

ADDENDUM NO. ONE
REQUEST FOR PROPOSALS
LIBERTY HILLS PARK RENOVATIONS
PROJECT NO. 24-46B
CITY OF THORNTON, CO

TO: Prospective Proposing Firms and all others concerned

DATE: August 8, 2024

PURPOSE: To provide additional information and clarification to the solicitation documents for the above-referenced Project.

1. The following information shall become part of the original Request for Proposal (RFP) for this Project.
 - A. Exhibit C – Scope of Work is revised to update or include the following items:
 - a. III.6 – *“Installation of two hanging bench swings.”*
 - b. III.7 – *“Relocation/modification to existing irrigation heads and lateral lines in conjunction with the installation of the new concrete sidewalks.”*
 - c. IV.2 – *“Thornton will provide the Contractor with all available information. However, there is no existing Geotechnical Investigation Report or other subsurface information available. The Contractor and Designer are responsible for determination/verification of the subsurface conditions and utility locates as appropriate.”*

The revised Exhibit C is attached to this addendum for your reference.

2. The following questions and answers are provided for additional clarification to the RFP.

Question 1: “Are Proposing Firms allowed to submit multiple options?”

Answer 1: Yes. While not required, multiple options are allowed. Please note proposing forms opting to submit multiple options must do so under one proposal. Multiple proposals from the same firm are not allowed.

Question 2: “What is the planned duration and are Liquidated Damages included in the project?”

Answer 2: Per the Contract Documents, Project Duration is One Hundred eighty (180) Calendar Days from the Notice to Proceed (NTP). There is milestone of sixty (6) calendar days associated with the submission of the final design documents. Liquidated Damages of Six Hundred Seventy-Six (\$676) applies to the overall project with Liquidated

Damages of Four Hundred Thirty (\$430) associated with Milestone One.

Question 3: "Is the City aware of any existing drainage problems or issues?"

Answer 3: No.

Question 4: "Is the City requiring Bid Bonds for this proposal?"

Answer 4: No.

Question 5: "Can Proposing Firms exclude the irrigation modifications?"

Answer 5: No. The existing irrigation will need to be moved as it is currently located where the new sidewalk is placed. The irrigation modifications are integral to the new concrete and therefore must be done in concert with the concrete.

Question 6: "Should proposing firms anticipate protecting all existing trees during construction, or is tree demo something to be accounted for? For example, there is a tree close to the curb on the North side of the park that may be in the way for the new concrete sidewalk; is this tree to be protected or removed?"

Answer 6: Existing trees shall be protected to the maximum extent possible. Conflicts between existing trees and planned sidewalk shall be resolved during the project design phase, with the goal of protecting established trees.

Question 7: "What species of grass should be used for repairs or replacement of existing sod?"

Answer 7: Contractors are responsible for repairs or replacement of all existing sod disturbed during construction. The existing grass is typical blue grass.

Question 8: "Is the fencing on the South side to remain protected throughout construction?"

Answer 8: Yes, the contractor will be responsible for protecting the wood rail fencing on the south side of the park during construction

Question 9: "Is there a designated staging area that is preferred?"

Answer 9: The City prefers on-street staging to limit the extent of disturbance to established turf areas. Additional staging areas may include the area just south of the play area and east of the entry walk

Question 10: Are the two existing benches remaining?

Answer 10: No, the contractor will be responsible for demo and removal of the two existing benches and waste receptacle.

Question 11: "Are the current site conditions consistent with those shown on Google Earth?"

Answer 11: Proposing Firms are responsible for the verification of site conditions prior to submission of a proposal.

Question 12: "What are the requirements for construction documents?"

Answer 12: The Design Builder will be responsible for developing Construction

Documents sufficient to complete all construction elements. Documents shall include details for all elements and shall include a Professional Engineer's (certified in the state of Colorado) stamp. All structural designs shall be verified to meet all Federal, State and Local design and construction code requirements to include safety reviews. The Designer of Record shall be responsible for the completeness of the design and the documents should be completed under such applicable standards of care.

3. The Pre-Proposal Conference attendees are as follows:

- Jason Gruwell – PlayWell Group
- Hearther Heasley – Churchich Recreation
- Molly Hootstien – Recreation Plus
- Michael Muriett – A to Z Recreation
- Amy Joy – Summit Recreation
- Evan Baer – Rocky Mountain Recreation
- Caroline Owen – Rocky Mountain Recreation
- Julie Meenan Eck – LandDesign
- Kit Axton – Star Playgrounds
- Zach Ashland – Star Playgrounds
- Jeff Thompson – Designscapes
- Kim Nelson – Rick Engineering
- Angela Boese – Altitude Recreation

4. All other terms and conditions shall remain unchanged except as provided by this Addendum. Proposing firms must acknowledge receipt of this Addendum in their Proposal.

END OF ADDENDUM NO. ONE

DocuSigned by:
Patrick Hinterberger
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Patrick Hinterberger Date
Contracts Supervisor

EXHIBIT C LIBERTY HILLS PARK RENOVATION PROJECT NO. 24-46B

SCOPE OF WORK- REVISED

- I. **Project Description.** The Project consists of design and construction for the refurbishment of the existing playground footprint at Liberty Hills Park, 3401 E 96th Place, Thornton CO 80229. The project includes the removal and replacement of the sections of existing sidewalk around the existing play area with sections of “wavy walk”, shaded park benches and picnic tables (see Owner provided concept drawings), and the removal/replacement of the existing play equipment with new features that maximize the play value of the existing small playground footprint and give the playground a unique visual style with an integration of shade as possible.

- II. **Design Tasks.** As an integral part of the project, the Contractor shall be responsible for the creation, submission and execution of the construction design elements.
 - A. Within sixty (60) Calendar Days after Notice to Proceed. The Contractor shall submit design documents for final approval. It is anticipated Thornton representatives will play an integral part of the Project Team throughout the the design process, thus eliminating the need for multiple design submissions. However, the final design will be submitted and approved by Thornton prior to the start of any construction activities.

 - B. Contractor is responsible for designing to the “Not to Exceed” price for construction. In the event the approved design can not be built within the Not to Exceed price, Contractor shall work directly with the Project Manager to either increase the Not to Exceed price or reduce project scope to meet the Not to Exceed price.

 - C. The Final Design will be submitted via scaled construction drawings stamped by a State of Colorado licensed engineer. The construction drawings should include, but not limited to, an overall project layout, all structural elements such as concrete walkways, playground equipment, benches, ancillary items, subgrade preparations, etc.

 - D. Final Design Specifications for items such as the concrete mix, Color schemes and paint requirements, surface finish, landscape elements, etc. shall be included in the Final Design Submission.

 - E. Contractor shall be responsible for the development and verification of all safety elements such as fall zones within the play equipment.

- F. Thornton has provided a set of design concept drawings solely to aid the Contractor in understanding the City’s intent for the Final design. **These drawings are solely for information purposes and shall not be considered or used as Construction Drawings.** They are not intended nor shall they be used for any construction activities. The Contractor shall not rely on any information provided in the drawing sets nor shall they make any assumptions regarding the structural sufficiency of the details. The Contractor shall be responsible for developing the structural details independent of any information provided by the City of Thornton.
- G. Contractor shall include a Final Fixed Price Schedule of Values for construction with the submission of the Final Design. The prices included in this Schedule of Values shall be negotiated prior to final acceptance.

III. Required Elements.

The following elements shall be incorporated into the refurbished park design:

1. Sections of the existing circular sidewalk around the existing playscape shall be removed and replaced with a “Wavy Walk” concrete sidewalk. The sidewalk shall be the same width as the existing sidewalk (approximately 8-feet), but shall vary in depth from 6-inches to 18-inches to create a “wavy” textured sidewalk. New sections of concrete shall be “tied” to the existing concrete via appropriate means approved by Thornton. Please see the included concept drawings for a better understanding.
2. Removal and replacement of the existing playground equipment.
3. Removal and replacement of the existing Engineered Wood Fiber (EWF).
4. Installation of shaded park benches.
5. Installation of two picnic tables.
6. Installation of two hanging bench swings.
7. Relocation/modification to existing irrigation heads and lateral lines in conjunction with the installation of the new concrete sidewalks.

IV. Other Elements.

1. During the design phase, the Contractor shall address any drainage issues associated with area selected for construction.
2. Thornton will provide the Contractor with all available information. However, there is no existing Geotechnical Investigation Report or other subsurface information available. The Contractor and Designer are responsible for determination/verification of the subsurface conditions and utility locates as appropriate.
3. Contractor shall be responsible for obtaining all permits, however the cost of any permits will be borne by the City.

4. The Contractor shall be responsible for all restoration of all landscape and/or irrigation or other disturbed areas.

V. Construction. Upon Acceptance of the Final Design and Schedule of Values, the “Not to Exceed” value will be converted via an approved Change Order to a Definitive Lump Sum or Unit Priced Contract Value as deemed appropriate by the Parties. The Contractor will then be responsible for the construction of all elements per the approved Contract Drawings. Contractor shall be responsible for all aspects of all construction activities.