



**City of Pompano Beach, Purchasing Division
1190 N.E. 3rd Avenue, Building C
Pompano Beach, Florida, 33060**

April 29, 2013

**ADDENDUM #1, RFP H-32-13
DESIGN-BUILD SERVICES FOR NEW BEACH LIBRARY**

To Whom It May Concern,

Please review the following questions and City responses, clarifications and additional information, regarding the above Request for Proposal solicitation.

1. Do you know who owns the land near the beach library for the proposed hotel/retail? Any information will help.

Response: The land near the beach library planned for a hotel and retail is owned by the City of Pompano Beach and was recently leased to New Urban Communities (DBA Pompano Pier LLC) to develop the land.

2. ... I think the RFP has a typo, it states the estimated cost of construction is \$1.5 Million. I don't think that is correct, can you please confirm?

Response: There is no typographical error in the estimated cost of construction. \$1.5 million is the total budgeted money allocated for this project including construction of a 5,400 sq. ft. library building and all construction of site development elements (water, sewer, drainage, asphalt, landscape, lighting, etc.).

Clarifications and Additional Information

The successful design-build team will be responsible for design-build responsibilities of the library building and site construction, only. As indicated on page 2 of the RFP, site development plans will be designed by the City's designer, only. The successful design-build team is not expected to design site elements such as water and sewer laterals, drainage, paving, sidewalks, landscape, lighting, etc. However, the successful design-build team is expected to coordinate with the City's Designer and construct said elements in conjunction with all other building-related elements.

Primary goal is to construct the building and the secondary goal is to complete the site work. The target is to deliver the building by March 31, 2014 to allow Broward County to start FF&E in time to open the library by June 1, 2014. The \$1.5 million budget is strict. Staff will attempt to secure a cross access agreement with Wells Fargo/Bank of America as a means to provide additional parking, if necessary. This is seen as an option in case of unforeseen delays caused by drainage design and/or driveway connection issues.

The City's design-build contractor will be required to coordinate with Broward County Public Library personnel. Staff met with the County and was informed that FF&E funding is in progress. Notwithstanding, the City's design-build contractor will be responsible to provide FPL, AT&T and Comcast services to a master panel. County is expected to complete internal wiring work, unless otherwise instructed. County will install carpeting and will install necessary shelving, etc. County will provide programming details for the rest of the operation including proposed partitions, bathroom requirements, HVAC, humidity control, wired security system, etc.

The City's consultant (Bermello Ajamil and partners, Inc.) will be responsible for all aspects of site development design including water, sewer, drainage, paving, irrigation, landscape, lighting, etc. Plans will provide necessary service connections to the building. The design-build team is expected to construct all site work based on City consultant's plans, which will provide for services up to 5' off the building. The City's design-build contractor will be responsible to provide necessary plumbing, electrical, etc., for the building itself.

The City is entertaining an option to provide building services (permit and inspections) by employing a third party. If this is accomplished, the third party firm will work hand-in-hand with the City's design-build contractor to expedite the process. The City's design-build contractor will also work in tandem with the City's Consultant during the DRC, P&Z and AAC process.

Staff met with Broward County Public Library representatives for a preliminary meeting to discuss needs and programming. Broward County informed Staff that, due to the nature of their operation, they did not foresee many low level windows as they prefer to use available wall space for shelving, etc. They did like the idea of clerestory windows to enhance ventilation and provide daylight effects. In addition, the County would prefer to limit accessibility to the building. It is expected that the building will be shared by others for special meetings (i.e., Homeowner Association meetings, etc.). To that effect, a designated community conference room area (say, 700-1000 sq. ft.) would have to have a separate entrance and bathrooms would need to be accessible by people other than library patrons, particularly after normal library business hours. One alternative would be to have a common vestibule that can be shared by both, library patrons and others. The vestibule could accommodate common bathroom facilities as well. This will facilitate after-hours access and will give the County Library representatives a better sense of security for their premises. Staff will assist the City's design-build contractor to coordinate with County Library representatives and get more details as the project progresses. Notwithstanding, Proposers should consider one main entrance to the library (perhaps combined with an entrance to the community conference room), and one delivery access door, preferably no more than three (3) access doors total.

Staff understands that some elements haven't been fully determined, yet. Staff hopes to be able to work many of the details in the months to come. Proposers are asked to respond using reasonable industry standards and make provisions for unknowns. Moreover, Proposers are encouraged to visit the existing Beach Library and consult/review other recently built libraries for additional details.

The opinion of probable costs based on the conceptual site plan is enclosed with this Addendum.

Acknowledge receipt of this Addendum in the area provided on the RFP Proposal Signature page.

The deadline for receipt of responses remains 2:00 p.m. (local), May 24, 2013, in the Purchasing office, 1190 N.E. 3rd Avenue, Building C (front), Pompano Beach, Florida 33060.

Very truly yours,

Leeta Hardin
General Services Director

Enclosure: Engineer's Cost Estimate

cc: website
file

Engineer's Cost Estimate

Prepared by: Horacio Danovich
 Date: 12-Feb-13

Public Library Relocation Costs - Site Development

NE 2 Street and Riverside Drive Site, Pompano Beach, FL

DESCRIPTION	QUANTITY	UNITS	ORIGINAL UNIT PRICE	TOTAL
I. Paving, Curbs, Sidewalk, etc.				
1 1/2" Type I Asphalt	2,700	SY	\$4.80	\$12,960.00
8" Limerock Base	2,800	SY	\$15.75	\$44,100.00
12" Compacted Subgrade	7,115	SY	\$2.25	\$16,008.75
Type "F" Curb & Gutter	150	LF	\$20.00	\$3,000.00
Wheelstops	65	EA	\$275.00	\$17,875.00
4" Conc. Sidewalk	1,250	LF	\$4.35	\$5,437.50
Detectable Warning Surface	12	EA	\$173.00	\$2,076.00
SUBTOTAL				\$101,457.25
II. Drainage				
18" RCP	500	LF	\$28.00	\$14,000.00
Type "D" Catch Basin	5	EA	\$2,200.00	\$11,000.00
Manhole	1	EA	\$2,180.00	\$2,180.00
Pollution Control Baffle	10	EA	\$750.00	\$7,500.00
Filter fabric/NPDES	2,000	LF	\$4.50	\$9,000.00
SUBTOTAL				\$43,680.00
III. Water Distribution				
8" PVC Watermain Schedule 40	125	LF	\$40.00	\$5,000.00
Fire Hydrants	1	LF	\$3,500.00	\$3,500.00
2" Blowoff Valve	1	EA	\$500.00	\$500.00
8" Plug	1	EA	\$500.00	\$500.00
Sampling Points	1	EA	\$150.00	\$150.00
Backflow Preventer	1	EA	\$4,000.00	\$4,000.00
1 1/2" Single Water Service	1	EA	\$1,885.00	\$1,885.00
Building connection	1	LS	\$2,500.00	\$2,500.00
Check Valve	1	EA	\$6,500.00	\$6,500.00
SUBTOTAL				\$24,535.00
IV. Sanitary Sewer				
Manhole, 0' - 6' deep	3	EA	\$1,750.00	\$5,250.00
8" PVC, 0' - 6' deep	75	LF	\$16.00	\$1,200.00
6" PVC Sewer Lateral	60	LF	\$11.50	\$690.00
Building connection	1	LS	\$1,700.00	\$1,700.00
4" PVC Laterals - Single Service	1	EA	\$400.00	\$400.00
SUBTOTAL				\$9,240.00

Engineer's Cost Estimate

Prepared by: Horacio Danovich
 Date: 12-Feb-13

Public Library Relocation Costs - Site Development

NE 2 Street and Riverside Drive Site, Pompano Beach, FL

DESCRIPTION	QUANTITY	UNITS	ORIGINAL UNIT PRICE	TOTAL
V. Earthwork				
Embankment (Fill to Bottom Subgrade)	215	CY	\$6.50	\$1,397.50
Final Grade Swale	1	LS	\$8,000.00	\$8,000.00
Hauling	200	CY	\$11.00	\$2,200.00
Excavation	200	CY	\$4.15	\$830.00
Fill	150	CY	\$6.25	\$937.50
SUBTOTAL				\$13,365.00
VI. Landscape				
Trees/Palms	1	LS	\$25,000.00	\$25,000.00
Shrubs/Grouncovers	1	LS	\$4,000.00	\$4,000.00
Sodding	2,000	SY	\$1.50	\$3,000.00
Irrigation	1	LS	\$15,000.00	\$15,000.00
Top Soil (4")	2,000	SY	\$0.75	\$1,500.00
SUBTOTAL				\$48,500.00
VII. Design/Survey				
Paving/Drainage/Utility Design/Const Admin	1	LS	\$37,500.00	\$37,500.00
Paving - as-builts	1	LS	\$1,200.00	\$1,200.00
Paving - stake-out	1	LS	\$3,000.00	\$3,000.00
Utilities -stake-out	1	LS	\$3,000.00	\$3,000.00
Utilities -as-builts	1	LS	\$1,100.00	\$1,100.00
Earthwork -stake-out	1	LS	\$2,500.00	\$2,500.00
Earthwork -as-builts	1	LS	\$700.00	\$700.00
SUBTOTAL				\$49,000.00
VIII. Building				
New Building (shell)	1	LS	\$266,000.00	\$266,000.00
Construction Costs	1	LS	\$684,000.00	\$684,000.00
SUBTOTAL				\$950,000.00
IX. Lighting				
Light fixtures (including design)	1	LS	\$62,000.00	\$62,000.00
FPL transformers, switch cabinets, wires	1	LS	\$8,500.00	\$8,500.00
SUBTOTAL				\$70,500.00

Engineer's Cost Estimate

Prepared by: **Horacio Danovich**
Date: **12-Feb-13**

Public Library Relocation Costs - Site Development NE 2 Street and Riverside Drive Site, Pompano Beach, FL

DESCRIPTION	QUANTITY	UNITS	ORIGINAL UNIT PRICE	TOTAL
SUMMARY				
I. Paving, Curbs, Sidewalk, etc.				\$101,457.25
II. Drainage				\$43,680.00
III. Water Distribution				\$24,535.00
IV. Sanitary Sewer				\$9,240.00
V. Earthwork				\$13,365.00
VI. Landscape				\$48,500.00
VII. Design/Survey				\$49,000.00
VIII. Building				\$950,000.00
IX. Lighting				\$70,500.00
X. Pavement Marking (3%)				\$37,193.32
XI. Mobilization (5%)				\$61,988.86
XII. Maintenance of Traffic (4%)				\$49,591.09
XIII. Clearing and Grubbing (1%)				\$12,397.77
XIV Testing and Miscellaneous (1.5%)				\$18,596.66
SUBTOTAL				\$1,490,044.95
Permitting (4%)				\$59,601.80
Contingency (8%)				\$119,203.60
GRAND TOTAL				\$1,668,850.35