



NYSERDA

DASNY



Summary Answers for Questions on Connecting and Teambuilding:

All capable teams are welcome to respond to the RFQ. As indicated in the webinar, strong teams will include the following:

- Innovative Design-Build teams
- Experience with high performance buildings (e.g. net zero, net zero ready, Passive House)
- Integration of manufacturing in construction
- Understanding of total cost of ownership
- Experience with institutional buildings gut renovations
- MWBE and SDVOB partners

Team building/connecting is a key aspect of this work and will be addressed in several ways:

- 1) The attendee list for the webinar will be posted on the DASNY.org site, alongside the webinar recording;
- 2) There will be a networking event in January to introduce Integrative Process and help with team networking; and
- 3) There is a link on NYSERDA.ny.gov where companies can post their skill info for teams to find, or to search for team members.

To get involved: check the resources at www.DASNY.org and www.NYSERDA.ny.gov, build your responsive and innovative team, and pay attention to the [New York State Contract Reporter](#) to see the RFQ when it is issued.

Speakers involved in the Outreach Webinar that occurred on November 27:

- Saul Brown of NYSERDA, Saul.brown@nyserda.ny.gov
- Karren Bee-Donohoe of SUNY, Karren.bee-donohoe@suny.edu
- Jodi Smits Anderson of DASNY, jsmitsan@dasny.org
- Greg Hale of NYSERDA, Greg.hale@nyserda.ny.gov

Summary Answers for Questions on Financing and Budget:

The project will be funded by the revenue rates for the SUNY Residence Hall program with a set level of additional funding provided by NYSERDA to address the innovation needed to achieve the rigorous energy efficiency and replicability goals.

The Proposal process will be by invitation to a limited number of teams. The teams selected and responding who are not awarded the work will be provided a reasonable stipend to offset their investment in the process.



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Summary Answers for Questions on Procurement:

For additional information on the pending RFQ and RFP, connect with the [New York State Contract Reporter](#) or www.DASNY.org and select the “I want to view Procurement, RFP, or Bid Opportunities” tab on the homepage.

The contractual agreement will be with DASNY and managed by DASNY.

This project will be self-funded. SUNY has limitations as to financing methodologies, and therefore it is not anticipated a “design-build full funded 100% no money down” methodology will be possible.

SUNY Residence Hall work is handled on a per project basis, with individual procurements for each new building or significant renovation undertaken.

Residence Hall projects at SUNY have the opportunity to use the design-build methodology, which lends itself to an integrated design approach. The uniqueness of this project is such that including the important input of the contractor through an integrated design approach will result in a more successful project. Therefore design-build will be used.

This procurement will be for a design-build team to meet the goals of the project. It is up to the team to determine what skills and services will be required to meet those goals, in addition to the specific skills and experiences called for in the RFP.

As this procurement is for a design-build team, there is greater potential for smaller firms to take part, as team members. Please refer to resources at www.NYSERDA.ny.gov for resources to help join or create teams.

The project will set a required Energy Use Index (EUI) goal, which is the energy use in kbtu/sf/year so that the campus can accommodate the residual energy use with PV in their separate campus-wide planning. The PV, therefore, will not be part of the project, but there is a focused intent to fully electrify, as well as reduce the needed energy inputs (and thereby renewable energy need), as part of this project.

Summary Answers for Questions related to the Design:

The SUNY Chancellor has set a goal for the SUNY system to strive for carbon neutrality. The goal of this retrofit project, overall, is to move fully to electrical energy to support that goal. Embodied carbon is not, however, a focus.

The Owner Team (SUNY, DASNY, and NYSERDA) is not limiting potential solutions at this point, as we need the innovations of creative teams and the inherent market awareness of a design-build team to provide insights. We encourage collaboration with manufacturers in the teams so that costs and schedule can be managed and support the goals of replicability. The design-build teams are encouraged to provide innovative solutions that will meet the owner defined goals, including the goals for the gut-



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renovation portion of the project, and constraints as they are described in the Bridging Documents that will be provided in the RFP.

The process will include commitment to achieving performance goals. This will likely be addressed through commissioning and a two- to three-year Post Occupancy Evaluation (POE) process involving the design-build team directly.

No design work has been done for this project. Bridging documents will be provided to identify project goals and overall design parameters. The bridging documents team will also provide integrative process support during the design phase to help achieve those goals.

The selected design-build team can determine the needed process for achieving goals, including defining what stakeholder involvement is needed, what energy systems may be appropriate, the role of measurement and verification (M+V), the need for plug-load management, what rating systems could inform the work, how air quality should be protected in tight building envelope, etc.

The project is intended to meet strict energy-use goals, while providing a healthy and supportive living environment for the students. Programmatic needs will be detailed in the bridging documents for all renovation of spaces. The ZNE portion success will be contingent on innovative and effective solutions.

Though this pilot project will be conducted on a residence hall undergoing gut renovation, the ZNE retrofit solution developed for it should be applicable to occupied residence halls on future projects.

This building is not a registered State or Federal historic building; however, it is 50-years old and the team will have to engage in required SHPO processes regarding project goal achievement.

Summary Answers for Questions related to MWBE and SDVOB:

As this procurement is for a design-build team, there is greater potential for smaller firms to take part, as team members with specific, valuable skills. Please refer to resources at www.NYSERDA.ny.gov/RetrofitNY for resources to help join or create teams.

The diversity goals for this project will support NYS goals. We recognize the challenges of forming a highly skilled and innovative team and will review each Statement of Qualifications on its merits, including the degree to which it supports DASNY's MWBE and SDVOB goals. There is greater opportunity for diversity in building an innovative design-build team.