

**ADDENDUM No. 4**  
**Construction Manager At Risk (CMR)**  
**19CMR081- Austin High School, LBJ High School, Casis  
Elementary, Hill Elementary, Brentwood Elementary and  
Sanchez Elementary**

December 7, 2018

**Item 1: Questions and Answers**

**Item 2: Floor and Site Plans**

**Item 1: Questions**

1. How are the bidders to account for the 83 days of anticipated rain / weather days per year identified in the contract as non-compensable and unallowable delays within the construction schedule?

**Answer: AISD is currently reviewing an Adverse Weather Guideline that will replace previous Special Provisions in the current agreement. The approved Adverse Weather Guideline will be shared with the selected proposers. For purposes of establishing project duration in your proposal, reference the following published links. Should a proposer deviate from these durations, clarify the assumptions by which your proposed duration is based.**

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule-Table-Vtwo.pdf>

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule.pdf>

2. Is Subguard allowed as an alternate subcontractor security?

**Answer: Please reference Section 6.1.6 of the Agreement and Section 10 of the GCC.**

3. When in the process will the substantial completion dates be established for each project?

**Answer: Substantial Completion is established upon execution of the agreement (refer to Section 11.4 of the Agreement).**

**For purposes of establishing project duration in your proposal, the Substantial Completion Date should be set at a minimum of 60 days prior to the established opening date.**



4. During the Hill Elementary walk, a hand-out was distributed and we were not able to obtain one during the walk. Can you please publish the information that was distributed?

**Answer: This document is unavailable**

5. Is there a new schedule established for Sanchez different than the one in the solicitation documents?

**Please reference the most current schedules via the following links:**

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule-Table-Vtwo.pdf>

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule.pdf>

6. A Felony Conviction Notice form has not been provided. Please provide same.  
**The Felony Conviction Notice form will not be required to turn in with the proposal. The awarded bidder will be required to turn this form in with their contract.**
7. A Suspension and Debarment form has not been provided. Please provide same  
**The Suspension and Debarment form will not be required to turn in with the proposal. The awarded bidder will be required to turn this form in with their contract.**
8. The RFP indicates that our general conditions personnel costs are based on the duration from start to substantial completion. How do we pay the salaries for the remaining two months between substantial completion and final completion? What category of costs should these be included?  
**The proposed Maximum Project General Conditions amount should consider necessary costs from Substantial Completion to Final Completion. Please refer to Section 8.3.A in the GCC to reference expectations related to Substantial Completion and requirements thereafter.**
9. What is the bond rate (Item 5 on the Proposed Pricing Schedule) based upon? Percentage of Cost of Work or percentage of Total Contract Amount?  
**This refers to the Payment and Performance Bond Rate. Please review Section 10.10.B in the GCC to understand when and how this policy should be calculated.**

**10.** There is a discrepancy in the Preconstruction start and duration for Brentwood Elementary-

- Comprehensive Summary Schedule states Precon start 4-1-19, then extends for 12 months
  - Comprehensive Detailed Schedule shows Precon start 7-1-19, then extends for 9 months.

Please clarify which dates and durations are to be followed for preconstruction services and costs.

**Please reference the most current schedules via the following links:**

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule-Table-Vtwo.pdf>

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule.pdf>

**11.** There is a discrepancy in the Preconstruction start and duration for Sanchez Elementary-

- Comprehensive Summary Schedule states Precon start 3-1-19, then extends for 12 months
- Comprehensive Detailed Schedule shows Precon start 7-1-19, then extends for 11 months.

Please clarify which dates and durations are to be followed for preconstruction services and costs.

**Please reference the most current schedules via the following links:**

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule-Table-Vtwo.pdf>

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule.pdf>

12. There is a discrepancy in the Construction start and duration for Sanchez Elementary–
- Comprehensive Summary Schedule states Construction start 3-1-20, then extends for 15 months
  - Comprehensive Detailed Schedule shows Construction start 6-1-20, then extends for 14 months.

Please clarify which dates and durations are to be followed for Construction services and costs. **Please reference the most current schedules via the following links:**

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule-Table-Vtwo.pdf>

<https://aisdbond.wpengine.com/wp-content/uploads/2018/09/AISD-Implementation-Schedule.pdf>

13. There is a discrepancy in the size of the building to be renovated for Sanchez Elementary–
- Attachment 5 states 58,600 sq ft area to be renovated.
  - Facility Assessment states 77,905 sq ft area to be renovated.

Please clarify what sq ft area is to be renovated on this project.

**The sq ft at Sanchez to be renovated is 77,905**

## Item 2: Floor and Site Plans

**Base Drawings of Austin High School, LBJ High School, Casis Elementary, Hill Elementary, Brentwood Elementary and Sanchez Elementary are all attached and can be found at [planroom.millerids.com](http://planroom.millerids.com) under 19CMR081**