

MCEC BOARDMAN HALL MODERNIZATION

Request for Qualifications for Design Services

Questions and Responses

- 1) Can you please confirm that firms need to have completed three built projects in Maine within the last three years in order to be qualified?

The University's preference would be to utilize firms who are familiar with doing work in the State of Maine. Submissions will be evaluated based on the criteria identified in the RFQ which includes but is not limited to the individual quality of the submission, and the reference projects the firm has completed.

- 2) Are there any relevant recent studies or master plans (particularly related to your carbon / energy systems or commitments) that are not available online?

For this RFQ no other studies or master plans are relevant.

- 3) Have any goals changed since the completion of the Boardman Hall Modernization Study?

No goals have changed since the Boardman Hall Modernization Study.

- 4) Is the institution carrying Geotechnical, Hazardous Materials and Site Environmental under a separate contract or should those services be incorporated into our qualifications?

The University is expected to contract separately for Geotechnical, Hazardous Materials and Site Environmental Assessment.

- 5) Will any removal of Hazardous Materials be required for this project and if so, will that be handled by the University separately?

It is expected that the University will contract separately for Hazardous Material Assessment and removal.

- 6) Is any vibration analysis of the existing or proposed new structure, anticipated for the project?

The University will work with the chosen design firm to establish the program for the building and based on the program determine the appropriate analyses to be conducted.

- 7) Will any portion of the building be occupied during construction, requiring a phased approach, or will the building be completely turned over to the Contractor for Construction activities?

At the present time the University anticipates the building will be vacated for the construction project, but the University will work with the selected design firm to establish the program for the building, the subsequent design and evaluate all options for construction.

- 8) Regarding the following statement on page 1 of the RFQ: "...scope of work... further refined by the University in a timeframe acceptable to the University," what is the anticipated timeframe/duration? How does that affect the current project schedule of 41 months?

It is expected that the chosen design firm will work with the university to establish the program for the building and assist with refinement of the project schedule.

- 9) Is this building seeking LEED certification, and if not, what state standards would apply for sustainable design? Is energy modeling required scope?
- a. Based on UMS Design Criteria, Article 7.1, "The Architect will use LEED standards whenever possible and will keep an accurate accounting of each area of energy conservation concern, with annotation indicating how LEED standards are used or why they were not included."
 - b. Also based on UMS Design Criteria, Article 7.3, "The Architect shall prepare a Life Cycle Analysis as required by Title 5 MRSA 1762 No Facility Constructed Without Life-Cycle Costs." Is this anticipated to be part of the Programming phase?
 - c. Is the project going to be WELL Certified?

It is expected that the chosen design firm will present sustainable options early in programming of the project and will work with the University to establish the appropriate sustainable standards for the project. These options are expected to include modeling and certifications.

- 10) What is the anticipated number of in-person meetings vs. online meetings?

It is not possible to for the University at this time to identify the number of in-person vs. online meetings. The University will look to the chosen design firm to establish meetings that will be most productive in achieving the project goals.

- 11) Since no site tours are provided at the time of the RFQ, will there be site tours for the short-listed firms?

The University does not anticipate scheduling any site tours. The University is a public institution, and the campus is available for the public to visit.

- 12) What are BIM requirements for the project; B102 indicates that consultants “may” use the AIA G201 and E203. Does that indicate other BIM standards are acceptable?

The University will work with the chosen design firm to establish acceptable standards for modeling of the project.

- 13) RFP Section V, paragraph B states that “The University intends to enter into an initial contract limited to Programming.” Will additional phases be negotiated under the same agreement, as Amendments to the original agreement?

The University expects to amend the initial contract for any subsequent phases.

- 14) Will this be phased construction, or will the building be fully vacated for the construction duration?

At the present time the University anticipates the building will be vacated for the construction project, but the University will work with the chosen design firm to establish the program for the building, the subsequent design and evaluate all options.

- 15) Will the construction contract be single prime or multiple prime?

The University has not identified the project construction delivery method.

- 16) Engineering and Computing are fast-moving, quickly changing fields of study and practice, and according to the Study, the project aims to address the occupancy of Boardman Hall over the coming century. For the Maine College of Engineering and Computing programming effort, does programming include understanding classroom loading, schedules, future proofing?

- a. What is the anticipated role of MCECIS’s business community in the programming effort?

It is expected that the chosen design firm will work with the University to develop the program for all aspects of the Maine College of Engineering and Computing as it relates to the renovation of Boardman Hall for the present and future.

17) When will HAZMAT testing become available?

The University will work with the chosen design firm once onboard to review existing assessments.

18) Since the study was completed, has there been a change in the anticipated \$35.1M to \$35.4M budget for the MCEC Boardman Hall Modernization project?

There has been no change to the anticipated construction budget.

19) Do funding agencies for the project require submission and agency review and regulatory compliance as part of granting project funding? If so, what reviews are anticipated?

The University will work with the chosen design firm to provide all reviews necessary for project funding requirements.

20) Computing requires a great deal of energy. Have the project sustainability goals in the Study taken into consideration this aspect of the program, as well as implications for the required Life-Cycle Cost Analysis.

It is expected that the chosen design firm will work with the University to establish the appropriate sustainability goals including life cycle cost analysis.

21) As a non-contributing building to the Maine at Orono Historic District, what kind of historic preservation reviews are anticipated: Maine Historic Preservation Commission?

It is expected that the chosen design firm will work with the University to establish and develop the documents required by the Maine Historic Preservation Commission.