

RFP VA701-17-R-0007 – LOMA LINDA CONSTRUCT NEW EYE CLINIC TECHNICAL QUESTIONS AND VA RESPONSE TRACKING SHEET

ITEM NO.	DATE QUESTION RECEIVED	DATE QUESTION ANSWERED	QUESTION	GOVERNMENT RESPONSE
1.	2-3-2017	2-9-2017	Can the font on the Header and Footers be Arial 10 – the rest of content for both volumes will be Arial 12?	No. The Font shall be 12 point Arial for both volumes.
2.	2-3-2017	2-15-2017	In reference to Volume I, Factor 3, Key Personnel Experience: Can the competent person be the Site Safety Health Officer (SSHO)?	Yes. The Competent Person and Safety person should be the same employee. See update in Amendment A00003, ATTACHMENT 1 – SECTION 00 11 21 RFP SPEC – 2-15-2017.
3.	2-3-2017	2-15-2017	In reference to Volume I, Factor 3, Key Personnel Experience: Are you asking us to identify and provide a resume for all Major Subcontractors? – this will be hard to identify since we get pricing from multiple/qualified subcontractors for each trade within the last 15 minutes of less before bid closes so this requirement is extreme. We normally provide a list of Major Subcontractors and their certifications at the Pre-Construction conference.	The Governments requests a resume for the subcontractors that have been identified for the project. The Government recognizes that not every subcontractor has been identified or locked into this project, but there are most likely some that are known in advance of the proposal submission date. Information in the resume does not have to be person specific, but should identify the roles and capabilities of the subcontractor. Section C.4 (3) has been revised in Amendment A00003, ATTACHMENT 1 – SECTION 00 11 21 RFP SPEC – 2-15-2017.
4.	2-3-2017	2-15-2017	In reference to Volume I, Factor 3, Key Personnel Experience: Our Team includes: Project Manager, Site Superintendent, SSHO/Competent Person, and Quality Control Manager – do you need a resume for each or just the Site Superintendent and Site Safety Officer/Competent Person.	Please provide resume for Project Manager, Site Superintendent, SSHO/Competent Person and Quality Control Manager. Section C.4 (3) has been revised in Amendment A00003, ATTACHMENT 1 – SECTION 00 11 21 RFP SPEC – 2-15-2017.

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5.	2-3-2017	2-9-2017	E-mail Size: I understand that each Volume must be no more than 5MG be submitted separately; I am concerned that (Volume I – Non-Price) most likely will exceed the 5MG maximum; can we submit this Volume in parts; ex Part 1 of 2, etc.	Please submit one email for Volume I and one email for Volume II.
6.	2-6-2017	2-13-2017	The drawings are all 8.5x11; Our printing company needs the paper size of the drawings to print to scale. Can you please provide paper size or please new drawings to scale /correct size?	This issue has been addressed in Amendment A00002. The previous Drawings files have been replaced.
7.	2-6-2017	2-13-2017	Please provide full-size (34"x44" ANSI E drawing sheets in PDF format) instead of the 8.5"x11" letter-size PDF plans that were included in the solicitation.	This issue has been addressed in Amendment A00002. The previous Drawings files have been replaced.
8.	2-6-2017	2-13-2017	The plan set provided is 8.5" x 11". We request that a higher resolution larger print size be made available for bidding purposes. The size provided does not scale well for take off programs.	This issue has been addressed in Amendment A00002. The previous Drawings files have been replaced.
9.	2-6-2017		01 31 00 1.5.C talks about coordinating drawings and BIM. Can the government confirm which BIM software they are expecting the BIM conflict analysis to be performed in? Will the Government confirm that they will provide a complete 3D BIM model to the contractor to perform the conflict analysis? If not is it the governments intent to have the contractor to create a complete 3D model to do this work? Has the design team performed a standard clash/conflict analysis of their design?	
10.	2-6-2017		01 32 161.3 "Contractors Consultant" Is the government saying that we MUST retain a consultant to create the project schedule or will it be acceptable to the government if we create and maintain the project schedule with our staff?	

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11.	2-6-2017		01 33 23.1.2.B.3 says that the contractor shall transmit submittals via “Submittal Exchange” Submittal Exchange is a for-profit business service. I did not see a brand name justification in the RFP for this product. There are numerous products/companies that perform the same service. Is the government going to require the contractor to use this product as the “sole source/brand name” or will the government accept an “equal” service such as Procor, Prolog, Newforma or SAG?	
12.	2-6-2017		01 35 26.1.7.A Will the Site Safety & Health Officer be allowed to hold other duties on the job site or will the SSHO only be allowed to perform the duties as SSHO?	
13.	2-6-2017		01 81 11..1.1 says the general contractor shall register and pay for LEED certification phase II. Was this project registered with LEED for the design review portion of the LEED program? If yes, please provide registration data. Has a LEED check sheet been created? If no, can the A/E create one so that we know their expectations? If one has been created can it be provided and along with a narrative of the A/E intent?	
14.	2-6-2017		01.91.00 1.1 Says the VA shall engage a commissioning agent through the A/E, yet 01.91.00.1.10.A says the contractor will appoint a 3rd party individual, company or firm to act as the commissioning agent. Please clearly state who is to pay for the commissioning agent and the specialty tests listed in section 01 81 11 and 01 91 00 and required as part of the commissioning process. For the testing, I am not referring to any test clearly spelled out in the trade specifications.	

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15.	2-6-2017		01 00 00 1.6.D.3 talks about “law enforcement Sensitive Materials” and Sensitive Unclassified,” can the VA specifically tell us what materials issue with this RFP are going to fall into this category?	
16.	2-6-2017		01 00 00 1.26.A Says final pictures are to be taken by a professional photographer, can the contractor perform the same function with its own forces?	
17.	2-6-2017		01 25 00 Substitution Procedures, in my effort to understand this specification I went to the VA’s online master specification library, but could not find this specification, http://www.cfm.va.gov/til/spec.asp#01 , which leads me to believe that this is a non-standard VA specification. In reviewing this specification, it appears to add a whole new level of onerous requirements that will limit competition among qualified “equal” material vendors and drive up material pricing. Furthermore, I don’t see any sole source justification for any materials. Is it the governments intent to severely limit the use of “equal” manufacturers and materials by having contractor follow the onerous requirements spelled out in 01 25 00 for every single piece of equipment/material that is not the same as the brand and model listed in the plans? If it is the government's intent to restrict or make subcontractors/vendors complete the steps listed in 01 25 00, you are guaranteeing that the contractors are going to be gouged by sales people that represent the products listed by name no the plans.	

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18.	2-6-2017		01 26 00 1.3. Says that if the contractor initiates a change order request, they must submit it to the Architect. This requirement seems to be a major deviation from the standard VA change order procedure. We have always been instructed that the only person who we can work with on change orders is the Contracting Officer. This specification does not appear at the VA's specification web site, so I concerned that it will conflict and limit our protections listed in the VFAR. Please clarify 01 26 00 Contract Modification Procedure as currently issued is supposed to be included with this project specifications and will supersede the VA's standard procedures for modifications.	
19.	2-6-2017		SS003 in the statement of special inspection section makes many references to submitting test reports and findings the "Building official" can the VA clearly identify who this agency will be and provide the contact information for this agency?	
20.	2-6-2017		SS003 in the statement of special inspection section note 10 says each contractor is responsible for the construction of a main wind or seismic force resisting system shall submit a written statement of responsibility to the building official and owner before the commencement of work on the system. Will the government please expand upon this requirement and stated where in the plans this work element is?	

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21.	2-6-2017		AE602 shows the FF &E schedule which includes a lot of “B” code items that per the legend is owner furnished contractor installed. To price out the installation cost, we must have product data information and installation instruction for ever “B” code item; we will also need the point of contact from whom the VA is purchasing the materials from. Please confirm that the modular furniture that has a “B” code is not actually owner furnished and Vendor installed, with the vendor being the same vendor that the VA buys the modular furniture from. Typically the vendor includes the cost of installation when purchasing modular furniture.	
22.	2-6-2017		In the RFP price schedule options CLIN 0003 it says to eliminate special interior finishes, eliminate water features and miscellaneous site improvements and to replace the eye glass display cabinet with regular hinged type, I don’t see on the plans any details of exactly what these features are. Specifically want are the “special interior finishes” to be removed? What are the “miscellaneous site improvements” that are not to be performed? Where is the detail and specification for the “regular hinged type”?	
23.	2-6-2017		For option CLIN 0004, please provide a detail drawing of what the vestibule area will look like if it is eliminated. How will the skylights and light wells that may be eliminated?	

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24.	2-6-2017		General question regarding material selection: As an example, sheet E-301 list specific lighting manufacturers, will the government confirm that the listing of a specific manufacture within the contract documents is only intended to indicate the level of quality of the materials to be used on the project and is NOT a intended to limit competition via the use of other "equal" manufacturers. If the government does intend to limit competitive bidding between material/equipment/system vendors, will the government issue the brand name justification for the materials/equipment/systems that cannot be completed, so that all bidders are bidding like materials/equipment/systems	
25.	2-6-2017		Sheet AE601 indicates that automatic sliding doors are required for this project. Will the VA provide a Specification Section for these sliding automatic entrances?	
26.	2-6-2017		Section 01 00 00, 1.3 Statement of Bid Items, C-1 states "Elimination of special interior finishes". This item is too vague for the Contractors to have an equal understanding of the meaning. Will the VA please provide a revised statement that specifies exactly which "special interior finishes" are being deleted and the location of these finishes?	
27.	2-6-2017		Section 01 00 00, 1.3 Statement of Bid Items, D-1 states "Elimination of the entry vestibule". This item is too vague for the Contractors to have an equal understanding of the meaning. Will the VA please provide a drawing depicting the exact intent of what is being eliminated and how the building will be constructed in this area should this alternate be accepted?	

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28.	2-6-2017		Section 01 91 00 – General Commissioning Requirements, Part 1.1-A states that the VA will engage the Commissioning Agent (CxA). Part 1.10-A states that the Contractor will appoint the Commissioning Agent. Will the VA clarify whether the VA or the Contractor will hire the CxA?	
29.	2-6-2017		Sheets C100 & AD100 depict multiple building structures that are to be demolished for this project. The Disciplines Narrative package has a tiny section containing a very limited Asbestos Survey for an unknown area of the hospital. The information provided is wholly inadequate for the multiple whole building demolition being specified. Does the VA have comprehensive Asbestos Surveys for all of the buildings to be demolished, and will the VA provide those to the Contractor? These will be required prior to any demolition activities. If not, will the VA require the Contractor to complete Hazardous Material Surveys for all of the buildings to be demolished and deal with any discovered asbestos or LBP as a differing condition? If the contractor will be required to perform these surveys, will the VA add substantial time to the Period of Performance to accommodate the Asbestos Survey process?	
30.	2-6-2017	2-7-2017	I read on “2.22 52.236-27 Site Visit” that there will be a walk through on February 9, at 200: pm. Can you please clarified if this is a mandatory walk through.	Attachment 1 of the solicitation also refers to the site visit, but neither section states that it is mandatory to attend the site visit. We strongly encourage anyone interested in this project to attend the site.
31.	2-7-2017	2-13-2017	Is there a set of larger plans available other than the 8 ½ by 11s that were sent out for us to view?	This issue has been addressed in Amendment A00002. The previous Drawings files have been replaced.

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32.	2-7-2017		Is there a soils report for this project? If so, can we please request that this be sent out to view?	
33.	2-8-2017		Confirm if there is a proprietary brand for the Physical Access Control System (section 281300), Intrusion Detection System (section 281611) or Video Surveillance System (section 282300) at the VA Loma Linda Healthcare Building.	
34.	2-8-2017	2-9-2017	Do MEP subcontractors need to be SDVOSB, or is that requirement only for the General Contractors?	The prime contractor must be a CVE verified SDVOSB concern.
35.	2-8-2017	2-9-2017	Do MEP subcontractors need to prequalify for this project?	There are no pre-qualifications for subcontractors.
36.	2-8-2017		Sheet ET 0003 note 5 states that the low voltage contractor is to pull 36 MM fiber to the first floor of the main hospital building MDF, and a redundant 36mm fiber from the 3rd fl IDF. I was unable to locate in the contract documents, a floor plan that shows the routing of the fiber optic cable. Please provide a plan of each floor where the fiber optics are to be ran to that shows the horizontal and vertical routing. Is there conduits or cable tray that we are to use to pull the fiber optics or are we expected to install an all new conduit system for the installation of these two fiber optic lines?	
37.	2-8-2017		Sheet ET002 note 3 indicates that there are 3 ea. 4" existing conduits going from PB-3 to what looks like a shaft below a grate. Is there a pathway into the building from this shaft or are we to assume that we have to core drill a new hole in the building foundation? Is PB 3 existing and to stay in place as is? Is PB 2 existing and to stay in place as is?	

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38.	2-8-2017		<p>Sheet AE603 list equipment M 7485.01 (Stryker light boom) as “B” owner furnished/contractor installed. In the electrical drawings it includes a shop drawing of this piece of equipment, and on the shop drawings, it talks about pre-installation requirements. It says the customer/contractor is to install the above ceiling plate. Who is providing the above ceiling plate and all of the above ceiling mounting elements? I did not see any structural details for above ceiling light supports. Please verify who is installing the Stryker Fixture, our experience is when the customer purchases the fixture it includes the installation and all the contractor does is the above ceiling supports and provides power to it. IF we are responsible for the above ceiling installation, please provide details of what is to be installed.</p>	
39.	2-8-2017		<p>On sheet P-1 of the Stryker, shop drawings note 4 says that the pre-install manual supersedes anything shown on the shop drawings. I don't see that we have been provided the referenced pre-install manual. Will the VA confirm that we are to bid what is shown on the contract plans and if there is any deviation from the contract plans it will be handled as a change at the time of the installation?</p>	

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40.	2-8-2017		In spec section 00 11 21 it asks for a narrative for maintaining connectivity of the IT Fiber Feed, so the medical center remains operational with minimal disruption. Looking at the Note 6 on ET002 says to “PULL BACK 24 SM FIBER FROM PB-1 TO PB-2 AND RE-INSTALL FROM PB-2 TO PB-3 OR SPLICE NEW PIECE AS REQUIRED. PULLBOX PB-1 TO BE REMOVED AFTER FIBER RELOCATION”. This note suggests that we are to take the city 24 MM from PB2 to PB 3, either via pulling back the existing fiber or installing new fiber, but it does not tell us what to connect it to in PB 3? Please clarify what the entire scope of work is regarding the rerouting of the city-owned 24 mm fiber. What system are attached to this, where does it go within the hospital or on the campus? How long can the systems be down?	
41.	2-8-2017		Note 2 on sheet ET002 says the 24 MM fiber is existing city fiber, who owns the fiber? Is there going to be a service fee or permit needed to work on/modify this system? Has this scope of work been coordinated to whoever owns this fiber? Assuming it has, has the work depicted on the plans been approved to proceed as illustrated?	

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42.	2-8-2017	2-15-2017	<p>Volume I- Price Proposal Section 00 11 21 – EMR & Attachment 12:</p> <p>Paragraph 6. States. “This requirement is applicable to all subcontracting tiers, and prospective contractors...”</p> <p>We plan to submit our EMR rate letter from our Insurance company and complete the Attachment 12 & 09 for each project.</p> <p>Our concern is that not know which subcontractors we will use until possibly the day of or minutes before due date/time; this requirement is extreme.</p> <p>We offer to submit our contracted subcontractors EMR reports along with our start-up submittals (bonds, insurance, etc.) as our part of our Site-Specific Safety Plan.</p>	<p>Please provide EMR for the prime contractor and any subcontractors that can be provided at time of proposal submission. This Paragraph 6 has been revised in Amendment A00003, ATTACHMENT 1 – SECTION 00 11 21 RFP SPEC – 2-15-2017.</p>
43.	2-8-2017	2-15-2017	<p>Volume II: Non-Price Proposal – Section 00 11 21 – Factor 3, Key Personnel Experience</p> <p>Reads: “...and all of the identified Major Subcontractors” – as per questions 01; requiring a resume from our subs is extreme – as they will be selected too close to due date/time.</p> <p>Our firm procures and uses only key subcontractors whom we have had successful joint experience, at least three for each trade.</p>	<p>The Governments requests a resume for the subcontractors that have been identified for the project. The Government recognizes that not every subcontractor has been identified or locked into this project, but there are most likely some that are known in advance of the proposal submission date. Information in the resume does not have to be person specific, but should identify the roles and capabilities of the subcontractor.</p> <p>Section C.4 (3) has been revised in Amendment A00003, ATTACHMENT 1 – SECTION 00 11 21 RFP SPEC – 2-15-2017.</p>

44.	2-9-2017	2-13-2017	The Drawings for this project appear to have been reproduced in such a manner that the scalable properties of each sheet are lost. Will the VA provide a new set of drawings that are readily scalable?	This issue has been addressed in Amendment A00002. The previous Drawings files have been replaced.
45.	2-9-2017		Sheet IA301, Ceiling Finishes specifies an Armstrong 2x6 Vector Wood Panels that our vendor states are no longer available. It is noted that this is a "Basis of Design specification. Will the VA accept a similar Armstrong 2x6 tegular product to meet this specification?	
46.	2-13-2017		Sheet ET-002 indicates PB-2, however during the site visit we could not find PB-2 in the location indicated on Et-002. We did find what appears to be a communications pull box about 100' away. Please clearly indicate the location of the actual city fiber optic point of connection. If it is the one 100' away, we will have a significant amount of additional work. (see attached drawings)	
47.	2-13-2017		Sheet ET-002 indicates PB-3, during the site visit we could not locate this pull box. Can the VA verify if there is an existing pull box or is this supposed to be a new pull box? (see attached drawings)	
48.	2-13-2017		On sheet ET-002 & 003 it shows a grate covering a ventilation shaft, and in the shaft, there are three pull boxes, one appears to have 480V power in it, one appears to have low voltage, and one appears to have a combination of 480V and low voltage power in it. Can the VA clearly indicate which pull box we are to pull our two ea? 36MM fiber cables thru? Is it to be assumed that there is capacity within the existing conductors to pull the 2ea new fiber optic cables?	
49.	2-13-2017		On sheet ET-002 & 003 it makes reference to reconfiguring the existing city 24MM fiber line, yet it does not indicate how the existing city 24mm fiber is ran after PB-1. Where does the existing city 24MM fiber run to after PB-1?	

50.	2-13-2017		Can we field splice the existing 24MM fiber in a pull box, or is the VA going to require the fiber to be run continuously without splice from the point it enters the campus to the point of connection within the hospital? If we have to run a new fiber all the way to the point of connection within the hospital, where is that location? Is there an existing raceway that can be used once we connect to the pull box in the ventilation shaft, or are we going to have to install new raceway all the way from the building entrance to the yet to be established termination point?	
51.	2-13-2017		On sheet ET-003 with the line weight as they are it is not possible to tell what pull boxes and conduits are existing and which are new. Specifically, PB-3, is that new or is that existing?	
52.	2-13-2017		Are the existing communication lines encased in concrete?	
53.	2-13-2017		Please refer to attached drawings for additional information/notes/comments. Site Com RFI.	
54.	2-13-2017		Will the VA - A/E for this project issue an editable Submittal Register for this project to consolidate all of the items/products that will be requiring submittal packages for review?	
55.	2-13-2017		Sheet ET301 for the I.T room shows a cable tray. Is there a particular make/model that is being requested?	
56.	2-13-2017		Power requirements for the video surveillance systems state that POE switches can be used. Does the customer have a Specific make/model for their networking equipment (POE switches)?	
57.	2-13-2017		The document does not state how much storage is required for playback viewing of the surveillance system (15,30 45 days)? Please specify.	
58.	2-14-2017		How long does the VA have for responding to Submittals?	

59.	2-14-2017		How long does the VA have for responding to RFIs?	
60.	2-14-2017		Note 6 on CD120 says damage to any existing utilities and services to remain shall be the responsibility of the contractor. Contractor shall repair and/or replace in kind. Please confirm that the government's intent is that the contractor is responsible for the repair of any “KNOWN” utilities that are damaged by the contractor and that any unidentified utilities and/or unidentified scopes of work will be treated as an unforeseen site condition?	
61.	2-14-2017		Note 10 on CD120 says the contractor shall be solely responsible for any unidentified utilities. What does this mean? How can the contractor estimate the cost to protect or repair a utility that is not known to the architects and engineers let alone to a contractor? Should this not say the contractor is responsible for protecting all “known” utilities? How can I estimate the cost to protect something that is unknown, let alone pay to repair for something that is unknown? Should an unknown scope of work be handled as an unforeseen site condition?	
62.	2-14-2017		Note 11 on CD120 says demolition call outs are representative of what is to be done note an itemized accounting of pipe, catch basins Manholes Vaults, etc. While I can understand the plans not telling us exactly how many feet of pipe are needed, but how can we estimate any scope of work if the design team does not tell us or graphically represent the total scope of work? Is the VA saying if there is a manhole or catch basin that is not shown on the plans yet is discovered during demolition, it is the responsibility of the contractor to determine if it needs to be removed or rerouted and to do the work at no cost? Should an unknown scope of work be handled as an unforeseen site condition?	

63.	2-14-2017		Note 18 one CD120 Says contractor to remove any unknown nonoperational or abandon utilities, how can a contractor estimate something that is unknown? Should an unknown scope of work be handled as an unforeseen site condition?	
64.	12-14-2017		Who is responsible for providing the PA/CCTV and IT data cabinets?	
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