

EXHIBIT K - PREVIOUSLY ISSUED ADDENDA

1) ADDENDUM #1 - DATED SEPTEMBER 4, 2020

2) ADDENDUM #2 - DATED SEPTEMBER 10, 2020

**1) ADDENDUM #1 - DATED
SEPTEMBER 4, 2020**

Addendum #1
September 3, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

This Addendum is issued to modify, explain, or correct the original Request for Proposal (RFP) and Exhibits and is hereby made a part of the Contract Documents. Please attach this Addendum to the RFP documents in your possession. Acknowledge the number and issue date in your proposal.

ITEM NO. 1: SEPTEMBER 2, 2020 INFORMATION SESSION

- A. Slide deck used during the Information Session on 09.02.2020
- B. Listing of Information Session Participants
- C. Listing of Professional Service Companies in WI with notes regarding County and Targeted Business Classification **note: listing is comprised of Gilbane collected information and may not represent every business available*
- D. Economic Inclusion Diagrams – depicting example combinations of how a firm can achieve compliance

ITEM NO. 2: UPDATED ARCHITECT AND ENGINEERING RFP EXHIBIT C – PROJECT SCHEDULE

Addendum #1

September 3, 2020

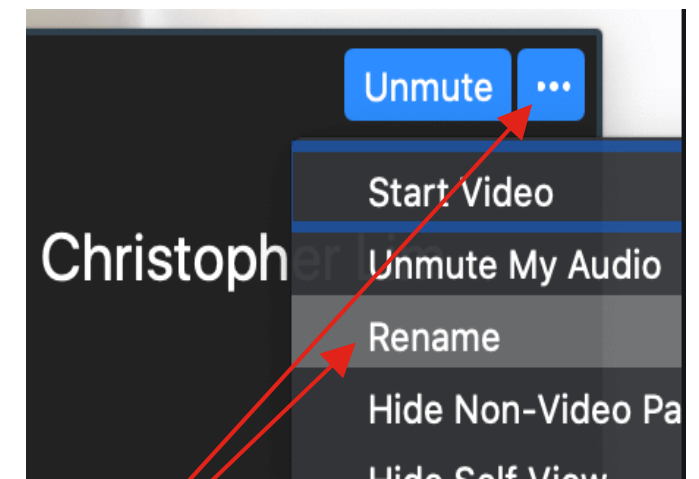
Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

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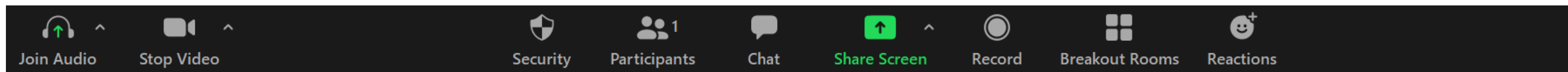
ITEM #1A

Ground Rules

- You were muted upon entry. Check your **MUTE** button frequently to ensure it is in the right position for you
- We want to get to know you – Change your title to show first name and last name
- Q&A session will be conducted at the end of the presentation



Change your Name using three dots
in the upper right corner of your video image





Racine County

Secure Residential Care Center for Children and Youth

September 2, 2020



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Gilbane Building Company | Racine County | September 2, 2020
Confidential and proprietary information.



Agenda

- Racine County Welcome
- Project Overview
- Timeline
- Proposal and Contracting Process
- Economic Inclusion
- RFP Response Instructions
- Q. & A.
- Matchmaking Session



Kristin Latus – Deputy Director of Human Services

Michael Lanzdorf – Corporation Counsel



Introductions

- Adam Jelen – Principal-in-Charge
- Jon Scholz – Project Executive
- Laura Hause – Preconstruction Manager
- Mary Collins – Senior Project Manager
- Yvette Stevens – Director of Economic Inclusion
- Linda Graves – Construction Professional
- Michelle Forge – Administrator



Introductions

- Jon Scholz – Project Executive
- Laura Hause – Preconstruction Manager
- Mary Collins – Senior Project Manager
- Yvette Stevens – Director of Economic Inclusion
- Linda Graves – Construction Professional
- Michelle Forge – Administrator



Caring Moment



Project Overview

- 48-bed facility, co-locating an SRCCCY and Detention Center
- Both male and female youth
- Serving Racine and surrounding counties, including Kenosha, Walworth, Washington, Ozaukee, Waukesha, Rock, Jefferson
- Strategic placement to serve the needs of the community
- State-of-the-art facility for trauma informed approach
- Rehabilitative programs including mental health and substance abuse treatment

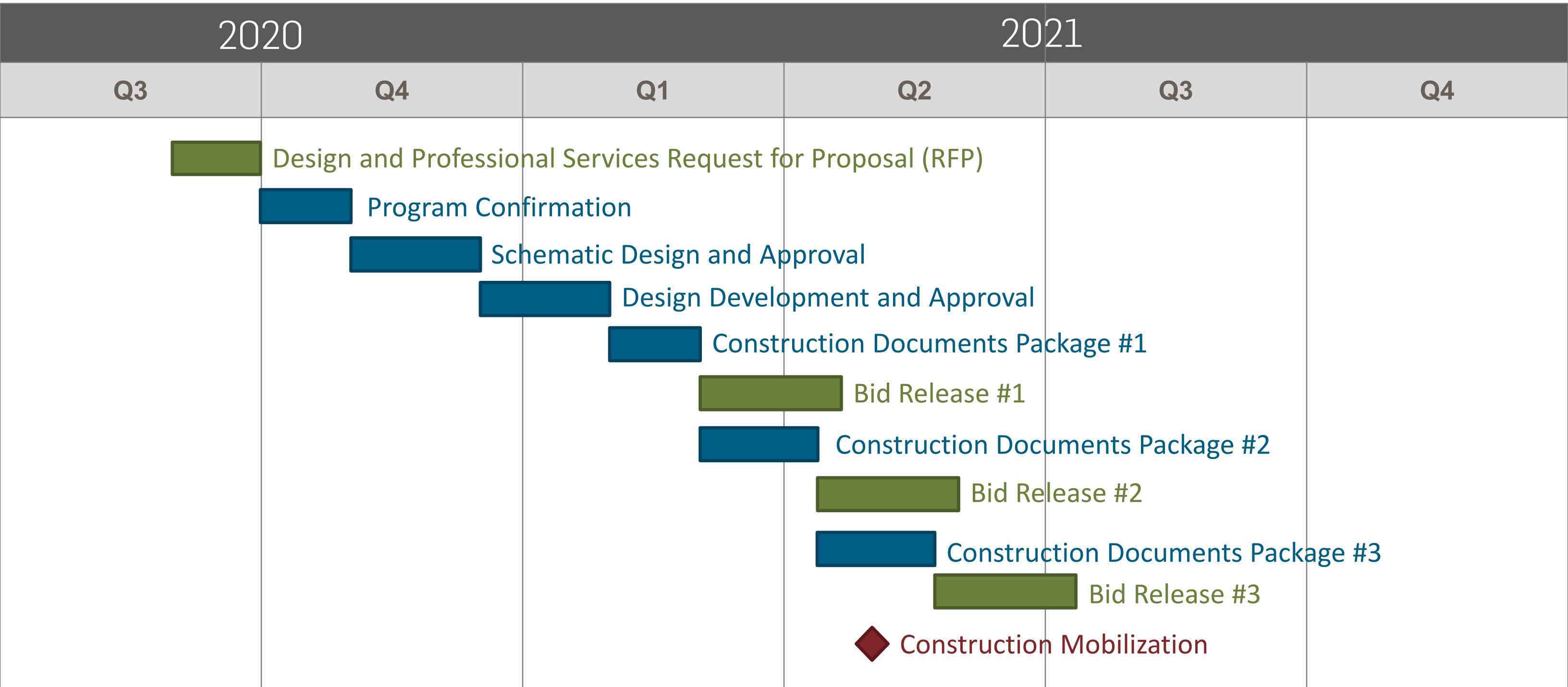
GOALS

- Provide safety for the community while increasing educational achievements and reducing the recidivism rate of youth served within the juvenile justice system
- Expand school day from 3 hours per day to 7 hours and incorporate vocational and technical certifications and career pathway opportunities through our Workforce Solutions Division and community partnerships
- Enable youth to return to the community better prepared



1717 Taylor Ave, Racine, WI

Timeline

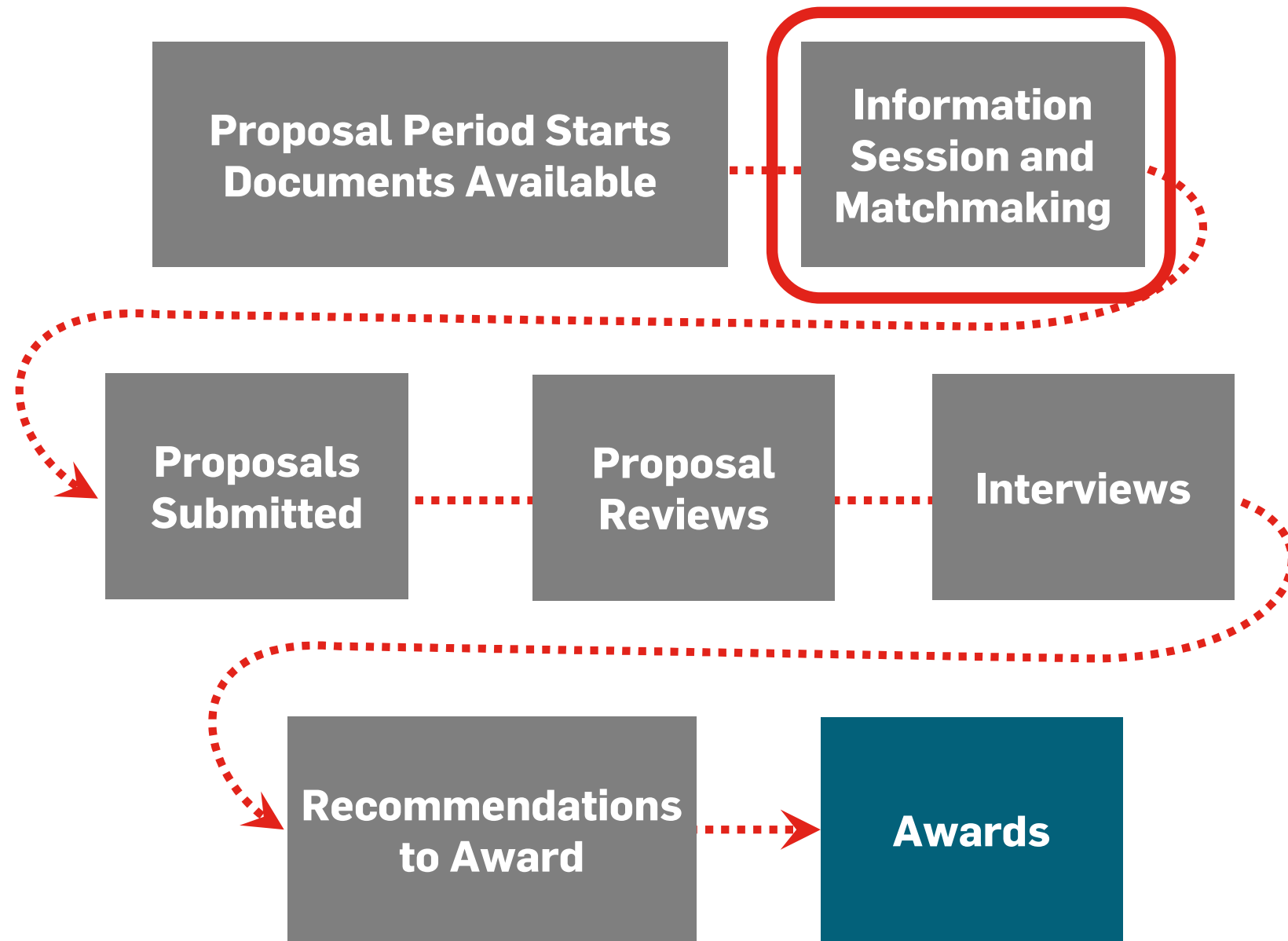


Request for Proposal (RFP) and Bid Releases*

Architect and Engineer of Record	Start August 27, 2020
Remaining Professional Services	Start Sept / Oct 2020
Bid Release #1 Excavation/Site Utilities/Concrete/Structure	Start March 2021
Bid Release #2 Enclosures/MEFP's/Security/Equipment	Start Mid-April 2021
Bid Release #3 Interiors/Hardscape/Landscape	Start June 2021

* Register on website for bid notices and package scope detail

Proposal and Contracting Process – Design and Professional Services



Design and Professional Services – Packages

- Architect and Engineer of Record
 - (Structural, Civil, Mechanical, Electrical, Plumbing, Fire Protection)
- Geotechnical Engineer of Record
- Surveying (Registered Property, As-Built)
- Environmental (Hazardous Materials Testing/Investigation)
- Commissioning Agent
- Exterior Enclosure Consultant
- Economic Inclusion Compliance Tracking

Robust, Detailed, Bidding Documents

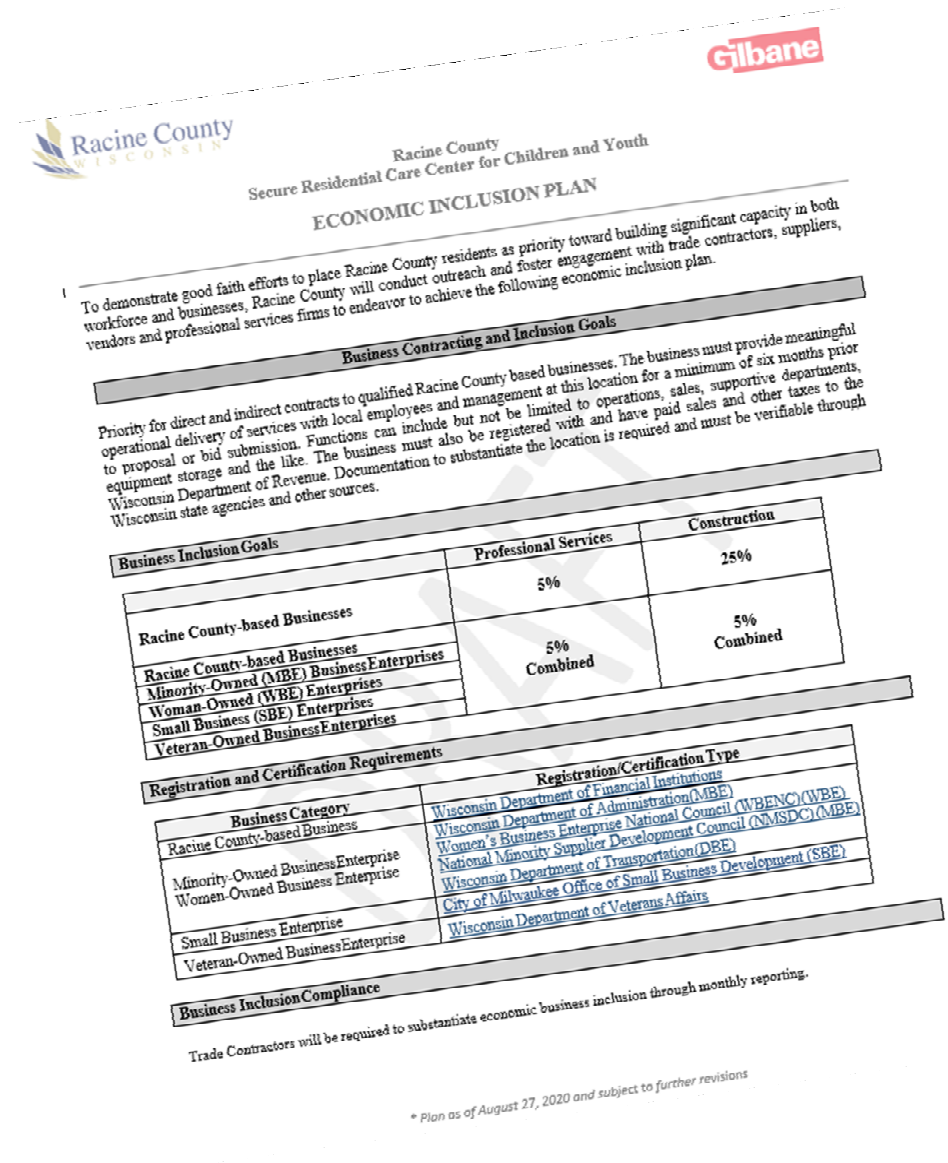
Project Documents

- Exhibit A – Design Scope Checklist
- Exhibit B – Design Deliverables Checklist
- Exhibit C – Project Schedule
- Exhibit D – Selected Site Plan – 1717 Taylor Avenue and 1720 Taylor Avenue
- Exhibit E – Project Program
- Exhibit F – 3 Parcels – Case History, Closure Justification and Phase 1 Study
- Exhibit G – AIA B132 Standard Form Agreement between Owner and Architect
- Exhibit H – Draft DOC Chapter 347
- Exhibit I – Economic Inclusion Plan
- Exhibit J – Technology Requirements

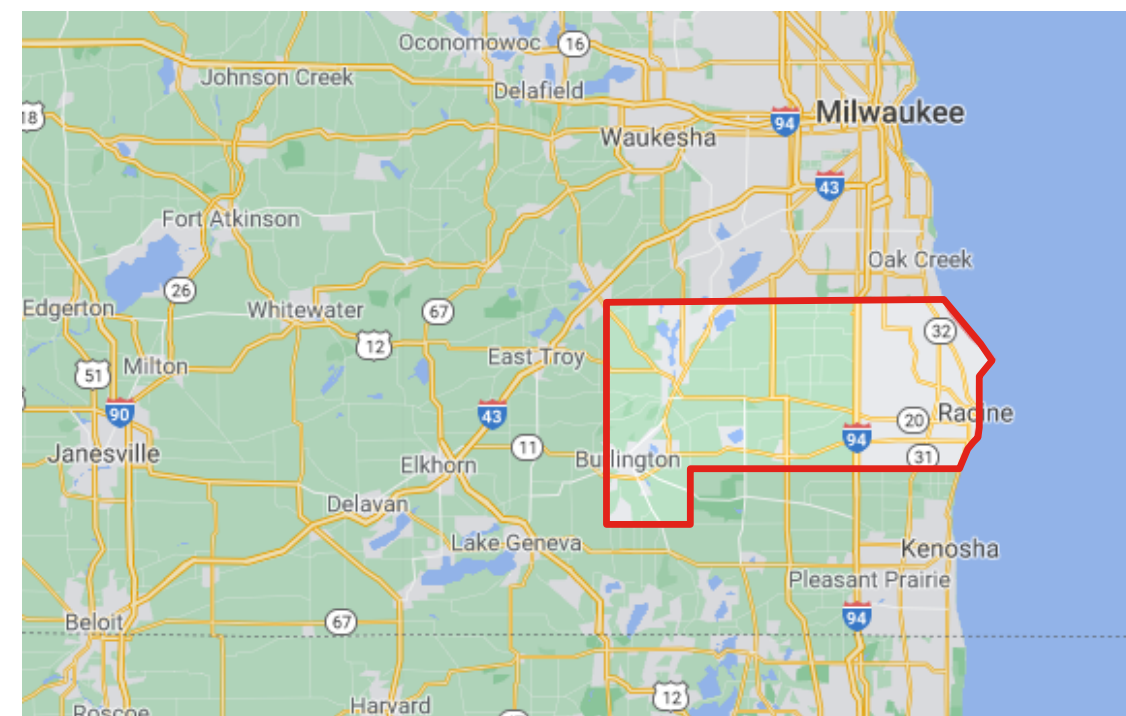
Architect and Engineer of Record – Procurement Schedule

- Notification August 27, 2020
- Documents Available August 27, 2020
- Virtual Information Session and Matchmaking September 2, 2020 at 10:00 a.m. CDT via Zoom
- Vendor Questions Due September 4, 2020 by 4:00 p.m. CDT
- Addendum / Questions Answered September 10, 2020 by 4:00 p.m. CDT
- Proposals Due September 16, 2020 by 2:00 p.m. CDT
- Interviews September 23 and September 24, 2020
- Awards October 2, 2020

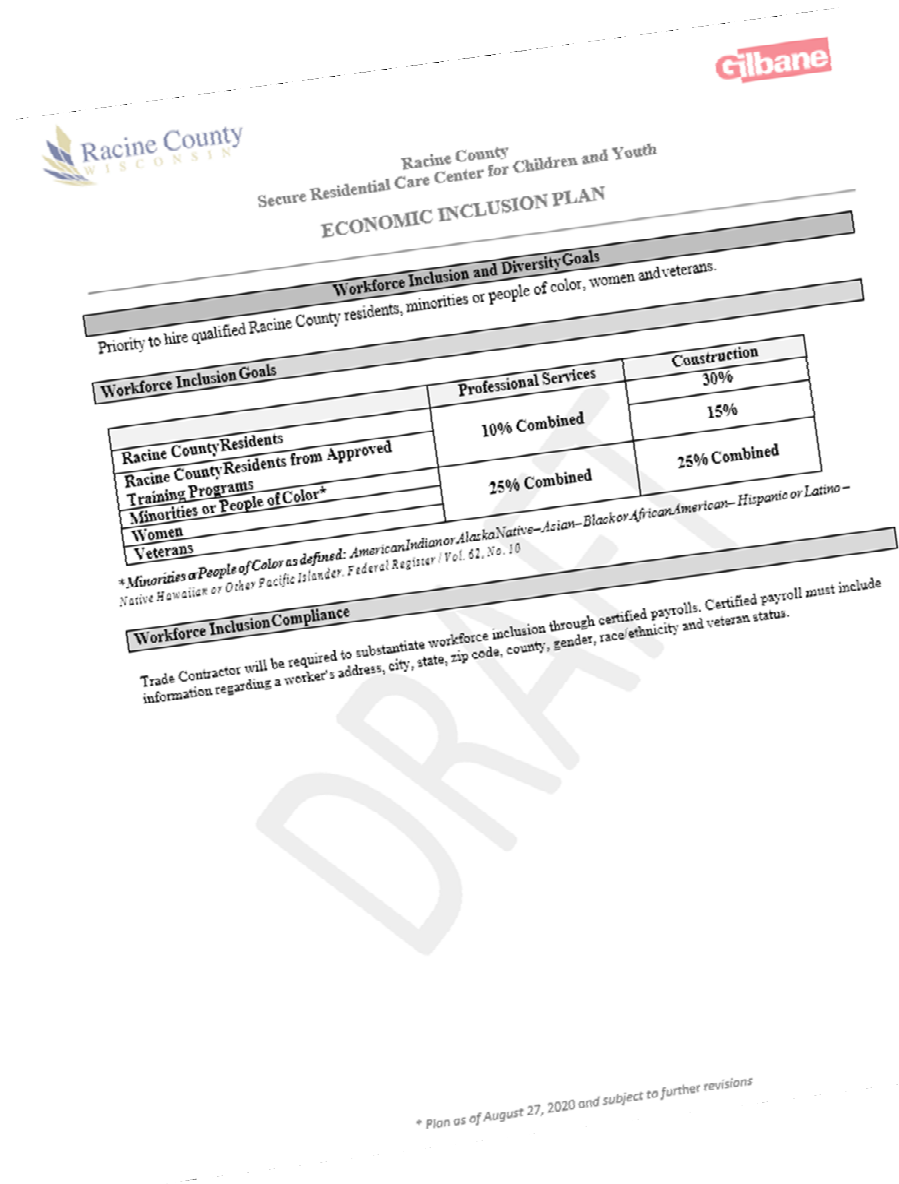
Economic Inclusion – Business Contracting and Inclusion



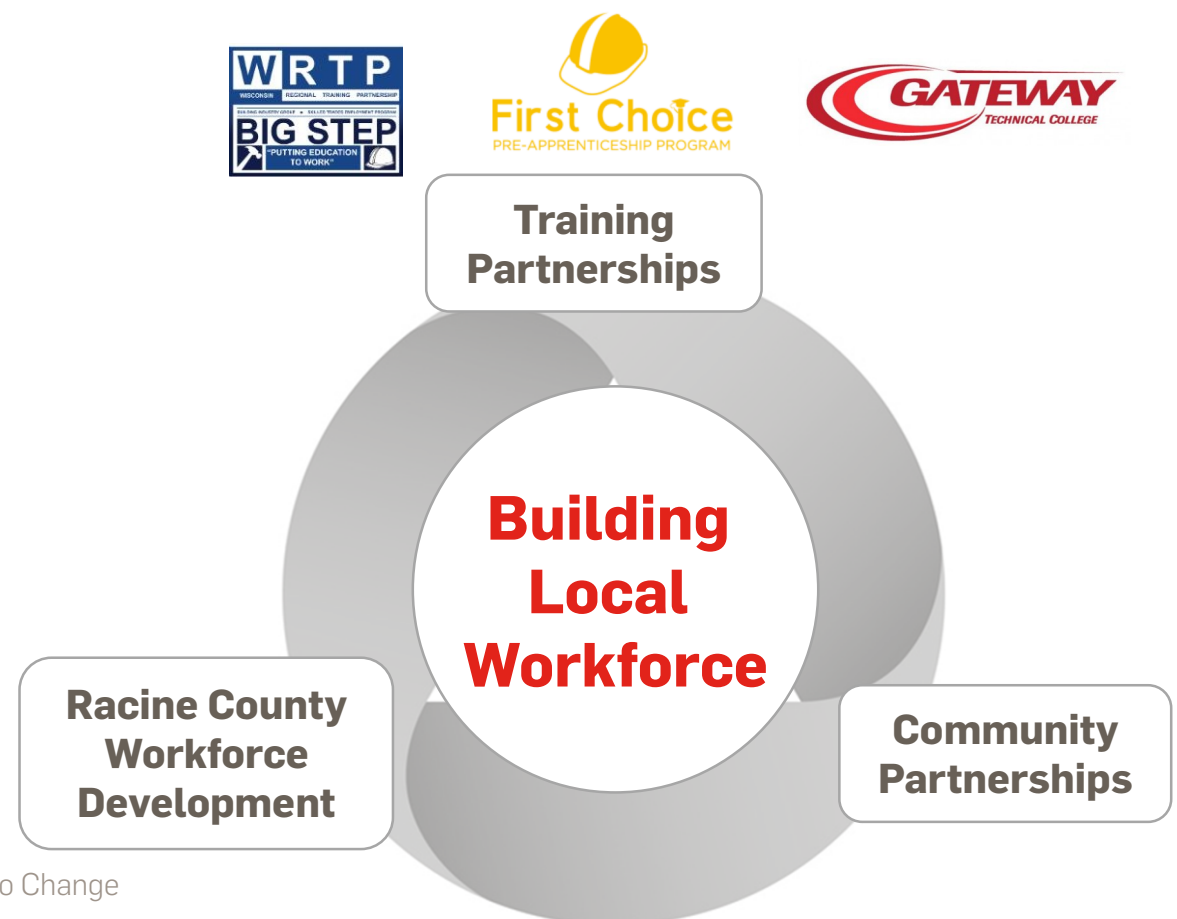
Racine County-based Businesses	5%
Racine County-based Businesses	5% Combined
Minority-Owned (MBE) Business Enterprises	
Woman-Owned (WBE) Enterprises	
Veteran-Owned Business Enterprises	



Economic Inclusion – Workforce Inclusion and Diversity



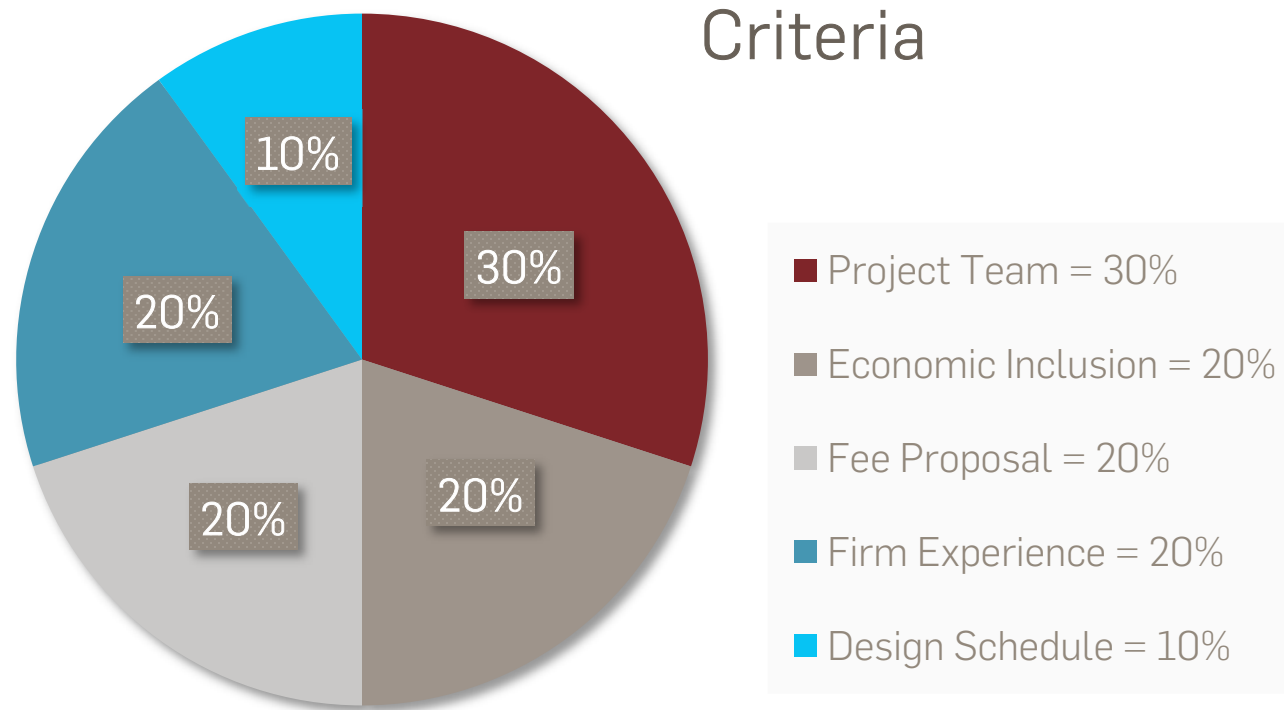
Racine County Residents	10%
Racine County Residents from Approved Training Programs	
Minorities or People of Color	25% Combined
Women	
Veterans	



RFP Response Instructions**

Proposals must contain (Section 6 of RFP):

- Cover Letter
- Company Overview
- Firms Experience
- Project Staffing/Organization Chart
- Key Project Personnel
- Economic Inclusion Intent (Exhibit I)
- Design Schedule
- Design Approach
- Rendering
- Insurance
- Fee Proposal (Exhibit A)



Delivery:

(6) Hard Copies and (1) electronic copy
Due September 16, 2020, by 2:00 p.m. CDT

Ms. Debra Ladwig
Purchasing Manager
Racine County Finance
730 Wisconsin Avenue
Racine, Wisconsin 53403
Debra.ladwig@racinecounty.com

In the lower left-hand corner write
"Proposal for Architecture and
Engineering Services - SRCCCY,
Due: 09/16/2020."

*** Refer to Request for Proposal for full details*

Racine County Website – Information Resources

racinecounty.com/doing-business/purchasing-rfps-and-bids

- Site for County RFP Postings

racinecounty.com/Home/Components/RFP/RFP/168/734

- Project Main RFP Page
- Location for each RFP / Bid Posting
- Details on information sessions

racinesrcccy.gilbaneco.com/

- Register with Gilbane to receive automatic bid alerts and information on pre-bid and matchmaking sessions.

In order to ensure a **fair and open process**, everyone is asked to follow the process.

The screenshot displays two overlapping web pages. The background page is the Racine County website's 'Doing Business' section, titled 'PURCHASING RFPS AND BIDS'. It features a navigation menu with links for Residents, Visiting, Doing Business, Government, and How Do I. A sidebar lists various services like Business Directory, Highway Permits, and Licenses & Business Permits. The main content area includes a dropdown for 'All Departments' and 'All Bids', and a table of active RFPs.

RFP NUMBER	TITLE	STARTING	CLOSING	STATUS
RC20-20XX	Racine County SRCCCY Project (Secure Residential Care Center for Children and Youth) NEW!	08/27/2020 9:00 AM		Open

The foreground page is a registration form for 'Subcontractors - Vendors - Suppliers - Professional Services Firms Registration'. It includes fields for contact information (first/last name, email, company name, phone), business details (DBA, core competencies), and location (state/country). It also has a section for 'How did you hear about the project?' and 'Diverse Business Certification'.



Questions and Answers

Feel free to type questions into the Chat box or unmute yourself to ask questions

"Any/All questions shall be submitted to jscholz@gilbaneco.com by 4:00 pm CDT on September 4, 2020," per RFP Section 1.2.



Matchmaking Session

- Architect & Engineer of Record - (Structural, Civil, Mechanical, Electrical, Plumbing, Fire Protection)
- Remaining Professional Services and Construction – Matchmaking Session to be scheduled

Matchmaking Session

Prime Proposers will each have their own Breakout Room

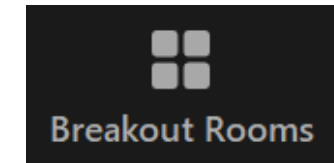
- BWBR Architects, Inc.
- Continuum Architects + Planners
- Potter Lawson, Inc.
- Uihlein/Wilson – Ramlow/Stein Architects, Inc.
- Venture Architects

Prime Proposers

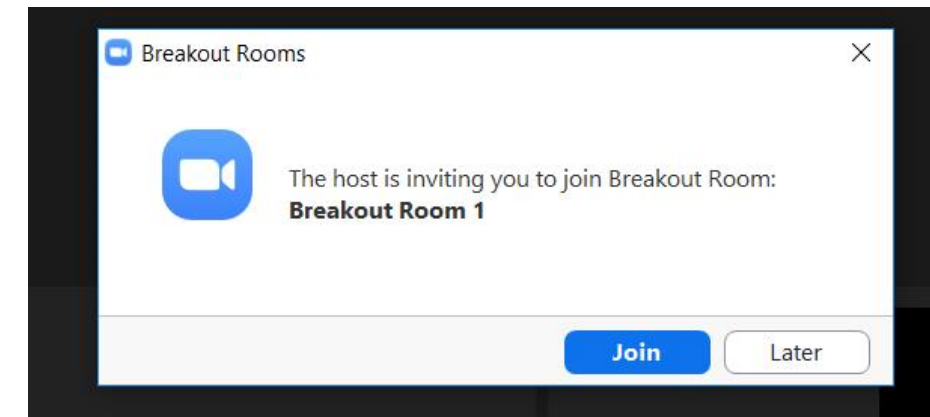
- Prepare for your discussion
- Share info about your company
- Provide information on specific teaming opportunities

Entering Breakout Rooms

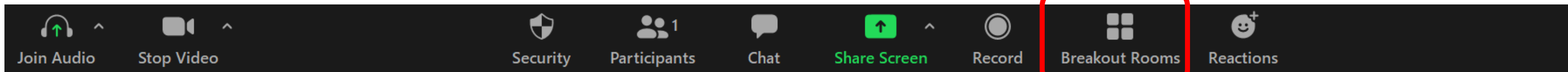
- Click Breakout Rooms icon at bottom of screen, or
- Click Join to head into the first room



See Breakout Room icon at bottom of your screen



Select Join to enter the Breakout Room



Matchmaking Session

Firms Interested in Partnering with Prime

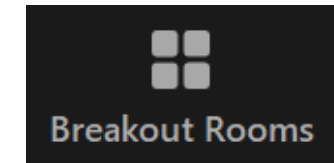
- Each Firm will be pre-assigned to their first Breakout Room
- Similar to In-person Match Making Sessions, each firm is there to chat with the Prime Firm, so please be respectful while others are talking or asking questions
- Use Chat Box to send messages to everyone in the Breakout Room OR only with one of the other participants, including the Prime Firm

Teaming Partners

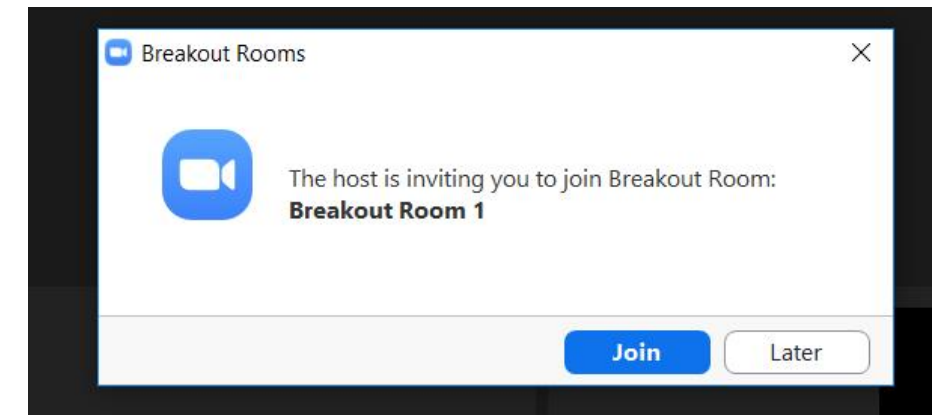
- Prepare for your discussion
- Share info about your company
- Discuss the scope of work that you're interested in performing

Entering Breakout Rooms

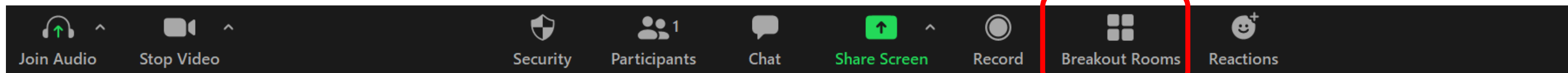
- Click Breakout Rooms icon at bottom of screen, or
- Click Join to head into the first room



See Breakout Room icon at bottom of your screen



Select Join to enter the Breakout Room



Matchmaking Session

Switching/Leaving Breakout Rooms

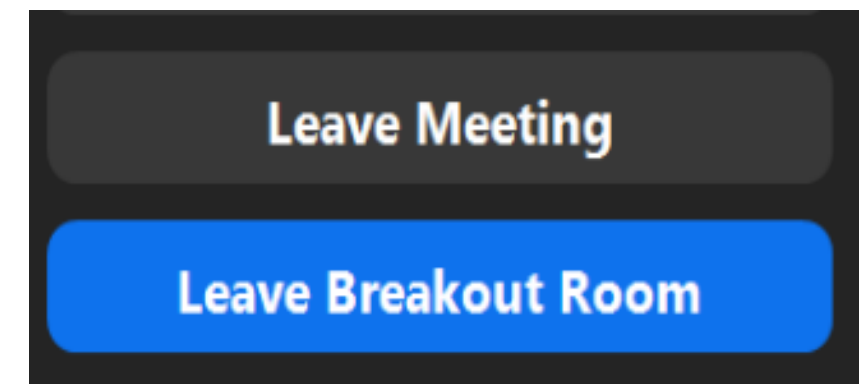
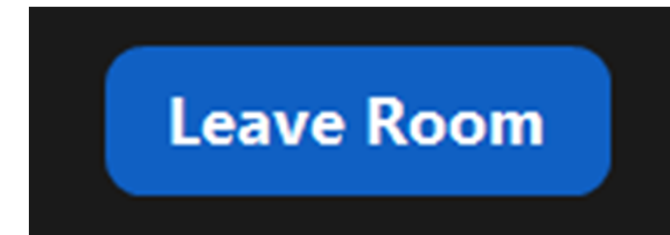
- Click Leave Room to get back to the Main Room, then select Leave Breakout Room
- You will automatically be muted when you get back
- Ask the Host via voice or chat to be sent to another Breakout Room
- **If you accidentally select Leave Meeting, rejoin the Zoom session and you will be admitted back into the Main Room**

Need Help while in a Breakout Room?

- Leave the Breakout Room. Once back in the Main Room, you will be able to send a message to the meeting host via chat or ask them directly

Session Closing

- Sessions are scheduled to end at 11:30 a.m. CDT
- If additional time is needed, please notify Gilbane Room Monitor



Prime Proposer Contact Information *as of Sept 2, 2020*

Company Name: Uihlein/Wilson – Ramlow/Stein Architects, Inc.
Contact Name: Scott Ramlow
Phone Number: (414) 412-3833
Email Address: scottr@uihleין-wilson.com

Company Name: Potter Lawson, Inc.
Contact Name: Rebecca Prochaska
Phone Number: (608) 274-2741
Email Address: rebeccap@potterlawson.com

Company Name: Venture Architects
Contact Name: Kaia Glenn
Phone Number: (414) 918-1208
Email Address: kaia.glenn@ventarch.com

Company Name: BWBR Architects, Inc.
Contact Name: Mark Ludgatis
Phone Number: (651) 290-1968
Email Address: mludgatis@bwbr.com

Company Name: Continuum Architects + Planners
Contact Name: Corey Lapworth
Phone Number: (414) 220-9640
Email Address: corey.lapworth@continuumarchitects.com

Company Name:
Contact Name:
Phone Number:
Email Address:



Thank You!

Slides and contact information will be issued with the addendum and questions answered by September 10, 2020.

Addendum #1

September 3, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

ITEM #1B

Racine County SRCCCY
 (Secure Residential Care Center for Children and Youth)
 Information Session Matchmaking Session Attendees
 09.02.2020

Company	First Name	Last Name	Email
ACS Architectural Construction Services, Inc	Stacy	Boles	willyem.stacy@gmail.com
AEC Solutions LLC	Willyem	Boles	wboles@aec-solutions.llc
Bukacek Construction	Andrea	Bukacek	abukacek@bukacek.com
BWBR Architects, Inc.	Mark	Ludgatis	mludgatis@bwbr.com
Continuum Architects + Planners	Corey	Lapworth	corey.lapworth@continuumarchitects.com
Design Engineers	Jared	Ramthun	jared.ramthun@designengineers.com
Dewberry	Brooke	Martin	bmartin@dewberry.com
Dewberry	Michael	McTavish	mmctavish@dewberry.com
DK-39 Management and Consulting	Will	Hilgendorf	willh@dk-39.com
Fusion Integrated Solutions LLC	Seaphes	Miller	smiller@fusion-etc.com
Gilbane Building Company	Mary	Collins	mcollins@gilbaneco.com
Gilbane Building Company	Michelle	Forge	MForge@GilbaneCo.com
Gilbane Building Company	Linda	Graves	lgraves@gilbaneco.com
Gilbane Building Company	Laura	Hause	lhause@gilbaneco.com
Gilbane Building Company	Jon	Scholz	JScholz@gilbaneco.com
IBC Engineering Services, Inc	Amber	Burke	amberb@ibcengineering.com
IBC Engineering Services, Inc	Fienna	Zvenyach	fienez@ibcengineering.com
K. Singh & Associates, Inc.	Angy	Singh	angy.singh@ksinghengineering.com
Kapur & Associates	Tom	Perez	tperez@kapurinc.com
Lets Talk Design LLC	Kourtney		letstalkdesignllc@gmail.com
MCHX Technology	James	Zess	jazess@mchxtech.com
MTC Business Consulting & Management, LLC	Caprice	Hill	mtcbusinesscm@yahoo.com
P.A. Roeper & Associates	Patricia	Roeper	paroeper@sbcglobal.net
Potter Lawson, Inc.	Rebecca	Prochaska	rebeccap@potterlawson.com
SGTS INC	Paul	Briggs	pbriggs@sgtsinc.com
Spann & Associates, LLC	Bruce	Spann	bspann@spannllc.com
Streamline Cost Solutions	Justin	Hwa	justin.hwa@streamlinecost.com
The Infinite Church	The Infinite Church		theinfinitechurch@gmail.com
Thunderbird Engineering	Darlene	Seidner	darlenes@thunderbirdeng.com
TreanorHL	Mark	Ryan	mryan@treanorhl.com
Uihlein/Wilson - Ramlow/Stein Architects, Inc.	Meghan	Flatten	meghanf@uihleין-wilson.com
Uihlein/Wilson - Ramlow/Stein Architects, Inc.	Scott	Ramlow	scottr@uihleין-wilson.com
Venture Architects	John	Cain	jcain@ventarch.com
Venture Architects	Kaia	Glenn	kaia.glenn@ventarch.com
Zoe Engineering	Daphne	Wilson	dmwilson@zoeeng.com

Addendum #1

September 3, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

ITEM #1C

Businesses Identified as A/E Firms

Listing comprised of Gilbane collected information; may not represent every business available

Type	Targeted Business Classification	Company	County	State
Architectural Services; Drafting Services	WBE	Allume Architects, LLC	Waukesha	WI
Architectural Services	MBE	American Design, Incorporated	Milwaukee	WI
Engineering Services	MBE	Andhole Engineering, LLC	Brown	WI
Engineering Services	SDB	Applied Technologies, Inc	Waukesha	WI
Architectural Services	MBE	Avantti Design Group LLC	Milwaukee	WI
Engineering Services	WBE	Barber Engineering, LLC	Milwaukee	WI
Architectural Services; Engineering Services	MBE	Barrientos Design & Consulting, LLC	Milwaukee	WI
Engineering Services; Testing Laboratories	WBE	Behnke Materials Engineering, LLC	Rock	WI
Engineering Services; Surveying and Mapping, Steel & Pre	MBE	Beson & Houle, LLC	Milwaukee	WI
Engineering Services	MBE	Bloom Companies, LLC	Milwaukee	WI
Architectural Services; Engineering Services	MBE	BMR Design Group Inc.	Milwaukee	WI
Architectural Services, Poured Concrete, Masonry, Flooring	WBE	Bukacek Construction Group, Inc.	Racine	WI
Engineering Services; Drafting Services; Surveying and Mapping	WBE	Burse Surveying and Engineering, Inc	Dane	WI
Architectural Services	WBE	Candacity, LLC	Washington	WI
Architectural Services; Engineering Services	WBE	CBS Squared, Inc	Chippewa	WI
Engineering Services	MBE	Cervantes Consulting Engineers, LLC	Milwaukee	WI
Engineering Services	MBE	Community Engineering & Building, LLC	Milwaukee	WI
Engineering Services	MBE	DAAR Engineering, Inc	Milwaukee	WI
Architectural Services; Engineering Services; Drafting Services	MBE / DBE / SBE	Dakota Intertek Corp.	Waukesha	WI
Engineering Services	MBE	DeLau Contracting Group	Milwaukee	WI
Architectural Services; Drafting Services	MBE	Design Vision Architects	Outagamie	WI
Architectural Services	WBE	Destree Design Architects, Inc	Dane	WI
Architectural Services, Engineering Services, Drafting	Veteran	DK-39 Management & Consulting	Dane	WI
Architectural Services	WBE	Dorschner/Associates, Inc	Dane	WI
Architectural Services; Engineering Services	MBE	DVO, Inc.	Calumet	WI
Architectural Services; Engineering Services; Environmental	MBE / WBE	E3 Group, LLC	Milwaukee	WI
Engineering Services	SBE / WBE	Endura Environmental	Milwaukee	WI
Engineering Services; Surveying and Mapping; Environmental	WBE	FreshWater Engineering	Dane	WI
Engineering Services; Drafting Services	MBE	Fusion Integrated Solutions, LLC	Milwaukee	WI
Engineering Services; Testing Laboratories, Site Preparation	MBE / WBE	Gestra Engineering, Inc	Milwaukee	WI
Architectural Services; Engineering Services; Surveying and Mapping	MBE	Himalayan Consultants, LLC	Washington	WI
Engineering Services	WBE	IBC Engineering Services, Inc	Waukesha	WI
Engineering Services; Testing Laboratories; Environmental	MBE	Interra, Inc.	Milwaukee	WI
Engineering Services	WBE	Ionic Structures and Design, LLC	Portage	WI
Engineering Services; Drafting Services; Environmental Consulting	MBE	J.W. Johnson & Associates, Inc	Dane	WI
Engineering Services; Drafting Services; Surveying and Mapping	WBE	JT Engineering, Inc	Brown	WI
Engineering Services	MBE	Justin Hwa & Associates, LLC	Winnebago	WI
Engineering Services; Surveying and Mapping; Environmental	MBE	K. Singh & Associates, Inc	Milwaukee	WI

Businesses Identified as A/E Firms

Listing comprised of Gilbane collected information; may not represent every business available

Type	Targeted Business Classification	Company	County	State
Architectural Services; Engineering Services	MBE	Kapur & Associates	Milwaukee	WI
Engineering Services; Drafting Services; Surveying and Mapping	WBE	KL Engineering, Inc	Dane	WI
Architectural Services		Korb and Associates	Milwaukee	WI
Architectural Services	MBE / WBE	La Dallman Architects, Inc	Milwaukee	WI
Engineering Services	WBE/DBE	Lakeside Engineering, LLC	Milwaukee	WI
Architectural Services	WBE	Legacy Architecture, Inc	Sheboygan	WI
Engineering Services; Surveying and Mapping	WBE	Lynch & Associates - Engineering Consultants, LLC	Racine	WI
Architectural Services; Engineering Services; Drafting Services	MBE	M & E Architects & Engineers, LLC	Milwaukee	WI
Engineering Services; Surveying and Mapping	MBE / WBE	M Squared Engineering, LLC	Ozaukee	WI
Engineering Services	MBE / WBE	MARS IT Corp.	Waukesha	WI
Mechanical & HVAC Engineering	Veteran	MCHX Technology	Milwaukee	WI
Electrical Engineering	Veteran	MIDWEST INTEGRATED SYSTEMS LABORATORIES LLC	Jefferson	WI
Engineering Services	MBE	Midwest Structure Engineering, Inc	Milwaukee	WI
Architecture Services, Engineering Services, Design Build	Veteran	MSI GENERAL CORPORATION	Waukesha	WI
Architectural Services; Engineering Services	DVB	Nagel Architects, a series of Nagel Services, LLC	Waukesha	WI
Engineering Services; Testing Laboratories	MBE	NASHnal Soil Testing, LLC	Waukesha	WI
Engineering Services	WBE	Northern Wisconsin Based Engineers, Inc.	Sawyer	WI
Engineering Services, Electrical Contractor & Other Wiring	WBE	Omni Technologies, LLC	Dane	WI
Architectural Services; Engineering Services; Surveying and Mapping	MBE	Oneida Engineering Solutions	Milwaukee	WI
Engineering Services; Drafting Services	WBE	P.A. Roeper & Associates, Inc	Milwaukee	WI
Engineering Services	MBE	Parsons Engineering, Inc.	Milwaukee	WI
Engineering Services, Other Specialty Trade Contractor	DVB	Pathfinder Construction Services LLC	Waukesha	WI
Architectural Services	WBE	Patricia S. Algiers & Associates, Inc	Milwaukee	WI
Engineering Services	Veteran	POSKO ENGINEERING, LLC	Waukesha	WI
Engineering Services	MBE	Precast Engineering Company	Waukesha	WI
Engineering Services, Electrical Contractor & Other Wiring	WBE	Professional Audio Designs, Inc.	Milwaukee	WI
Architectural Services	WBE	Quorum Architects, Inc	Milwaukee	WI
Architectural Services	MBE	Rinka Chung Architecture, Inc.	Milwaukee	WI
Engineering Services	WBE	Saga Environmental and Engineering, Inc.	Jefferson	WI
Architectural Services	MBE	Saiki Design, Inc.	Dane	WI
Engineering Services	MBE	Self Learning Solutions LLC	Dane	WI
Engineering Services	MBE	Singh & Associates, Inc.	Milwaukee	WI
Engineering Services	SDB	Spann & Associates, LLC	Washington	WI
Engineering Services; Drafting Services; Surveying and Mapping	WBE	Stevens Engineers, Inc.	St. Croix	WI
Engineering Services	WBE	Stormwater Solutions Engineering, LLC	Milwaukee	WI
Architectural Services; Engineering Services		Strang Inc	Dane	WI
Engineering Services; Environmental Consulting Services	WBE	Superior Engineering, LLC	Waukesha	WI
Architectural Services	DVB	Tactical Design North	Milwaukee	WI

Businesses Identified as A/E Firms

Listing comprised of Gilbane collected information; may not represent every business available

Type	Targeted Business Classification	Company	County	State
Engineering Services		Tailored Engineering	Dane	WI
Engineering Services	MBE	Tainter's Optimized Mechanical Solutions, LLC	Eau Claire	WI
Engineering Services; Surveying and Mapping	WBE	TerraTec Engineering, LLC	Ozaukee	WI
Architectural Services	MBE	TGAR Group, Inc.	Kenosha	WI
Engineering Services; Testing Laboratories; Environmental	WBE	The Reese Group, LLC	Milwaukee	WI
Architectural Services, Steel & Precast	WBE	The Tribute Companies	Waukesha	WI
Engineering Services	MBE	Thunderbird Engineering Inc.	Milwaukee	WI
Architectural Services; Engineering Services	MBE	Toki & Associates Inc.	Milwaukee	WI
Engineering Services; Testing Laboratories	WBE	TPS Consulting Engineers LTD	Brown	WI
Engineering Services; Geophysical Surveying and Mapping	MBE / WBE	Transmart Technologies, Inc.	Dane	WI
Engineering Services	WBE	Triumph Engineering	Brown	WI
Engineering Services	DVB	Valor Technologies LLC	Milwaukee	WI
Electrical Maintenance, Scanning, Engineering Services	Veteran	Veterans Electric LLC.	Washington	WI

Addendum #1

September 3, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

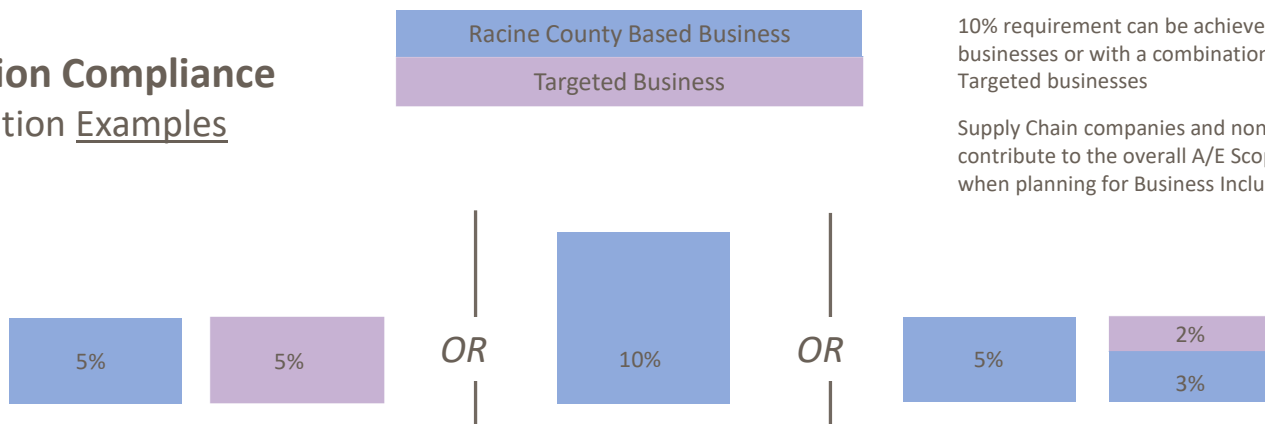
ITEM #1D

Professional Services



Business Inclusion Compliance

Possible Combination Examples



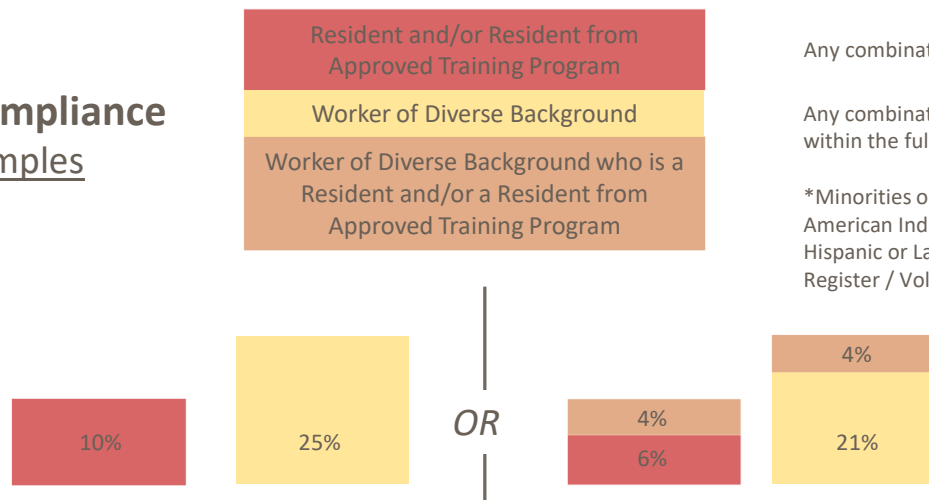
Targeted Business = MBE – WBE – Small – Veteran-Owned
 Targeted Business Inclusion is not limited by geography

10% requirement can be achieved solely with Racine-based businesses or with a combination of Racine-based and Targeted businesses

Supply Chain companies and non-engineering firms who contribute to the overall A/E Scope of Work can be included when planning for Business Inclusion

Workforce Inclusion Compliance

Possible Combination Examples



Any combination of Resident or Resident from Approved Training Program

Any combination of Minorities*, People of Color, Women or Veteran within the full teaming structure

*Minorities or People of Color as defined:
 American Indian or Alaska Native – Asian – Black or African American – Hispanic or Latino – Native Hawaiian or Other Pacific Islander. Federal Register / Vol. 62, No. 10

Addendum #1

September 3, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
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Racine County Purchasing Department RFP #RC20-2001

ITEM #2

Activity ID	Activity Name	Original Duration	Remaining Duration	Start	Finish	2021												2022												2023													
						Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug

Racine SRCCCY

Preconstruction, RFP, Approvals

R1010	CM Selection/Intro of Architect RFP	0	0	03-Aug-20*	
R1020	Advertise Arch RFP	1	1	26-Aug-20	26-Aug-20
R1030	Architect RFP Released by County	1	1	26-Aug-20	26-Aug-20
R1040	Arhcitect RFP Submission	14	14	27-Aug-20	16-Sep-20
R1060	Questions Due	1	1	04-Sep-20*	04-Sep-20
R1070	Responses to Questions Provided	1	1	10-Sep-20	10-Sep-20
R1000	1720 Taylor Ave. Land Purchase Agreement Final	0	0	14-Sep-20*	
R1080	County Board Grant Approval	0	0	22-Sep-20*	
R1090	Architect Interview Dates	2	2	23-Sep-20	24-Sep-20
R1100	Architect Recommendation	1	1	25-Sep-20	25-Sep-20
R1110	Notice of Award to Selected Proposer	0	0	02-Oct-20*	
R1120	Architect Kick-Off	1	1	05-Oct-20	05-Oct-20

Design

R1130	Program Confirm	25	25	06-Oct-20	09-Nov-20
R1140	Schematic Design	25	25	10-Nov-20	16-Dec-20
R1150	Schematic Design Approval	7	7	17-Dec-20	28-Dec-20
R1160	Design Development	25	25	29-Dec-20	02-Feb-21
R1170	Design Development Review and Approval	7	7	03-Feb-21	11-Feb-21
R1180	Construction Document Package #1	25	25	12-Feb-21	18-Mar-21
R1190	Construction Document Package #2	30	30	19-Mar-21	29-Apr-21
R1280	Construction Document Package #3	30	30	30-Apr-21	11-Jun-21

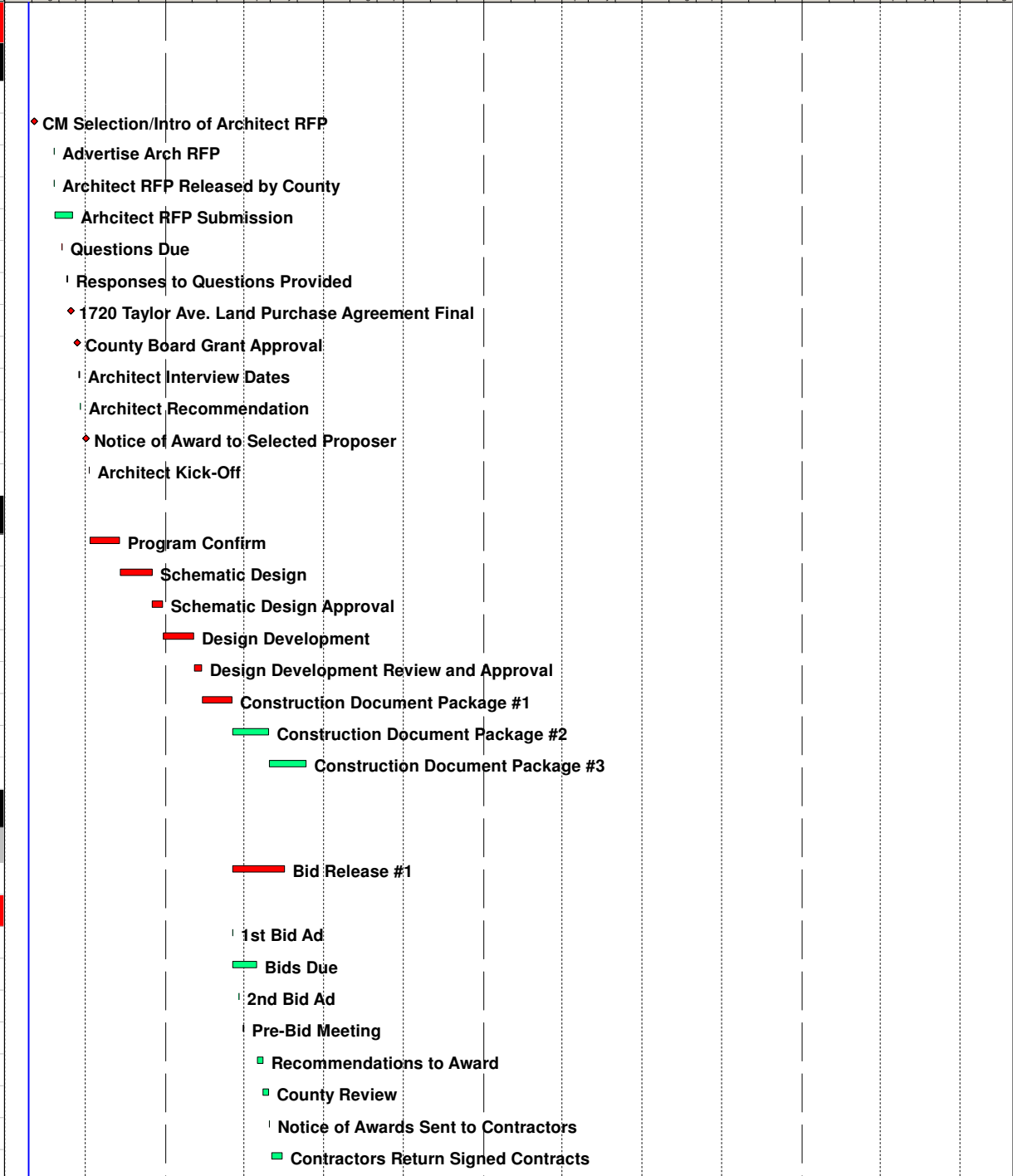
Bidding

Release #1

R1200	Bid Release #1	42	42	19-Mar-21	17-May-21
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Bid Release #1 Breakout

R1210	1st Bid Ad	1	1	19-Mar-21	19-Mar-21
R1220	Bids Due	20	20	19-Mar-21	15-Apr-21
R1230	2nd Bid Ad	1	1	26-Mar-21	26-Mar-21
R1240	Pre-Bid Meeting	1	1	31-Mar-21	31-Mar-21
R1250	Recommendations to Award	5	5	16-Apr-21	22-Apr-21
R1260	County Review	5	5	23-Apr-21	29-Apr-21
R1270	Notice of Awards Sent to Contractors	1	1	30-Apr-21	30-Apr-21
R1300	Contractors Return Signed Contracts	10	10	03-May-21	14-May-21



Start Date: 03-Aug-20
 Finish Date: 18-Jul-22
 Data Date: 28-Jul-20
 Run Date: 24-Aug-20
 Page 1

■ Remaining Level of Effort ◆ Critical Milestones
■ Actual Work ◆ Milestone
■ Remaining Work
■ Critical Remaining Work
◆ Summary Milestones

Racine SRCCCY
 8/24/2020 Update



Racine SRCCCY																																											
Activity ID	Activity Name	Original Duration	Remaining Duration	Start	Finish	2021												2022												2023													
						Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
R1310	County Sign Contracts	2	2	17-May-21	18-May-21	County Sign Contracts																																					
R1330	Award of Contracts	0	0	19-May-21		Award of Contracts																																					
Release #2																																											
R1290	Bid Release #2	40	40	30-Apr-21	25-Jun-21	Bid Release #2																																					
Release #3																																											
R1360	Bid Release #3	40	40	14-Jun-21	09-Aug-21	Bid Release #3																																					
Construction																																											
Mobilization																																											
R1320	Construction Mobilization, Site Logistics	10	10	18-May-21	01-Jun-21	Construction Mobilization, Site Logistics																																					
Construction																																											
R1340	Sitework, Utilities	30	30	25-May-21	07-Jul-21	Sitework, Utilities																																					
R1350	Foundations	45	45	09-Jun-21	11-Aug-21	Foundations																																					
R1370	Structure & Enclosure	145	145	19-Jul-21	11-Feb-22	Structure & Enclosure																																					
R1380	MEFPs and Finishes	145	145	17-Nov-21	14-Jun-22	MEFPs and Finishes																																					
R1390	Landscaping, Hardscape	55	55	15-Apr-22*	01-Jul-22	Landscaping, Hardscape																																					
R1420	Substantial Completion	0	0		14-Jun-22	Substantial Completion																																					
Occupancy																																											
R1400	Inspections, Cx, Punch List & Closeout	40	40	20-May-22	18-Jul-22	Inspections, Cx, Punch List & Closeout																																					
R1410	Testing, Balancing, Commissioning	40	40	20-May-22	18-Jul-22	Testing, Balancing, Commissioning																																					
R1430	Occupancy	0	0	18-Jul-22*		Occupancy																																					

Start Date: 03-Aug-20
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 Page 2

Remaining Level of Effort	Critical Milestones
Actual Work	Milestone
Remaining Work	
Critical Remaining Work	
Summary Milestones	

Racine SRCCCY
 8/24/2020 Update



**1) ADDENDUM #2 - DATED
SEPTEMBER 10, 2020**

Addendum #2

September 10, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

This Addendum is issued to modify, explain, or correct the original Request for Proposal (RFP) and Exhibits and is hereby made a part of the Contract Documents. Please attach this Addendum to the RFP documents in your possession. Acknowledge the number and issue date in your proposal.

ITEM NO. 1: RESPONSES TO PROPOSER QUESTIONS

ITEM NO. 2: UPDATED ARCHITECT AND ENGINEERING RFP EXHIBIT A -DESIGN SCOPE CHECKLIST

- A. Updated Exhibit A Excel file as indicated in responses to Proposer Questions below.
- B. **REMINDER** – Complete and return both tabs of Exhibit A with RFP response.

Addendum #2

September 10, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

Racine County Purchasing Department RFP #RC20-2001

ITEM #1

ITEM NO. 1: Responses to Proposer Questions

Question 1: Estimating Feedback - Will the Construction Manager provide Cost feedback through the design process before the milestones are reached and formal cost estimate provided?

Answer: CM will provide a continuous estimating process with a living cost model with formal deliverables at SD, DD and each bid package encompassing total project costs.

Question 2: Proposal Format - Is there a page maximum for item 6.4 Project Staffing Requirements?

Answer: No.

Question 3: Scope Clarification - Is there any renovation work or attachment to the Existing Racine County Human Services Building? Specifically, with detention vacating the 4th floor.

Answer: No, not in this project scope.

Question 4: Project Program - Is the Project Program laid out in Exhibit E set where there is a program space tabulation that identifies all the required spaces and their requirements that will be shared?

Answer: Exhibit E is the extent of the information you will be provided for the project program.

Question 5: Scope Clarification - Does the consultant team need to include an environmental engineer due to the existing but remediated contamination onsite?

Answer: Environmental Engineering consultant will be procured in a future RFP by Racine County.

Question 6: Scope Clarification – Under the Design Responsibility section of Exhibit A – Design Scope Checklist there is reference to LEED/Sustainability, Process Design, and Lab Planner. Are any of these services required?

Answer: A revision to Exhibit A: Design Scope Checklist to delete reference to LEED, Process Design, and Lab Planner from the Design Responsibility section is attached to this Addendum #2. The reference to Sustainability requirement remains under Design Responsibility; good sustainability practices should be exercised in design.

Question 7: Scope Clarification – Is the new bridge part of the scope of work?

Answer: Provide alternate add for design/engineering/coordination cost of the pedestrian bridge across Taylor Avenue. The Cost of Work tab in Exhibit A: Design Scope Checklist has been revised to include this alternate request.

Question 8: EIP – May workforce hours be partially fulfilled by out of state for certain specialty services?

Answer: Workforce participation is not limited by geographical region; refer to Economic Inclusion Diagrams included in Architect & Engineer Services RFP Addendum #1 date September 2, 2020 for examples of compliance.

Question 9: Proposal Format – May the ‘amount of time allocated to the project’ in section 6.5 Key Project Personnel be expressed as a percentage of the person’s time?

Answer: Yes.

Question 10: Land – Are there ALTA surveys for all sites and roadway, or will these be provided under RFP #3 from the website list?

Answer: Respondents should assume ALTA surveys will either be provided by the County or will be prepared by the successful respondent to the Professional Services - Surveying RFP.

Question 11: Proposal Format – Please confirm number of paper copies of separate fee proposal.

Answer: Per Section 6.11 PRICE PROPOSAL SUBMISSION REQUIREMENTS include this as a section of your RFP submission using the two tabs of Exhibit A – Design Scope Checklist. Six hard copies and one electronic copy required must be submitted per RFP page 1.

Question 12: Scope Clarification - Will the RFP #6, Exterior Enclosure Consultant, be a resource for the AE team in design or for testing and review during construction?

Answer: The intent is to have the Exterior Enclosure Consultant provide 3rd party review of systems and details developed by the AE team during the design phase as well as perform testing and review during construction.

Question 13: Project Program – To determine whether sleeping units should be the same size or vary, please provide the Population Breakdown by gender and by Average Length of Stay (ALOS) as follows:

- 1) County
 - a. Detention Population
 - i. Male & ALOS
 - ii. Female & ALOS
 - b. Committed Population
 - i. Male & ALOS
 - ii. Female & ALOS
- 2) State – Committed Population
 - a. Male & ALOS
 - b. Female & ALOS

Answer: Breakdown is as follows:

- 1) County
 - a. Detention Population (prejudicated)
 - i. Male & ALOS = 11
 - ii. Female & ALOS = 2
 - b. Committed Population
 - i. Male & ALOS = 12
 - ii. Female & ALOS = 4

Average length of stay combined (a. b.) for Male is 26 days.

Average length of stay combined (a. b.) for Females 8 days.

- 2) State – Committed Population - Lincoln Hills/Copper Lake non SJO's
 - a. Male & ALOS = In 2020 there were 2 youth from Racine and 4 youth from Kenosha.
Average stay for those 6 was 114 days.
 - b. Female & ALOS – No Females

Question 14: Project Program – Please provide overview of responsibility for provision of major programs and services – Medical/Mental Health, Education, Career Technical Education etc. The basis of this question is to understand what other agencies or Non-Governmental Organizations (NGO) may be involved and whether program requirements are different for the County Detention population vs. the committed population.

Answer: This center will provide both medical and mental health services and require a design that is suitable for health and wellness checks by medical professionals that are contracted with by the county. Current contract is with Advanced Correctional Health Care. Room for therapy and sensory supports are necessary to achieve a true trauma-informed facility. In addition, several classrooms will be required with educational services provided by Racine Unified School District (RUSD): technical and career education, hands-on learning, and access to online and face to face learning is expected. The outdoor space, while not specific to a contracted entity, is a new space that will be utilized for multiple programming opportunities: Gardening through Master Gardeners-UW-extension, Physical and Health Education through RUSD, etc.

Question 15: Project Program – Can you provide a sense of to what degree community groups may be involved in the planning and design review discussions?

Answer: Racine County has a Youth Advisory Committee that has met to discuss the programming needs and the overall design elements that will lead to a trauma informed care center. This committee will continue to meet and expand its membership. Current members include: YMCA, Racine Co. Board members, Racine Dominicans, Racine Unified School District, Racine Hospitality Center, Wisconsin Juvenile Court Judge, Racine County Deputy Sheriff, Sentinel Mentors of Racine. In addition, we have engaged our partners at the City of Racine and will be engaging Racine County Chambers of Commerce and the African American Round Table.

Question 16: Scope Clarification – Please describe the project sustainability goals and required design analyses.

Answer: Good sustainability practices should be exercised in design.

Question 17: Scope Clarification - Does the county plan to operate with in person meetings or virtual meetings due to the pandemic?

Answer: Respondents should assume meetings during the design phase will be in-person once per month with remainder of weekly meetings held virtually. The timing of the monthly in-person meetings would be decided as a team depending on the day's/week's agenda. Meeting cadence during the construction administration services to be included per scope RFP Item 4.16.

Question 18: Scope Clarification – RFP A/E Service, Item 4.15 Participate in Outreach - What sort of participation and time commitment should the A/E assume will be required for this?

Answer: A/E should plan to provide an overview of project design during four (4) Info Sessions (one early session and one session per each of the three Bid Releases) plus meetings with and organized by the Approved Training Programs to support your EIP Workforce Commitments. The participation listed in this response is in addition to presentations to Owner, governmental authorities, etc. that may be required for RFP Item 4.3.

Question 19: Scope Clarification – Is the New Parking (Parcel 2 & Parcel 3) indicated in Exhibit D part of the scope of work? The RFP item 3.0 section states the additional and new parking will be incorporated into the project for both the new SRCCCY and RC Human Services Building requirements. Please confirm?

Answer: Yes, parking requirements for both facilities are part of the A&E base design responsibilities.

Question 20: Bidding Schedule – Are the 3 bid packages indicated in Exhibit C – Project Schedule firm?

Answer: Construction Document Packages need to be released to accommodate the May 2021 construction start but thoughts and recommendations are welcome.

Question 21: Interview Clarification – Will the interviews with selected respondents be in-person or virtual?

Answer: The interviews will be held in-person at a Racine County Facility with adaptive technology acceptable to support if select team members need to appear remotely.

Addendum #2

September 10, 2020

Racine County SRCCCY Project
(Secure Residential Care Center for Children)
Architect & Engineer Services Request for Proposal

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ITEM #2

(Refer to Excel Document)