ADDENDUM #1

Addendum #1 is added and shall become part of the RFP document posted on April 19, 2021. Respondents shall acknowledge receipt of this Addendum on their proposal.

1. The Sign-In sheet for the mandatory project informational meeting, held on May 4, 2021 is incorporated as Attachment #1.

2. Additional project information provided by the Owner during the informational meeting is as follows:
   a. Meeting Agenda date May 4, 2021 is incorporated as Attachment #2
   b. Herb Brooks National Hockey Center Directors Comments is incorporated as Attachment 3

Responses to Questions

3. Questions submitted during the informational meeting and their responses are as follows
   a. No written questions submitted during the meeting.
   b. Written Question Received on Monday May 10, 2021: While we were there at the Informational Meeting, you did reiterate the dates of the questions and addendum being May 14th and May 19th respectively, as well as the RFP response due on May 27th. No one picked up or asked about the day of the week discrepancies indicated in the RFP on page 7, as May 14th is a Friday and not Monday, and May 19th is a Wednesday and not Thursday. Questions are due Friday, May 14, 2021. Final Addendum will be posted not later than Wednesday, May 19, 2021.

4. Summary of Attachments:
   a. Mandatory project informational meeting Sign-In Sheet
   b. Meeting Agenda date May 4, 2021
   c. Herb Brooks National Hockey Center Directors Comments

END OF ADDENDUM #1
Frederick D. Snider
216-367-7422
101.21.76.209
615-491-1101
320-252-3740
851-605-3133

Mike Moore
1321 Electromax Court
Columbia, MO
652-491-0125
615-491-0125

Husky Den
MAY 4, 2021
ST. CLOUD STATE UNIVERSITY
HERB BROOKS NATIONAL HOCKEY CENTER COOLING PLANT REPLACEMENT PROJECT
ARCHITECT and ENGINEER RFP MEETING AGENDA

Herb Brooks National Hockey Center Cooling Plant Replacement
St. Cloud State University
May 4, 2021
Husky Den

1. Introductions
   Project team directory- See attachment

2. Project background (System Office Program Manager)
   A. Predesign Report by JLG Architects dated November 29, 2018
   B. Funding – HEAPR General Obligation

3. Project description (Campus Project Manager)
   A. Scope
      Phase 1 – Ice Replacement – Refrigeration System Replacement. Dasher Board and Shielding Improvement
      Phase 2 – Ice Facilities Support Infrastructure - AHU, HVAC Controls and Lights.
   B. Program /Area
      Remodel – 950 Sq. Ft. Ice Plant Room
   C. Construction Budget Amount
      Phase 1 $6,481,756
      Phase 2 $1,976,650
   D. Delivery method:
      Design/Bid/Build

4. Project Schedule (Campus Project Manager)

<table>
<thead>
<tr>
<th>Phase</th>
<th>Milestone date</th>
<th>Length of phase</th>
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<tbody>
<tr>
<td>RFP Questions Due to SCSU</td>
<td>May 14, 2021</td>
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<td>RFP Addendum Posted</td>
<td>May 19, 2021</td>
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<tr>
<td>Deadline for RFP</td>
<td>May 27, 2021</td>
<td></td>
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<tr>
<td>Planned Selection</td>
<td>June 10, 2021</td>
<td></td>
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<tr>
<td>Planned Contract Execution</td>
<td>July 2, 2021</td>
<td></td>
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<tr>
<td>Schematic Design Complete</td>
<td>October 6, 2021</td>
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<tr>
<td>Design Development Complete</td>
<td>February 8, 2022</td>
<td></td>
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<tr>
<td>Construction Document Complete</td>
<td>June 9, 2022</td>
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</table>
5. **A/E Consultant Responsibilities (System Office Program Manager)**

A. General Requirements


b. eManual (forms, templates, contracts) available at [http://www.minnstate.edu/system/finance/facilities/design-construction.pm_emanual/index.html](http://www.minnstate.edu/system/finance/facilities/design-construction.pm_emanual/index.html)

c. Minnesota Statutes requirements for construction

   a. Sustainability
      - B3/MSBG/ (MS 16B.325)
      - SB 2030 (MS 216B.24)

   b. Recycling Construction Waste (MS 16B.327)


   d. Equal Pay Certificate (MS 363A.44)

   e. Contractor Registration with DLI (MS 181.723)

   f. Responsible Contractor (MS 16C.285)

   d. eBuilder (Project management software)

      a. All documents and workflows to be processed in eBuilder
         - Basic information is available at SharePoint site [https://connect.mnscu.edu/sites/ebuildervendor/SitePages/General.aspx](https://connect.mnscu.edu/sites/ebuildervendor/SitePages/General.aspx)

      b. Training required

      c. Electronic approval
         - Reminder to review electronic documents detail

   e. Financial

      a. Lump sum fee

      b. Reimbursable Expenses (Limited to printing and State Plan Review)

      c. Change in Work (Amendment procedure)

   f. Communications

      a. A/E prepares meeting minutes for design and construction

      b. Campus Project Manager responsible for decisions

B. Project Phases

1) General

   a. Each design phase includes cost estimate prepared by cost estimator that is within construction budget amount
      - Design contingency is reduced as design advances
      - Deduct alternates are used to respond to variable market conditions to avoid redesign

   b. Hazardous Material
      - Review surveys and identify areas that need further investigation

   c. Obtain written approval prior to starting next phase

2) Schematic Design

   a. Program Verification (Predesign)

   b. Submittal -Technical Review by Campus Project Manager, System Office Facilities staff, Owner’s Representative
      - Include: preliminary FF&E layout, variance requests, code review and cost estimate

   c. Formal Presentation - Vice Chancellor/CFO approval

3) Design Development

   a. Submittal reviewed by Campus Project Manager, System Office Program Manager

4) Construction Documents

   a. Submittal –reviewed by Campus Project Manager, System Office Program Manager
      - Include Request for Bid Form with cost estimate
• **Do not change** front end documents/use latest revision on Minnesota State website
• Liquidated Damages
• Prevailing Wage- insert county wage rates in front end document – version is effective on date of issuing for bid
• Deduct Alternates – must be taken in order
• Construction Site Signage (Coordinate with Campus PM for design if applicable)

5) **Bid/Award**
   a. Post Bidding Documents on Quest CDN at [https://www.questcdn.com/questcdn/action/questLogin](https://www.questcdn.com/questcdn/action/questLogin)
   b. Informational (Prebid) meeting (mandatory or not mandatory)
   c. Addenda
      • Meeting minutes of informational meeting
      • Substitution requests approved by Campus Project Manager
   d. Bid Opening at campus
   e. Recommend award
   f. Post Bid tab results on QuestCDN (occurs after Campus Project Manager awards bid)

6) **Construction Administration**
   a. Conduct Preconstruction meeting (occurs after execution of contract and Notice to Proceed)
   b. Field Reports
   c. Conduct Construction progress meetings and issue meeting minutes
   d. Process Construction SI, RFI, PR, Change Orders in a timely manner
   e. Coordinate Substantial Completion certificate with punch list
   f. Review and Certify Pay Applications in a timely manner.
   g. Final Completion
   h. Contract Close out
      • IC 134
      • Record documents
      • O&M Manuals

7) **Conduct 10 month warranty review**
   • Warranty starts on date of Substantial Completion

6. **Percent for Art**
   A. A/E advisor to Art Committee
   B. Incorporated into construction, if possible
   C. Assist with coordination of infrastructure, if needed

7. **Furniture Fixtures and Equipment**
   A. Scope
   B. Budget Amount: $0

8. **Project Closeout**
   A. Post Occupancy Evaluation
   B. A/E Evaluation

9. **Other items**
### System Office

<table>
<thead>
<tr>
<th>Name</th>
<th>Role</th>
<th>Phone</th>
<th>Email</th>
</tr>
</thead>
<tbody>
<tr>
<td>Terry Olsen</td>
<td>Director, Design and Construction</td>
<td>651.201.1425</td>
<td><a href="mailto:Terry.Olsen@minnstate.edu">Terry.Olsen@minnstate.edu</a></td>
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### College/University

<table>
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<th>Name</th>
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<tbody>
<tr>
<td>Larry Blaiser</td>
<td>Construction Facilities Coordinator</td>
<td>320-308-4712</td>
<td><a href="mailto:ljblaiser@stcloudstat.edu">ljblaiser@stcloudstat.edu</a></td>
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### Design Team A/E to complete

<table>
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### Minnesota State consultants Campus Project Manager to complete

<table>
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Herb Brooks National Hockey Center Cooling Plant Replacement  
St. Cloud State University  
May 4, 2021  
Husky Den

Incorporate the following St. Cloud State University clarifications and additional requirement per discussion by the Herb Brooks National Hockey Center Director

Ice Plant

- List Glycol as the specified Secondary Refrigerant

“...for a new refrigeration system, the University has selected an ammonia-based, indirect, industrial grade refrigeration system as the replacement system for the existing R-22 system. The secondary refrigerant shall be glycol-based.”

Equipment Room Work

- Include the relocation and design of the “Officials Room” to the expansion of the equipment room
- Include the relocation and design of an “Employee Locker Area” to the expansion of the equipment room.

Rationale - both the official’s room and the ice resurface staff lockers are impacted by the expansion of the equipment room. Both spaces will need to be incorporated into the new design. Options exist in Rooms 107A and 107 for space renovation/allocation.

Rink Resizing

- Add hybrid option for main rink (200’ x 92’ x 28’ radii)

“3. Reduce Olympic sized ice rink floor on the main arena to a hybrid option (200’ x 92’ x 28’ radii) or similar and reduce the size of the practice rink to NHL (200’ x 85’ x 28’ radii)”

- Add design incorporation of seating options on West side of practice rink (min 500)
- Add design incorporation of ramp option/replacement on SW practice rink (needs to be wider for traffic flow)

Lighting

- Add specific language for lamp replacement (main rink Field of Play)
  - A/E meeting there was a question of what other lamps are being redone in the facility
- Add specific language to update the practice rink lighting to LED as well over the Field of Play and spectator seating
Dasher Boards

- Change “b” to the following:
  “b. Equipment gates to be 120” wide minimum”

- Add bullet c as follows:
  “c. Main Rink to have (1) equipment gate and (8) passenger gate options, Practice Rink to have (2) equipment gate and (10) passenger gate options”