

CMU 2820
Centennial Village Student Housing
Addendum #1
September 20, 2024

1. *Section I.A. of the RFP states design will begin in early October 2024 with construction of foundations to follow in January of 2025. A preferred delivery date is set at August of 2025 with a much less desirable finish date of January 2026. Section II. A. shows design starting on 10/14/2024 with construction starting on 11/1/2024 and finishing on 1/1/2026. Section I.A. indicates a desired 8-month construction schedule whereas Section II.A. shows a 14-month construction schedule. Please clarify and confirm the start and delivery dates of this project as either of these scenarios have very aggressive starts in relation to the design start.*

- a. Addendum #1 modifies A. Schedule as follows:

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| Advertisement | 9/11/2024 |
| Pre-submittal Conference and Tour | 9/18/24, 9:00 am MST |
| Date Email Questions Due | 9/19/24, 11: 00 am MST |
| Date Email Answers Issued | 9/20/24 |
| Submittals Due (Prequalification: Step I) | 9/26/24, 11:00 am MST |
| Interview Short List Released | 9/30/24 |
| Sealed Proposals Due (Evaluation and Award: Step II) | 10/14/24 – 10/16/24 |
| Oral Interview | 10/14/24 – 10/16/24 |
| Selection Announced | 10/17/24 |
| Negotiation of CM/GC Contract | 10/18/24 |
| Contract Approval (Projected) | 10/21/24 |
| Anticipated Design Start | 12/2/24 |
| Anticipated CM/GC Start | 12/2/24 |
| Anticipated Construction Start/Finish | 1/1/25-1/1/26 |

2. *GC's cost are to be based off of the anticipated construction schedule of 14 months (11/1/2024 to 1/1/2026). If the final schedule is determined to be longer than 14 months, additional GC's will be added to reflect the final schedule. Please confirm.*
- a. Contractors shall base their general conditions on a December 2, 2024 through January 1, 2026 design and construction duration. Adjustments to construction service fees and general conditions will be negotiated, per the state contract, if/when needed.
3. *In the Description of the Project section of the RFP, the construction start is identified as January, 2025 for construction start (assuming January 2) with the preferred delivery date as August, 2025 (assuming August 1 for a total duration of 7 months). In the Schedule section, the construction schedule is identified as November 1, 2024 for construction start and January 1, 2026 for construction finish (14 months). Will you please confirm that the duration to be used as a basis for this RFP response including for the Step 2 general conditions proposal is 14 months as discussed in the presubmittal meeting?*
- a. Please refer to response #1 above.