



Dakota County Capital Projects Management
Dakota County Administration • 1590 Highway 55 • Hastings MN 55033
651.438.4388 • Fax 651.438.8370 • www.co.dakota.mn.us

ADDENDUM NOTICE

DATE: 9/24/25

PROJECT: County-Wide Mechanical Systems Replacement Program

ADDENDUM # 2

This shall become part of the specification for the above project.

Total number of pages in addendum #2 is two pages.

The additions, omissions, clarifications, and corrections herein shall be made to Specifications of the project and shall be included in the scope of work and quotes to be submitted. References made below to Specifications and Drawings shall be used as a general guide only. Contractor shall determine what work Addendum items affect.

Acknowledge receipt of this addendum in your quote.

As a reminder, contact christina.lundgren@co.dakota.mn.us for Attachments G and P.

The following questions have been received:

Q. Considering the badging timeline and the number of buildings to be assessed, is the county willing to extend the timeline?

A. The timeframes listed in the RFP are correct. However, we recognize that the badging process cuts into the selected consultant's site review period. It is the county's expectation that the selected consultant begins the badging process immediately upon selection. While the consultant is awaiting their badges, there tasks that can be performed prior to site visits. If the consultant is ready to visit sites and does not yet have their badges, the county's project manager will accompany them to provide access until their badges are ready.

Q. How will access to the buildings be coordinated?

A. Site visits should be coordinated in advance with the county's project manager. Once onsite, the consultant would meet with either the county's project manager or with a facilities staff member familiar with that building.

Q. Please confirm how proposals should be submitted.

A. Proposals need to be submitted in both digital format and hard copy. Digital copies should be emailed to christina.lundgren@co.dakota.mn.us. Hard copies should be delivered to the following address:

Christina Lundgren, Sr Project Manager
Capital Projects Management
Dakota County Administration Center
1590 West Highway 55
Hastings, MN 55033

Q. Since no complete designs will be done as part of this effort, what is the anticipated role of the cost estimator?

A. The consultant team shall develop concept-level cost estimates for identified projects or packages of work so the scope can match yearly funds available. Cost estimates shall be in present-day dollars (2026). Any projects prioritized to be completed in future years shall include a separately identified 4% escalation factor for each year after 2026.

Q. What is the anticipated role of an architect in this project?

A. An Architect was listed in the RFP in the rare case we might find instances where the existing equipment could not be removed without architectural modifications. The architect would not be designing solutions for this situation but would be good to have on your team so that the extent of the work could be described to your cost estimating teammate(s).

Q. Due to there being very limited design work, can the per occurrence deductible for professional liability be raised to \$35,000?

A. This may be acceptable as long as the other limits are met. Indicate any contract modification requests in your proposal.

END OF ADDENDUM