



Addendum #6

Date: Aug 5, 2020

Solicitation#: JHC-2020-3

Description: Master Planner, Architect and Engineer Services

Prospective respondents and all those concerned are hereby informed that the following changes to the above solicitations are made a part of the bid documents. Please note that the **ACKNOWLEDGEMENT OF ADDENDA FORM** can be found attached to the RFP Solicitation Documents. This form must be completed and returned as a part of the response to this solicitation. **Failure to complete and submit the ACKNOWLEDGEMENT OF ADDENDA FORM will deem this response as non-responsive.**

The following changes have been made:

- I. Extension of Due Date for Proposals
- II. Pre-Proposal Conference Attendees
- III. Answers to all Proposer questions not previously answered

I. Extension of Due Date for Proposals

Part I. Solicitation Information

A. *Important Due Dates/ Locations/ Time*

Proposals Submittal Deadline	August 19, 2020 at 4:00PM, EST
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The Due Date for the proposals has been changed from Aug 14, 2020 to Aug 19, 2020.

II. Pre-Proposal Conference Attendees

Firm	Address	Phone	Email
Lord Aeck Sargent Contact: Soumi Basu	213 S. Ashley Street, Ste. 200 Ann Arbor, Michigan 48104	(734) 827 3928	sbasu@lordaecksargent.com
Landon Bone Baker Architects Contact: *Perry Howell	1625 W Carroll Avenue Chicago, IL 60612	(312)212-0767	phowell@landonbonebaker.com
Landon Bone Baker Architects Contact: Catherine Baker	1625 W Carroll Avenue Chicago, IL 60612	(312)212-0772	cbaker@landonbonebaker.com
Sherman Carter Barnhart Architects Contact: Kevin Matthews	2405 Harrodsburg Road Lexington Ky 40504	(859)224-1351	kmatthews@scbarchitects.com
MCSA Group, Inc Contact: Kathleen Waters	529 Greenwood Avenue SE Grand Rapids, MI 49506	(616)451-3346	kwaters@mcsagroup.com
Alliance Architects Contact: Judith Oconnell	929 Lincolnway East, Suite 200 South Bend, Indiana	(574)288-2052 ext.100	joconnell@alliarch.com

* Perry Howell was not in attendance. However, he is the contact for Lone Bone Baker Architects .

III. Answers to all Proposer questions not previously answered

Question 1. See Addendum #3.

Question 2. From Pre-proposal Conference: How is JHC going to select the firm(s)?

Answer – JHC will select one or two firms based on the technical qualifications. Hourly pricing will be reviewed also. As the scope of the projects is identified, task orders will be provided to the firm(s) for them to cost out the particular project. In Addendum 3 – we explain that process.

Question 3. From Pre-proposal Conference: Are Joint Venture arrangements acceptable?

Answer – Yes

Question 4. From Pre-proposal Conference: What is the role of Diana Smith?

Answer – Diana Smith is the RAD consultant and is assisting with the procurement.

Question 5. From Pre-proposal Conference: When do you expect to have the results of the RAD Physical Needs Assessment and Energy Audit?

Answer – October 2020. JHC desires to have an architect(s) in place when the results are available.

Question 6. From Pre-proposal Conference: Has JHC received LIHTCs?

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Answer – Not Yet. JHC will apply if necessary.

Question 7. From Pre-proposal Conference: Is JHC going to have a Developer(s)?

Answer – Once JHC gains an understanding of the Capital Needs for the properties, a Developer may be solicited.

Question 8. From Pre-proposal Conference: Who is going to do the needs assessments?

Answer – There is a RFP on the street now for a vendor to do the needs assessments – proposals are due 7/31/2020.

Question 9. Your stated contract period is for 24 months starting from the date of JHC’s Notice To Proceed. Do you have an estimate on when the Notice to Proceed might start?

Answer – Our intention is to contract with the architect early enough in the process so that the architect can be part of the review of the RAD PCAs before they are finalized. The proposals for the RAD PCAs are due 7/31/2020, with an estimated selection of a vendor to start the work early Sept 2020. Therefore, the current estimate for a Notice To Proceed with an architect is October 2020.

Question 10. You indicate that JHC will be seeking funding sources such as debt, equity, tax credits, grants, and other public funds. Usually these funding sources do not include funding for pre-development work. Do you have funds to pay the architect/design team during the predevelopment phase?

Answer – JHC has funds to begin the pre-development work. We do not know the scope of the work entailed nor do we have a budget at this time. As the scope and the budget is developed, if additional funds or funding sources are needed for pre-development work, JHC will seek new additional funds, including engaging a developer partner.

Question 11. The RFP states that local firms are encouraged due to costs of travel and health risks posed by Covid 19. Are lead firms that are located out of state at a disadvantage?

Answer – No. This is an encouragement for local firms that should not be deemed as a discouragement for firms that are not local. JHC does not want to discourage local firms from attempting to identify ways to vie for work under this RFP. The selection of vendor(s) under this RFP will be for the vendor(s) JHC deems most suited generally to meet our needs.

Question 12. Are consultant (MEP, Civil, etc.) qualifications required in the submissions? If so, what forms and information are to be submitted for the consultants?

Answer – Yes consultant qualifications are required. Submit enough resumes and type of licenses, along with license numbers as applicable to inform on the type of consultants/services possibly available if needed to do work under the scope of this RFP.

All other requirements of the RFP solicitation remain the same.