



**CITY OF SAN ANTONIO
REQUEST FOR QUALIFICATION (RFQ)
FOR
ALAMO PLAZA COMPREHENSIVE MASTER PLAN
AMENDMENT #2**

February 3, 2015

Amendment #2 contains responses to questions received at the Pre-Submittal Conference on January 27, 2015, an overview of the scope presentation and questions received in writing.

I. QUESTIONS AND CLARIFICATIONS TO RFQ

1. If a sub-consultant is a SBE and W/WBE, can this count for both subcontracting goals?

Response: There is only one subcontracting goal associated with this solicitation, a 24% Small Business Enterprise (SBE) subcontracting goal. In order to meet the 24% SBE subcontracting goal, subconsultant firms must be certified as SBE by the South Central Texas Regional Certification Agency and be headquartered within the San Antonio Metropolitan Statistical Area (SAMSA) or have significant business presence in the SAMSA (20% of total company employees regularly based in the SAMSA for at least one year). If a firm is a certified M/WBE, they must also be certified as SBE in order to count towards the 24% SBE goal. Kindly note the participation of an SBE or M/WBE Prime does not count toward the subcontracting goal.

2. Does the City have a list of available SBE firms and W/WBE firms?

Response: Yes, the City has an on-line vendor search function. To view or download a listing of certified vendors with the City kindly visit <http://sanantonio.gov/purchasing/vendorinformation/cosavendorlisting.aspx>.

3. Can you provide updated information to the Master Plan?

Response: The 2014 Alamo Area Experience Plan Update is an update to the 1994 Alamo Plaza Study Committee Report and Recommendations. The Vision and Guiding Principles serve as a framework upon which the Master Plan will build. The 2014 Alamo Area Experience Plan Update with Historic Annotations is listed as Exhibit D of the RFQ and contains the most accurate historic information.

4. Is there a need for archeological consultants?

Response: Yes, archeological consultants are expected to be part of the consultant team. This is laid out in the Scope of Work, which begins on page 18 of the RFQ.

5. Would you confirm if the campaign contributions outlined in the Contracts Disclosure Form must be filled out for both the Prime and Sub-Consultants?

Response: Yes, if Respondent is proposing as a team or joint venture, then each party to that team or joint venture shall complete and submit a separate form with the submittal.

6. Would you confirm if the Litigation Disclosure Form is needed for the Prime and Sub-Consultants?

Response: Yes, if Respondent is proposing as a team or joint venture, then each party to that team or joint venture shall complete and submit a separate form with the submittal.

7. Is the Pre-Submittal Conference Sign-In sheet going to be posted on the City's website?

Response: Yes, the Pre-Submittal Sign-In Sheet has been posted on the City's website at <http://www.sanantonio.gov/purchasing/biddingcontract/opportunities.aspx>.

8. Are you looking for a specific type of firm for this Project? Is the Project open to any firm?

Response: The City is seeking the most qualified firm to deliver the scope of services outlined in the RFQ. This Project is open to any firm who meets those qualifications.

9. Can you please post a summary of the presentation from the client department?

Response: On March 6, 2014, City Council approved a process for the development of a Comprehensive Master Plan for Alamo Plaza and the surrounding area and established a 21 member Alamo Plaza Advisory Committee. The Committee's charge is as follows:

- Update the 1994 Alamo Plaza Study Committee Report and Recommendations,
- Create a vision and guiding principles for the redevelopment of Alamo Plaza and the surrounding area
- Assist in the development of the scope of work for a request for qualifications for the development of a comprehensive master plan, and
- Provide general oversight of the development of the master plan.

The Committee met 15 times between May and December 2014 to create the vision, guiding principles, and Alamo Area Experience Plan Update including a public meeting on August 26th. Community input was incorporated into the final document. The final document, the Alamo Area Experience Plan Update, was annotated by an academic historian, which serves as Attachment D to the RFQ.

On December 11, 2014, City Council approved the Alamo Area Experience Plan Update and authorized the solicitation of a Request for Qualifications (RFQ) for a comprehensive Master Plan. City staff posted the RFQ on December 15 and responses are due March 3, 2015. Throughout the master planning process, the Committee will continue to serve in an oversight capacity.

The responding team must be multi-disciplinary with significant experience creating successful master plans for iconic and historically significant sites of national and international importance. The team will develop a Master Plan that will include the following components:

- Investment and management plan;
- Implementation strategies;
- Interpretation elements; and
- Physical master plan.

The Committee has emphasized including San Antonio's diverse history, the many contributions to the site, and San Antonio's development. We want to be sure the visitation experience resonates with people and allows for a personal connection to the site and its rich history. The successful team must incorporate the Alamo Area Experience Plan Update into the Comprehensive Master Plan and must be very involved with the public throughout the master planning process. The Master Plan is expected to take twelve months to develop and is anticipated to be presented to City Council for adoption in summer 2016.

END OF REVISIONS

No other items, dates, or deadlines for this RFQ are changed.