

Town of Taos, NM
Finance Department/Purchasing Division
400 Camino de la Placita, Room 202
Taos, NM 87571

May 18, 2020
Addendum #1 to RFQ 19-20-05

Design-Build Solar Developer for PV Project at the Wastewater Treatment Plant.

Prepared by Dale Lyons, Souder, Miller and Associates

The following are questions and responses received as of May 14, 2020

Question: One of the minimum qualifications states that the development firm shall have already acquired at least one local, municipal, or county land use/zoning permit for the development of a commercial scale PV Project (Page 11, Item 2g). Could you please clarify? Does this mean the developer needs to have secured a permit for this project/land specifically, or that the developer needs to have prior experience acquiring at least one permit for solar development in the past?

Response: Early in the project planning process, it was anticipated that the Town would need to secure a Taos County Special Use Permit for the project. The Town has since determined that this permit is not required. The project will require a New Mexico Construction Industries Division building permit and compliance with U.S. EPA NPDES compliance, so Respondents should demonstrate their competency complying with regulatory requirements for similar projects.

Question: Will the successful awardee of this project need to provide O&M and/or warranty management services for the Town of Taos after the PV systems are built and commissioned?

Response: During the second phase of the procurement, the Town may ask that proposals for O&M services and/or warranty management services be included in the Respondents' technical and cost proposals.

Question: The schedule on page 12 of the RFQ appears to be aggressive. Could the Town of Taos share any insights on what is driving this schedule?

Response: The project funding expires at the end of June 2021. The schedule is intended to complete the project by that date.

Question: XP-215 MBE/WBE/SBRA Utilization Information Sheet: While we are able to answer some questions based on our past experience working with diverse firms, others seem more appropriate for Phase II as we have yet to bid this project. For example, questions 7 through 12 assume that we have released letters of solicitation and have conducted pre-bid and post-award meetings. Should we list 'not applicable' or reserve this for Phase II?

Response: As with all other forms included in the RFQ, the form XP-215 MBE/WBE/SBRA must be completed and submitted along with the Phase I proposal. For questions 7-12, please state "To be completed for Phase II". Selected Respondents included in Phase II of the procurement will be required to complete and submit the form with their technical and cost proposal, with project specific answers to questions 7-12.

Question: Disadvantaged Business Enterprise (DBE) Program Forms 2, 3 and 4: Similar to XP-215, the three DBE Forms assume we have solicited DBE firms at this stage. Should we reserve this for Phase II?

Response: For each of these forms, fill out the contact information at the top of the first page, enter "To be completed for Phase II" in the first line of main body of the form, and sign and date the form. Selected Respondents included in Phase II of the procurement will be required to complete and submit the forms with their technical and cost proposal, with project specific answers to questions in the main body of each form.

Question: Do you anticipate extending the bid due date?

Response: Not at this time.

Question: What additional details are you willing to provide, if any, beyond what is stated in bid documents concerning how you will identify the winning bid?

Response: The RFQ Section 3 summarizes the evaluation criteria. No additional information will be provided.

Question: Was this bid posted to the nationwide free bid notification website at www.mygovwatch.com?

Response: The Town of Taos did not post the solicitation at that website.

Question: Other than your own website, where was this bid posted?

Response: The solicitation was only posted on the Town's website.

Question: In Section 3.2.1, it is suggested that Town of Taos will be providing all survey and geotechnical reports for the project at their cost. If the survey or geotechnical report are not sufficient for the engineering/design, will the Town of Taos be able to provide updated survey/geotech under the guidance of the awarded entity for the project? The assumption is that Town of Taos would be responsible for any associated costs. Is that the correct assumption?

Response: The Town assumes that the completed survey and geotechnical analysis/report will be sufficient for the purposes of preparing technical and cost proposals, engineering/design, and project construction. These same analyses of the entire Town of Taos property were used for the KCEC 4 MW project, without the need for supplementary information.

Question: According to the Cross-Cutter Guidelines, will a biological assessment be required for the Endangered Species Act or has that been successfully completed and recorded for the area proposed for the PV site?

Response: In compliance with NEPA, on February 20th, 2020, NMED issued a Finding of No Significant Impact for the project. Therefore, all project-related environmental issues or concerns have been addressed.

Question: According to the Cross-Cutter Guidelines, will an archeological survey be required for the Archeological and Historic Preservation Act or has that been successfully completed and recorded for the area proposed for the PV site?

Response: In compliance with NEPA, on February 20th, 2020, NMED issued a Finding of No Significant Impact for the project. Therefore, all project-related environmental issues or concerns have been addressed.

Question: According to the Cross-Cutter Guidelines, does the proposed site have any characteristics that would allow it to be exempt from the Farmland Protection Policy Act or will a LESA be required for this site?

Response: In compliance with NEPA, on February 20th, 2020, NMED issued a Finding of No Significant Impact for the project. Cross-cutters do apply to the project, but matters related to Farmland Protection Policy have been addressed.

Question: Is it the expectation that site grading will be needed for the site or is the present topography OK to utilize? That is, does the site need to be leveled or can the PV arrays follow the local topography?

Response: The Town does not anticipate the need for any significant site grading to accommodate the project. Selected Respondents participated in Phase II of the procurement will be provided with survey and geotechnical information, and encouraged to visit the site, to make their own determinations regarding the need for earthwork.

Procurement Schedule: The RFQ due date and all other information not addressed in this addendum remain unchanged.

PLEASE ACKNOWLEDGE RECEIPT OF ADDENDUM #1 WHEN SUBMITTING RFQ RESPONSE.