

## Questions and Answers - Updated 2/10/15

### REQUEST FOR QUALIFICATIONS AND PROPOSALS #1060 - 02/17/2015

#### *Environmental Site Assessment, Hazardous Building Material Survey & Remedial Action Plan preparation of the former Amerbelle Mill Property, Vernon CT*

<b>DATE</b>	<b>QUESTION</b>	<b>ANSWER</b>
1/28/15	Is rating based on these criteria first and then pricing is reviewed for fairness and reasonableness?	<p><i>The proposals will be reviewed by the Town's selection committee. Selection criteria will include, but is not limited to, the following:</i></p> <ol style="list-style-type: none"> <li><i>1. Proposed scope of work</i></li> <li><i>2. Qualifications and experience (on similar projects) of personnel to be assigned to the project team</i></li> <li><i>3. Ability to provide the services within proposed project schedule time constraint</i></li> <li><i>4. The firm's awareness of projects issues, opportunities and constraints</i></li> <li><i>5. Brownfields experience</i></li> <li><i>6. Experience preparing a RAP or Quality Assurance Project Plan (QAPP)</i></li> <li><i>7. Technical expertise in conducting Phase II through Phase III environmental assessments and remediation planning.</i></li> <li><i>8. Success in dealing with Connecticut Department of Environmental Protection (DEEP) requirements for property assessment, cleanup and transfer.</i></li> <li><i>9. Experience in dealing with Connecticut Department of Economic and Community Development (DECD) Brownfield Assessment Program.</i></li> <li><i>10. Incorporation of sustainable practices in the assessment and remediation planning process.</i></li> <li><i>11. Reasonableness of fee proposal responding to the scope of work stated from item 1 above</i></li> <li><i>12. Professional references</i></li> </ol> <p><i>All proposals will be subject to review also the Connecticut Department of Economic and Community Development and the Connecticut Department of Energy and Environmental Protection.</i></p>

<b>DATE</b>	<b>QUESTION</b>	<b>ANSWER</b>
1/28/15	Is there any consideration given to WBEs/MBEs/SBEs?	Yes
1/28/15	I just wanted to see if I could obtain a project value.	<i>The Town of Vernon has not assigned a project value to this Request for Qualifications and Proposals.</i>
2-5-15	Are additional drawings of the site available through the town?	<i>One has been found and posted with the available bid documents on the towns website.</i>
2-5-15	Is there power or lighting at the building?	<i>There are currently no active utilities at the site.</i>
2-5-15	Would it be possible to obtain a complete copy of the figure titled "Amerbelle Corporation, Rockville, Conn." By H.H. West, dated 7-11-56, revised 11-15-85 (scale 1"=60ft)?	<i>Yes, it has been found and posted with the available bid documents on the town's website.</i>
2-6-15	Is it acceptable to provide a detailed description of the assessment approach and costs on an AOC by AOC basis for the fieldwork portion of the Phase III Scope of Work (including, but not limited to number of borings, monitoring wells, number and type of analytical tests per media type and costs), and provide an overall cost for individual deliverables such as plans and reports that cover the site as a whole?	Yes.
2-6-15	During the site walk, it was obvious that most access points into the buildings, such as overhead doors, were boarded up and/or damaged. Will bidders be responsible for re-establishing security measures at such access points at the completion of the work?	<i>Bidders will be responsible for securing the building once they are finished with their work.</i>
2-6-15	For example, if a barricade (plywood) from an overhead door in order to gain equipment access to a location inside the building and the overhead door breaks, can we just re-establish a fixed barricade or will the door need to be replaced?	<i>Yes, a fixed barricade equal to the level of security that exists now would be acceptable.</i>
2-6-15	Does the Town have any special requirements regarding site security?	<i>Yes. Equal to the level of security that exists now would be acceptable.</i>
2-9-15	It appears that sediment sampling in the mill pond was not completed during previous investigations. Are all consultants submitting an RFQ/RPF to include sediment samples from the pond?	<i>The bidder should prepare a well-articulated scope of services, which will address all on site environmental concerns.</i>

2-9-15	Similarly, it appears that samples have not been collected from within the "Race" beneath the Site. Are all consultants submitting an RFQ/RPF to include sediment samples from the Race?	<i>The bidder should prepare a well-articulated scope of services, which will address all on site environmental concerns.</i>
2-9-15	Can the town provide a detail of the number of floors and approximate square footage of each floor for each building?	<i>There are multiple buildings with a varying number of levels and sublevels. The bidder should prepare their estimate and scope of services to address all areas. There is over 200,000 sq feet.</i>