



# Questions & Answers

*Request for Proposals for Construction Management Services for Yerba Buena Island Hillcrest Road Improvement Project, Torpedo Building Preservation Project, and Pier E2 Phase 2 Project*

Date: August 9, 2023  
To: Interested Firms and Individuals  
From: Carl Holmes, Deputy Director for Capital Projects  
Subject: Request for Proposals to Provide Construction Management Services for the Yerba Buena Island Hillcrest Road Improvement Project, Torpedo Building Preservation Project, and Pier E2 Phase 2 Project (RFP 23/24-01)

The Transportation Authority received the following questions in italics submitted by 5:00 p.m. on August 3, 2023. Questions from the Pre-Submittal Conference held on July 27, 2023 along with answers are also provided below.

1. *Are plans and specifications available for the Hillcrest Road Improvement, Torpedo Building, and Pier E2 projects?*

Plans and Specifications are not available for the Hillcrest Road Improvement Project and the Torpedo Building.

Plans for Pier E2 are available and can be found [here](#).

Specifications for Pier E2 are available and can be found [here](#).

2. *Can you please indicate the estimated start and end date of construction for the Torpedo Building?*

Construction is anticipated for February 2024 (weather dependent) and lasting about 6-8 months.

3. *The post-construction phase is estimated to last how long, 2 or 3 months?*

Post-construction phase is likely to take between 4-6 months to close out project including Final Payments, As-Builts and Notice of Completion package to City and County of San Francisco Department of Public Works.

4. *The Transportation Authority has established formats for daily, weekly, and monthly reports, can you please share them with us?*

Formats will be provided to the successful proposer. The format will include project status summary, schedule status, budget status, risk register, key activity summary, key work performed, contract change order in progress, claims, notices, project photos, and activity forecast.

5. *If the team's experience is international (other countries) can we include them in the proposal?*

Related international experience can be included that demonstrates technical and construction management skills. Nonetheless, please be aware that the Hillcrest Road Improvement Project will be designed to City standards thus having relevant experience with San Francisco Public Works, San Francisco Municipal Transportation Agency, and San Francisco Public Utilities Commission standards will be beneficial.

6. *Is the project PM required to have previous experience in San Francisco?*

Project PM is not required to have previous experience in San Francisco, but projects will be designed to City of San Francisco standards, thus having relevant experience with City of San Francisco will be beneficial.

7. *Is the construction management responsible for quality? If yes, what would be the limit of responsibility or is it only to report what is observed on site?*

The construction management firm will be responsible for inspection of improvements (to conform to contract documents), ensuring quality by construction contractor, and administrative duties (processing payments, contract change orders, scheduling additional City, Caltrans reviews, etc.).

8. *Regarding environmental permits, please can you give us more details on what the construction manager is expected to do?*

The construction management firm will oversee contractor's compliance with all permits.

9. *Are any Program Management, Project Management, and Designer involved with these projects conflicted from the construction management contract?*

Program Management, Project Management, and Designer previously involved with these projects may provide design support during construction but are conflicted from construction management contract directly.

10. *Without having the Plans, are cast-in-drilled hole piles part of the construction scope of work on Hillcrest?*

The primary retaining wall in this project is a soil-nail wall. Cast-in-drilled-hole piles are not part of the wall construction. Cast-in-drilled hole piles may be part of a future project adjacent to Hillcrest Road.

11. *Does the Transportation Authority prefer to use its own Document Control System or use the Consultant's platform?*

Consultant's platform for document control is acceptable.

12. *Does the Transportation Authority intend to include formal Partnering in the construction contracts?*

Partnering may be included in the Hillcrest Road Improvement project.

13. *Are permits available as part of the RFP review?*

Permits are not currently available as part of the RFP review.

*14. Will there be federal funding on this contract?*

There is no federal funding for the Hillcrest, Torpedo Building and Pier E2 projects. Funding is from state-sponsored Infill Infrastructure Grant, Bay Area Toll Authority funds, various local and regional funds.

*15. Please, can you share with us the draft of the contract to review the limits of responsibility, the distribution of risks, etc.?*

A consultant contract will be provided to the top-ranked firm recommended for contract award.

*16. Does the Transportation Authority recognize the California Department of General Services Small Business Enterprise - Public Works (SBE-PW) certification to count towards the DBE/SBE goal?*

Yes

*17. If we meet the 20% DBE goal, do we need to complete a good faith effort?*

No

*18. Is the cost proposal a 10H format or a range of rates?*

A range of rates by hourly rates, classifications, and name for all personnel and/or sub-consultants is acceptable in the cost proposal. The cost proposal must also provide a breakdown of hours and costs for each task listed in the scope of work. Please refer to Section V. RFP Response Requirements: Content and Format, 5. Cost (page 20 of the RFP) for cost proposal requirements.

*19. Are relevant sample projects from the key team members for project experience acceptable or do you require firm experience?*

Relevant sample projects from key team members are acceptable in addition to firm experience, as long as responsibilities of key team members are noted.

*20. Will the Transportation Authority allow the use of single-sided 11x17 foldouts for charts, figures, schedules, and in the appendices/attachments?*

A 11x17 foldout is acceptable, but will be considered as 2 pages towards the page count of the proposal. Consultants selected for interviews will have the opportunity to provide a presentation, which may include additional graphics for the review panel.

*21. Will the Transportation Authority consider the use of a font size smaller than 12pt for charts, figures, schedule?*

Smaller font size for charts, figures, schedule, etc. are acceptable so long as they are readable.

*22. Are smaller fonts allowed for the org chart / tables, and graphics?*

Smaller font size for org chart / tables, and graphics are acceptable so long as they are readable.

23. *Will a cover and tab divider pages count toward the page limit?*

Cover and tab divider pages do not count toward the page limit.

24. *Section 4. Item C states "Proposers must specify any potential or perceived conflicts of interest which would disqualify its firm from doing business with the Transportation Authority. If proposers are unaware of existing or foreseeable conflicts of interest, a simple statement will suffice. However, proposers should provide a brief description of each apparent, existing, or foreseeable conflict of interest, if any."*

*We are currently providing services on behalf of San Francisco Public Works as Field Inspectors and Office Engineers on Treasure Island and Yerba Buena Island. One of our employees is currently working on Westside Bridges as the main SF Public Works QA/QC Inspector / Office Engineer. He conducts normal construction field inspections mainly focusing on SFPW/SFPUC-related work and project documentation management of Submittals and RFIs to and from the appropriate SF departments. This work seems to assist with the Hillcrest Road Improvement Project on behalf of the developer and our current interaction with the Transportation Authority is minimal and somewhat indirect. Communications are handled mainly through WSP, the official Construction Management firm on site, with some small interfacing by us mainly during Partnership meetings.*

*Previously, our employee worked on Southgate EB-80 Off-Ramp onto YBI (as you know has been completed in May 2023). This project was done with the Transportation Authority, SHPO and Caltrans. He assisted with inspection for and behalf of TIDA/SFPW. Most, if not, all communication with the Transportation Authority was done through MNS Engineers, the official Construction Management firm on the job site. As this project is related to the Torpedo Building (Navy Building 262), please confirm that this and our current work on TI/YBI through SF Public Works is not a conflict of interest for our pursuit of the Transportation Authority RFP.*

There is no conflict of interest for this individual provided that there is consideration of the capacity to perform work.

#### **Pre-Submittal Conference Questions**

25. *Is there public access to the Torpedo Building for viewing or do we need prior authority to visit?*

Public access to Pier E2 and Torpedo Building is available to the public starting an hour before sunrise and closing one hour after sunset, seven days a week.

26. *Can you confirm the timeframe to appoint the contract?*

Per Section II. Selection Process Schedule, we anticipate the contract will be awarded by the Transportation Board on September 26.

27. *For the Torpedo Building, are you planning replace or repair windows? Or both?*

The Torpedo Building Project will replace or repair windows, depending on the condition of each window.

28. *Do you expect hazard materials clean up to be a component of the work?*

The Hillcrest Road Improvement project includes excavation and disposal of soil containing aerially deposited lead, removal of guardrail shims and black tarry pipe wrap containing asbestos, and lead paint on guardrails and pavement surfaces.

*29. Are plans and specifications available for Hillcrest Road?*

Plans and specifications are not available for Hillcrest Road.

*30. Is a geotechnical report available for Hillcrest Road?*

The geotechnical report is not yet available for the Hillcrest Road Improvement Project but is expected to be made available in the coming months.

*31. Pier E2 is at 95% completion. Can we get specifications?*

Specifications for Pier E2 are available and can be found [here](#).

*32. Is there any over-water work or work from the water?*

There is no over-water work or work from the water.

*33. Are there any unexploded ordinances?*

There are no known unexploded ordinances. The area was already disturbed by construction of the Bay Bridge East Span.

*For more information regarding the RFP, visit the Transportation Authority's website:*  
[www.sfcta.org/contracting](http://www.sfcta.org/contracting)