



City of Tacoma

Questions and Answers

Tacoma Water New Warehouse/Shops Building and Yard Improvements Project RFQ Specification No. TW23-0213F

All interested parties had the opportunity to submit questions in writing by email to Brandon Snow, Senior Buyer by date questions were due. The answers to the questions received are provided below and posted to the City's website at www.TacomaPurchasing.org. Navigate to [Current Contracting Opportunities / Services Solicitations](#), and then click *Questions and Answers* for this Specification. This information IS NOT considered an addendum. Respondents should consider this information when submitting their proposals.

- 1. Question: Section 3.7.4 – bullet #8 says, Contract final completion date and actual final completion date with an explanation of the difference, if any, between the award contract price and final contract price. This statement can easily be interpreted to mean the dates. Please review and advise on the intent of this requirement.**

Answer: The final completion date is the contractual completion date versus the actual final completion date. If they are the same, no explanation is needed.

- 2. Question: Please review and advise if we can use the same projects in between section 3.10 (Excellence in Design) & 3.11 (Disadvantaged Business Utilization Performance.)**

Answer: Yes.

- 3. Question: On many of our current Design-build pursuits clients have requested only information on the GC and architect be provided as they want to be part of subconsultant selection. Please advise if our RFQ response should be limited to GC and architect firms.**

Answer: The RFQ request is to evaluate the "Most Qualified Design Team." Tacoma Water is neutral to participating in the selection of subs.

- 4. Question: We would like to inquire about the possibility of extending the project profile time limit from 5 years to 10 years. Please advise if this is acceptable.**

Answer: The requirement stated in 3.7 will remain as written.

- 5. Question: I just wanted to clarify that the Pre-proposal meeting for the Tacoma Water Project was not mandatory and that if we did not attend, we would be eligible to still submit on the SOQ?**

Answer: The pre-proposal meeting was not mandatory.

- 6. Question: Is there a roster available anywhere for the pre bid meeting on this project?**

Answer: Meeting roster posted.



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- 7. Question: Would it be possible to see a copy of who attended the meeting for the Tacoma Water New Warehouse/Shops Building and Yard Improvements Project?**

Answer: Meeting roster posted.

- 8. Question: All of the upcoming work looks like it's new. In the initial advertisement of this project, the report by Ch2m (2018) noted the following:**

- Column Strengthening (FRP)
- Roof Strengthening (FRP)
- Prestressed Tank Seismic Strengthening (Slab Edge)
- Tank/Basin Membrane Waterproofing

Has this type of work been removed, or will it be in another phase of the project?

Answer: This project is related to Phase 1 of 20-Year Facilities Campus Master Plan Report dated January 2024.

- 9. Question: Will the Geotech report from 2004 be made available?**

Answer: Index 18, File Title Admin Bldg. Geotech Report 2004 of the Supplemental Documents.

**TW23-0213F Tacoma Water New Warehouse/Shops Building and Yard Improvements Project Pre-Proposal Meeting
March 26, 2024**

Name	Entity
Blaine Wolfe	Absher
Jessica Tibbets	Absher
Travis Shumate	Absher
Jordan Kiel	Bassetti Architects
Kristian Kicinski	Bassetti Architects
Tegan Hill	Bassetti Architects
Chris Coleman	Bayley Construction
Hans Hansen	Bayley Construction
John Julius Muwulya	Bayley Construction
Karin Grinzel	Bayley Construction
Steve Massey	Bayley Construction
Wade Meyer	Bayley Construction
Noah Toomey	BN Builders
Snow, Brandon	City of Tacoma
Marcie Lohr	CPLinc
Leon Holloway	DLRGroup
Lucas Johnson	EthosCivil
Ben Ferguson	Ferguson Architecture
Caela McKeever	Ferguson Architecture
Bethany Tackett	Formacc
Eric Lindstrom	Formacc
Alex Chicano	Formocc
Matt Buchanan	Foushee
Dustin Thorlakson	FreiheitArch
Kirk Seely	GencapGC
Dennis J. Thompson	GeoEngineers
Layne Alfonso	GeoEngineers
Brad Jannusch	GLY
Rachel Ring	GLY
Shawn Warren	GLY
Laurie Pfarr	LPDEngineering
Nicole Becks	LPDEngineering
Anna Dinh	Lydig
Elliott Bosch	Lydig
John Dugan	Lydig
Kelly Etue	Lydig
Kevin McCarry	Lydig
Phill Treat	Lydig
Scott Seelye	MeritNW
Dan Cody	Parametrix-Owner Advisor
Doug Wiser	Parametrix-Owner Advisor
Jim Dugan	Parametrix-Owner Advisor
Carole Vose	Patriot
Anna Lennon	Schuchart
Michael Rechnitz	Schuchart
Adam Hutschreider	SHKSArchitects
Andy Wiselogle	SHKSArchitects
Tiffany Casne	Sitts & Hill
David Boileau	Sitts & Hill
Cunningham, Brian	Skanska
Hagen, Haeli	Skanska
Hoke, Kyle	Skanska
vanSwearingen, Margot	Skanska
Brian Urban	Skanska
Garret Toombs	Structuraltec
Ian McFtridge	Structuraltec
Patrick Smith	Structuraltec
Forslund, Terry	Tacoma Water
Klaaskate, Doreen	Tacoma Water
Polda, Ali	Tacoma Water
Ringrose, Phill	Tacoma Water
Amos Callender	Tasidaho
Holli Smith	TCF Architecture
Mark Hurley	TCF Architecture
Coreen Van Ausdell	TCF Architecture