

RFP: **Battery Park City Artwork
Logistics Contractor Services**

Date:

September 30, 2024

RE:
of Pages:

Addendum 3
8

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- A) The following attachments are hereby provided as supplemental documents to the RFP:
- The attendee list from the August 12, 2024 Pre-Proposal Meeting and Site Walkthrough – including the names and contact information of the individual attendees as well as the respective names of their firms – is appended hereto as Attachment #1.
 - For Proposers' reference, a list of names of BPCA's on-call general contractor ("GC") firms is appended hereto as Attachment #2. A directory of M/WBE and SDVOB firms can be found here:
 - o **NYS-certified M/WBEs:** [New York State Contract System](#)
 - o **NYS-certified SDVOBs:** [Division of Service-Disabled Veterans' Business Development](#)
- B) The following revision is hereby made to the RFP's Exhibit A – Scope of Work section:
- The dimensions of the Berlin Wall Section are hereby corrected to 141.75" x 47.25" x 82.625" – which are the dimensions provided on page 1 of the Artwork Conditions Report (included as Exhibit B-2 to the RFP).

C) BPCA's Response to Substantive Questions:

The following responses are provided to substantive questions received by Battery Park City Authority ("BPCA") by September 19, 2024, in connection with this RFP. The Responses are provided in bold, italicized print immediately following the Questions. Please note that all capitalized terms shall have the same definitions as provided in the RFP.

1. During today's site visit it was brought to our attention that BPCA has a list of general contractors that they could provide for us to partner with. Are you able to share this list?
Yes – refer to Attachment #2, which includes a list of BPCA's on-call GC firms. Please note, potential proposers may perform additional outreach to any GC firms that may be qualified to perform the Work. BPCA also encourages potential proposers to search the MWBE & SDVOB Directories for New York State-certified M/WBE and SDVOB Firms. Please use the links included in Item A (above).
2. Please confirm that BPCA would like the Berlin Wall Segment restored to the original condition it was in when it was installed in Battery Park and that photographs will be provided showing the condition.
The selected Contractor should submit a price for the Berlin Wall Section restoration work based on the condition specified in the Artwork Conditions Report and as

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observed during the site walkthrough. This information should inform the extent of Berlin Wall Section restoration that the selected Contractor recommends, and the cost associated with that recommended restoration work.

3. Please confirm that in the drawing for Art Installation and Sculptures-Reach 5 for Waterfront Plaza that the area highlighted in light pink is not included in our scope as per the Site Visit. Located on page 34 of the RFP document.

Confirmed.

4. Please confirm that Rigging insurance is required for all rigging activity or just rigging activity that will include a crane. Rigging insurance of this nature requires a value declared by the owner, can you provide values for these pieces?

Rigging insurance is required for all rigging activity – with or without a crane – for the two artworks that will be transported offsite: Sitting Stance and the Berlin Wall Section. A 2019 appraisal for Sitting Stance was \$400,000; although an appraisal is not available for the Berlin Wall Section, Proposers should use a declared value of \$1M.

5. Please confirm if the Rector Gate needs to maintain a walkway underneath it with PIP materials?

No, a walkway underneath Rector Gate does not need to be maintained – but pedestrian access on either side of the Gate should be maintained.

6. Please confirm if protect-in-place (“PIP”) materials need to be fire retardant.

Confirmed.

7. For the marina railings, please confirm if it is the expectation that the contractor is responsible for damage that happens while objects are under PIP.

Confirmed.

8. For the North Cove art railings, please confirm if the granite base of the marina railings are to be salvaged, replaced, protected? How far beyond granite base on the back end of the railings does PIP need to be applied?

Ideally, the North Cove Marina Railings’ granite bases will be salvaged and protected in place (“PIP”). The Contractor’s PIP measures should prevent any risk of injury due to the change in grade that exists between these granite bases and the Marina Railings at the river’s edge.

9. Please confirm if the two sections of the Berlin Wall are still connected and if it can be deinstalled and moved as two pieces or if it needs to remain one large piece? Please provide an approximate weight. Please provide any documentation on how they are anchored to the ground.

Confirmed that the Berlin Wall’s two segments are still connected; the selected Contractor may recommend to BPCA one or more de-installation options that don’t

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risk damage to the artwork. The Berlin Wall Section weighs approximately two-and-three-quarters tons (2.75 tons). BPCA will provide the selected Contractor with documentation on how the artwork is anchored to the ground or, if unavailable, will put the selected Contractor in direct contact with the artist(s) for input on this matter.

10. Please confirm if Contractor is responsible for disconnecting/ reconnecting power supply for light in Sitting Stance.

Confirmed.

11. For Sitting Stance, please confirm approximate weights for each component and any documentation on how the components are installed.

The Project Drawings included on the RFP's pages 37-40 represent the extent of the documentation that BPCA has on the Sitting Stance artwork's components.

12. Please confirm details on the type of PIP required for the Pavilion. Does this need to be completely encapsulated with hard structure or can it be surrounded by fencing instead?

As shown on the project drawing on the RFP's page 32, the east- and south-facing portions of the Pavilion artwork will be in very close proximity to the North/West Battery Park City Resiliency project construction area (outlined with a dotted line on that drawing). That area should be encapsulated with hard structure to protect the Pavilion from potential damage from nearby construction activity. The west and north-facing portions of the Pavilion can be enclosed by fencing, which must prevent anyone from accessing the inside of the Pavilion's roofed area.

13. Please confirm for the Berlin Wall if a crane truck can be parked on sidewalk/ ramp near the object? Will fencing surrounding the object be removed prior to our arrival? or should pricing be included to remove this as part of our scope?

Confirmed. Please include pricing for the protective fencing's removal.

14. Please confirm the size of the Berlin Wall as the Condition Report says it's 141.75 x 47.25 x 82.625 and the SOW states it is 79" (H) x 54.25" (W) x 60" (D).

Proposers should use the dimensions provided in the Artwork Conditions Report.

15. Please confirm if a contingency should be included in bids to cover potential increase in cost for conservation treatments. Conservation estimates will be based on a brief walkthrough and potential conservation recommendations but the full scope of work for conservation will not be determined until the conditions reports have been conducted as part of the contract.

Proposers should base their artwork restoration price on the Artwork Conditions Report and their observations during the site walkthrough. If subsequent evaluation by the selected Contractor determines that conditions have changed from their description in the Conditions Report and were undetectable during the walkthrough, the selected Contractor will be required to submit a request for a change order based on these unforeseen conditions.

16. Please confirm if the bid due date can be extended another 2 weeks to give bidders time to make adjustments based on the responses to RFIs since they will not be issued until 1 week prior to bid due date and to give conservators additional time base scope based on the RFI responses.

Confirmed. As stated in the prior Addendum #2, the Proposals due date has been extended to October 18, 2024 at 5 p.m.

17. Please confirm if we are able to contact artists or artists estates regarding restoration/ conservation.

The selected Contractor will work with BPCA to determine the necessity for, and an approach to, outreach to artists or artists' estates.

18. Please confirm if contractors will have access to restrooms/ lavatories at each site?

There are publicly accessible restrooms in Battery Park City that will be available to selected Contractor personnel.

19. For Sitting Stance, please confirm that contractor will not be responsible for replacing pavers or landscaping after artwork removal?

Confirmed.

20. Please confirm if pavers surrounding sitting stance circular benches considered part of the artwork and need to be deinstalled

Confirmed.

21. Please confirm if contractor is expected to replace pavers, stones or concrete that was removed during deinstallation

No, the selected Contractor will not be expected to replace pavers, stones or concrete that is removed during the Artworks' de-installation.

22. Please confirm if contractor is responsible for installation/ setting slabs underneath artworks when reinstalling

Confirmed.

By signing the line below, I am acknowledging that all pages of this Addendum #3 have been received, reviewed, and understood, and will be incorporated into the Proposal submitted. This document must be attached to the Proposal for consideration.

Print Name (Above)

Signature (Above)

Date

Number of pages received: _____ <fill in>

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ATTACHMENT #1
AUGUST 12, 2024 PRE-PROPOSAL MEETING
AND SITE WALK-THROUGH ATTENDEE LIST

(ATTACHED)

Distributed to: All prospective Proposers

NEW * YORK

Date: 9/12/24

TELEPHONE DOC

ATTACHMENT #2
LIST OF NAMES OF GENERAL CONTRACTOR FIRMS
(ATTACHED)

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BPCA On-Call General Contractors For Artwork Logistics

- Deborah Bradley Construction & Management Services, Inc.
481 Manhattan Avenue, 11th Floor
New York, NY 10027
Phone: 212-222-2494
Website: [Deborah Bradley Construction & Management Services, Inc. \(DBC\)](#)
- D'Onofrio General Contractors Corp.
202 28th Street
Brooklyn, NY 11232
Phone: 718-832-5700
Website: [D'Onofrio General Contractors Corp.](#)
- Greenway USA, LLC
264 West 40th St, Suite 1101
New York, NY 10018
Phone: 646-833-7127
Website: [Greenway USA](#)
- SLSCO LP.
5 Hanover Square, 17th Floor
New York, NY 10004
Phone: 212-929-2100
Website: www.slsco.com
- Triton Elite Joint Venture
550 7th Avenue, 14th Floor
New York, NY 10018
Phone: 212-388-5700
Website: [Triton Construction](#)