



METROPOLITAN PIER AND EXPOSITION AUTHORITY  
 REQUEST FOR PROPOSALS #2020-13-M  
 PROFESSIONAL DESIGN AND ENGINEERING SERVICES  
 HEAT EXCHANGER DESIGN SERVICES  
 MARRIOTT MARQUIS CHICAGO AND WINTRUST ARENA

**ADDENDUM NO. (1)**

October 2, 2020

This Addendum No. 1 consists of four (4) pages and has the following information to be incorporated into the Request for Proposals (RFP). Proposers must acknowledge receipt of this Addendum No. 1 in their RFP submittal in Required Form A, Form of Transmittal Letter.

**Item #1:** Proposers' questions and/or requests and the MPEA's responses are provided below.

<b>Proposers' Question:</b>	<b>MPEA's Response:</b>
Is there an MBE or WBE requirement, as far as percentage of the team / scope?	We have goals of 25% MBE and 5% WBE for this project— please carefully review the Special Conditions.
Will we need to partner with an MBE firm, to qualify for this project?	See above.
Can you tell me if there is a preliminary estimate, cost or budget for 2020-13-M - Professional Design and Engineering Services - Heat Exchanger Design Services Marriott Marquis Chicago and Wintrust Arena?  <b>Related Question(s):</b> Is there an estimated construction cost or budget for the project?  Is this project government or privately funded?  Does MPEA have a preliminary overall budget for the project?	Cost estimating is part of the scope of the requested design services.
Are there Architectural, Structural and MEP PDF's Drawings for the Basement Mechanical Rooms for Marriott Marquis Chicago & Wintrust Arena for the Heat Exchanger Projects?  <b>Related Question(s):</b>  Can MPEA provide P&ID/Schematics of the piping systems for the Marriot Marquis and the Wintrust Arena prior to the proposal due date?  Can we get existing drawings showing the heat exchangers to be replaced?	Links to the available drawings will be provided.
The RFP notes that MPEA investigated several solutions and determined the most cost-effective	Previous analysis and evaluations that were done will be shared with the selected design team. The design team is not

<p>solution. What were the other potential solutions? Is there an analysis or evaluation that can be shared?</p> <p><b>Related Questions(s):</b></p> <p>Is the heat exchangers option set as the final solution? Are we to conduct another assessment and come up with recommendations?</p>	<p>being asked to investigate solutions other than the installation of flooded heat exchangers.</p>
<p>Do the issues with flashing / hammering occur during specific times (i.e. low load condition)?</p>	<p>No.</p>
<p>Is there any anticipated scope outside of the main steam heat exchanger room?</p>	<p>This will depend on the design of the replacement system.</p>
<p>Is there a preferred flooded heat exchanger manufacturer? What was the manufacturer considered during the preliminary analysis?</p>	<p>This is to be determined by the design team with review by MPEA.</p>
<p>Can MPEA provide a complete set of the mechanical equipment schedules for the Marriot Marquis?</p>	<p>Links to the available schedules are included.</p>
<p>Is the statement about use of 3rd party cost estimating a requirement?</p>	<p>Yes, a third party cost estimator is required.</p>
<p>The RFP talks about phases or combined phases. Is there already a phasing plan in place?</p>	<p>No.</p>
<p>Are the new controls to connect to campus wide control system or to local building automation system/s?</p>	<p>To the local building automation system.</p>
<p>Is there a Revit model for the existing conditions including architectural, mechanical, electrical and plumbing or are we to create the Revit model of the existing conditions?</p>	<p>Available Revit models will be provided to the selected design team.</p>
<p>Do the facilities follow certain Revit/CAD standards?</p>	<p>No.</p>
<p>Do the facilities have design standards to follow, sizing criteria and Preferred equipment manufacturers?</p>	<p>This is to be determined by the design team with review by MPEA.</p>
<p>Is a full time on-site consultant representative required during construction?</p>	<p>No.</p>
<p>Will the fees be paid at the end of each phase described in form F?</p>	<p>Yes.</p>
<p>Is there anticipated Architectural and Structural Work associated with the Heat Exchanger Work or as separate Architectural and Structural Work?</p>	<p>Any architectural and/or structural work required by the project should be included as part of the construction and permit documents.</p>
<p>What is the estimated project schedule duration for the awarded consultant team?</p> <ul style="list-style-type: none"> <li>• Please provide information on the preliminary Design Phase schedule and the Construction Administration schedule separately if possible.</li> </ul>	<p>The RFP respondents should propose design and construction durations as part of the response to the RFP.</p>

<p>Can MPEA clarify the Commissioning requirements of the project?</p> <ul style="list-style-type: none"> <li>• Who is responsible for the Commissioning activities on the project?</li> <li>• Is it expected that the design team include Commissioning scope as part of the proposal?</li> <li>• Will Commissioning scope responsibilities be by a 3rd party consultant hired directly by MPEA or by MPEA engineering team themselves?</li> </ul>	<p>The design documents should specify parameters for a third-party commissioning agent to be hired by the MPEA.</p>
<p>Can MPEA clarify the frequency or quantity of anticipated meetings between MPEA and awarded consultant team?</p> <ul style="list-style-type: none"> <li>• Please provide information on the preliminary Design Phase schedule and the Construction Administration schedule separately if possible.</li> <li>• Does MPEA anticipate consultant team attend meetings either during Design Phase or the Construction Administration to be in-person meetings on site?</li> </ul>	<p>The RFP respondents should propose design and construction durations and the anticipated meetings associated with each phase as part of the response to the RFP.</p>
<p>Can MPEA clarify the frequency or quantity of anticipated drawing reviews by MPEA during the Design Phase?</p>	<p>MPEA's preference is for one phase to produce Construction Documents suitable for bidding and permit with one review by MPEA at 95% completion. Fees for Bidding and Construction Administration phases should also be indicated.</p>
<p>Can MPEA clarify the required deliverable for the RFP line item regarding the separation of steam and hot water systems between the Marriott hotel and Wintrust arena? It is understood that consultant team is to review potential option(s) and provide cost estimate(s).</p> <ul style="list-style-type: none"> <li>• Is the anticipated deliverable for this line item a report describing potential option(s) and cost estimate(s) only?</li> <li>• Will the potential design option(s) be required to be delivered on a drawing set with corresponding book specifications to MPEA?</li> </ul>	<p>The alternate in the RFP for the separation of steam and hot water systems should be disregarded. It is being removed from the scope.</p>
<p>Can MPEA clarify the RFP line item Permitting services by a sub-consultant?</p> <ul style="list-style-type: none"> <li>• Does MPEA expect a 3rd party Permit Expediter to be a part of the consultant team?</li> <li>• Will the consultant teams be allowed to handle all permit related activities where they have expertise in-house and not hire a 3rd party Permit Expediter?</li> <li>• Or does this line item simply reference having an architectural consultant on the design team to handle any permit requirements for</li> </ul>	<p>It is MPEA's preference that a third-party licensed permit expeditor be used.</p>

<p>possible architectural design requirements?</p>	
<p>Can MPEA clarify that all potential design team members will be required to have a 3D BIM model for the project?</p> <ul style="list-style-type: none"> <li>• If required, what BIM level of development is expected from the design team BIM model?</li> <li>• Will the design team be expected to participate in BIM clash detection meetings with the awarded contractor team during Construction Administration?</li> </ul>	<p>Yes, BIM documentation will be required. Models of the existing conditions will be provided to the selected design team and shall be updated to the same level of development for record documentation.</p> <p>The respondent should include field verification and documentation of existing conditions so that the design does not require clash detection modeling.</p>
<p>Can MPEA provide the following additional documentation for use by the consultants?</p> <ul style="list-style-type: none"> <li>• Mechanical Riser Diagram sheets of the steam and condensate piping to heat exchangers and other associated equipment from the KJWW drawing set for the hotel building.</li> <li>• Mechanical Riser Diagram sheets of the heating hot water piping from heat exchangers and other associated equipment to hotel and arena mechanical equipment from the KJWW drawing set for the hotel building.</li> <li>• Mechanical Schedule sheets showing specifications and capacities of existing heat exchangers and other associated equipment for building heating system from the KJWW drawing set for the hotel building.</li> <li>• Plumbing Riser Diagram sheets of the steam and condensate piping to domestic hot water heat exchangers and other associated equipment from the KJWW drawing set for the hotel building.</li> <li>• Plumbing Schedule sheets showing specifications and capacities of existing heat exchangers and other associated equipment for domestic hot water system from the KJWW drawing set for the hotel building.</li> <li>• Division 22 and Division 23 book specifications for the hotel and arena buildings if available.</li> <li>• Submittals of the installed equipment and capacities from mechanical contractor including all steam to hot water heat exchangers, domestic hot water heat exchangers, associated steam systems components, and heating hot water heat exchangers.</li> </ul>	<p>Links to the available drawings will be provided.</p>