Addendum #1
Request for Qualifications for Design-Build Services
101021 Tempe Campus Mill Avenue Parking Garage

This Addendum #1 revises the RFQ as follows:

1. **Part II Project Information and Scope of Services, 1) Site Description** is hereby revised to:

   The proposed Tempe Campus Mill Avenue Parking Garage will be constructed in Tempe, Arizona on the northeast corner of Mill Avenue and 10th Street in Tempe, Arizona. This RFQ is for the implementation of Phase 1 only. ASU, at its sole discretion, reserves the right to move into Phase 2 and/or the retail component with the awarded DB Team.
Existing utility infrastructure on the project site will be assessed by the design professional with respect to capacities required to serve the needs of the new structure and the proposed retail.

The Tempe Campus Mill Avenue Parking Garage project will be built in accordance with:

- ASU Project Guidelines (March 2018) [https://cfo.asu.edu/design-professionals](https://cfo.asu.edu/design-professionals)
- Applicable state and local codes
- Attachment A.1: Design and Performance Criteria for Parking Structures (August 2019)

2. **Part II Project Information and Scope of Services, 2) Project Description, paragraph 2** is hereby revised to:

   The structure will be constructed in two phases. Phase 1 will include one grade level and four above-grade levels for 830 parking spaces, as well as the required number of elevators. The structure will be designed to expand up to approximately 1,400 spaces in Phase 2 through the addition of four above-grade levels. Additional elevators will be added to the structure in this phase. Phase 1 must accommodate the construction of a future multi-level retail building on Mill Avenue.

3. **Part II Project Information and Scope of Services, 2) Project Description, Appendix A – Parking Structure Conceptual Drawings** is hereby replaced with Appendix A.1 – Parking Structure Conceptual Drawings.

4. **Part II Project Information and Scope of Services, 2) Project Description, Appendix B – Site Due Diligence Report** is hereby replaced with Appendix B.1 – Site Due Diligence Report.

5. **Part II Project Information and Scope of Services, 2) Project Description, Scope of Services, A. Design Services** hereby adds the following to paragraph 2:

   1.: c. Appendix A - Conceptual Drawings are intended to illustrate the project program and demonstrate one possible solution with respect to the parking and retail components. During conceptual design, the team will prepare creative solutions for the retail wrap and the parking structure.

   2.: d. Phase 2 documents will be completed through the schematic design phase.

   3. is replaced as follows:

   Preparation of construction documents, including detailed specifications and drawings. Proven detailed cost estimating and knowledge of marketplace conditions. Cost estimating services include Phase 1, Phase 2 and the retail component.
Add the following:
12. Design scope includes the utility infrastructure for Phases 1 and 2 and the retail component.
13. Prepare the demolition documents for the west portion of Tempe Center to be demolished. Include appropriate accommodations for the continuation of operations (including access and utilities) during and after demolition, and during and after Phase 1 construction.

6. **Part II Project Information and Scope of Services, 2) Project Description, Scope of Services, B. Construction Services, Section 1** is hereby replaced with:

   Construct the project on schedule and within budget. Construction services include Phase 1 demolition of Tempe Center, and the infrastructure to support Phases 1 and 2 and the retail component.

7. **Part II Project Information and Scope of Services, 3) Estimated Project Budget** is hereby replaced with:

   Estimated Project Budget – Phase 1

   Estimated Design and Construction Budget  $20,000,000
   Estimated Project Budget              $24,000,000

8. **Part II Project Information and Scope of Services, 4) Estimated Project Schedule** is hereby replaced with:

   • Design-Build Selection October 2019
   • Design to Begin December 2019
   • Phase 1 Construction Start August 2020
   • Phase 1 Construction Complete July 2021
   • Phase 1 Beneficial Occupancy August 2021
   • Phase 2 Construction Start TBD

All other specifications, terms and conditions of the solicitation shall remain unchanged.

NOTE: Please acknowledge your firms' receipt of this addendum in your bid on the Addendum Acknowledgement form.

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**Andres Trejos**

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