



**DOWNTOWN LIBRARY MIXED USE PROJECT
MASTER CONSULTANT (AFFORDABLE HOUSING DEVELOPER) RFP
ADDENDUM #1**

1. **QUESTION:** What is the relationship between the Master Architect, the master site plan, Library TI build out and parking structure and a different architect whom the housing developer may wish to select?

RESPONSE: The scope of design services for the Master Architect are as follows:

1. Demolition, Site Improvements, Grading and Underground Utilities
2. Master Architect for Library Shell and Core and Affordable Housing – 100% DD
3. Master Architect and Engineer of Record for Library TI – 100% CD's
4. Bridging Documents for Parking Structure – 100% SD's
5. Construction Administration for Construction of Library TI
6. Master Architect Oversight of Affordable Housing and Parking Structure Construction.

It is expected that a different architect whom the housing developer may wish to select produces a design that conforms with the services provided by the Master Architect.

2. **QUESTION:** Does the City have a design-build parking structure entity in place or does that come later?

RESPONSE: This will come later

3. **QUESTION:** Does the City have any housing funds to contribute to the Library/housing project?

RESPONSE: This City has committed to providing funds from the Affordable Housing Trust Fund. The City is also happy to explore additional funding opportunities with the chosen developer.

4. **QUESTION:** May 10 is an extremely short deadline for thorough submittals – might there possibly be an extension?

RESPONSE: The City is operating on a very tight timeline for this project. We do understand the complexity of this project and so are able to extend the deadline by a couple of days to May 12th at 4pm.

5. **CORRECTION:** Submittal deadline extended to May 12th, 2021 by 4:00pm.