

**INLAND VALLEY DEVELOPMENT AGENCY (IVDA)**

**REQUEST FOR INFORMATION (RFI) No. 3**

**DESIGN/BUILD OF CERTAIN TENANT IMPROVEMENTS LOCATED  
AT 1111 E. MILL STREET, BUILDING 1, SAN BERNARDINO, CA 92408**

**Thursday, March 5, 2009**

Several different forms of questions have been presented to the IVDA as to the compensation to be paid by the IVDA to the selected respondent to this RFQ and certain other costs that must be assumed in by each respondent in preparing their responses to this RFQ. The IVDA seeks a method to be set forth in each response to determine the costs for (i) architectural and engineering aspects of this project, (ii) processing the plans for approval through the City of San Bernardino, and (iii) costs to obtain the issuance of all necessary permits. The actual cost of permits payable to the City of San Bernardino will be an IVDA project cost but the costs and compensation methodology for all architectural, engineering and general contractor/supervision must be set forth in the responses to this RFQ. Each respondent must be aware that the IVDA will require typical public works contract bonds for 100% of the labor and materials portion of the project to guaranty completion of the project construction as will be contracted by the IVDA with the selected respondent. The costs of such typical bonding requirements must be considered as a cost in determining the compensation payable for the general contractor/supervision aspects of this project. The compensation payable to the general contractor/supervision must include all general conditions, overhead, supervision, bonds and other mobilization expenses. Additionally, any other items that would be considered as payable by the IVDA on a time and materials cost basis must also be specified by each proponent although the actual costs may not be known at this time.

The IVDA is not seeking bids or proposals as to the estimated construction costs for this project, but rather is only seeking the potential method of compensation as specified above. The determination of the actual construction costs for labor and materials will be required to be set for a modified bidding process by the selected respondent when more details and designs of the project are identified after the selection process is completed and a formal agreement is executed by the IVDA with the selected respondent.