/Design** Documents ..... **5/9/18**

C. Issuance of 50% Construction Documents ..... **6/22/18**

D. Issuance of CM's estimate based on 50% Construction Documents..... **7/6/18**

E. Issuance of early release Artificial Turf Design/Build Documents ..... **5/25/18**

~~F. Issuance of early release Scoreboard bid Package~~

G. Issuance of early release Abatement bid Package ..... **5/25/18**

H. Issuance of early release Demolition bid Package ..... **5/25/18**

~~I. Issuance of 90% CD Review Documents~~

**J.** Issuance of 100% CD Documents ..... **7/27/18**

K. Substantial Completion & Temporary Certificate of Occupancy ..... **3/29/19**

~~L. Final Completion & Final Certificate of Occupancy~~

**\* Note: DATES WILL BE PROVIDED BY ADDENDUM**

**The milestone date for Substantial Completion and Temporary Certificate of Occupancy is a hard date that must be met. Other Milestone dates are preliminary and are subject to change.**

## 2.6 Owner Contracted Work

CRDA and/or HSG may contract directly for portions of the audio, data, scoreboard, Wi-Fi, video and concession equipment. The CM will be responsible to supervise and coordinate the Owner's contractors and include Owner contracted tasks in the Project Construction Schedule.

## 2.7 Budget - the budget for this project is approximately \$ 7,500,000 including both hard construction and Owner soft costs. A detailed budget will be developed by the CM, CRDA and HSG working together with the Design Team.

possession of the State upon request of any citizen, unless the content of the document falls within certain categories of exemption. An example of an exemption is a “trade secret,” as defined by statute (C.G.S. § 1-19(b)(5)). If the information is not readily available to the public from other sources and the Candidate submitting the information requests confidentiality, then the information generally is considered to be “given in confidence.” Confidential information must be isolated from other material in the Proposal in a separate sealed envelope clearly identified with the Candidate’s name, RFP identification and labeled CONFIDENTIAL.

### 6.3 Submission Requirements

An original and six (6) copies of the completed RFP package must be submitted. Proposals shall be submitted only on the forms furnished in this RFP and shall include, in the following order:

- A. Letter of Submittal – Include a Letter of Submittal identifying Candidates name, address, the contents of your proposal and the primary contact for all correspondence including phone, fax and email.
- B. Exhibit A – Qualification Application
  1. Each Candidate shall complete and include in their response, the Applications Exhibits A, A.1, A.2 & A.3 attached hereto and any supplemental information to help substantiate conformance with the requirements listed herein.
  2. Each Candidate shall demonstrate, to the satisfaction of the CRDA, that it is able to post surety bonds satisfactory for the project and required by the contract and that it possesses the financial, managerial and technical ability, and the integrity necessary to faithfully and efficiently perform the work for which it intends to propose, without conflict of interest.
  - ~~3. The Candidate must be registered with the CT Dept. of Administrative Services (“DAS”) as a pre-qualified Construction Manager at Risk (Group B) per CGS 4a-100 approved for a single minimum \$8-million value construction management project.~~
  4. The CRDA shall evaluate whether the Candidate is qualified based upon Application Exhibits A, A.1, A.2 and A.3, DAS registration and the following objective criteria:
    - a. Previous Experience with Stadium construction and/or renovation.
    - b. Previous Experience with a major renovation project of similar size and complexity.
    - c. Financial Ability/Bonding and Insurance Capacity.
    - d. Managerial Ability
    - e. Technical Ability with stadiums or similar size projects including large MEP systems
    - f. Integrity
    - g. Experience and demonstrated ability in the management of fast track renovation and new construction projects of similar size and complexity.
- C. Exhibit B – Approach – Provide a detailed description of each component in the Scope of Work to be accomplished showing the Candidate’s approach and understanding of the project. This shall include but not be limited to:
  1. Describing how the Candidate plans on accomplishing the goals and objectives of the project for each phase of the work during each segment of the project as set forth below:
    - a. Phase 1 – Pre-Construction Services
    - b. Phase 2 – Construction Services
    - c. Phase 5 – Post Construction Services
  2. Describe how the Candidate proposes to keep continuity from Pre-Construction Phase 1 through Construction Phase 2 recognizing that there will be some overlap of the phase services due to the expedited schedule.
  3. Describe your project control systems, including but not limited to:
    - a. Cost Estimating
    - b. Budgeting
    - c. Scheduling

any provision of Part III of Chapter 557 (Connecticut General Statutes Sections 31-52 through 31-57e, prevailing wage and other requirements) and Chapter 558 (Connecticut General Statutes Sections 31-58 through 31-761, minimum wage, overtime and other requirements) during the five calendar years immediately preceding this Application. Describe in detail the circumstances of each violation, including but not limited to, the date and nature of the violation, the project on which the violation occurred, the source if known, of any complaint giving rise to any Department of Labor investigation, the results of any such investigation, the penalty imposed or other action taken by the Department of Labor, any remedial action which was taken and any other resolution of any such complaint or violation. *(If in the event that there were such instances as described in your response, you are further required to provide with your Application a written statement of the policy and procedures you would implement on this project in an effort to insure that you and your subcontractors would remain in compliance with the statutory requirements for wage rates and payment of wages as noted above.)*

27. State whether you have ever been cited or penalized by any government agency for failure to comply with any affirmative action, non-discrimination, or other human rights requirements applicable to any work performed by you. *(If so, provide the date(s), details, disposition and docket number(s) for each such instance.)*
28. Are there any criminal charges, indictments or civil enforcement actions currently pending against you or your principals involving any of the offenses or violations referred to in Item 20 above?  Yes  No *(If yes identify the offense(s), court docket number and status of proceeding(s).)*
29. Have you ever been found by the Connecticut Department of Administrative Services Division of Construction Services (formerly Dept of Public Works), or another State Agency to be in violation of the subcontractor listing requirements or other provisions of Connecticut General Statutes Section 4b-95?  Yes  No *(If so indicate the nature, date and circumstances of any such violation.)*
30. Have you ever been cited for or been the subject of a civil or criminal court proceeding alleging that you have violated the provisions of Connecticut General Statutes Sections 31-52 or 31-52A regarding providing preference to Connecticut citizens or residents in the construction of public buildings or works?  Yes  No *(If yes, provide details concerning the date, circumstances and disposition of any such citation or court proceeding.)*
31. Please provide the address of your Connecticut office and indicate whether it constitutes your home office, branch office, one of your principal places of business or otherwise, and state the number of years you have maintained an office in Connecticut.
32. Please state the percentages of your ~~current~~ past work and the dollar value which is being performed in Connecticut.
- 2017 \_\_\_\_\_% \$ \_\_\_\_\_
- 2016 \_\_\_\_\_% \$ \_\_\_\_\_
- 2015 \_\_\_\_\_% \$ \_\_\_\_\_
33. Please indicate the State in which you are incorporated and if it is not Connecticut indicate whether you are currently authorized to do business in Connecticut, as well as the date such authorization was obtained. Authorized?  Yes  No Date: \_\_\_\_\_

Name of Candidate: \_\_\_\_\_

**Exhibit H****Pre-Qualification Information & Certifications /Affidavits**

**ATTACH HERE:** Provide written evidence that The Candidate, at the time when Proposal is submitted, possess a valid license, registration, or **certification issued by the CT Dept. of Administrative Services as a pre-qualified Construction Manager at Risk (Group B) per CGS 4a-100 approved for a single minimum \$25 \$8 million value construction management project** and by CT Dept. of Consumer Protection in accordance with CGS Section 20-341gg as a major construction contractor. If a joint venture, all joint venture partner shall be so license, registered or certified.

**Also attach all Certifications /Affidavits**

**Attachment C.1****List of Required Certifications & Affidavits**

The following forms must be completed and submitted as part of the RFP Submission

1. DAS Contractor Prequalification Certification and current Update Statement
2. Surety Letter from Candidates bonding company stating the Candidate, if awarded a contract, can obtain the required Performance and Labor and Materials Payment Bonds in the full amount of the Base RFP
3. OPM Ethics Form 1, Gift and Campaign Contribution Certification
4. OPM Ethics Form 5, Consulting Agreement Affidavit
5. OPM Ethics Form 6, Affirmation of Receipt of State Ethics Laws Summary
6. OPM Iran Certification, Form 7
7. Guide to the Code of Ethics for Current or Potential State Contractors (**initial each page**)
8. Disclosure statement concerning any current business relationships (within the last three years) that pose a conflict of interest as defined by Connecticut General Statutes Section 1-85 **Please copy Conflict of Interest Statue on page 50 onto Company letter head and list any conflicts, or state "none" and sign.**
9. CHRO Candidate Contract Compliance Monitoring Report (**link on page 50**)
10. Nondiscrimination Certification forms (**as applicable**)
  - a. Form A, Representation by Individual Regardless of Value
  - ~~b. Form B, Representation by Entity for Contracts less than \$ 50,000~~
  - c. Form C, Affidavit by Entity for Contracts Valued at \$50,000 or More
  - ~~d. Form D, New Resolution by Entity for Contracts Valued at \$50,000 or More~~
  - ~~e. Form E, Prior Resolution by Entity for Contracts Valued at \$50,000 or More~~
11. State Elections Enforcement Commission Form 10
12. Internal Revenue Service Form W-9
13. General Conditions Certification
14. Acknowledgement of Receipt of RFP Addenda
- ~~15. RFP Guarantee~~
16. Out of State Contractors: Proof of Registration Department of Revenue Services registration information for out of state contractors. Forms may be found at:  
<http://www.ct.gov/drs/cwp/view.asp?a=1454&q=506012>
- ~~17. Department of Labor "Prevailing Wage Rates" will be posted each July 1<sup>st</sup> on the Department of Labor website: <https://www.ctdol.state.ct.us/wgwkstnd/prevailwage.htm>~~

**CM Services for Dillon Stadium Renovation & Repair**  
**CRDA Project No. 18-008**  
**RFI Log - Addendum #3**

RFI #	Description	Date Requested	Author	Status	
RFI #001	We'd like to also ask if stadium experience will be weighted heavily in the decision process from the selection team?	4/3/2018	MGI	Closed	Addendum #2
RFI #002	Please provide all Project Milestone dates in Part 2.5 (page 10 of RFP)	4/5/2018	Viking	Closed	Addendum #3
RFI #003	Exhibit A – Question 71 (page 30 of RFP). Please clarify if this project will be subject to a Project Labor Agreement?	4/5/2018	Viking	Open	
RFI #004	Exhibit F.1 lists Phase 1 thru Phase 3 with descriptions that do not coincide with the 4 phases outlined in the instructions to Bidders Paragraph 2.1 Project Phasing. Are we to modify the Exhibit F.1 or will a new Exhibit F.1 be issued?	4/10/2018	Dimeo	Closed	Addendum #3
RFI #005	When can we expect to see the addendum providing the Project Milestone Dates as indicated in the Instructions to Bidders paragraph 2.5 Project Milestone Dates?	4/10/2018	Dimeo	Closed	Addendum #3
RFI #006	Clarifications to Certifications & Affidavits	4/10/2018	PDS	Closed	Addendum #3
RFI #007	In the issued Request for Proposal Document, under Exhibit F.1 General Conditions Matrix, we noticed that there are two line items for "Testing and Inspection", one described under "Phase 2 – Construction Phase General Requirements" and another under "Phase 3 Construction General Requirements". Please clarify if they are the same or what are the differences (if any) between the two items, and please indicate if both will be covered by the Owner. Morganti can carry an allowance if the Owner can provide the order of magnitude.	4/10/2018	MGI	Closed	Addendum #3
RFI #008	According to section 6.3 Submission Requirements, proposals should be submitted only on the forms furnished in this RFP. However, if certain exhibits require longer responses are candidates allowed to submit additional pages?	4/10/2018	MGI	Closed	Addendum #3
RFI #009	6.3 Submission Requirements: What tab would you like all of the Certifications & Affidavits to be under? Should we put these forms under Letter H which is "Additional Information"? Please clarify.	4/10/2018	PDS	Closed	Addendum #3
RFI #010	6.3 Submission Requirements: Is Letter I Pre-Qualification Certification an actual Tab? This information (written evidence of licenses and certifications) will be answered in Letter B Qualification Application. Please clarify.	4/10/2018	PDS	Closed	Addendum #3
RFI #011	In Exhibit A, Qualification Application, question 32, it says "current work", but current is for 2018, not 2015, 2016, or 2017. Do you mean state the percentages of your past work....? Please clarify.	4/11/2018	PDS	Closed	Addendum #3