



REQUEST FOR QUALIFICATIONS

Research Triangle Park Future Development Scenarios & Infrastructure Capacity Study

Key Dates

- Date issued: June 23, 2025
- Addendum #1 issued: July 2, 2025
- Questions from potential respondents due: July 11, 2025
- Answers to questions posted at rtp.org/bid-opportunities: July 14, 2025
- Responses due: **July 25, 2025, at 3:00 pm ET**

Addendum #2: Answers to Received Questions

RTF received the following questions from interested parties by July 11, 2025. Answers from RTF are provided below.

1. Can you share the form of contract that will be used for this project?

We do not have a standard internal contract form for this type of project. Typically, we review and consider using the selected consultant's proposed contract or terms as part of the engagement process. If you have a standard agreement you would propose using, please feel free to include it with your response to the RFQ for our review. (The inclusion of such an agreement will not count against your page limit and is entirely optional.)

2. Are the cover, divider pages and resumes included in the proposal page count?

Cover and divider pages, as well as resumes, are excluded from the proposal page count.

3. Are there any specific sustainability and/or resiliency goals that are envisioned for this study?

While there are not specific sustainability/resiliency goals envisioned for the study, the ability of a firm or team to consider sustainability/resiliency metrics and options as a part of the study process (e.g., as it relates to cost estimates or other relevant scope items) is welcome and will be considered as a part of a firm/team's overall qualifications.

4. Is RTF seeking to attract specific new industries (e.g. high-tech manufacturing or data centers) via the zoning changes?

No, RTF is not seeking to attract specific new industries via the zoning changes. The zoning changes are envisioned to allow complimentary development that has historically not been allowed in the Park (e.g., residential, retail, and other amenities) to support the continued concentration and growth of research and development activities in RTP. Advanced manufacturing and data centers are already allowed and present in RTP, and we expect they will continue to be a part of the overall research and development industry mix in RTP going forward.

5. We are aware that RTF released a Planning Feasibility Study RFP in 2021 and a separate RFP in 2021 for a master plan for the Frontier RTP area. Can you share any information on the status of these two efforts, and how any progress on either or both of these efforts may inform your thinking about the current RFQ?

The Planning Feasibility Study RFP issued in 2021 was the initial work completed as part of what we now call RTP 3.0. The outcomes of that study include the three new place types introduced with RTP 3.0 and follow-on work that has resulted in zoning changes and proposals in Wake and Durham counties for RTP.

The Frontier RTP Master Plan RFP did not result in a true master plan being completed. However, through that process, RTF worked with its consultants to identify future potential development parcels that would allow for redevelopment of portions of the Frontier RTP campus while retaining the existing office buildings and Boxyard RTP. There are no active redevelopment plans proposed for Frontier RTP at this time. However, RTF continues to view Hub RTP and any future redevelopment of Frontier RTP as a key anchor of denser, mixed-use development for the Park under RTP 3.0.

6. The RFQ states: "Appendices are not allowed and will not be reviewed, except for attached resumes." Could you please confirm whether the attached resumes are included in the overall page count, and if they need to be highlighted in an appendices section?

Resumes are not included in the overall page count. They may be included as an appendix or otherwise integrated into your RFQ response.

7. Additionally, we were curious if any Transportation Planning is desired in this stage of the project?

We are not requesting any transportation planning services at this time as a part of this RFQ.

8. Is there an existing/designated budget for the requested services or will the budget be determined based on the proposed scope from the project team?

There is not a set budget for the requested services. The budget will be determined based on the proposed and negotiated scope from the selected firm/team.