



RFP ADDENDUM #1

To: All Bidders

From: Rita V. Brousseau, Chief Procurement Officer

Date: July 7, 2020

Re: Housing Quality Standards Consultant RFP 2020-2

This Addendum modifies and forms a part of the Bid Set documents dated June 29, 2020.

This Addendum consists of the following: Two (2) typed pages.

Where any items called for in the bid documents are supplemented here, the supplemental requirements shall be considered as added thereto. Where any original item is amended, voided, or superseded here, the other provisions of such items not specifically amended, voided, or superseded shall remain in effect.

Answers to bidder's questions:

- Question:** Who is currently completing these inspections?
Answer: Geosite Environmental, Inc.
- Question:** What is the current contractor charging for the following services?

Answer:	Annual Inspection	\$44.44 per inspection
	Re-Inspection	\$30.00 per inspection
	No-Show	\$30.00
	Quality Control Inspections	No, inspection performed in house
- Question:** How many Annual Inspections and Bi-Annual inspections will be completed the first year of the contract?
Answer: Between 900-1,250.
- Question:** Does the housing authority utilize self-certifications? If So, how many each year?
Answer: No
- Question:** Please provide LHA's latest SEMP scores for the following indicators:
Answer: Indictor #5 - Quality Control (5)
Indicator #6 - Quality Control Re-inspections (10)



Indicator #9 - Annual Re-examinations (98)
Indicator #11 - Initial Inspections (98)
Indicator #12 - Continuing HQS Inspections (98)

6. **Question:** Will LHA provide a “Bridge” to LHA’s software?
Answer: Not at this time.
7. **Question:** Does LHA have a backlog of inspections? If so, how many?
Answer: Over 250 due to COVID-19.
8. **Question:** Who notifies the tenants of the inspections?
Answer: Contractor
9. **Question:** Are all of the inspections located in the City of Lowell? Please explain.
Answer: Approximately 95% are in Lowell.
10. **Question:** Will LHA utilize their own inspector to supplement the consultant?
Answer: For initial inspection, Special/Compliant Inspection only.
11. **Question:** Is the consultant responsible for Quality Control Inspection?
Answer: No.
12. **Question:** Is the consultant responsible for rent reasonableness?
Answer: Consultant is required to collect information about the unit by complete LHA form. LHA is utilizing Gesection8.com for rent reasonableness.

NOTE TO ALL BIDDERS: YOU MUST ACKNOWLEDGE RECEIPT OF ALL ADDENDA ON YOUR BID SUBMISSION FORM WHERE INDICATED OR INCLUDE A COPY OF ADDENDA IN YOUR BID SUBMISSION.