

**2533105 RENEW ARABIAN LEOPARD FACILITY - PHASE 1 EARLY SITE
REQUEST FOR INFORMATION**

RFI #	Dwg/Spec Category	Question	Response	Date In	Date Out
1	C001CS Note 7	General Note 7 on Sheet C001CS states that all sediment and erosion control methods shall be installed before the start and of any excavation and/or demolition. The Site DWG Clarification file states that the GC shall obtain the SEC permit. Please confirm that the permit has been applied for and that the GC is only responsible to pay for the permit. If this is the case, please provide an allowance to carry for the cost of the permit. Please also provide an anticipated date that the permit will be ready.	Correct. Contractor is responsible for payment of permit per the specifications. Owner will apply for permit.	5/8/2026	5/14/2026
2	C001CS Note 1	Demolition note 1 on C110DP states that the GC should remove the irrigation controller and install temporary wiring to keep existing irrigation to remain operational if it controls zones outside of the site. Additionally, irrigation lines are not shown on the plans and cannot be located in the field. Since the extent of the irrigation impacted by the construction activities and the extent of temporary wiring to keep existing irrigation operational cannot be determined, please advise if an allowance can be provided for all bidders to carry.	Bid Addendum 1 includes shifting the permanent location of the irrigation backflow preventer and controller across Olmstead to allow demolition of on-site irrigation without impact to downstream irrigation.	5/8/2026	5/14/2026
3	C110DP Note 2	Demolition note 2 on C110DP states that there may be additional site electric not delineated on this plan that shall be rerouted as a result of site/civil work. The site contractor shall perform a through survey and ensure all electrical and miscellaneous re routing have been captured in the bid. There is no way to determine the extent of this note during the bid phase. Please advise if an allowance can be provided for all bidders to carry.	No allowance. Unforeseen conditions will be addressed as defined in the specifications. However, all clearly visible utilities shall be traced back to the source identify shutoff valves or disconnects to insure the systems are off-line.	5/8/2026	5/14/2026
4	C130, C136, & GE003CS	Sheets C130 through C136 are shown as for reference only on GE003CS, but do not contain a strike through on each sheet indicating that they are for reference only. Please confirm.	The Phase 1 - Early Site Drawing Clarifications provide the following note: Drawing provided for information only. Grading work shall be performed by the Phase 2 Above Grade Contractor.	5/8/2026	5/14/2026
5	C160UP through C166UP	There are keynotes on C160UP through C166UP that do not seem to apply to this phase of the project, or reference drawings not included. Examples are below. Please strike through or grayscale any keynotes that do not apply to this phase of the project, or provide the drawings that they reference if they are included <ul style="list-style-type: none"> • W14 See plumbing for continuation. No plumbing provided • W17 See fire protection for continuation. No fire protection provided • W18 See plumbing for continuation. No plumbing provided • W20 Hose Bib. See exhibit for details. No exhibit provided • W21 Drinker. See exhibit for details. No exhibit provided • W23 Pool Supply. See exhibit for details. No exhibit provided • W24 Mechanical Equipment. See mechanical for details. No mechanical provided • E1 no electrical plans provided • E2 no electrical plans provided • E3 no electrical plans provided • E4 no electrical plans provided • E5 Emergency Generator (no electrical plans provided) • T1 No telecommunication plans provided • G3 - See plumbing for continuation. No plumbing provided 	<i>Keynote E1, E2, and E3 will be addressed by providing Electrical Plans with the Phase 1 Addendum 01 package. The other keynotes are referring to Plumbing, Electrical, Fire Protection, Exhibit, and Telecommunication scope that is being documented as part of the Phase 2 Care Building and Habitat Package and will be installed by the Above Grade Contractor</i>	5/11/2026	5/14/2026
6	Specs Pg. 8	Can you please confirm if the superintendent dual hat as a SSSHO? [Specs Pp. 8]	The superintendent may serve as the safety manager for the project as long as the person meets the specified requirements for both positions.	5/11/2026	5/14/2026
7	Specs Pg. 101, Section 1.2 part B	Specs Pp101 – Section 1.2 part B - Contract Arborist. Is the contractor to engage the services of a professional arborist or does the Smithsonian responsible for engaging a professional arborist?	The Contractor shall engage a Certified Arborist to complete the drawing and specification requirements as well as any clarifications.	5/11/2026	5/14/2026

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8	Specs Pg. 159, Section 1.2 part A	Specs Pg. 159 – Section 1.2 part A - Project to obtain LEED Gold certification. Can you please confirm if this pertain to this contract?	Yes, LEED is a requirement for this Early Package primarily associated with tracking waste disposal	5/11/2026	5/14/2026
9	General	Please confirm that all work marked “reference only” is excluded from this contract.	Confirmed.	5/11/2026	5/14/2026
10	Div 1000	Clarification notes indicate the GC shall obtain the SEC permit and transfer it to the Above Grade Contractor. Please clarify which contractor is financially responsible for permit maintenance after transfer and if the permit closeout remains with this contract or future contractor.	Permit maintenance and close out will be the responsibility of the contractor holding the permit at the time of the action.	5/11/2026	5/14/2026
11	Div 1000	Clarification notes state all soil shall be considered “unclassified” and contractor shall provide off-site disposal and imported backfill. Please clarify whether contractors may reuse suitable excavated material onsite. What are disposal classification assumptions for bidding purposes?	Contractors can utilize the existing material if it meets the specification requirements. The material is unclassified.	5/11/2026	5/14/2026
12	Geotech Report	The geotechnical report identifies uncontrolled fill varying from less than 1 ft to 8 ft thick across the site. Please clarify anticipated quantity of unsuitable material under this contract?	All material is unclassified. The quantity of spoils relates to the Contractors means and methods for installing the work.	5/11/2026	5/14/2026
13	Geotech Report	Based on the geotechnical report please clarify whether undercut quantities should be included in base bid.	Unforeseen conditions will be addressed as defined in the specifications.	5/11/2026	5/14/2026
14	Geotech Report	Please clarify whether recompaction and replacement of unsuitable soils is anticipated below utility trenches or structures.	Unforeseen conditions will be addressed as defined in the specifications.	5/11/2026	5/14/2026
15	Div 1000	Please clarify whether a unit price schedule will be provided for undercut/export/import work.	Unforeseen conditions will be addressed as defined in the specifications. There will not be any unit prices for excavation and backfill	5/11/2026	5/14/2026
16	Geotech Report	Geotechnical report states groundwater was not encountered during borings; however, fluctuating conditions are possible. Please clarify whether temporary dewatering should be anticipated in base bid.	Ground water is not anticipated. Unforeseen conditions will be addressed as defined in the specifications.	5/11/2026	5/14/2026
17	General	Clarifications state that several utilities cannot be abandoned until the future Above Grade work is complete. Please clarify the Early Site Contractor is responsible for maintaining temporary service until the future contractor mobilizes. Also, please clarify if the temporary systems remain the property of the Early Site Contractor or are transferred to the future contractor.	Phase 1 Bid Addendum 1 permanently relocates all on-site utilities that previously required extended temporary relocations during Phase 1 and Phase 2 construction. Brief temporary rerouting may still be required to facilitate utility switchover to the new utility runs; however, once the switchover is complete, no further temporary rerouting shall be required. Any existing utility discovered in the field that must remain operational but requires demolition to facilitate the project, and for which no associated utility relocation scope is identified on the Utility Plan, shall not be removed without prior notification to and direction from the COTR.	5/11/2026	5/14/2026 & Updated on 5/26/2026
18	General	Clarification note states that the hydrant cannot be removed until operable replacement of the hydrant is installed. Please clarify which contractor installs the replacement hydrant and if the temporary fire protection systems are required. Are phased utility outages permitted?	The new hydrant shall be installed with the waterline by-pass as indicated on C 164 UP, note 22. No special phasing is required. The hydrant shall be ready to be pressurized when the new by-pass is pressurized and the old line abandoned.	5/11/2026	5/14/2026
19	General	Multiple notes require salvaging benches, rails, sewer grates, drinking fountains, pavers, and miscellaneous site items. Please clarify that SI is responsible for the storage location.	SI will provide a location on the NZP Rock Creek property to relocate any salvaged materials.	5/11/2026	5/14/2026
20	Acoustic Narrative	Acoustic narrative recommends a temporary 15-foot-high acoustic barrier adjacent to Panda House. Please clarify whether noise monitoring is mandatory and if vibration monitoring instrumentation is required.	Noise monitoring, if required, will be performed by SI. No vibration monitoring required. The acoustic barrier is mandatory - bidders should carry an allowance in the amount of \$350,000. This allowance will include cost of partition, installation, material, labor and all contractor associated markups. The allowance will be processed as a standard change order upon costs being equitably determined.	5/11/2026	5/14/2026
21	Div 1000	Please clarify whether third-party monitoring consultants are owner-provided or contractor-provided.	Vibration monitoring is not required. If noise monitoring is performed, it will be provided by the Smithsonian	5/11/2026	5/14/2026
22	Div 1000	Please clarify if work stoppages may be mandated based on animal sensitivity.	Yes.	5/11/2026	5/14/2026

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23	Div 1000	Contract documents require maintaining a 6-10 foot pedestrian path at all times along Olmsted Walk, Asia Trail, and Panda Trail. Please clarify if temporary closures are ever permitted and if there are anticipated Zoo block out dates of events?	See updated note 23 on drawing C 001 CS. Temporary closures will be required for material delivery and handling. All temporary closures shall be coordinated with the COTR. There are no blockout dates anticipated.	5/11/2026	5/14/2026
24	Div 1000	Temporary Traffic Control Scope, please clarify if the flaggers, or dedicated pedestrian control personnel are required.	The contractor shall provide a safety and traffic control plan per the specifications.	5/11/2026	5/14/2026
25	Div 1000	In the context of existing utility accuracy please clarify whether utility conflicts identified during construction qualify for change order consideration. This is in reference to the text, "Existing utilities shown are approximate."	Unforeseen conditions will be addressed as defined in the specifications.	5/11/2026	5/14/2026
26	Geotech Report	Geotechnical report recommends micropiles for enclosure foundations. Please whether micropile work is excluded from this Early Site Package.	Micro piles and other structural foundation work is excluded from phase 01 and will be performed in phase 02.	5/11/2026	5/14/2026
27	General	Please clarify scope responsibility for waterline A bypass, Western storm bypass, Sanitary bypass beneath new building, and Temporary irrigation bypass.	Contractor is responsible for constructing the water line, storm water, sanitary, electrical duct bank, and irrigation controller/associated infrastructure per phase 01 contract documents, addendum 01 and clarifications. These will all be the permanent relocation, not temporary bypasses.	5/11/2026	5/14/2026
28	General	Clarification notes state irrigation bypass details will be provided later. Please clarify whether bidders should include an allowance.	Irrigation Scope is now shown on the Civil Drawings and Irrigation Drawings in the Ph 01 Addendum 01 Package.	5/11/2026	5/14/2026
29	General	Several clarifications state structures will be "set to grade" by future Above Grade Contractor. Please clarify whether this contractor should leave structures rough-set. What is the required elevation tolerance at turnover?	Manholes and utilities relocations on Olmstead or Asia Trail <i>will be set to hit an existing elevation that is not changing. Manholes and other utilities not on Olmsted walk or Asia Trail shall be set to within +/-0.02 feet of the final elevation. This work will be coordinated in the field.</i>	5/11/2026	5/14/2026
30	Div 1000	Please clarify the responsibility for temporary stabilization/protection of structures awaiting future adjustment.	Contractor shall be responsible for any damage caused by the execution of their work per the specifications and drawings.	5/11/2026	5/14/2026
31	C001CS Note 7	Follow up on RFI #1 response dated 5/14/26. - How much should contractor carry for payment of DC ESC permit? - Who will maintain the requirements of the ESC permit between phases? - Will the owner assume responsibilities once work of phase 1 is complete until phase 2 starts? - If GC is to maintain ESC requirements between phases, how much time is expected between phase 1 completion and mobilization of phase 2?	- Contractor shall carry a \$7000 allowance. - The phase one general contractor is expected to maintain the erosion control until contract substantial completion. - There will be no gap between contracts. The above grade contractor will be mobilized as the below grade contractor is completing punchlist and demobilizing.	5/22/2026	5/26/2026
32	ED-100SP	The addendum 1 clarifications document note for sheet ED-100SP is cut off mid sentence. Please clarify the note stating to submit a coordinated plan showing the temporary generator location, cable routing, operational requirements, etc. and confirm if this was to be shown on this sheet. The sizing of the generator can not be determined with out load information for the building it is serving. The location of the generator would also need to be shown to determine cable lengths.	Electrical Contractor to coordinate with SI and submit a coordinated plan showing the temporary generator location, cable routing, operational requirements, and any additional information to be performed prior to shut down. The temporary generator sizing shall be determined before demolition of existing ductbank by surveying and confirming all feeder feeding from the existing Manhole MV-LV-7 feeding all existing buildings and determined the exact load required at each affected building. A 56kw diesel generator with an ultra-quiet enclosure should be adequate for powering the existing building panels while the new service is connected. At the Contractor's options, the building power can be switch over at one time transferring all three panels at once or sequentially, switching one building service at a time.	6/2/2026	6/4/2026

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33	E-600SH & E-100SP	The electrical one line diagram on Sheet E-600SH shows removal and replacement of feeders 1A, 2A, and 3A back to source, however drawing E-100SP indicates these feeders stopping at an existing unnamed manhole. Please confirm where these feeders are to terminate. If they are to terminate back to the source, please provide the location on the electrical plan in order to determine feeder lengths and also confirm pathways are existing to remain from the unnamed manhole to the source.	<p>As shown on sheet E-600SH detail #1 (Existing electrical one line/riser diagram SWBD 'PH' demolition) dashed lines indicate the feeders 1A, 2A and 3A that shall be replaced/demolished back to source. All approximate distances obtained from the existing drawings are also shown in the same detail in addition to the source.</p> <p>- Per existing drawings feeders 1A and 2A have an approximate 330' and they are fed from the existing 400A panelboard named 'Concession/Restroom'. The exact location of the 'Concession/Restroom' panelboard is unknown. However, is expected to be near the Panda House main electrical room.</p> <p>- Feeders 3A has an approximate 390' and it's been fed from the existing 800A SWBD 'MDP'. The exact location of the 'MDP' SWBD is unknown. However, existing drawings indicate that 'MDP' SWBD is located at the Panda House main electrical room.</p> <p>Due to the new route of the ductbank from the 'Concession/Restroom' panelboard and the 'MDP' SWBD to the existing manhole 'LV-7' we added about 60' of additional feeder. This new additional feeder length is shown in the voltage drop calculation sheet E-601SH.</p> <p>However, electrical contractor should survey and confirm the exact length.</p>	6/2/2026	6/4/2026
34	E600-SH	On Drawing E600-SH it is unclear if 1B, 2B, and 3B are existing to remain and being spliced to feeders 1A, 2A, and 3A in existing manhole LV-7 or if they are new. IF they are new, please provide locations and confirm if pathways are existing.	All new feeders from 'Concession/Restroom' panelboard shown as 1A and 2A in addition to the new feeders from 'MDP' SWBD shown as 3A to the existing manhole 'LV-7' should be spliced at the existing manhole 'LV-7' with the existing feeders 1B, 2B and 3B respectively.	6/2/2026	6/4/2026