



BROADWAY MARKET REDEVELOPMENT ARCHITECTURE & ENGINEERING CONSULTING SERVICES

Addendum 4

Release Date: May 23, 2023

1. QUESTIONS & ANSWERS

The following is a list of responses to questions submitted by prospective respondents ("Respondents") that were not covered in addendum #3.

Table with 3 columns: Question No., Question, Answer. Row 1: Question No. 56, Question: Do you have an ultimate project construction budget/cost per square foot in mind? (Your RFP mentions having raised \$44M in funds and also that you have funding in-hand to pay through design development. We assume that the \$44M is not entirely devoted to services through design development.) Answer: There is no final project construction budget/cost per square foot at this time. As addressed in question 23 in addendum #3, we have raised \$31M raised so far. The sum total of funds currently raised plus any additional funds raised in the future will be for all phases of the project, including all design work, construction administration, construction management (provided by another firm TBD) and actual construction costs (provided by a general contractor TBD). Assuming the reference to the design development is from section VI: contract term on page 10 of the RFP, the "funds available" in this section refers to an internal funding allocation for the design development services only. At this time, we intend to enter into a contract with the selected vendor for services through design development. As the work progresses into and through design development, we can seek to amend the contract to include the remainder of the A/E work. Although the initial contract will be for services through design development only, interested vendors must submit a proposal that covers all the work through the end of construction administration.

57	Do you have clear parking space requirements in mind? Do you need to maintain a certain number of parking spaces? Are there opportunities to study and reduce the amount of parking? (You mention ample parking in the neighborhood and surroundings.)	There are no parking space requirements. While renovating the entire existing first floor space is a priority, we are open to studying the re-use of other spaces in the building (including the first floor parking, second floor parking and the roof parking), provided it is within our budget.
58	How committed are you to the concept plan for the basement? Would you be amenable to including parking in the basement and relocating storage/services elsewhere?	We are open to re-visiting the programming for the basement, but we do not think parking would be a suitable use for the basement.