

MEMORANDUM

TO: All Potential Proposers
 FROM: Dorchester County Purchasing Services Division
 SUBJECT: Addendum #3, RFP 2023-21
 DATE: November 14, 2022

1. Below are additional questions the County received regarding this solicitation, and the subsequent responses.

#	Question	Response
1	Please share with the bidders the entities that expressed interest in utilizing this contract. Such info is essential in determining the bid coefficient and staffing.	<p>A list of plan holders can be found on Dorchester County Vendor Registry Site under Current Solicitations - <i>Job Order Contracting (JOC) for General Construction Services – Statewide.</i></p> <p>https://vrapp.vendorregistry.com/Bids/View/Bid/fc8fc6ec-e79b-4d99-83ff-ee568d93f1c9?isBuyerAction=True</p>
2	During one of the previous presentations, it was asked if the GC would be required to complete projects if the pricing index and cost data used to build the estimates was not sufficient in order to complete the work. We were informed at that time that the GCs would NOT be required to perform the work if the pricing was not favorable. The information in the Bid documents as indicated in Q&A #1 states the opposite. Please confirm if the GC can refuse a job if the pricing data does not produce sufficient funds to complete the work.	In the event that pricing in the CTC does not match up with current market conditions on a project-by-project basis, the GC would notify the Gordian Account Manager they are working with of the scenario. Justification and pricing backup will need to be provided by the GC to the Gordian Account Manager for review. The Gordian Account Manager will review and if appropriate will involve the owner in a conversation about the price concern. If warranted, the contractor would be allowed to Non-Pre-Price certain items that are making up large price discrepancies. Please review the Material Price Spike Adjustment section in the solicitation document as well.

3	For question # 002 response in Addendum 2, please confirm that in the event the project is delayed by the owner that the GC will NOT be paid for the increased office overhead costs that are associated with project delays and will not be paid any additional profit on top of the delay costs?	Project delays by the owner are handled on a case-by-case basis. Please review the Time for Contractor's Performance: Delays Section in the RFP.
4	Is this Dorchester County's first actual Job Order Contract?	No.
5	How many and who were the awardees on the current contract?	The County currently administrates five (5) contracts which were executed from the initial Job Order Contracting (JOC) Solicitation published in 2021.
6	If an offeror is bidding Group B, is it required to bid all seven regions in Group B? 2. Is it possible that an offeror will be awarded only some, but not all, of the regions it bids in Group B?	You are not required to bid all 7 regions in Group B. Yes, depending on the responses it is possible that an offeror will be awarded only some but not all of the regions it bids.
7	What are the coefficients of your current JOC contractor(s)?	The coefficient totals for the current JOC contracts range from 1.1074 to 1.4217.
8	Are you able to share evaluations from previous JOC RFP in 2021?	The evaluation tabulation from the previous solicitation is attached as Addendum 3 – Attachment 1.
9	What is the estimated annual volume projected for this contract?	There are no guarantees on work as the County can not commit to any projects being completed through this contract at the time of bid. However, in 2022, JOC contracts were responsible for \$14M in total construction volume, which should help provide a better understanding of the potential volume the contracts produced from this RFP may produce.