



NEW MEXICO
FINANCE AUTHORITY

**QUESTIONS and ANSWERS TO
REQUEST FOR PROPOSALS
AND QUALIFICATIONS**

**OFFICE HEADQUARTERS
CONSTRUCTION SERVICES**

DATE ISSUED: December 16, 2022

Question-1: When will the building will be available for interior demolition?
Answer: **The best estimate to date, and subject to change, would be approximately May 2023.**

Question 2: Are there any hazardous materials that will need to be abated or removed?
Answer: **None to our knowledge; no mold was detected during testing.**

Question- 3: Can you provide an approximate design schedule?
Answer: **Design Development is estimated to be complete Mid-March, with Construction Documents finishing in Mid-June.**

Question- 4: Can we have access to the concept plans created by NMFA's architect, Lloyd & Associates?

Answer: **Programing and Schematic changes are on-going by Lloyd & Associates, and are estimated to be complete Mid-January.**

Question- 5: Please confirm you would like a list and description of items we consider to be General conditions and other items defined as cost of work or all together excluded on the appendix D form, not the costs of general conditions.

Answer: **Yes, Offeror to provide a list of items they consider to be General Conditions.**

Question-6: Will NMFA provide a list of specified general conditions (e.g., project staff, project office, superintendent truck, etc.)?

Answer: **No, to be provided by each Offeror.**

Question- 7: On the Offeror Overhead Percentage, what is included in the overhead or is this part of the specified GCs?

Answer: **Offeror to provide; please provide detail as to what is included.**

Question- 8: Can the sub list be turned in by the awarded contractor after the project documents have been further developed?

Answer: **Offeror to provide preliminary list of preferred sub-contractors for Mechanical, Electrical, Plumbing and Stucco work; with the understanding that subs may change during the determination of cost phase and availability.**

Question- 9: Please confirm these time lines: 5 months of preconstruction, 2-3 months for plan review and approximately 12 months of construction and that NMFA must be in building by January 2025.

Answer: **This represents, subject to change, our best estimate at this time.**

Question 10: Please confirm that an asbestos report has not been completed.

Answer: **Confirmed.**

Question11: Please confirm that the building will be unoccupied for the duration of the construction.

Answer: **Confirmed.**

Question12: Please confirm that there will be no wage decision.

Answer: **Confirmed.**