

**ORANGE BEACH FIRE STATION 1 COMPLEX**  
REQUEST FOR PROPOSALS – REQUISITION NO. 2019-1202

ADDENDUM NO. ONE (1) – DATED NOVEMBER 25, 2019

The information given in this addendum is in addition to or supersedes conflicting information to the request for proposals and is hereby made a part of the request.

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**See attached aerials for the Fire Station 1 Complex.**

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**Question #1:** What is the project budget for each facility or complex?

**Answer:** A budget has not been fixed for this capital project. The Mayor and Council of the City of Orange Beach prefer to consider all available options before making a final determination.

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**Question #2:** Has any programming services been provided prior to this RFP which include a building program for each proposed facility, outlining space requirements, itemized departments and possibly a spreadsheet calculating overall square footages that is available? Or does programming services need to be included in our proposal?

**Answer:** No programming services have been provided. Programming services may be included in the proposal.

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**Question #3:** Has any pre-design site evaluations, master planning or conceptual studies been provided prior to this RFP that are available?

**Answer:** No pre-design site evaluations have been conducted. Master planning of the complex is part of the scope of work for this RFP. The city did obtain a concept plan of training facilities many years ago, but it is dated and should be redesigned.

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**Question #4:** Is the intent for the Fire Station 1 Complex to demolish the existing fire station building or renovate this building as part of the project?

**Answer:** The intent is to demolish the existing fire station building, but, ideally, construction should be phased so that administrative and emergency response operations can continue uninterrupted.

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**Question #5:** Fire Station 5 is currently on property at The Wharf. Will the new facility be at this same location or is there a new site? If there is a new site, has a recent survey been created or is this service required? Have phase 1 & 2 environmental studies been performed or required?

**Answer:** The new Fire Station 5 facility will be on a new site that has not yet been secured, so the City understands that the detail for this portion of the proposal response will be limited due to a lack of available information at this time.

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**Question #6:** Is there a Construction Manager already under contract with the city or is the intent for these projects to be delivered with an outside Construction Management company?

**Answer:** The City is considering hiring an in-house construction manager due to a large number of planned and ongoing municipal projects, but for now, please include any available construction review, construction management, and/or construction administration services available through your firm.

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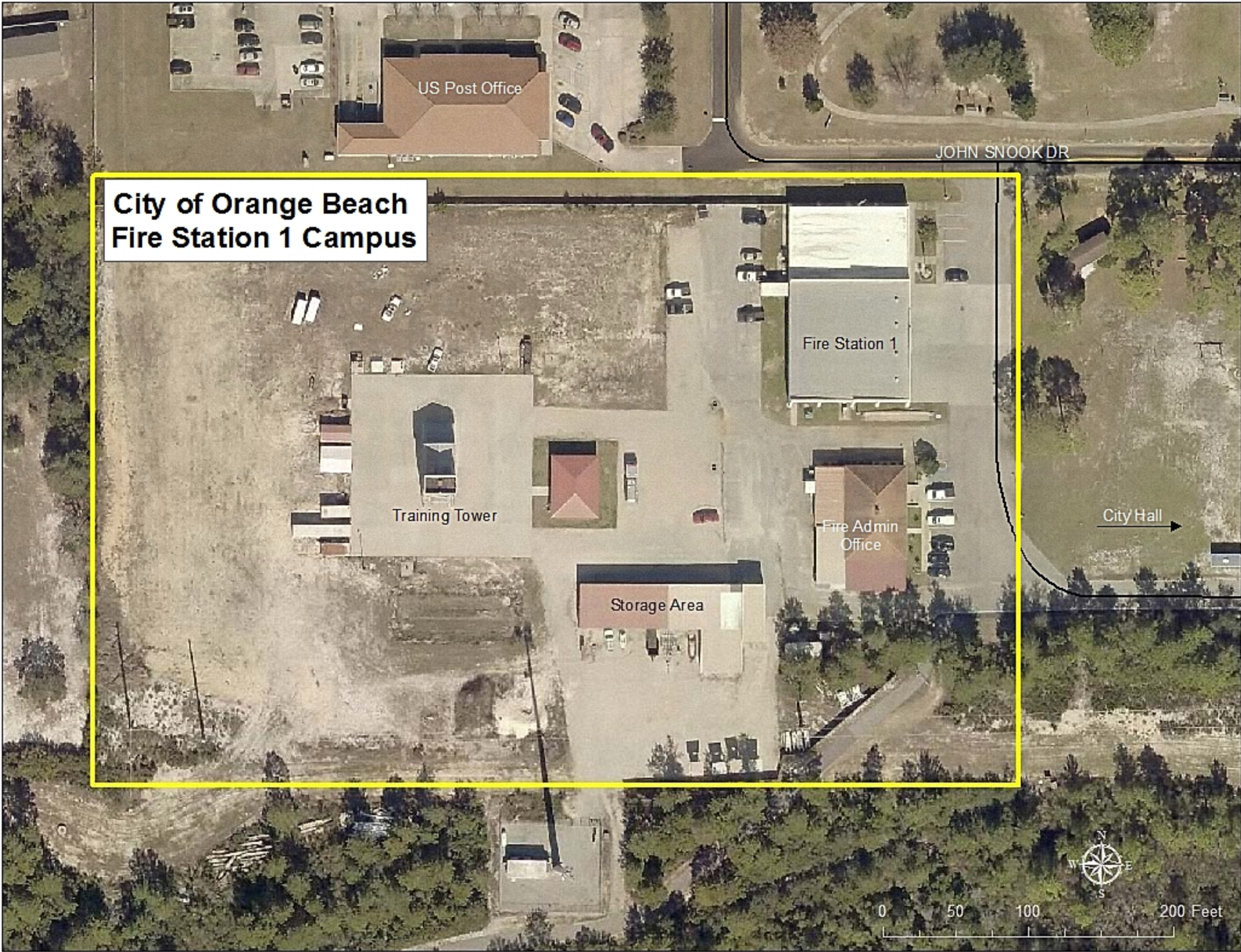
**Question #7:** Will there be any CAD files of the existing buildings and sites available? Or should we expect to field verify and create as-built CAD files?

**Answer:** The City does not have any CAD files of sites or structures. Field verification and creation of as-built CAD files is expected.

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Please be sure to acknowledge receipt of this addendum on your proposal form.





**City of Orange Beach  
Fire Station 1 Campus**

US Post Office

JOHN SNOOK DR

Fire Station 1

Training Tower

Fire Admin  
Office

City Hall →

Storage Area



0 50 100 200 Feet





Drill  
Tower/  
Gazebo  
stay in  
place

25853 John M  
Snook Drive

Rattlesnake Ridge Trail  
Rattlesnake Ridge Trail

