



The City of Seattle

Department of Finance and Administrative Services (FAS)
Capital Development & Construction Management (CDCM)

ADDENDUM 2
RFQ# CDCM 2013-04
New North Precinct Police Station

The following are questions and answers received through July 12 including those received at the pre-submittal meeting held July 11. The deadline for additional questions is July 17, and another addendum will be posted if necessary.

- 1) *Is a full SF330 required for every consultant firm on the team? If not, what sections of the SF330 do you want consultant information included?*

It should be left to the discretion of the submitter whether a full SF330 should be included for subconsultants to help demonstrate the strength of the proposed team.

- 2) *Is it ok to put the Consultant Questionnaire in an appendix at the end of the SOQ or do you want it as section #3 in the SOQ?*

The Consultant Questionnaire can be included anywhere in the submittal.

- 3) *Is every subconsultant required to submit a Consultant Questionnaire or just the prime architect?*

Anyone submitting in response to the RFQ is required to complete and include the completed questionnaire. Subconsultants working as part of a prime's team do not need to complete the form individually; the prime would include its form in the submittal. Any and all primes and subconsultants working on the team will be required, however, to register in the City's business directory at <http://www2.ci.seattle.wa.us/VendorRegistration/>

- 4) *Are foreign firms ok to submit on this project, is there a mandatory pre-submittal conference, and can you send me the RFQ for further information?*

Any firm meeting the qualifications stated within the RFQ may submit for this work. The pre-submittal conference on July 11 is optional. The full RFQ and all related documents are posted at <http://www.ebidexchange.com/seattle>

- 5) *Has the geotechnical investigation been completed for the new north precinct?*

The geotechnical investigation has not been completed as the site selection process is still underway. Geotechnical investigations will be completed upon the selection and acquisition of the site.

- 6) *Will the City be seeking an independent building commissioning firm for the upcoming North Precinct Police Station project? If so, will an RFP be issued for these services?*
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We intend to use one of our on-call contracts for commissioning services.

- 7) *Will siting support and SEPA will be part of this effort or handled independent of the A/E contract?*

The A/E scope will not include siting and acquisition. The SEPA review will happen per the MUP requirements once a site is determined and the project is underway.

- 8) *I noticed that there are two slightly different Inclusion Plan forms in the City. Which one are we supposed to fill out or do we fill out both?*

The City has separate Inclusion Plan forms for consultants and contractors. You should only complete the form included with this solicitation on the eBid website.

(The City notes that anyone requesting additional assistance with WMBE outreach may contact the City's Contracting Services Division outreach specialist Forrest Gillette at 684-3081 or forrest.gillette@seattle.gov).

- 9) *Do you want a full consultant team proposed such as geotech etc?*

No, the City is currently looking at sites and will do due diligence work including geotechnical, surveying, environmental etc. The site will be identified separately from this selection process.

- 10) *In the past we have used a numbering format consistent with form 330, but have changed the format/layout. Is this okay? Also, will the form 330 count against the submittal page limit?*

Yes, feel free to change the layout, especially if it makes your information and qualifications more clear. The 330 form will not count toward the page limits.

- 11) *Are you expecting us to include SF 330 Resumes Part I and Part II General Qualifications for each subconsultant on our team, or just for the prime consultant Part 1 and Part 2 with a key personnel page listing subconsultant roles?*

Typically Part II General Qualifications are not needed for each subconsultant. It is left to the discretion of the submitter whether the subconsultant resumes should be included in Part I E to help demonstrate the strength of the proposed team.



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12) *On the page number limit, are you counting sheets or sides?*

Sheets. 30 sheets = 60 sides.

13) *When is the proposed building occupancy date?*

While there is not yet a firm, public schedule, we are committed to project delivery in 2018.

14) *Is the parking garage designed to occupy private as well as fleet vehicles?*

Yes, it is a vehicle intensive facility.

15) *Is indemnification negotiable within the City's boilerplate contract?*

The City's Law Department has taken a strong stand on this language and is not entertaining changes to it at this time. One of the reasons we post the City's contract boilerplate with our solicitations is so firms can know the City's contract terms prior to investing time and effort into submitting for the work should these terms be prohibitive to you. We would be glad to pass along any comments and feedback to the Law Department.

**A/E Consultant North Police Precinct Pre-Submittal Meeting
Sign-In Sheet
July 11, 2013**

NAME	FIRM	PHONE	ADDRESS	City/State/Zip	Email
Terry Lundeen	Oughlin Porter Lundeen	206-343-0460	413 Pine #300	Seattle 98101	terrylo@opling.com
Liz Jamieson	Bassette	206 340 9500	71 Columbia	Sea 98104	ljamieson@bassettarch.com
Don Miles	Bassette	206 340 9500	71 Columbia	Sea 98104	dmiles@bassettarch.com
SARA ROBERTS	KPFF	206/622-5822	1601 5th Ave, STE 1600	SEA 98101	sara.roberts@kpff.com
ERIK BARR	LCA + PH	206-734-3870	603 STEWARD ST. SUITE 201	SEATTLE 98101	eb@studtoph.com
Russ Mourhead	LCA + PH	" "	" "	" "	rmourhead@lcarh.com
John Greenwood	GREENBUSCH	206 378-0569	1906 W. Nickerson #201	SEATTLE, 98119	john@greenbusch.com
Tom Guntowski	Shannon + Wilson	206 695 6801	400 N 36th St #100	Sea 98104	tmg@shawnwil.com
Daniel Podoll	ARC Architects.	206 322 3322	1101 E. PIKE ST FL. 3	Sea 98122	podoll@arcarchitects.ca
Tom Marselle	WSP	206 383 2200	500 UNIVERSITY STE 500	SEA 98101	Tom.Marselle@wspgroup.ca
Kristina Jackson	ProDIMS	425.828.0500	520 Kirkland Way, #201 Kirkland, WA 98033	Kirkland 98003	kjackson@prodims.com
Walt Schut	Scheidt Allen Arch	206 443-3440	901 5th Ave ^{27th} St	Seattle 98109	Walt@saarch.com

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NAME	FIRM	PHONE	ADDRESS	City/State/Zip	Email
Bo McFadden	GEO ENGINEERS	206-239-3228	600 STEWART ST SUITE 1700	SEATTLE, WA 98101	bmcfadden@ geoengineers.com
Marilyn Brockman	Bassetti Architects	206 340 9500	71 Columbia #500 Seattle, WA	Seattle WA 98104	mbrockman@ bassettiarch.com
FRED VANDERLAGE	RIDER LEVETT BUCKWOLD	206-223-2055	1524 1 st Ave. Second Floor	SEATTLE WA 98101	fvanderlage@us.rlb.com
Katie Popolow	MillerHull	206-682-6837	71 Columbia #6th	Seattle, WA. 98104	kpopolow@millerhull.com
Duncan Thieme	SRG Partnership	206 973-1675	110 Union, Suite 300	Seattle, WA 98101	dthieme@srgpartnership.com
BRAD HINTHORNE	PERKINS+WILL	206.381.6000	1221 2 ND AVE, STE. 200	SEATTLE, WA 98101	brad.hinthorne@perkinswill.com
Marshall Turner	Schacht Aslani Arch.	206.443.3448	901 5 th Ave Ste 2720	Seattle, WA 98164	marshall@saarch.com
Terry McCann	EA Engr., Science & Technology	206.452.5350 x 1712	2200-Sixth Ave. #707	Seattle WA 98121	tmccann@eaest.com
Joel Gragg	DLR GROUP	206-461-6000	901 5 TH AVE, STE 700	SEATTLE, WA 98164	jgragg@dlrgroup.com
LORI COPPENRATH	DLR GROUP	206-461-6000	901 5 TH AVE, STE 700	SEATTLE, WA 98164	lcoppenrath@dlrgroup.com
Melissa English	AHBL	206 267 2425 206 267 2425	1200 6th Ave #1000 Seattle	Seattle 98101	menglish@ahbl.com

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July 11, 2013**

NAME	FIRM	PHONE	ADDRESS	City/State/Zip	Email
Milton Wong	Weinstein A/U	(206) 443-8606	121 Stewart St #200	Seattle 98107	miltonweinstein@u.washington.edu
Ed Weinstein	"	"	"	"	ed@weinsteinu.com
Eli Jaeger	Integrus	(206) 628 3137	117 S. Main	Seattle 98104	ejaeger@integrusarch.com
Craig Stauffer	PCS STRUCTURAL SOLUTIONS	206-292-5076	811 FIRST AVE, SUITE 620	SEATTLE, WA 98104	CSTAUFFER@PCS-STRUCTURAL.COM
Don Prochnon	MILLER HULL	206 257 2015	71 Columbia, 4th fl	Seattle, WA	PROCHNON@MILLERHULL.COM
PETER RASART	ART	253 572.5511	#9 ST. HELFENS AVE	TACOMA WA 98402	RASART@A-RT.ORG
BILLY BOLIMA	BOLIMA DRAFTING & DESIGN, INC.	206 332 9729	1904 3RD AVE #711 SEATTLE 98101	"	WBOLIMA@BOLIMA.COM
BRAD MILLER	MILNER HAYASHI	206 634 0177	118 N 35TH ST SEATTLE WA 98119	SEA 98119	bradmiller@milnerhayashi.com
Jill Cody	dark/light design	206 682 1720	711 Western Ave # 505 Seattle WA 98104	" 98104	jill@darklightseattle.com
Ben Roush	FSI consulting engineers	206 622 3321	506 Second Ave #700 Seattle WA 98104		benr@fsi-engineers.com
Nicole Hernandez	LPD Engineering	206 725-1211	911 Western Ave Suite 420 Seattle WA 98104		nicoleh@lpdengineering.com
Haley Knight	Wood Harbinger	206 425 6280000	3009 112th Ave NE Suite 100	Bellevue WA 98004	hknight@woodharbinger.com
Nathan Wesselius	WSP	206 342 1213	660 University Ste 500		nathan.wesselius@wspgroup.com

City of Seattle



New North Precinct Police Station

Pre-Submittal Conference

July 11, 2013

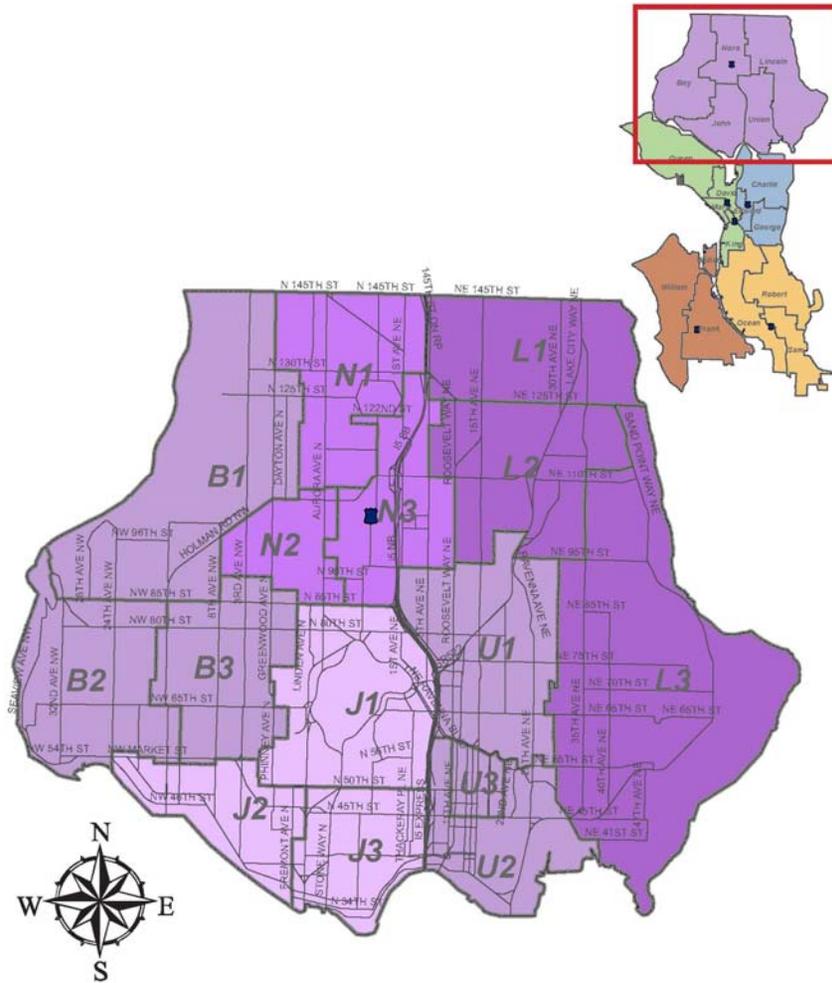


Introductions

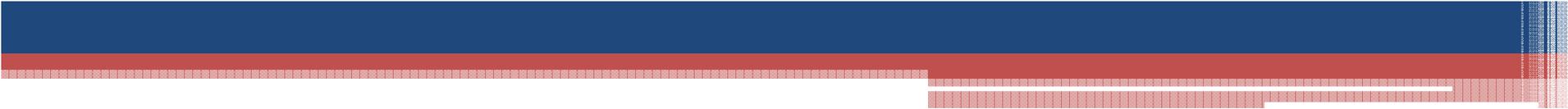
- Capital Development & Construction Management Division (CDCM)
 - CDCM representatives
 - Manage siting, design, and construction of public safety facilities
 - Manage planning and construction projects for other City departments
- Seattle Police Department (SPD)
 - Represented by Assistant Chief & the Precinct Captain

Project Overview

Seattle Police Department North Precinct Sectors & Beats



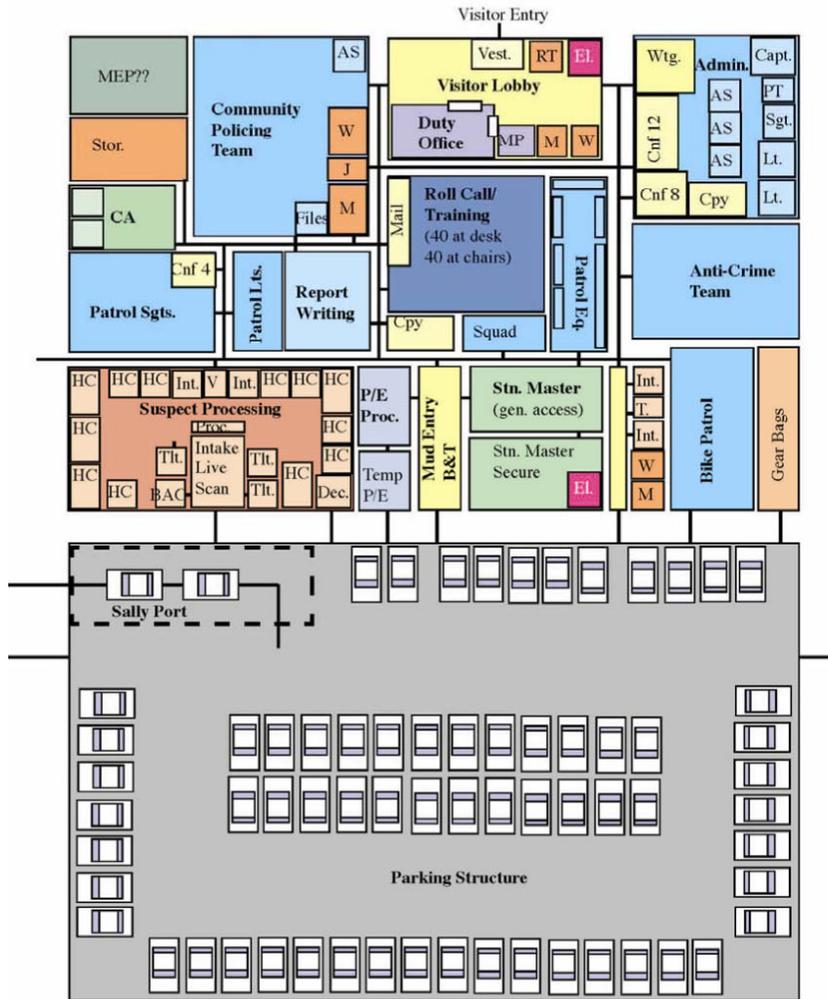
- Existing station
- 10049 College Way North
- Built in 1984, designed for 154 staff
- Currently houses 254 staff (including adjacent leased space)
- 2007 programming report by Miller Hayashi Architects & McLaren Wilson Lawrie Architects
- 2012/2013 program verification report by Miller Hayashi Architects



Project Details

- Site selection and acquisition by the end of 2013
- Site specific program verification
- Two community open houses to review progress
- Seattle Design Commission reviews
- Type V Master Use Permit
- GC/CM project delivery
- MACC approximately \$35 million

Project Program



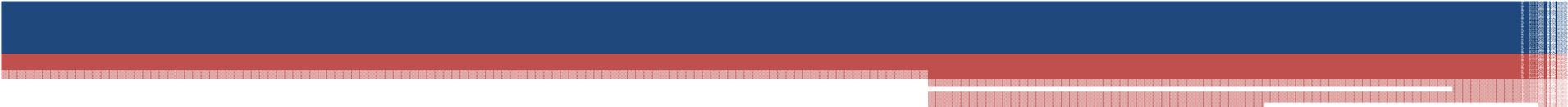
- 60,000+ sq ft station with structured parking for 300 vehicles
- Essential Facility
- Community meeting space
- Secure facility with Sally Port
- Processing/Intake with holding cells
- Role-Call/Disaster Response room
- Lockers

Sustainability



Fire Station 20
Designed to LEED Platinum

- Consultant teams must include a LEED accredited professional
- Sustainable Buildings and Site Policy
 - LEED Gold
 - 15% (min.) more efficient energy use intensity performance
 - 30% (min.) more efficient water use performance
 - 90% waste diversion rate for demo, 75% waste diversion rate for non-demo
 - Bicycle parking and changing/showering facilities
- City is highly interested in exceeding the minimum requirements



Consultant Contract Requirements

- Equal benefits
- Inclusion plan
- Contact: Stacy Carter, 206.684.7314 or e-mail at stacy.carter@seattle.gov

RFQ Selection Timeline

- 2:00 PM July 17 -Deadline for questions
- 2:00 PM July 24 -RFQ submittals due
- Week of August 5 -Consultant short-listing
- Week of August 19 -Consultant interviews

RFQ Selection Process

- Selection committee
 - CDCM representatives
 - SPD representative
 - Design Commission representative
- <http://www.ebidexchange.com/seattle>
- Note: Please do not visit or contact the existing station

Questions?



New North Police Precinct Police Station:
<http://www.seattle.gov/northprecinctstation>

RFQ:
<http://www.ebidexchange.com/seattle>

Andy Ishizaki, 206.233.7809:
e-mail at andy.ishizaki@seattle.gov

David Kunselman, 206.615.1686:
e-mail at david.kunselman@seattle.gov

Stacy Carter, 206.684.7314:
e-mail at stacy.carter@seattle.gov