



ROWLAND UNIFIED SCHOOL DISTRICT  
1830 S. NOGALES STREET  
ROWLAND HEIGHTS, CA 91748

## ADDENDUM 1

CONSTRUCTION MANAGEMENT SERVICES NOGALES HIGH  
SCHOOL  
RFP/RFQ No. 2022-23 (Q4)

JULY 29, 2022

TO ALL PROSPECTIVE BIDDERS:

Note: *The following Addendum shall become part of the contract documents and the bidder shall provide for all work as required by this Addendum. Acknowledge receipt of the Addendum on the Bid Proposal Form.*

**Specifications/Clarifications:**

1. **Question:** In reference to Exhibit G, Qualifications Question # 6.1 which requests documents from CY2017, would the District accept California CPA Compiled financial statements from a more recent year?

**Answer:** Please provide Respondent's CY 2021 or 2021/2022 FY California CPA reviewed or audited financial statement with all accompanying notes and supplemental information with proposal not CY2017.

2. **Question:** In reference to Exhibit G, Questions 3, 4, and 7.4, would the District accept K-12 references and project experience?

**Answer:** RUSD is a TK- 12 school district. Please provide California TK-12 reference project experience along with the community district experience.

3. **Question:** Please advise what the District's current construction cost budget is for the project as defined in the CM Services Agreement Article 1.1.4 reflective of the Project Scope contained in Exhibit A. It is understood that this construction cost budget will be further developed, reviewed and reconciled in accordance to Article 5.1.

**Answer:** At this time, there is no "official budget" for the Nogales High School Project. There is only an "estimated planning budget" of \$17M. This estimate will be further developed, reviewed and reconciled in accordance with Article 5.1.

4. **Question:** Please confirm the delivery method for the project. Will the project be delivered via Construction Management Multiple Prime (CMMP) or Agency Construction Management (ACM). The CM Service Agreement under Article 1.3.3 indicates to "work with the Design Team to separate the

construction phase for the Project into bid packages." The RFP/Q under section 2.1.3 Construction Phase indicates to "administer and coordinate the work of the contractors on a daily basis....Monitor schedule and cost information for each prime contractor on each portion of the project." Is it the intent that the overall project scope, as outlined in Exhibit "A", be done via A) one bid package or B) separate bid packages under Agency CM or C) the overall scope be broken down into multiple trade packages via CMMP. In an Agency CM delivery method the project would be bid as one package with the District holding one direct contract with a Contractor whereas in a CM Multiple Prime delivery method the District may hold between 25 to 35 direct contracts with Prime Contractors for a project of this size and scope.

**Answer:** The project will be an "Agency CM Delivery Method" where the project is bid as one package with the District holding one direct contract with a Contractor.

5. **Question:** The RFP mentions that all services are to be performed under the direction and control of an architect, registered engineer, and/or contractor, each of whom is required to be licensed by the state of California. Would the District consider candidates with professional engineer licenses outside of California / outside of the US?

**Answer:** "NO, ABSOLUTELY NOT". Candidates must be licensed in California. Licenses must be valid & current. No exceptions.

6. **Question:** Would the District consider candidates that have a current CCM certification in lieu of a Professional Engineer or Registered Architect license?

**Answer:** "NO, ABSOLUTELY NOT". Candidates must be Professional Engineers or Registered Architect licensed in California. Licenses must be valid & current. No exceptions.

7. **Question:** Are we to propose our Cost and Fee Summary based upon the schedule provided in Exhibit D only or is there a project budget that can be provided as well?

**Answer:** At this time, there is no "final budget" for this project. There is only an "estimated planning budget" of \$17M. Therefore, your Cost and Fee Summary should be based upon the schedule provided in Exhibit D.

8. **Question:** Per Exhibit G Item 3, 4 and 7.4 its references Community College experience requests. We can provide these references but just want to make sure that is correct since this is a High School Project.

**Answer:** RUSD is a TK- 12 school district. Please provide California TK-12 reference project experience along with the community district experience.