Addendum #1
Timnath Police Services Building – Design RFP
Date: 3/6/19

Please allow this correspondence to serve as clarification to questions from design professionals regarding the Timnath Police Services Building.

- Under the design fee breakdown there is a reference to Acoustical Design – please clarify. Is this related to acoustical privacy/sound isolation or actual room acoustics? The acoustical design will be related privacy and sound isolation.

- There is a reference to furniture and artwork selection, procurement and moving coordination. We would retain an interior design firm for that purpose. Should we also include a fee for typical interior design services – colorizing, materials and finishes. Please include interior design services for the selection of materials, finishes, and colorizing related to furniture.

- Is the RFP process limited to a select list of architectural firms (if so, how many?) or is it open to any interested firm? The RFP was sent to a select list of design firms (five), and the RFP is posted on the Timnath Town Center website.

- What is the estimated size of the proposed building, and will it be one story or two? As noted in the body of the RFP, the programming has not been completed, but we estimate the project as a two story, 12,000 SF to 15,000SF building.

- Has a budget been set for the project? No

- Is the site correctly zoned for the proposed use? Yes

- Will the zoning/planning review be done by the Town of Timnath or by Larimer County? Town of Timnath will review the project.

- How long do you estimate that the planning/entitlement process will take? The selected team will undergo the Site Plan Process for entitlement and it usually takes about 2-3 months. This can be run concurrently with the building permit review.

- Is the site fully developed with adjacent utilities and public access? Yes, there are utilities in Signal Tree Drive.

- Are there any special concerns regarding drainage/Stormwater design review and approval? Any outside agencies/districts involved in Stormwater review? Stormwater is governed by the Town of Timnath.

- Are there any special districts or metro districts that would be involved in the planning or plan review process? No
• Is a public hearing required for Development Plan approval? Yes

• Does Timnath have its own building department, or are plan review and field inspections contracted out to a consultant(s)? Plan review and inspections are contracted out to Safebuilt, Inc. located in Windsor, CO.

• See attached AIA B103, AIA A201, and Professional Services Agreement that will be used to execute the design services.

END OF ADDENDUM #1