



**Compton Community College District
1111 E. Artesia Blvd.
Compton, CA 90221**

DATE: September 01, 2021

TO: All Bidders

**PROJECT: RFQ CCC-066
ARCHITECTURAL SERVICES FOR VISUAL AND PERFORMING ARTS REPLACEMENT**

SUBJECT: ADDENDUM #2

The following changes, omissions, and/or additions to the Project Documents shall apply to proposals made for and to the execution of the various parts of the work affected thereby, and all other conditions shall remain the same.

Careful note of the Addendum shall be taken by all parties of interest so that the proper allowances may be made in strict accordance with the Addendum.

1. RFC Questions and Answers.

Questions and Answers spreadsheet attached to this addendum.

Respondent shall acknowledge receipt of this Addendum in the RFQ response documents. Failure to do so may subject Respondent to disqualification.

END OF ADDENDUM #2

Attachments:
Questions & Answers Spreadsheet (2 pages)

COMPTON COMMUNITY COLLEGE DISTRICT
RFQ CCC-066 - VISUAL AND PERFORMING ARTS REPLACEMENT
RFQ Questions Answers
Addendum #2 - September 1, 2021

RFC	Question	Reference	Answer
1	<p>Regarding Attachment C; Item 2: Prior Experience: “Provide a summary of ALL architectural services provided by the Respondent (or Respondent’s predecessor) to a California community college district and/or a California K-12 public school district within the past ten (10) years which are identical or similar to the Architectural Services described in the RFQ and the Architectural Services Agreement for projects similar in size, scope, complexity and budget to the Projects.” As our firm specializes in this type of work for community college and K-12 districts, that list could include hundreds of projects. Can we limit the list to the top 20 most recent?</p>	RFQ Attachment C; Item 2	As stated in this section of the RFQ, please provide all projects within the past ten (10) years which are identical or similar to the architectural services, size, scope, complexity and budget described in this RFQ.
2	<p>Regarding section 3.4.4.4. Relevant Project Experience. “Provide additional details of the Project identified in the Qualifications Statement which reflect the skills, experience and other qualifications of the Respondent and its proposed Design Consultants, if any, for the successful provision of architectural and related design services for the Project. Include in the discussion of relevant project experience, the experience of the Respondent and its proposed Design Consultants, if any, for the following: (i) conformity to schedule and budget requirements; (ii) California Community College projects, four-year colleges, or universities; (iii) projects subject to DSA review, approval and permitting; (iv) higher education visual and performing arts/theater facilities; (v) projects designed for optimum energy utilization and low life-cycle costs; and (vi) utilizing State of California legislatively appropriated funds. Include a minimum of five (5) projects, dates of completion, firm members directly involved in the design and/or engineering work, budgets and references.” Will similar performing arts facilities for K-12 districts be considered “relevant” for this section’s purpose?</p>	RFQ Section 3.4.4.4 Relevant Project Experience	Yes, although the District prefers experience in the higher education setting, the District will consider performing arts facilities for K-12 Districts for this section.
3	<p>Regarding section 4.3.5. Evaluation Criteria; Responsiveness to RFQ. “The District will evaluate the prior experience and success of the Respondent and its proposed Project team to establish effective working relationships within the setting of a higher education institution.” Will demonstrated experience in establishing effective working relationships within a K-12 educational setting be judged as satisfactorily meeting this criteria?</p>	RFQ Section 4.3.5 Evaluation Criteria	As referenced in section 4.3.5 Evaluation Criteria, the District prefers experience working within the setting of a higher education institution. Demonstrated experience within a K-12 setting will be considered in meeting this criteria.
4	<p>Section 3.4.4.3 states that firms should include audited financial statements in their response: "Tab 3; Financial Statement. Include a current financial statement for the Respondent (2020 CY or 2019-2020 FY). Financial Statements must be reviewed or audited by a California licensed Certified Public Accountant. If the Financial Statement is not for the 2020 CY or the 2019-2020 FY, a detailed explanation must be submitted establishing the reasons for not providing a current Financial Statement." In place of a reviewed or audited financial statements, will the District accept accurate internally prepared Profit & Loss Statement and Balance Sheet, or tax returns and a letter from our CPA that has prepared the tax return in accordance with standard accounting practice?</p>	RFQ Section 3.4.4.3	Financial Statements for the 2020 CY or 2019-2020 FY that have been reviewed or audited by a California licensed Certified Public Accountant are preferred as requested in the RFQ Section 3.4.4.3. If other documentation is provided other than the above as requested, please provide a detailed explanation establishing the reasons for providing the alternate documentation and whether or not the originally requested documentation would be available if selected for the project.
5	Is it possible to learn more detail about the educational and performance uses of room types 210 and 530-535?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.
6	Can you please provide any additional scope information regarding the Theatrical, Acoustical, and AV requirements for Music Lab, Spec Class Lab, A/V, Radio, TV Service, and Assembly Room. Are there any additional narrative descriptions of these spaces you can provide?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.
7	Which space will serve as the new “black box” assembly space identified on page 16 of the FPP pdf (COBCP – Narrative page 3 of 10)? Will the 1,204 ASF Assembly Room serve as the new “black box”?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.

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8	Can you please provide any additional scope information as to particular requirements for the Music Lab?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.
9	Is there a preliminary geotechnical report for the project site? And if so can that be made available?		No. There is not a preliminary geotechnical report for this project site at this time.
10	Does the existing fire suppression system in the vicinity of VAPA site provide sufficient fire water flow and pressure? Shall upgrades to the campus dedicated fire suppression system be required as part of the project? Does the approved Fire Department Access and Hydrants exhibit for the campus require new fire hydrants to be installed?		There is an existing campus looped fire water main system with several fire hydrants located in this project site general area. As part of the project design, there will need to be fire hydrant flow tests performed to provide information provided for the Compton Fire approval of the project.
11	Would the project pursue LEED certification, and if so, what level?		LEED certification is not required for this project.
12	Are there existing parking stalls specifically designated to the VAPA building? Is there a portion of the existing parking that may become part of the site reconstruction of this project? This is important for the land surveyors, so they know how far the architectural level design topographic map shall extend.		There are no specific parking stalls specifically designed for this new building. There are parking lots and stalls located through out the campus. The land surveyors for this project should extend their services to the project limit line shown in the FPP document.
13	What is the anticipated/desired seating capacity for the Assembly / Black-Box theatre?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.
14	Will any of the Laboratory spaces include "auditorium-like" settings and, if so, what is the anticipated seating capacity, required equipment and technology?		All of the information available at this time is included in the final FPP document. Details and final program design will be determined in meetings with the District Facilities, end users and the selected architectural firm.
15	Are the firm(s) who were involved in developing the Final Project Proposal/Cost Estimate precluded from participating in this RFQ process?		No.
16	Are any media labs/AV production spaces/sound recording rooms anticipated?		Please reference the JCAF 31 Summary in the FPP for the types of program spaces included in this project.
17	Do the architecture fees noted in Project JCAF 32 include consultant fees?		Yes. The architectural fees shown on lines 2A, 3A and 6 of the JCAF 32 include all of the architectural and design consultant fees necessary to complete this project.
18	A Construction Observation fee does not seem to be included in JCAF 32 – please provide clarity on the design team fee budget for this phase.		Architectural fees shown on lines 2A, 3A and 6 of the JCAF 32 are all inclusive of all fees for the architectural firm and any consultants for all phases of the project through closeout and post construction.
19	A Bidding and Permitting fee for the Design team does not seem to be included in JCAF 32 - please provide clarity on the design team fee budget for this phase.		Architectural fees shown on lines 2A, 3A and 6 of the JCAF 32 are all inclusive of all fees for the architectural firm and any consultants for all phases of the project through closeout and post construction.
20	On page 50 of the RFQ, Attachment D has Design Consultant team tables for Civil Engineering, Structural Engineering, Mechanical Engineering, Electrical Engineering, Plumbing Engineering, and Landscape. Whereas on page 7 of the RFQ, 2.4.2 speaks to a more extensive list of design consultants and disciplines. For the purpose of this proposal, should we limit the proposed team and our proposed fees to only the disciplines found in Attachment D?		Design Consultants that are required to be included on Attachment D include Civil, Structural, Mechanical, Electrical, Plumbing and Landscape. Other design consultants necessary for this project may be included in this section but are not mandatory. ALL fees necessary for any and all design consultants to complete this project must be included in the architectural fee.
21	Is it necessary to have previous experience with State Chancellors Office Funded Projects - submitting preliminary plans, working drawings and construction approval, etc.?		Yes. It is imperative that the successful architectural firm be able to meet all state deadlines for state submission at all stages of the project.