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Oregon State University
Construction Contract Administration
OSU Cascades Innovation District Economic Feasibility Study RFP #195924

ADDENDUM NO. 1

THIS ADDENDUM IS BEING ISSUED for clarification and/or revisions of the solicitation document as noted. This document is hereby made a part of the Contract Documents to the extent as though it was originally included herein.

Questions and Answers:

- Item 1 **Q:** "Valuation analysis" is referenced in #2. Is an opinion of value/USPAP-compliant appraisal report requested for the District land?
 A: No, OSU Cascades conducted an appraisal of the land at the time of purchase. OSU Cascades would like to better understand the value of the land from a development perspective.
- Item 2 **Q:** Would a proposal be responsive if a development feasibility analysis is proposed for only two or three high priority uses likely to be highest and best use?
 A: Yes, if the response is persuasive enough to convince the working team, executive leadership or the Board of Trustees that no further analysis would be necessary.
- Item 3 **Q:** Is there flexibility to suggest possible modifications to the project schedule outlined by the RFP?
 A: Yes.
- Item 4 **Q:** Are the insurance requirements identified in the sample contract consultant minimums, or is it possible to propose lower minimum(s)?
 A: The limits for Commercial General Liability, Automobile Liability and Workers Compensation, as stated in the sample agreement are minimum limits. Professional Liability/Errors & Omissions limits will be reduced to a minimum of \$2,000,000 each claim, incident or occurrence and \$2,000,000 annual aggregate.

END OF ADDENDUM NO. 1