

June 9, 2022

**Subject: RFQ #2062-Q: Construction Manager at Risk – Public Health Building  
Addendum #1**

Gentlemen/Ladies:

Below, please find responses to questions, clarification, or additional information for the above referenced Request for Qualifications. You will need to consider this information when preparing your response.

**1. What is the estimated timeline?**

The estimated timeline is to have a CM appointed by September 2022 with a potential start on site in November 2022. Construction is expected to be 18-20 months, a proposed construction schedule will form part of the RFP stage.

**2. Is the timeline provided in Questions #1, just for the clearing and grading?**

The clearing work will be carried out by the County along with minimal grading. It is planned to have the clearing work completed before the start of Construction work in November 2022.

**3. Does the \$15,500,000 include clearing work?**

Yes – there is an allowance of \$82,500 for clearing work to be carried out by the County.

**4. Is this 100% ARPA funded?**

No, it is partially funded by ARPA plus funds from the County's CIP.

**5. Include basic floor plans – be sure to note that the provided floor plans are for reference only and are not final.**

Floor plans are attached – this layout will change. Attachment 1 is the first floor. Attachment 2 is the second floor.

**6. Will any of the existing parking lot spaces be factored into the new building or will there be parking lot spaces included in the design?**

There will be a small amount of new parking spaces as part of the scope of work, including a drive-thru porte-cochere. Most of the parking space requirement will be met by the existing parking spaces.

**7. Is the set of drawings available electronically?**

Yes – a link to a drop box with the drawings will be made available on the Fayette County website: [https://fayettecountyga.gov/purchasing/bids\\_and\\_proposals.htm](https://fayettecountyga.gov/purchasing/bids_and_proposals.htm) with the posting of this addendum.

**8. Is commissioning required for this project?**

Yes commissioning will be required but it will not form part of the CMAR bid at this point in time.

**9. When is a bond required?**

A bid bond is not required with the return of your SOQ. A security bond will be required from the short-listed CM's on return of their proposals. This security bond will be in place until a mutually agreed GMP amendment is enacted. Following agreement of the GMP a Payment and Performance Bond will be required.

Received by (Name): \_\_\_\_\_ Company \_\_\_\_\_

Note: If this addendum is not returned to the Fayette County Purchasing Department or if it is returned not signed, responding individuals, companies or other organizations will still be responsible for the requirements of this addendum and the specifications or changes herein.

The opening date for this Request for Qualifications has not changed. **The opening time and date are 1:00 p.m., Wednesday, June 15, 2022.** Responses must be received by the Purchasing Department at the address above, Suite 204, at or before the opening date and time.

The deadline for inquiries has passed, so the Purchasing Department will not be able to accept any additional questions after this time.

If you have questions, please contact Natasha Duggan, Contract Administrator at (770) 305-5150, fax (770) 719-5534 or email at [nduggan@fayettecountyga.gov](mailto:nduggan@fayettecountyga.gov).

Sincerely,



Ted L. Burgess  
Director of Purchasing





