

**ADDENDUM #1 - ANSWERS TO QUESTIONS
REQUEST FOR QUALIFICATIONS
RFQ #2011-02
Redevelopment Planning Services
West Columbia, SC Gateway Overlay District (GOLD) and Surrounding Area
Redevelopment Plan**

**Congaree Coalition Brownfield Assessment Program
Administered by CTC Public Benefit Corporation**

Question 1:

We are aware of the total cost of the EPA grant. Is the total grant cost being used for the project outline in the RFQ? If not, what is the estimated budget for this project?

Answer 1:

The budget for the GOLD Redevelopment Plan effort will not exceed \$50,000.

Question 2:

Is the selected consultant expected to complete both the level 1 and level 2 brownfield assessments as stated in the grant?

Answer 2:

No, Phase I and Phase II Environmental Assessments are not included in this effort.

Question 3:

Will the consultant team be provided the most current GIS data to create map and presentation exhibits?

Answer 3:

Yes

Questions 4:

How many public input meetings/workshops are estimated for this project?

Answer 4:

You may propose as many or as few meetings as you feel are appropriate to gauge the needs and wants of the community. There is no set number of meetings in mind at this time. A specific scope of work will be developed after the consultant is selected.

Questions 5:

What is the anticipated timeline or completion date for this project?

Answer 5:

The anticipated timeline will begin June 2011 and end no later than June 30, 2012.

Question 6:

[Company A] is a Service-Disabled Veteran-Owned Small Business. Would this meet one of the EPA's DBE participation goals?

Answer 6:

Under EPA's DBE Program, it is required that MBEs and WBEs be certified in order for their utilization to count toward an EPA financial assistance recipient's accomplishments. In order

to be counted towards a recipient's MBE/WBE accomplishments, MBEs and WBEs must be certified by EPA, SBA, DOT, or by state, local, Tribal, or Private entities whose certification criteria matches EPA's.

Question 7:

In the West Columbia GOLD Redevelopment Plan RFQ, there are page limits associated with each section. Can these pages be double sided? For example, the cover letter has a two page maximum; is this one page double sided, or can it be two pages that are double sided (resulting in 4 sides of a page with content)?

Answer 7:

The maximums are single sided pages. Please submit in PDF electronic format, not in a printed format.

Question 8:

What have been the results of the site assessments in the GOLD and surrounding areas, if site assessments have been done?

Answer 8:

Some site assessments in the GOLD and surrounding area have been conducted. Copies of assessments for specific sites will be provided to the selected firm/team if and when needed for the plan.

Question 9:

Would it be acceptable if we cost out each portion of the work instead of providing standard billing rates?

Answer 9:

Since an exact scope of work has not been defined for the Redevelopment Plan, it would be premature at this stage for providing cost for each portion of work. Billing rates are being requested for comparison value only. Some or all of the professional services may or may not be needed. After the firm/team has been selected, the City, PBC, and the firm will negotiate the final scope and cost based on the needs of the City.

Question 10:

May we provide a flat fee for our work instead of standard billing rates?

Answer 10:

A flat fee could be negotiated with the selected consultant. Billing rates are being requested for comparison value only. Some or all of the professional services may or may not be needed. After the firm/team has been selected, the City, PBC, and the firm will negotiate the final scope and cost based on the needs of the City.

Question 11:

Can you please provide us with the City of West Columbia's Comprehensive Plan?

Answer 11:

A copy of the City of West Columbia's Comprehensive Plan can be viewed at the following web location. (<http://www.westcolumbiasc.gov/documents/WColaCompPlan.pdf>)

Question 12:

Have there been any recent planning efforts, community meetings or visioning efforts that relate to this area? If so, may we access that information so that we can review it?

Answer 12:

The most recent information on planning efforts in this area is contained in the Beautification Plan that can be found on-line.

(www.westcolumbiasc.gov/documents/West%20Columbia%20Beautificatino%20Plan%202010.pdf)