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Addendum No. 4

To Offerors:

**Request for Proposals
Construction Management Services
Razing and Replacement of the Department of
Legislative Services Building**

Date Issued:

March 19, 2021

This addendum is hereby made part of the Request for Proposals dated February 24, 2021, as amended, on the subject work as though originally included therein. The following amendments, additions, and/or corrections shall govern this solicitation.

This addendum incorporates the following items:

1. A copy of the questions submitted in response to this RFP, along with their respective answers, is attached hereto.
2. MSA reminds all interested Offerors that the Procurement Officer is the sole point of contact for this RFP. Questions related to the current RFP, or future work related to this Project, shall be directed to the Procurement Officer. Other individuals or entities such as, but not limited to, local or state agencies, must not be contacted at this time.

Note: All addenda must be acknowledged by the Offeror in the Technical Proposal.

Yamillette Waite
Procurement Officer

End of Addendum 4

**Request for Proposals
Construction Management Services
Razing and Replacement of the Department of Legislative Services Building
Questions & Answers**

Action Item

	Question	Answer
1.	What's the difference between razing and demolition?	None.
2.	Is the pre-proposal meeting being recorded? Will the recording be posted by MSA?	No.
3.	Will the pre-proposal presentation slides and sign in sheet be posted in an addendum?	Yes. This information was included in Addendum No. 2 to the RFP.
4.	Who is design team's cost estimator?	MK Consulting Engineers, LLC.
5.	What is the estimated time for actually bidding on construction?	Duration of the bidding period will be established by the CM, as outlined in the RFP Section 3.3(i).
6.	Do the MBE goals apply to the pre-construction agreement and the construction agreement or just for the final construction agreement?	The MBE goals listed in the Key Information Summary Sheet of the RFP have been established for the pre-construction phase of the Project. Please review section 1.20 of the RFP for additional details.

7.	Are there restrictions regarding work hours and lane closures for State Circle?	At a minimum, work hours and lane closures will follow any/all restrictions of the municipality.
8.	Will there be the same or higher MBE goals on the actual construction?	Please refer to question #6 above. MBE goals for the construction phase of the Project will be established during GMP.
9.	Which scheduling software will you be using?	Requirements for scheduling software can be found within Exhibit D-Section 3.0 of the Pre-construction Agreement (Attachment M of the RFP).
10.	Do you have a PMIS software (Document Management) that you will be utilizing for this project?	MSA currently uses Proliance, but is open to recommendations for use of an alternate Project Management Software during Pre-construction and Construction. At a minimum, Proliance will be used for invoicing.
11.	What was the name of the recently completed area/building which we need to be cognizant of minimizing disruption during construction?	Lawyer's Mall.
12.	Is MSA coordinating a 2nd site visit and building tour for anyone that missed the March 8th site visit? Can firms schedule an additional site visit? If so, what is the process?	No.

13.	Referencing Section 6.03, Below-Grade Construction of the Study Design Phase Submission, has the Design Team completed the analysis to determine if the existing below grade foundation walls are capable of supporting the lateral loads without the building's existing interior structure remaining intact?	Reference the Study Design Report including, but not limited to, Section 3.06 and 6.03 of Attachment C, Program and Conceptual Design Documents.
14.	Will the scope of work for the CM involve management of the move-out of the building staff to swing space? Will the CM scope involve construction or modification of existing space to accommodate the LSB staff during the construction phase? Will the CM scope of work involve work associated with the move back to the new LSB ? If so, will there be any corresponding precon services required for this work?	<p>No, the CM will not be responsible for management of the move in/out of the DLS staff but the schedule should include, at a minimum, activities for move-in/move-out of DLS staff and all associated FF&E.</p> <p>At this time, the CM will not be responsible for constructing swing space for DLS staff.</p>
15.	The RFP CM process as currently described, shows that a GMP will be prepared at the 95% Document stage. Will there be any consideration for preparing early release packages for critical,	As indicated in Section 3.3(i) of the RFP, the CM will not be precluded from suggesting the use of multiple GMPs if deemed in the best interest of the project and its stakeholders.

	long lead trades in advance of the GMP (i.e., Support of Excavation, Structural Steel, etc)?	
16.	The offeror understands that effective prosecution of the base scope of preconstruction services for design evaluations and constructability reviews will require site visits for visual investigations. Please confirm, however, that any demolition work or onsite construction that may be necessary to further the design or provide more in-depth investigations for the design is not part of the preconstruction base scope of services.	Confirmed.
17.	Please advise if any work will be required under the Preconstruction Services agreement for coordination or supervisory management of any of the Owner's or AE's third party site investigations work during the design phase (i.e. for utility locating or additional borings, or hazmat investigations).	Onsite management of Owner or A/E consultants will not be the responsibility of the CM during the Pre-construction period.

18.	Please advise if any preconstruction services will be needed associated with any permits for the work (i.e., MDE permits, MDOT, building permits, bus stop relocation, etc.)	The CM will provide preconstruction services in accordance with the RFP. Please refer to item #2 in addendum No. 4 to the RFP for more details.																						
19.	Please confirm that the Owner will engage the Commissioning Agent for the project.	MSA will procure building commissioning services via a separate RFP.																						
20.	Please confirm that we are able to recreate the attachments from the RFP for the response submission as long as they feature all the required information.	Confirmed. The Offeror is responsible for the accuracy and functionality of any attachment recreated.																						
21.	<p>In Section 2, Corporate Experience, page 31 of the RFP, will you accept escalated construction values using the following escalation rates from the State of Maryland Department of Budget & Management?</p> <table><tr><td>YEAR</td><td>RATE</td></tr><tr><td>2011</td><td>3.5</td></tr><tr><td>2012</td><td>3</td></tr><tr><td>2013</td><td>3.5</td></tr><tr><td>2014</td><td>4</td></tr><tr><td>2015</td><td>3</td></tr><tr><td>2016</td><td>3</td></tr><tr><td>2017</td><td>3.5</td></tr><tr><td>2018</td><td>3.5</td></tr><tr><td>2019</td><td>9.3</td></tr><tr><td>2020</td><td>4</td></tr></table>	YEAR	RATE	2011	3.5	2012	3	2013	3.5	2014	4	2015	3	2016	3	2017	3.5	2018	3.5	2019	9.3	2020	4	No.
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