



HIGHWAY DEPARTMENT

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Sauk County RFQ for Owner's Representative/Construction Management/ Architectural/Engineering Services

ADDENDUM 1

The following are questions received prior to December 11, 2020 10:00am

1. **Is a full space needs study needed or do you know a desired building size?**
 - a. Two previous studies were completed
 - i. https://drive.google.com/file/d/19jMvudpe0vfcUUc_R4N-25Mv2h9w4VGm/view?usp=sharing
 - ii. <https://drive.google.com/file/d/1pQ48g1nyE40aTPXSu26Qp4qLal6S-SiF/view?usp=sharing>
 - b. Sauk County would want to review the existing studies and review operations with the selected candidate to select final size.
2. **Is there a project budget developed?**
 - a. No
3. **Is there a type of building desired (Pre-engineered, conventional steel, precast)?**
 - a. No
4. **In addition to Fleet Repair space is there a need for Office/Administrative space?**
 - a. Yes we will need fleet repair, fleet storage, administrative office space, cold storage, salt storage, brine making facility.
5. **Are other stand-alone buildings needed for storage or salt included in project scope?**
 - a. Yes, salt storage, cold storage, brine production
6. **Is there a desired time line for completion of design and construction?**
 - a. Sauk County's Capital Improvement Plan Currently has Construction in 2023. Using cost estimates from the studies attached in question 1
7. **Are there special design or engineered systems expected? i.e. wash bays, service pits, cranes**
 - a. Yes. All listed
8. **Are there any sustainable features a priority? i.e. solar, daylight, geothermal, etc.**
 - a. Sustainability features may be explored
9. **Does the County have a preliminary idea of size of the new facility and a preliminary cost budget for this project? If no, will that be a part of the selected design team's services?**
 - a. Just from the previous studies referenced in question 1. Size and budget will need to be refined once an Owners Representative is selected.
10. **Can we receive an electronic copy of the previously completed facilities study?**

- a. See google link from Question 1
- 11. What is the requested scope of services during the “Construction Management” phase as requested on page 3 of the RFQ?**
 - a. Construction Management will scope includes construction bid document creation, bid review and recommendation, construction inspection/documentation, material inspection, quantity measurement/documentation, any other needed tasks to successfully take the project from design to occupation.
- 12. What is the frequency of site visits during construction that will be requested (bi-weekly)?**
 - a. This will depend on construction activities. Ultimately Sauk County is looking for the Owner’s Rep to be on site at least Weekly if not daily
- 13. Can we receive electronic copies of any feasibility studies already performed for the new building site?**
 - a. Yes See link in Question 1
- 14. What is Sauk County’s proposed timeline for construction and are funding milestone dates known for approval of the project?**
 - a. See Question 6
- 15. What is Sauk County’s budget for the construction cost of the new facility?**
 - a. See Question 9
- 16. Is there a time frame for posting the written addendum for the RFQ to the Sauk County website?**
 - a. Addendum will be posted 12/11/2020
- 17. Is there a project schedule? Do you have an occupancy goal for this facility?**
 - a. See Question 6
- 18. Has the project delivery method been determined? Should we assume Design Bid Build per state statute?**
 - a. Yes, Design Bid Build
- 19. Would we assume that the architect be selected at the same time as the Owner’s Rep or will the Owner’s be selected first and be part of the selection process for the architect?**
 - a. The Owner’s Rep will be selected and then assist in selection of an Architect/Engineer