

RFP-FS-SP-2020-16-JP SRO
Statewide O&M Facility Maintenance Services

Note: JCC may supplement or update these clarifications at a later date, if it believes any further clarification is needed.

Appendix A – Questions and Answers Form

Q #	Questions	RFP Reference (Document & Page-Section-Item)	Answers
1	For the technical proposal update, can attachments be included, i.e. resumes, org chart and not be counted as part of the 5-page limit?	RFP-FS-SP-2020-16-JP: C. Proposal Contents, 3. (Optional) List of Factual Updates to Prior Technical Proposal (non-Cost) Portion, page 13	It is acceptable to submit attachments supporting the 5-page document with a maximum total of all attachments of 10 pages. Only the first 15 pages will be reviewed, inclusive of the 5-page document.
2	The navigation button at the bottom left of the Workbook is not navigating between worksheet tabs.	RFP-FS-SP-2020-16-JP-SRO-Pricing-Workbook-V1-12-JCC.xlsm	The JCC has tested the Pricing Workbook; you need to activate the sheets to navigate. Office 365 Excel format. FSP are to confirm you are able to populate the spreadsheet by November 10 th . Email: Johnny.Perez@jud.ca.gov if you are still having an issue.

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3	The RFP identifies the labor costs incurred multiplied by the Labor Cost Factor. However, the RFP identifies a loaded labor rate by facility, and never requests a labor cost factor. Please clarify the requirement.	RFP-FS-SP-2020-16-JP: Page 10, 7.0, B. Cost-Plus 1	The JCC intends to reimburse task order labor related cost. The agreed number of hours to perform the task multiplied by the applicable hourly billing for the associated will be the total labor compensation. No further labor mark-ups will be applied, unless agreed during the approval process of an individual TO. Material and sub-contractor costs will not be affected. An addendum to the RFP will be forthcoming.
4	The RFP identifies the annual average value of TO work at \$38,374,029.03. And clearly identifies this for the purposes of establishing the proper staffing mix. Can you please identify the average percentage of this that would be TO(s) greater than \$1,500 versus less than \$1,500?	RFP-FS-SP-2020-16-JP: Page 10, 7.0, B. Cost-Plus 2	This solicitation is a new contract format, and there is no historical data as a base of reference.

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5	Can you please verify that the Pricing Workbook is functioning as designed? Appears to be an issue navigating through the tabs at the bottom of the Workbook.	RFP-FS-SP-2020-16-JP-SRO-Pricing-Workbook-V1-12-JCC	See answer to question #2.
6	Will the current Guideline 17 Document remain applicable for the newly assigned Service Provider contract? This document determines whether an item is the responsibility of the REFM (JCC/Service Providers) or the Trial Court Operating Funds (Court/County/Sheriff Department, etc).	Not referenced	This document is not part of the contract.

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<p style="text-align: center;">7</p>	<p>The original RFP schedule of events provided 60 days between Notice of Award and the start of phase-in, plus 60 days of Phase-In, for a total of 120 days of mobilization time for the awarded contractor. The re-issued RFP has reduced this to only 37 days.</p> <p>We respectfully request that JCC allow flexibility with the following contract requirements:</p> <ol style="list-style-type: none"> 1. Completion of all annual PMs within 90 days of the full contract performance date (note that the Preventative Maintenance Plan won't be due until 30 days after the Full Performance Date leaving only 60 days to complete all annual PMs). 2. Contract required Task Order Response Times in the first 90 days of full performance (it is unlikely that the buildings will be fully staffed with Building Engineers on January 1, 2021) 	<p>RFP Section 4.2 and Sample Contract Exhibit D Section 5.1</p>	<p>The JCC will submit an addendum to the RFP to extend the annual PM's from 90 to 150 days.</p>
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8	We request that the JCC replace the contract requirement for completion of all annual PMs in the first 90 days, with the schedule for completion of PMs as will be detailed in the Preventative Maintenance Plan to be submitted to JCC 60 days after the 'Effective Date'. The Preventative Maintenance Plan will allow for seasonal adjustments to PM schedules that minimize the risk of downtime and disruption to operating courts. The JCC would approve the Preventative Maintenance Plan prior to execution.	Sample Contract Exhibit C, Section 1.2 and RFP Section 4.2	See answer to question #7