



Solicitation Number: 2023.011

Jayne Burritt, Administrator/CEO

Addendum Date: April 06, 2023

Board of Directors

Chuck Severance, Chair

Closing Date: April 12, 2023 @ 11:00 a.m. Eastern Time

Steve Maddox, Vice Chair

Total Pages: 4

Hubert Smith, Secretary

Shane Jackson, Treasurer

Questions/Answers:

Question #1: I am looking over the pricing list, and I noticed that there isn't any SF listed for Riverwalk and Summer Place garages. Is this information available or do we need to measure these ourselves?

Heather Anderson

Daniel Brown

Jon Clark

Answer #1: Riverwalk Garage has 250,000 SF (estimated) and Summer Place Garage has 216,000 SF.

Scott Davis

Rob Glass

Question #2: I also noticed on the pricing list there was a line item for Regal garage, but that is now State Street, correct?

Jason Legg

Ann Marie Tugwell

Answer #2: The Proposal Form has been updated to show State Street Garage (not Regal Garage) which is 451,080 SF. The garage near Regal's Corporate Offices is Riverwalk Garage.

Question #3: I was reading through the reclaim requirements and was wondering if you can put me in touch with the right person at storm water. The reason I ask is in all other municipalities we work in we get a special discharge permit for our wastewater we treat on site in our mobile water treatment plant. This allows us to legally discharge right into the sanitary sewer on site. We have received such permits from the City of Charlotte, City of Wilmington, City of Durham, City of Raleigh, and others.

Answer #3: Per their permit, the City of Knoxville, Tennessee cannot allow any product or material into the stormwater system other than stormwater. Knoxville Utilities Board (KUB) manages the sanitary sewer and has a permitting process through their Industrial Pretreatment Program (IPP). The IPP may be contacted at 865.594.8367. The Proposal Form has a separate line for the cost of reclamation services, see item 6.1.40, that will be in addition to the pricing listed on the other lines, if needed.

Question #4: For the parking garages, I am aware we can get a permit through the city for a nearby hydrant and get a meter through KUB. However, I wanted to see if this is standard or if you have any insights how we could better serve you and make the water consumption process a little more efficient. Water trucks do not hold near enough to keep work flowing in a timely manner.

Answer #4: PBA managed garages are mainly open 24/7 so we do not have any of them cleaned in their entirety since they're never totally empty. Where pressure washing is requested in the garages, it is localized in stairwells and/or elevator landings. A water tank will be sufficient in these instances.

Question #5: On the Sunsphere, at the base how far out is needing to be cleaned as directly around the Sunsphere is not a large area but going to the retaining walls is much more.

Answer #5: There is a colored circle on the concrete that surrounds the Sunsphere and is approximately 30' out from the base. Pressure washing does not go out passed this area.

Question #6: At Volunteer Landing the stair tower is in reference to the stairs and platforms going up to the pedestrian bridge correct? And at the base of the stair tower is that area to be cleaned as well or just stairs and platforms?

Answer #6: As the technician washes down the stairs and platforms, the water will naturally drain down to the concrete walkway at the base. This area is to be cleaned as well.

Deletions/Additions:

Deletion #1:

3.1 INTENT: PBA intends for this solicitation to set forth and convey to prospective contractors the general type, character, and quality of pressure cleaning and reclamation services as desired by PBA at an economical price. Award will be based on Best Value. Best Value means more than low cost. It includes initial cost, service quality and other factors detailed herein.

Addition #1:

3.1 INTENT: PBA intends for this solicitation to set forth and convey to prospective contractors the general type, character, and quality of pressure cleaning services as desired by PBA at an economical price. Award will be based on Best Value. Best Value means more than low cost. It includes initial cost, service quality and other factors detailed herein.

Deletion #2: Section VI of the RFP

Section VI – Supplier Pricing for Proposal Number 2023.011, Pressure Cleaning Services is deleted in its entirety.

Addition #2:

Section VI – Supplier Pricing for Proposal Number 2023.011, Pressure Cleaning Services has been revised. The updated form is included with Addendum 1. Suppliers are cautioned that they **must** use the revised Pricing Form for their submittal.

End of Addendum #1.

Addendum must be acknowledged in Tab III of the submittal.



Karen D. Smitherman, NIGP-CPP, CPPB, PMP
Manager of Procurement & Internal Controls
Public Building Authority

SECTION VI SUPPLIER PRICING FOR PROPOSAL NUMBER 2023.011, PRESSURE CLEANING SERVICES

SUPPLIER NAME: _____

6.1 PRICING: Pricing will include pressure cleaning services. If a project requires reclamation services, the additional charge for those services will be based on the pricing included for item 6.1.40. Suppliers are to provide firm pricing for each item as listed in the tables below. The price listed must include all costs associated with the work (e.g.: insurance, salaries, overhead, profit, licenses, and vehicle costs).

FACILITIES	ITEM	SITE NAME	AREA	COST PER CLEANING
	6.1.1	City County Building Parking Garage	L-1 Entrance off Hill Avenue	\$
	6.1.2		Crossover Bridge Walkway/Plaza	\$
	6.1.3		CCB Garage	\$
	6.1.4		Stairwells	\$
	6.1.5	City Public Safety Complex	Garage	\$
	6.1.6		Stairwell	\$
	6.1.7	Dwight Kessel Parking Garage	Garage	\$
	6.1.8		Stairwells	\$
	6.1.9	Knoxville Transit Center	Deck Platform	\$
	6.1.10		Canopies	\$
	6.1.11		Front Façade and Retaining Wall	\$
	6.1.12	Locust Street Garage	Garage	\$
	6.1.13	Main Avenue Garage	Garage	\$
	6.1.14		Stairwell	\$
	6.1.15	Market Square Garage	Garage	\$
	6.1.16		Stairwells	\$
	6.1.17	Regal Riviera Cinema	Dumpster Pad Area	\$
	6.1.18		Front Entryway	\$
	6.1.19		Pedestrian Gateway to State Street Garage	\$
	6.1.20		Crossover Bridge (floor and cover)	\$
	6.1.21	Riverwalk Garage at the Bridges	Garage	\$
	6.1.22		Stairwells	\$
	6.1.23	State Street Garage	Garage	\$
	6.1.24		Stairwells	\$
	6.1.25	Summer Place Garage	Garage	\$
	6.1.26	Sunsphere	Base, 2 nd & 3 rd Levels	\$
	6.1.27	Volunteer Landing	Stair Tower	\$
6.1.28	World's Fair Park Security Building	Restroom Breezeway	\$	

SECTION VI SUPPLIER PRICING FOR PROPOSAL NUMBER 2023.011, PRESSURE CLEANING SERVICES – CONTINUED

SUPPLIER NAME: _____

HOURLY RATES	ITEM	DISCIPLINE	COST PER HOUR REGULAR HOURS	COST PER HOUR EVENING HOURS	COST PER HOUR WEEKEND HOURS
	6.1.29	Supervisor	\$	\$	\$
	6.1.30	Technician	\$	\$	\$
	6.1.31	Other	\$	\$	\$

MISC.	ITEM	DESCRIPTION	UOM	COST PER EACH
	6.1.32	Pressure cleaning ground surfaces (e.g. pavement, concrete, brick paver)	SF	\$
	6.1.33	Pressure cleaning ground level façade surfaces (e.g. brick, concrete, glass, metal)	SF	\$
	6.1.34	Pressure cleaning above the ground level facades	SF	\$
	6.1.35	"Up-charge" for difficult surfaces or stains requiring extra passes and/or chemicals	SF	\$
	6.1.36	Different surfaces and/or stairs that require additional passes and/or chemicals	SF	\$
	6.1.37	Rental for each level of scaffolding, if needed	DAY	\$
	6.1.38	Rental for each standard lift, if needed	DAY	\$
	6.1.39	Rental for each articulating boom lift (above 40'), if needed,	DAY	\$
	6.1.40	Cost for water reclamation services to include blocking of drains and removal and disposal of water/refuse	HOUR	\$
	6.1.41	Hazmat and cost of PPE, if needed	EACH	\$

6.2 ALTERNATIVE CLEANING METHODS: Suppliers may provide details regarding alternative cleaning methods they offer. Include an explanation of the cleaning methodology, including but not limited to, why it is preferred, benefits, and cost and/or time savings. Suppliers submitting alternative methods must also include pricing for the above locations and categories for these methods in the format included in Section 6.1.

Failure to provide any of the above information or any other information requested in this solicitation document may be cause for disqualification.