

QUESTIONS & RESPONSES – Posted January 23, 2025

QUESTION: The RFP indicates a desired Project Completion Date of May 16, 2025. Is it the Town's desire for both the Alternatives Analysis and Design and Bidding Phase to be completed by May 16, 2025, or just the Alternatives Analysis?

RESPONSE: The Town desires to have the final design completed and ready to be advertised for bids by May 16, 2025.

QUESTION: The RFP requests an alternative procurement analysis. In the event the Town elects to proceed with a Design-Build approach, would the scope of the design and bidding phase be limited to developing a conceptual level design to solicit bids from perspective Design-Build contractors and supporting the Town in selecting a Design-Build contractor?

RESPONSE: This depends in part on the method selected. For design build we would likely want a 50-75% completed design by May 1 so we could advertise for the contractor with a fairly tight design. If another method looks advantageous, the answer might be different.

QUESTION: Does the Town anticipate retaining consultant services for the construction phase of the Project under a Design-Build scenario?

RESPONSE: That would depend on the process selected and when the design was fully completed.

QUESTION: Has the Town received a "final deadline" from funding agencies for when the grant funds secured for the Project must be expended by?

RESPONSE: The timeline for funding from the Natural Resources Conservation Service and the Division of Homeland Security & Emergency Management is longer than the Town can wait. The Town needs to get something done this year.

QUESTION: What exactly is expected by the desired completion date?

RESPONSE: The Town is looking to have construction-level documents ready by the desired completion date so that the Town can issue a Request for Bids to locate a contractor to construct the project. There is room for flexibility on the completion date.

QUESTION: Does the 25-page limit referenced in the RFP include cover page and dividers, cover letter, table of contents, and/or resumes? If not, can we include resumes in an appendix?

RESPONSE: Pages with non-substantive information like the cover page, dividers and table of contents will not count toward the 25-page limit. Resumes will count toward the 25-page limit.

QUESTION: For the electronic copy required for submittal, can we submit a pdf by email to the address provided in the RFP - pneill@town.ridgway.co.us? or would you prefer we upload to a sharepoint site?

RESPONSE: Either of those options will work to satisfy the electronic copy requirement. Please note that the Town would still expect to receive two paper copies of the proposal in a sealed envelope by the deadline stated in the RFP.

QUESTION: What is the proposed start of construction?

RESPONSE: Once the Town has construction-level documents, the aim is to issue a Request for Bid seeking a contractor to take on the project. The Town hopes to have a contractor in place and ready to take on the project immediately after the high runoff season (i.e., July 15, 2025).

QUESTION: Who will be the Town's representative for design and construction oversight/review?

RESPONSE: The Town's representatives will be Preston Neill, town manager, and Joanne Fagan, town engineer.

QUESTION: What agencies will be approving the design plans?

RESPONSE: Agencies that will have a hand in reviewing and signing off on the design plans will be the Town of Ridgway, the Colorado Water Conservation Board (CWCB), the Army Corps of Engineers, and the Natural Resources Conservation Service (NRCS). There may be a few other entities who may end up reviewing the design plans, such as the U.S. Forest Service and a private landowner.

QUESTION: Who will be reviewing and approving the alternatives and what is the anticipated turnaround time for approval?

RESPONSE: Proposed alternatives will be presented to the town manager and town engineer. They will also be relayed to representatives of the NRCS and CWCB for review and input. The review and approval timeline should take no longer than one week.

QUESTION: Does the Town have access to any existing survey data in the area that can be used to supplement the topo survey performed by Buckhorn last fall?

RESPONSE: The Town doesn't have any more data other than what is publicly available, like USGS maps and Google Earth.

QUESTION: Does Town have easement documentation available that we can use to establish boundaries?

RESPONSE: The Town likely has some files in its filing system or with the Ouray County Clerk & Recorder's Office.

QUESTION: Is the consultant expected to include a water attorney in their scope of services to assess the legal implications of the options?

RESPONSE: No, the consultant is expected to coordinate with the Town's staff and legal team as needed to provide the necessary evaluations and design work as required in the RFP.