

**Texas Governor's Mansion Restoration
State Preservation Board (SPB)
RFQ for Construction Manager-at-Risk (CMR)
Addendum #1
Date Issued: April 8, 2010**

Responses to all questions received to date are included in this addendum. Additional questions received by the Friday, April 9, 5 pm deadline will be answered in a separate addendum.

This Addendum modifies the original Request for Qualifications (RFQ) document dated April 1, 2010, as noted below.

Acknowledge receipt of this Addendum by signing and returning with proposal response.

RFQ Revisions:

On page 7 of the RFQ, requesting information for pages 9-10 of the response, the request for a listing of all your firm's projects over \$5,000,000 during the past eight (8) years had a typographical error in the initial posting of this document. It was listed as \$5,000. It was corrected and re-posted within a matter of minutes. If you downloaded the earlier version, the correct minimum value for this request is \$5,000,000.

Clarification:

While preservation construction experience is important in qualifying for the Mansion Restoration Project, a firm will not be disqualified based on a lack of preservation experience if that firm demonstrates a depth of experience with complex renovation of buildings over 50 years old and in construction with high quality finishes that require expertise in a range of areas, specifically plastering, quality millwork with special woods, masonry to match older existing masonry, and replication of existing finishes generally.

Questions:

1. Construction dates listed in the RFQ vary. Is there a fixed schedule?

SPB Response: We do not have a final schedule and will be working with the CMR to establish a reasonable and achievable schedule to finish by no later than January 2012. For consistency in pricing, we will establish a number of months for construction for pricing purposes in the RFP when it is issued.

2. Please clarify if the CMR will be required to contract directly with the abatement contractor for lead paint removal or will the Owner contract directly for it along with asbestos abatement?

SPB Response: The CMR will contract directly for the lead paint abatement, which may in some cases be taking the paint to a clean and tight condition rather than total removal. In any case, OSHA requirements must be followed as well as our consultant's specifications. It is not unusual for a general contractor to engage a painter who has the experience and expertise to deal with lead paint. That is the approach we are taking to ensure that the work with lead paint fits smoothly and effectively into the overall schedule. The CMR will not be asked to perform asbestos abatement if there should be any. The Owner will contract for that directly. At the present time, we know of no asbestos remaining in the building. The building has been thoroughly surveyed.

Reminder: Sealed proposals must be delivered no later than 2:00PM, Friay, April 16, 2010.

Please see RFQ document for list of required documents to include with proposal and required proposal format.

ACKNOWLEDGE RECEIPT OF THIS ADDENDUM BY RETURNING THIS SIGNED FORM WITH YOUR PROPOSAL.

BY: _____
Representative Name and Title

Firm Name

END OF ADDENDUM #1