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# ADDENDUM

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## ADDENDUM NO. 01

PROJECT	Community Creative Center Interior Finish-Out
PROJECT NO.	23015
DATE	04/27/2026

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TO: All Prime Contract Bidders and all others to whom Drawings and Specifications have been issued by the Architect/Engineer.

This Addendum forms a part of the Contract Documents. This addendum modifies and supplements the Contract Documents as follows for the above-mentioned project and includes attachment(s). All other provisions of the Documents remain the same.

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### CLARIFICATIONS

N/A

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### CHANGES TO THE SPECIFICATIONS

**ITEM NO. 1. SECTION NO. 00020CSP, INVITATION FOR PROPOSALS:**  
A. SUBMISSION OF PROPOSAL Public Proposal Opening Update.

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### CHANGES TO THE DRAWINGS

N/A

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INVITATION FOR PROPOSALS

Section 00020CSP

1. OVERVIEW AND PROJECT INFORMATION

The Austin Economic Development Corporation d/b/a Rally Austin, hereafter referred to as Owner, desires to select a General Contractor on the basis of Competitive Sealed Proposals (CSP). This solicitation complies with applicable Owner Policies, City of Austin Policy and Texas law, including Texas Government Code Title 10, Subtitle D, Chapter 2269. Owner will select the successful Offeror that offers the best value to the City based on the published Evaluation Criteria and on its final ranking.

Below is a summary of information related to this Solicitation. Offerors are cautioned to refer to all other sections of the Project Manual, Drawings, Solicitation Documents, Clarifications and/or Addenda for further details. Evaluation Criteria are specified in Section 00101CSP.

Owner is requesting sealed written Proposals for furnishing all labor, materials, equipment, supervision, incidentals and performing all Work required for the following Project:

Table with 2 columns: Field (Project, Located at, Solicitation No.) and Value (Community Creative Center Interior Finish-Out, 6310 Wilhelmina Delco Dr. Austin, Texas 78752, CT-26-PDC-01)

The Work consists of the interior finish-out of a tenant space, including theater space, restrooms, office and support areas, a lobby, workshop space, and a classroom area, along with all supporting mechanical and electrical rooms. There is some demolition required prior to the start of construction. The suite is approximately 7,000 square feet.

2. SOLICITATION DOCUMENTS

Proposal Documents are obtained through the Owner’s online website at [WEBSITE]. A complete set of Proposal Documents, including all sections of the Project Manual and Drawings, are included in the attachments section of each solicitation.

All addenda and answers to Proposers’ questions will also be posted in the attachments section for each solicitation on the Owner’s Online website.

3. SUBMISSION OF PROPOSAL

The Offeror must submit Proposals electronically via info@rallyaustin.org (see Solicitation Attachment 1 – Submitting Offers online using eResponse).

Public Proposal Opening Update

Owner will NOT conduct an in-person Proposal Opening. Price Offers will be available on Owner’s Online Website https://www.rallyforaustin.com/procurement/#active at 3:00 PM (Austin Time) on the date proposals are due.

**ALL PROPOSALS AND COMPLIANCE PLANS ARE DUE PRIOR TO 2:00 PM (Austin time) on May, 18th, 2026. PROPOSALS WILL OPEN AT 3:00 PM (Austin time) on May 18th, 2026.**

**ALL PROPOSALS AND COMPLIANCE PLANS NOT RECEIVED PRIOR TO THE DATE AND TIME SET FORTH ABOVE WILL NOT BE ACCEPTED FOR CONSIDERATION.** The time of record is the time received in Austin Finance Online.

**4. VENDOR REGISTRATION AND NON-DISCRIMINATION**

Owner in accordance with the provisions of Title VI of the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. §§ 2000d to 2000d-4) and the Regulations, hereby notifies all Proposers that it will affirmatively ensure that any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full and fair opportunity to submit Proposals in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

**5. MBE/WBE PROCUREMENT PROGRAM**

Owner encourages the full participation of Minority-Owned and Women-Owned Business Enterprises (MBEs/WBEs) or Disadvantaged Business Enterprises (DBEs) in all Rally Austin contracts. Rally Austin does not have specific participation goals, but does consider information on achieving the general City of Austin goals or documenting good faith efforts to achieve the goals.

**6. ANTICIPATED SELECTION SCHEDULE**

If Owner is unable to negotiate a satisfactory contract with the top-ranked firm within **45** calendar days, Owner will formally end negotiations with that firm in writing and may proceed to the next offeror in the order of the selection ranking, until a contract is reached or all negotiations end. The Owner, in its complete discretion, may elect to extend the time for negotiations with any firm for an additional period of time.

**7. BID GUARANTY**

All Proposals shall be accompanied by an acceptable Bid guaranty in an amount of not less than five percent (5%) of the total Proposal, as specified in Section 00100CSP, Instructions to Offerors.

**8. BONDS AND INSURANCE**

Performance and payment bonds when required shall be executed on forms furnished by OWNER. Each bond shall be issued in an amount of one hundred percent (100%) of the Contract Amount by a solvent corporate surety company authorized to do business in the State of Texas and shall meet any other requirements established by law or by OWNER pursuant to applicable law.

Minimum insurance requirements are specified in Section 00810, Supplemental General Conditions.

**9. WAGE COMPLIANCE**

## **Proposal Requirements, Contract Forms and Conditions of the Contract**

Minimum wage rates have been established and are specified in Section 00830, Wage Rates and Payroll Reporting.

### **10. CONTRACT TIME**

Contract Time is of the essence and all Work shall be substantially completed within **Three hundred days (300)** Calendar Days after date specified in the Notice to Proceed, in accordance with the Proposal Form, Section 00300CSP.

If a Substantial Completion date has been specified, the Proposer further agrees to reach Final Completion within thirty (30) Calendar Days after Substantial Completion as required by the Project Manual, Drawings and Addenda for the work.

Liquidated damages are **Four Hundred and Ten Dollars (\$410)** per Calendar Day for failure to substantially complete the work and **Two Hundred and Twenty dollars (\$220)** per Calendar Day for failure to achieve final completion within **Thirty (30)** Calendar Days after substantial completion, in accordance with the Proposal Form, Section 00300CSP.

### **11. OWNER'S RIGHTS**

OWNER reserves the right to reject any or all Proposals and to waive any minor informality in any Proposal or solicitation procedure (a minor informality is one that does not affect the competitiveness of the Proposal).

### **12. PRE-RESPONSE MEETING**

A **non-mandatory** Pre-Response Conference will be held on **April 20<sup>th</sup>, 2026, 10 am** (Austin time), 6310 Wilhelmina Delco Dr. Austin, Texas 78752.

Attendance is not mandatory unless otherwise stated. Offerors must attend any mandatory Pre-Response Conference and are encouraged to attend any non-mandatory Pre-Response Conference to ensure their understanding of OWNER's bidding and contracting requirements.

If the Pre-Response Conference is mandatory the Offeror must arrive and sign-in within fifteen (15) minutes of the scheduled start time of the meeting, otherwise the Offeror will not be allowed to submit a Proposal for the project.

### **13. SITE VISIT**

A **non-mandatory** site visit will be held on **April 20<sup>th</sup>, 2026, 10 am** (Austin time), 6310 Wilhelmina Delco Dr. Austin, Texas 78752 after the Pre-Conference meeting. Participants shall meet at the entrance to the project site. The site visit will consist of a tour of the existing shell space.

### **14. ANTI-LOBBYING AND PROCUREMENT**

## **Proposal Requirements, Contract Forms and Conditions of the Contract**

On June 14, 2018, the Austin City Council adopted Ordinance No. 20180614-056 replacing Chapter 2.7, Article 6 of the City Code relating to Anti-Lobbying and Procurement. The policy defined in this Code applies to Solicitations for goods and/or services requiring City Council approval under City Charter Article VII, Section 15 (Purchase Procedures). For City funded projects, Owner requires Offerors submitting Offers on this Solicitation to certify that the Offeror has not in any way directly or indirectly had communication restricted in the ordinance section 2-7-104 during the No-Lobbying Period as defined in the Ordinance. The text of the City Ordinance is posted on the Internet at:

[https://assets.austintexas.gov/purchase/downloads/New\\_ALO\\_Ordinance\\_No\\_20180614-056.pdf](https://assets.austintexas.gov/purchase/downloads/New_ALO_Ordinance_No_20180614-056.pdf)

### **15. AUTHORIZED CONTACT PERSONS**

The persons listed below may be contacted for information regarding the Invitation for Proposal.

PROJECT MANAGER: Jordan T McBride, email: [jordan@rallyaustin.org](mailto:jordan@rallyaustin.org)

**END**