



**Request for Proposals
“Architectural Services”
2019-2021 Capital Bond Projects**

BAKER SCHOOL DISTRICT 5J

Addendum #1

Addendum Issued: October 31, 2018

For further information contact:

Cassie Hibbert, Project Manager, Wenaha Group
chibbert@wenahagroup.com

Addendum #1

1. Included as a separate attachment with this addendum is the modified AIA B101 Standard Form of Agreement between Owner and Architect. The District intends to use the attached as the basis for contract negotiations.

2. **Question: What is the makeup of the selection committee (board members, district patrons, teachers, maintenance staff, etc.)?**

Answer: The selection committee will include board members, the superintendent, administrative staff, members of the community's Bond Oversight Committee, maintenance staff, and staff representing the two main employee unions.

3. **Question: How many firms does the District plan to interview?**

Answer: The District has not decided on a number of firms to interview. The number of firms on the interview short list will depend on the number of proposals received and the strength of the proposals.

4. **Question: How were the initial cost estimates developed?**

Answer: Over the past few years, the District's Long Range Facilities Planning committee performed an extensive evaluation of District facilities and needs and set goals for the project. The conceptual programming for the new elementary school was developed as part of that effort. The budget for the new elementary school is based upon an anticipated per SF cost for new construction, plus site work and soft costs. The committee also identified a target bond project budget that they believed would be acceptable and appropriate for the Baker community. The budget for the high school and district-wide renovations is the difference between the total bond project budget and the elementary school new construction cost. The goal of the District is to stretch every dollar to maximize the impact of the renovations to meet the Long Range Facilities Planning committee goals.

5. **Question: What is the acreage of the new elementary site?**

Answer: Approximately 12.5 acres.

6. **Question: Will the District continue the selection process if the bond is not approved in November?**

Answer: The District is cautiously optimistic that the bond measure will be approved by voters. If the bond measure does not pass, the District will not award an architectural contract at this time.

7. **Question: Are tabs required for the divider sheets?**

Answer: Divider sheets are required, but the dividers do not have to have tabs.

8. **Question: Section 4: Staffing Plan - ‘Provide a one page overview of each of your major sub-consulting firms’ – Is this one page for each (so 4-5 pages) or shall all consultants be listed on one page?**

Answer: Description of each sub-consultant shall be a maximum of one page.

9. **Question: Is it acceptable to use a font smaller than 11 point for non-substantive text such as captions and information in tables?**

Answer: Yes, smaller than 11 point is acceptable for non-substantive text.

10. **Question: Are resumes (architects and sub-consultants) counted in the 35 page limit?**

Answer: Yes.

11. **Question: Are front and back covers counted in the page limit?**

Answer: No. Divider sheets and cover letter are also not counted in the page limit.