



BID ADDENDUM

September 3, 2025

FAILURE TO RETURN THIS ADDENDUM MAY SUBJECT YOUR BID TO REJECTION

Solicitation Number	Doc1690846196
Solicitation Description	Residential Demolition, Reconstruction, Rehabilitation, and Manufactured Housing Unit Replacement for Hurricane Helene impacted Counties
Addendum Number	1

CLARIFICATION:

Vendors that were prequalified under Request for Proposal (RFP) #Doc1539254856 for Residential Demolition, Reconstruction, Rehabilitation, and Manufactured Housing Unit Replacement for Hurricane Helene impacted Counties do not need to submit an offer to this solicitation (Doc1690846196).

CHANGES TO RFP:

Section 3.3 PROPOSAL EVALUATION PROCESS, the last paragraph has been amended to remove the reference to "BAFO process". The last paragraph of 3.3 PROPOSAL EVALUATION PROCESS is stricken as written in the original solicitation and is hereby replaced with the following language:

Upon completion of the evaluation process, the State will make award(s) based on the evaluation and post the award(s) to the State's eVP website under the RFP number for this solicitation. Pursuant to 01 NCAC 05B .0503, the State reserves the right to negotiate with one or more vendors, or to reject all original offers and negotiate with one or more sources of supply that may be capable of satisfying the requirement.

RESPONSE TO QUESTIONS:

State's Responses to Questions Received by the due date and time of August 29, 2025, by 10:00 am ET. The Question appears exactly as submitted by the Vendor.

	REFERENCE	VENDOR QUESTION	DCR RESPONSE
1	Section 3. Method of Award and Proposal Evaluation Process. Paragraph 3.1. Page 11.	The first paragraph states that the State intends to select qualified Vendors to add to the 20 Vendors selected previously. a. Can Vendors that responded to the previous solicitation but	Yes, Vendors that previously responded to Doc1539254856 may submit an offer. Vendors are reminded to submit ALL requested and required information with the Vendor's offer.

		<p>were not awarded a contract also submit a proposal for this Solicitation?</p> <p>b. Have the previously selected Vendors started working on this project?</p>	<p>Single-family housing construction has begun, so one or more of the previously selected vendors have received or will receive projects.</p>
2	<p>Section 3. Method of Award and Proposal Evaluation Process. Page 12.</p>	<p>This indicates that the State will conduct a one-step evaluation of proposals.</p> <p>a. Could the state provide the names of the evaluation committee?</p> <p>b. Will the implementation Vendor serve as an evaluation committee member?</p>	<p>No, the names of the evaluation committee members will not be provided at this time. Vendors are reminded of RFP Section 3.2 CONFIDENTIALITY AND PROHIBITED COMMUNICATION DURING EVALUATION.</p> <p>No, the implementation Vendor is not a member of the evaluation committee.</p>
3	<p>Section 3. Method of Award and Proposal Evaluation Process. Paragraph 3.3. Page 13.</p>	<p>Paragraph 2 on page 13 mentions a BAFO process. Would a BAFO occur if the State is setting the rates?</p>	<p>There will be no BAFO process. The reference to BAFO has been stricken from the RFP, as shown on page 1 of this Addendum.</p>
4	<p>Section 7.0. Required Vendor Information. Paragraph 7.13. Page 35.</p>	<p>The State is setting a non-negotiated price schedule.</p> <p>a. Can the State advise how this pricing was determined?</p> <p>b. Was this pricing standardized from the awarded vendors selected from the previous RFP?</p> <p>c. Are the awarded vendors from the previous solicitation also charging the same rates?</p>	<p>Proposed pricing from vendors was submitted in response to Doc1539254856 and was analyzed by the State. The State then determined what it deemed to be fair and reasonable pricing applicable to all prequalified Vendors.</p> <p>Yes, the Doc1539254856 awarded Vendor rates are the same rates included within this solicitation (Doc1690846196).</p>
5	<p>Section 3.1: Method of Award, Page 11</p>	<p>How many vendors do you anticipate being awarded in addition to the 20 vendors selected previously?</p>	<p>The number of prequalified Vendors will depend on the applicant pool. The State does not have a target number at this time.</p>

6	Section 2.7: Proposal Contents, Page 10	Do the "Description of Experience" and "Proposed Methodology" items provided in the offer checklist need to be provided separate of the Vendor Information required in section 7.0?	The information does not need to be provided twice, but Section 7.0 does not ask about methodology. Just ensure that the offer adequately describes the vendor's experience and approach to the work, regardless of where it is addressed in the proposal.
7	Section 2.1 - Request for Proposal Document, Page 6	How is this RFP different from Request for Proposal #: Doc1539254856 issued April 16, 2025? If a builder was accepted under the previous RFP should they still submit under this RFP?	<p>This RFP provides more specificity regarding the bonding requirement in Sections 4.1 and 4.9, and it provides a checklist for vendors to ensure they submit all required documentation in Section 2.7.</p> <p>Vendors that were prequalified under Request for Proposal (RFP) #Doc1539254856 for Residential Demolition, Reconstruction, Rehabilitation, and Manufactured Housing Unit Replacement for Hurricane Helene impacted Counties do <u>not</u> need to submit an offer to this solicitation (Doc1690846196).</p>
8	Section 5.1 - SCOPE OF SERVICES; page 19	The RFP states "General contractors will be awarded Projects at the sole discretion of DCR and/or DCR's implementation vendor." The question is - will the 20 already awarded general contractors and the newly selected/approved GC's from this RFP all get at least some Projects in order to prove/establish their value to the recovery program? If so, then please provide an estimated quantity.	As stated in Section 3.1, the State makes no guarantees as to whether awarded Vendors will receive assignments, the volume of assignments, or the project types of the assignments.
9	Section 5.2.3 - RECONSTRUCTION Size and New Unit Configuration;	Under the bedroom/bathroom configuration table, the RFP states "Attached garages are allowable when required by code or HOA	The vendor will be responsible for identifying any HOA or deed restrictions.

	page 24	requirements." The question is - who is responsible for final determination regarding whether or not there is a HOA and if a garage is required?	
10	Section POTTOCK floor plan; page 44	The POTTOCK floor plan is the only one of the 3 floor plans provided that show shutters at the front windows. Will shutters be required?	Decorative shutters will be required for that plan set.
11	POTTOCK, SUMBA, and HAFLINGER floor plans; pages 44-46	All 3 floor plans show the house to be an elevated foundation with railings installed along the covered front porches. If the new home is built with a slab-on-grade foundation, will the porch railings be included?	Yes.
12	2.0 General Information Page 6	Is there any benefit or downfall to bid RFP #Doc1690846196 if the vendor was a successful or unsuccessful bidder in response to RFP #Doc1539254856? Is this RFP solely for new vendors that did not attempt to bid the originally posted and awarded RFP?	Vendors that were awarded a contract under RFP #Doc 1539254856 should not bid on this RFP. This RFP is for new vendors, including those that bid previously but were not awarded.
13	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	What is the difference between RFP #Doc1539254856 and RFP #Doc1690846196?	See response to Question #7.
14	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	Is the intent for this RFP to bring on additional vendors into the Renew NC Program by offering any vendors who were not awarded a contract from RFP# Doc1539254856 another opportunity to participate in the program by way of this additional RFP?	Yes.
15	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	For vendors awarded a contract as a result of RFP# Doc1539254856, is it in their best interest to also submit a proposal to this RFP to ensure that they can participate within the program no matter which solicitation is utilized?	Vendors that were prequalified under Request for Proposal (RFP) #Doc1539254856 for Residential Demolition, Reconstruction, Rehabilitation, and Manufactured Housing Unit Replacement for Hurricane Helene impacted Counties do <u>not</u> need to submit an

			offer to this solicitation (Doc1690846196).
16	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	Should previously awarded vendors for RFP# Doc1539254856 also bid this RFP or no need to?	See response to Question #7 and #15.
17	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	If a vendor bid RFP# Doc1539254856 and was not awarded, can the vendor bid this new RFP to be selected?	Yes.
18	2.3 Notice to Vendors Regarding RFP Terms and Conditions Page 7	Would vendors awarded contracts under this new RFP be considered a 2nd tier vendor within the Renew NC Program or by being awarded a contract for this RFP, they are in line to receive an equal share of work as originally awarded vendors and this RFP is solely acting as an avenue for additional vendors to participate in the program?	As stated in Section 3.1, the State makes no guarantees as to whether awarded Vendors will receive assignments, the volume of assignments, or the project types of the assignments. Whether vendors are awarded under this RFP or were awarded previously will not be a factor in determining project assignments.
19	4.0 Requirements Page 14	Will any vendors that do not completely fulfill the requirements have an opportunity to be awarded this resulting contract?	Responsive offers will be evaluated but there is no guarantee of an award, particularly if the vendor does not demonstrate that it meets the qualifications.

Execute Addendum:

VENDOR: _____

AUTHORIZED SIGNATURE: _____

NAME and TITLE (Print or Typed): _____

DATE: _____