

DLNR-DAR RFI Questions:

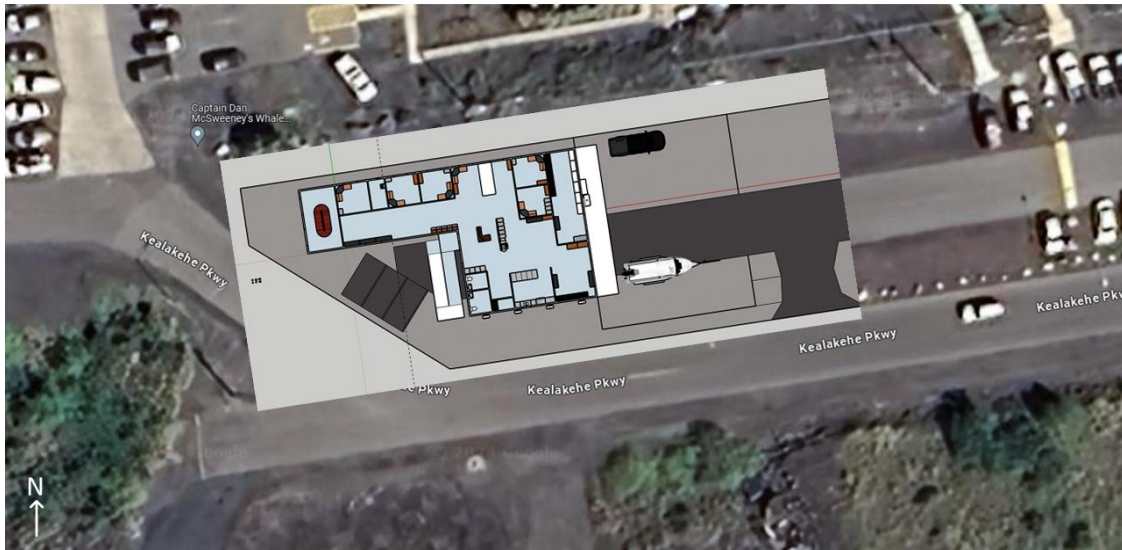
1. Kona

- a. Where are the two office trailers and one storage container going to be relocated to? Will they all be emptied prior to relocation?

i. The existing office trailers and storage containers will be relocated to either the opposite side of Kealakehe Parkway adjacent to the Hawai'i State Parks facility (approximately 200 ft away) or on DLNR's land to the South (approximately 1500 feet away).

- b. Can you confirm the orientation of the new modular building on the site?

i. The exterior deck in both the 3200 and 4000 ft<sup>2</sup> versions are oriented in an approximate N-S direction along the eastern edge of the building. Please see the images below for the rough orientation. These images are not exact, however. The vendor should determine final precise locations based on installation and structural needs.



- c. Can you confirm that DLNR/DAR will be responsible for removing and reinstalling the fencing/gate at the front and back of the property?
  - i. Correct, DLNR/DAR will run a separate solicitation for removal and reinstall of all fences and gates at the property. Fences along both the front and back will be removed prior to the installation of the building itself.
- d. Is the electrical service overhead or underground
  - i. Electrical service is overhead from the North edge of the property.
- e. Do we provide one on-site point of connection at the building for electrical?
  - i. Yes, please provide a single point of connection for electrical.
- f. Do we provide one on-site point of connection at the building for the water?
  - i. Yes, please provide a single point of connection for water.
- g. Will DLNR/DAR be providing and installing all appliances?
  - i. DLNR/DAR will provide and install the microwave, refrigerator, and freezer.
- h. Are the interior doors to be painted wood doors?
  - i. Interior doors should be solid core, wood doors as specified. These can either be painted or have a natural finish. Please provide whichever option is most cost-efficient.
- i. Is hot water/water heater required?
  - i. If possible, we would like one tankless water heater installed for the kitchenette sink. Hot water/water heaters are not required for other sinks.
- j. What is the minimum width of the deck?
  - i. The deck will be approximately 8 feet wide.
- k. Please clarify if all furniture, workstations, and appliances will be furnished and installed by DLNR/DAR.
  - i. All movable furniture including desks, tables, workstations, bookcases, chairs, and storage racks will be purchased and installed separately by DLNR/DAR. Cabinets and countertops should be provided by the vendor as specified.
- l. Are you able to provide one-lines for Data and Electrical?
  - i. We are not able to provide single-line diagrams for data and electrical. Data and electrical wiring throughout the building should be built per specifications, however, we understand that alterations may be necessary to accommodate appropriate building codes and design requirements. We ask that such changes be discussed with DAR staff prior to designs being finalized.
- m. Are the AC units for cooling only? Is heating required?
  - i. The AC units are for cooling only. Heating is not required.
- n. What ceiling height is wanted? 8'-0" is standard especially to keep the building under maximum shipping height.
  - i. 8'-0" ceiling height is sufficient.
- o. Which restroom do you want the urinal in? Adding a urinal could possibly affect the size of the restroom chosen.
  - i. The urinal should go into the larger of the two bathrooms in each version (3200 ft<sup>2</sup> and 4000 ft<sup>2</sup>). If adding a urinal would require a restroom substantially larger than what is estimated in the specifications, we would prefer to eliminate the urinal and keep the restroom dimensions as specified.
- p. We need to know specific information regarding the Wet Gear Storage Room in order to size ventilation, humidity for HVAC and drainage. Information as to what will be stored,

how much wet equipment will be stored, how wet it will be (if even possible) etc., etc., and any other information available so we can appropriately determine what needs to be furnished. We cannot design the HVAC system for the entire building until we have more information about the Wet Gear Storage Room.

- i. Wet gear in the Wet Gear Storage Room will primarily be recently rinsed SCUBA gear. A typical day would include full SCUBA kits without tanks (BCDs, regulators, wetsuits, etc.) for five people. Ideally, staff would allow these to partially drip dry outside prior to bringing them into the storage room, however the system should be sized appropriately in case this does not occur.
- q. Can the wall cover in all rooms except the Wet Gear Storage Room be Vinyl Covered Sheetrock in lieu of FRP?
  - i. We would like a material that is durable (i.e., resistant to marks and heavy use) and can be repaired or replaced easily in case of damage. We are open to alternative options that meet these criteria.
- r. Interior wall insulation needs to be installed in the interior walls to ceiling height or to the bottom of the rafters
  - i. Ceiling height should be sufficient for insulation provided that this will provide adequate sound dampening between adjacent rooms.
- s. Can the exterior doors be welded jamb, hollow metal galvanized steel doors with punch and dimple frames?
  - i. These should be acceptable as long as they follow standard building practices.
- t. Please provide a spec and/or brand and make for the stainless steel or otherwise corrosion resistant exterior door levers.
  - i. Commercial-grade satin chrome finish is acceptable.
- u. Can we use 4" rubber base in the LVT areas in lieu of quarter round?
  - i. We would prefer either quarter round, other forms of wood baseboards, or similarly durable options rather than rubber.
- v. Can the cabinet doors and drawers be finished with plastic laminate? The same material as the countertops?
  - i. Yes, this is acceptable.
- w. Not sure what "No protruding supports along front edge" means with regards to countertops (desk space). Please clarify. For those tops can we use angled metal knee braces to support the tops?
  - i. Angled metal brackets to support the countertop is sufficient. We primarily need to be able to use these countertops as desk space, so any support systems that do not get in the way of peoples' legs should be acceptable.
- x. Plans do not show plenum walls for the HVAC units. Plenum walls would allow for ducted return air. Certainly they add cost but are a better system for bringing air back to the machines.
  - i. Plenum walls along the side of the building with the HVAC units are acceptable, provided that they still allow for windows to be installed along that wall (in the kitchenette on both versions and Office #5 on the 3200 ft<sup>2</sup> version). Additionally, as plenum walls are thicker, the addition of plenum walls will likely alter the room dimensions slightly. DAR asks that any such changes are discussed prior to finalization of designs.
- y. The spec says AC units shall be weatherized against rain, salt etc. "to the extent possible". Please clarify "to the extent possible". Would this mean you want something special for the HVAC cabinets and possibly coating the coils?

- i. AC units should be equivalent to those typically installed in coastal environments. Anti-corrosion coatings may be applied if this is a recommended practice.
- z. Are Hot Dip Galvanized fasteners acceptable in lieu of stainless steel?
  - i. Hot Dip Galvanized fasteners are acceptable
- aa. Something is shown on the east wall of the IT Room. Is that something to be provided by the building manufacturer? If so, please let us know what it is.
  - i. Apologies, this is a wall-mounted network rack. DLNR-DAR will provide this. Please disregard.
- bb. Please provide brand and model number of exterior twin floodlights.
  - i. DLNR-DAR does not have specific brands or models in mind. Floodlights should be waterproof, adjustable, and powerful enough to sufficiently light the eastern deck area.
- cc. Are the ceiling smoke detectors to be hardwired or are they standard ceiling mount and battery operated?
  - i. Ceiling smoke detectors should be hardwired with battery backups
- dd. Please provide the name and type of one-way film requested for the Conference windows.
  - i. DLNR-DAR does not have a preferred brand or type of film.
- ee. We would like to use 4" coved sheet vinyl with heat welded seams in lieu of epoxy in the Wet Gear Storage Room and the Restrooms. Is that acceptable?
  - i. 4" coved sheet vinyl with heat welded seams is acceptable.
- ff. Is a vanity mirror with shelf above sink Handicap accessible? Do you have a brand and model you would like to use?
  - i. The vanity mirror in the ADA restroom should have a fixed tilt handicap accessible mirror with shelf. DLNR-DAR does not have a specific brand or model in mind.