

ATTACHMENT S (MASTER)

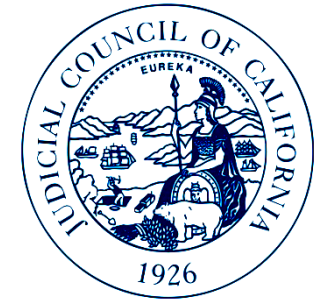
Request for Proposal - Form for Submission of Questions

#	Solicitation Reference (Document Name, Page & Section)	Site, document, or reference ("All" or list pertinent site Numeric & Alphanumeric building IDs e.g. "P1_RFP_FS_2021_07_BD_01_H1")	Question	Response
1	RFP Page 10		The Mandatory virtual site tour requirement does not clearly state that all 3 sessions were to be attended. It appeared to us that there were three time slots offered – which seemed reasonable given the short notice of the timing and duration of the meetings. Could this be waived if the bidder attends all the non-mandatory site walks?	Bidder's attendance of the mandatory Virtual Technical Question and Answer Sessions requirement stated in section 7.2, page 13 of the RFP cannot be waived.

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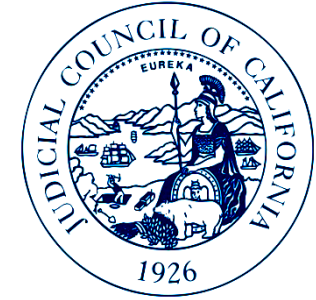


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2	Attachment B. 1C	Contractors License	If the proposer does not hold a B or C-10 license and will not name an B or C-10 contractor in their response but will be the contractual counterparty and will hire a licensed EPC to perform the work are they still eligible to bid?	TBD
3	RFP-FS-2021-07-BD	General	I (N.S.) was late to the first Q&A technical session and thus did not fill out the sign-in sheet. I was however on the call. This can be referenced in the session as I submitted a question that was answered during the call. I want to make sure we are not disqualified for this. Thanks.	See the response to Question #1.

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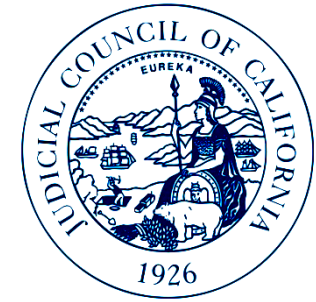


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4	General	General	Are fire suppression system costs to be included in the PPA or Lease if they are required under solar arrays if proposed locations are up against the buildings.	See Specification 011000, Sections 2.02 C.4 requiring the scope to include all ancillary equipment and 2.02.G.2 which requires AHJ, SFM, and DSA approvals.
5	General	General	If someone missed the first Mandatory Virtual Pre-Bid meeting, will that exclude them from bidding?	See the response to Question #1.
6	General	General	Can we get the 15 minute interval data and utility bill costs for each site, in electronic format?	Yes, this will be provided via an Addendum to the solicitation by the estimated date of 10/14/2022.

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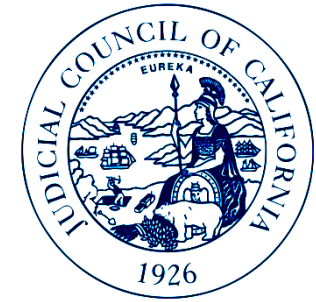


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7	General	General	We would like to propose the elimination of the SVP or JV requirement that one entity perform construction, financing and operations and maintenance. This will allow us to offer a more competitive bid. It is reasonable and customary for an investor to hold a portfolio of generation and storage assets, while the EPC and O&M company perform all construction, operations, maintenance and monitoring and guarantees for financier.	TBD
8	General	General	Does PPA or Lease have to include re-striping and handicap paint of parking spots?	See the response to Question #4. DSA ADA striping and path of travel requirements are included in this.

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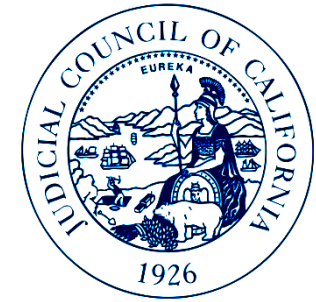


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9	General	General	Does the PPA or the Lease have to include any and all ADA upgrades required to comply with path of travel? This could really add up and distort the PPA and/or Lease pricing.	See the response to Question #4. DSA ADA stripping and path of travel requirements are included in this.
10	General	General	Will the successful bidder have to carry the costs and manage the roof replacement scope of work or will that be paid for and managed directly by JCC?	Per Attachment C2, The proposals for Site 01-H1 includes a roof replacement cost of \$2,080,000.00 as a project development cost assumption <u>if</u> a rooftop PV system is installed.

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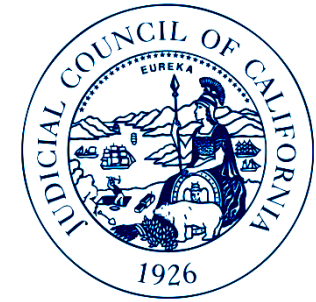


<p>11</p>	<p>Document RFP-FS-2021-07-BD-Addendum-No-1-Recised-Section-4.0-Timeline, Section 1.3, pg. 3</p>		<p>As stated in the form as well as confirmed in the technical question and answer session, it is a requirement that the person or entity submitting a proposal must sign the SPPA. It is not uncommon in the solar industry to have the EPC/developer have a different legal entity that is signing the PPA. A lot of times, this usually entails a JV or separate tax equity vehicle to be the legal countersigned party on a PPA, even though the EPC/development team will be responsible for responding to the RFP and seeing the project through to completion.</p> <p>It is clear that JCC wants to have a dedicated project team, and not be handed off to a separate third-party financing, but having a separate entity sign the PPA does not mean that there wouldn't be a dedicated project team between an EPC and a financier that would be</p>	<p>See the response to Question # 7.</p>
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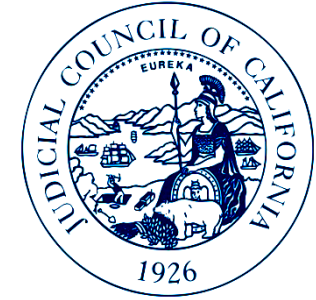


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			responsible for project completion. Would JCC be open to an EPC partnering with a financier to submit on this bid?	
12	RFP-FS-2021-07-BD	General	I was late to the first Q&A technical session and thus did not fill out the sign-in sheet. I was however on the call. This can be referenced in the session as I submitted a question that was answered during the call. I want to make sure we are not disqualified for this. Thanks	See the response to Question #1.
13	Request for Proposals, RFP-FS-2021-07, BD, page 13, section 7.2, Virtual Technical Question and Answer Sessions (Mandatory)		Is there registration information available for the three (3) mandatory virtual Technical Questions meetings? Could not find this information in the RFP or on the RFP's webpage.	The joining instructions were included in the RFP Addendum No 1, which included the Revised Section 4.0 Timeline for this RFP (revised 9/20/22).
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(If required, add more lines)