



**ADDENDUM NO.:** 01  
**PROJECT NAME:** Design/Build Services for the South Side High School  
**PROJECT NO.:** 05185  
**CONTRACT NO.:** PS2096  
**DATE OF ISSUE:** July 26, 2017

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### NOTICE OF CHANGES, MODIFICATIONS, OR CLARIFICATIONS TO CONTRACT DOCUMENTS

The following changes, modifications, or clarifications are hereby incorporated and made an integral part of the Contract Documents. Unless clearly expressed otherwise by this Addendum, all terms and conditions defined in the original Contract Documents shall continue in full force and effect and shall have the same meaning in this Addendum.

#### ITEM NO. 1: DUE DATE AND TIME

The Due Date and Time for this solicitation is hereby changed from 11:00AM on July 31, 2017 to 11:00AM on August 3, 2017. Location and identification requirements remain unchanged.

#### ITEM NO. 2: PRE-SUBMISSION CONFERENCE MATERIALS

The Agenda, PowerPoint Presentation, and Sign-In Sheets for the Pre-Submission Conference held on July 12, 2017 are available on the South Side High School's Project page on the PBC's website: [www.pbcchicago.com](http://www.pbcchicago.com)

#### ITEM NO. 3: REVISED PROJECT DESCRIPTION

Delete the entire Project Description included in the Request for Proposal (§I of Project Description) and replace with the attached Revised Project Description dated July 26, 2017.

#### ITEM NO. 4: PRECLUDED PARTIES

The Precluded Parties list included in the Instructions to Proposals §I.A.7 of the solicitation is revised as listed below:

1. SMNGA
2. Jacobs
3. bKL Architecture LLC
4. LCM Architects
5. C/Z Design Strategies
6. Cotter Consulting
7. SP Murphy
8. The Concord Group
9. Environmental Design International, inc.
10. SEECO
11. CCS, Inc.

#### ITEM NO. 5: QUESTIONS DEADLINE

The deadline for submitting questions on this solicitation is by 4:00PM on July 28, 2017 to the attention of the Contract Officer.

## ITEM NO. 6: REQUESTS FOR INFORMATION

**Question:** Are past employees of the PBC or CPS eligible to be used as references?

**Answer:** Yes.

**Question:** How much of existing conditions will be retained? Is it the intention of the PBC/CPS to construct the new school in the same footprint of the current school, or are you open to building adjacent to the current school?

**Answer:** The Design-Builder will be responsible for proposing the design of the school (and all associated site development) including but not limited to location and orientation within the stated Program requirements.

**Question:** Have environmental testing reports been completed? Can they be provided for review?

**Answer:** Initial Environmental Reports will be included in the Phase II Technical Specifications.

**Question:** Will the sample contract become the final contract? Will it be edited to reflect a typical design build process including concurrent phases and less PBC control points and reviews?

**Answer:** The design-build agreement will be finalized with the successful respondent. However, the sample included in the RFP is typical of the PBC's design-build agreement and is substantial format for execution.

### List of Attachments:

1. Revised Project Description dated July 26, 2017

END OF ADDENDUM NO. 1

## PROJECT DESCRIPTION (rev. 07/26/17)

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### I. PROJECT DESCRIPTION

The Project requires the design and construction of a new South Side High School (SSHS), associated site preparation, site remediation, and development. Additionally, the Project includes the demolition of the existing Paul Robeson High School building and associated site work upon completion of the new SSHS scope.

Preliminary SSHS project requirements, inclusive of the space programs, CPS performance and design guidelines, and City of Chicago Planned Development parameters are included but are in the process of being finalized for issuance to the short listed Design-Build (D/B) entities during the Phase II: Technical and Cost submissions. Scope descriptions are subject to change, modification or revision based on PBC or user agency requirements, however, for the purposes of Phase I of this RFP, the facility summaries are as follows:

The school will accommodate approximately a three-story 1,200 student high school including 29 standard classrooms; 3 diverse learning classrooms; 6 science classrooms; 2 music classrooms; 2 art classrooms; 1 health classroom; 1 dance/wrestling room; 2 multi-purpose rooms; 1 two-position gymnasium with stage; 1 administrative center including a business office; 1 nurse & student services suite; 1 library center; student dining with a server and hybrid kitchen; and a self-contained School Based Health Center Facility (SBHCF). The SBHCF will be housed within the new school supported by independent mechanical systems, separate entry/exit for community members and students. The SBHCF will require an area the approximate size of 2-3 standard classrooms. The SBHCF must also contain dual reception areas, toilet facilities, along with related support spaces.

Building construction will be of structural steel frame. Exterior walls will be predominantly constructed of cold-formed framing and cavity-wall construction with brick veneer. Select program features will be highlighted with insulated metal panels or durable materials acceptable to the user agency. Primary building entrances and select program elements will employ window wall glazing, where acceptable to user agency, to facilitate way-finding and support the building hierarchy. Site improvements shall include an artificial turf football / soccer field; running (8 Lane) track, athletic field bleachers; baseball field; softball field; basketball courts; tennis courts; parking lot; stormwater management improvements; waste/transformer enclosure; landscape areas; site lighting and furnishings; and regulatory right of way improvements.

Design services will include but not be limited to services and deliverables associated with the following areas: architecture; engineering; environmental; utilities; way-finding; LEED; commissioning; traffic; and associated PD entitlements; with permitting as required, etc.