
November 4, 2019

S202-RFP1 Addendum 4

1. Considering the asbestos skim coat and loose and flaky lead paint, has the sand throughout the building been tested for hazardous materials?

No. The aggregate has not been tested.

2. Will the (various aggregates left behind by Animas) sand be tested for hazardous materials?

Per the Instructions to bidders Section 3: "Bidders are solely responsible for the cost of any testing or exploratory work at the Project Site needed to develop the bid assumptions"

3. If no testing of the sand will be done, should the sand be assumed hazardous or non-hazardous?

Per the Instructions to bidders Section 3: "Bidders are solely responsible for the cost of any testing or exploratory work at the Project Site needed to develop the bid assumptions"

4. Excessive high strength concrete was encountered in the Seaside Surplus II demolition, rendering demolition, processing, and crushing of the concrete very difficult. Given the answer to the PSI RFIs, can you confirm destructive testing will be allowed on the concrete before the bid date? Can the bid date be extended to allow for this testing?

Per the Instructions to bidders Section 3: "Bidders are solely responsible for the cost of any testing or exploratory work at the Project Site needed to develop the bid assumptions"

5. If destructive testing before the bid date is not allowed, can an assumed PSI be given to bid to, so all contractors bid to the same information?

Per the Instructions to bidders Section 3: "Bidders are solely responsible for the cost of any testing or exploratory work at the Project Site needed to develop the bid assumptions"

6. Given that FORA is set to sunset, are there any concerns about securing funding for all phases and for payment to the successful bidder?

FORA has full funding for Phase 1, and may have full funding for phase 2 and 3. Bidders will only be approved to proceed on to the next phase once FORA has determined the full funding is available. The time between phases may be extended; however, the contract will be valid until final completion of all three phases. The contract specifically states under Section 21.04 that FORA can assign the contract to a successor agency and may be invoked upon dissolution. The City of Marina is the likely successor to FORA, and the notice identifies the statement of qualifications and contract can be used by the City of Marina, and FORA members, to add additional work on a time and materials basis, as they so choose.

7. Can you confirm the basis determining low bid is the grand total of all phases?

See Instructions to Bidders. See Bid Form. Total Bid = Phase 1 + Phase 2 + Phase 3. FORA will select based on lowest total bid.

8. Can you explain why Builder’s Risk is needed, as the buildings are being demolished?

Any capping or repairs to utilities that may result from demolition activities should be adequately covered, as a risk mitigation.

9. Attachment C, Small Business Certification, is referenced to be included with bid. Where is this located?

Small Business Certification attachment provided with this addendum # 4.

10. Attachment A11, Certification, is referenced to be included with bid. Where is this located?

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A11: CERTIFICATIONS A11: RESERVED

11. Additionally, where is Attachment A10, Contractor Cost and Pricing Data?

Bidder to provide Cost and Pricing Data in their own format per Instruction to bidders Section 3.4, and per the Sample Contract. Attachment 5a can be utilized for this purpose.

12. Due to the heavy contamination of lead paint chips throughout the building, will the wage rate for performing cleaning and removal of tenacious material be paid at the normal lead prevailing wage rate?

The contractor must remove, waste characterize, and properly dispose of all loose, peeling, and flaking lead paint during phase 1. This includes paint adhered to tenacious asbestos.

Per the Instructions to bidders Section 3: “Bidders are solely responsible for the cost of any testing or exploratory work at the Project Site needed to develop the bid assumptions”

It is the Bidder’s responsibility to classify the prevailing wage works per California Law.

To facilitate additional consideration of the prevailing wage questions, specifications concerning destructive testing, and how to handle abatement between phases, FORA will be extending the schedule as follows:

SCHEDULE

Event	Dates	
Invitation to Bid	10/03/19	
Mandatory Site-Walk	9:00am PST	10/10/19
Deadline to Submit Requests for Information	3:00pm PST	11/01/19
Deadline to Submit Sealed Bid & Statement of Qualifications	11/07/19	3:00pm PST 11/14/19
Public Bid Opening	11/07/19	3:15pm PST 11/14/19
Estimated Notice of Intent to Award	11/14/19	11/26/19

Attachments can be found at: <https://www.fora.org/S202-RFP1.html>

Best Regards,
Peter Said
Senior Project Manager
Fort Ord Reuse Authority