



WILL COUNTY, ILLINOIS

PURCHASING DEPARTMENT

JENNIFER BERTINO-TARRANT
WILL COUNTY EXECUTIVE

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302 N. Chicago Street
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2024-75 1300 Copperfield A/E Services

Addendum #2 – July 30, 2024

We received the following questions regarding this RFP:

Question #1: What is the scope for the two floors?

Answer #1: First, the entire building must be reworked so that all building systems are suitable for occupancy. Secondly, the VAC will be occupying the work-out area and locker rooms on Level 1 + a portion of Level 2 for their administrative operations

Question #2: Does VAC have ideas for the areas?

Answer #2: Yes, these will be further developed during initial design

Question #3: Are they prepared to work towards the required project timing goals?

Answer #3: Yes

Question #4: Is VAC going to utilize the entire second level of the building?

Answer #4: Yes, but this could change during design development

Question #5: What is the site scope?

Answer #5: NIC by owner

Question #6: The cost estimates need to be detailed and comprehensive?

Answer #6: Use CSI format to provide itemized breakdown for each major trade category

Question #7: Contractors reviewed the HVAC systems and others for bringing the equipment up to speed. Is this the responsibility of the architect to have these evaluated once again to see what work needs to be done? How are we supposed to account for this cost?



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Answer #7: Yes, include cost for equipment evaluation in fee proposal

Question #8: Are we supposed to account for landscaping? How far does the site work cover?

Answer #8: NIC by owner

Question #9: Are we responsible for additional parking required?

Answer #9: NIC by owner

Question #10: What type of document is AS-BUILT? Contractor markup, DWG / CAD File?

Answer #10: CAD files are required

Question #11: Some of the Construction Phase services appear to be more of Contractor Services than Architectural?

Answer #11: Specifically indicate excluded services in fee proposal

Question #12: Develop Pre-Mobilization Guidelines for Use by Contractors

Answer #12: NIC by owner

Question #13: Confirm Contractor's Plan for Legal Disposal of Demolished Materials and Debris

Answer #13: NIC by owner

Question #14: Review & Approve Site Logistics & Phasing Plans Developed by Contractors

Answer #14: NIC by owner

Question #15: Review & Approve Contractors' Schedule, Safety and Security Plans

Answer #15: NIC by owner



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Question #16: The selected firm will be tasked with providing a milestone schedule for the project's construction and post-construction phases.

Answer #16: NIC by owner

Question #17: We OBSERVE not INSPECT!

Answer #17: So noted

Question #18: Will a CM be chosen along with the architect for cost estimating?

Answer #18: CMa will not be selected with A/E

Question #19: Has all the existing SCH equipment been removed? I.E. Vacuum, junk,

Answer #19: No

Question #20: What is the budget for the project?

Answer #20: \$3-5 Million

Question #21: The proposal information asked for a cost breakdown and further on says will be negotiated. Not cost and negotiation should be the way to go.

Answer #21: Respondents are advised to follow instructions presented on proposal form

Question #22: Are we supposed to have a CM on board for costs and contractor information?

Answer #22: Respondents are advised to proceed with teaming arrangements that are best suited for the project

Question #23: We are evaluating the 1300 Copperfield AE Services RFP and would like clarity to the phases (indicated below on the form) so that we can tabulate our fees correctly. We interpret the Phase 1: Pre-Construction to include drawings and specifications, for bidding and construction. We interpret Phase 2: Construction to be field observations, pay-application reviews, field meetings and submittal review and processes to fabrication, shop drawings, etc.



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We interpret Phase 3: Post Construction to be review of as-built documents, final punch-lists and close-out procedures to the construction contracts. Is our understanding correct?

Answer #23: Yes, that interpretation is correct.