

Reading Terminal Market Filbert Street Project – CM RFP Q&A

Question – project timeline

Can you give a timeframe on which we can base the CM costs? I know you state construction will begin after July 1, but if we have an approximate duration, (say 12 months) this would put everybody on the same page regarding pricing. The other option is just to give a fee for the Design phase and a **monthly** fee for the construction effort.

Answer

We anticipate construction to occur within 2021 however delays may occur. The estimated project timeline once CM is on boarded is estimated at a total of 6 months. This estimate includes two months to review Bid Drawings, Bid and Award the construction, 1.5-2 months for permitting/submittal review, and 2-2.5 months for active construction.

Companies responding to the RFP shall provide bids in both a total project fee AND a design phase/monthly fee.

Question – field office/space

Can the RTMC provide a space in the building for the Project Manager to operate out of so he has electric and internet access? Will the owner or contractor be responsible for providing field office facilities for the construction management team?

Answer

Yes RTMC will provide a space for the CM/Project Manager to operate albeit with limited space/storage.

Question – MWBE Goals

Is there a M/W/DBE goal for the project?

Answer

Project funding sources do not require a specific goal.

Question – RFP form

Is there a page limit?

Does the proposal need to be formatted in the order listed in the RFP?

Are there any forms that need to be submitted with the proposal?

What is the max file size we can email?

Does the proposal need to be formatted in the order listed in the RFP?

Answer

Please format responses in the order listed in the RFP. Max file size is 10MB. Page limit as necessary to answer RFP. We will provide email notification that we have received your proposal. Please provide a schedule of positions, estimated hours and a breakdown of hourly rates.

Question – Contract Value

What is the estimated Contract Value?

Answer

2019 estimated construction: \$1.3M

Question – non specific

Is the designer precluded from pursuing this as well?

Answer

No

Question

Are you looking for full-time on-site representation? Or weekly + as needed?

Answer

We expect a minimum onsite presence of sixteen (16) hours per week with additional availability as needed. CM must have proximity and flexibility to promptly address issues and questions during construction.