



Addendum No. 5

Reference: RFP No. BC-21506-B
Solar Installation – Phase 1 (25-129)

Dear Vendors:

This addendum is being issued to amend and clarify certain information contained in the above-referenced Request for Proposal (RFP). All information contained herein is binding on all Offerors who respond to this RFP.

The following changes/additions are listed below:

1. Offerors are being provided an opportunity to submit a second round of questions regarding this solicitation. All questions regarding this solicitation must be submitted on company letterhead no later than **June 10, 2026, at 2:00 PM (EST)** to Questio.efhmdrm0jftd1vmk@u.box.com.
2. The due date and time to submit Technical Proposals is hereby **revised to July 1, 2026, by 2:00pm (ET)** in accordance with the instructions provided on the Key Information Sheet & Solicitation Schedule.
3. Section I. Specification/Scope of Work, Subsection D – Scope of Work/Specifications, Paragraph 1 (Planning and Design), is hereby revised as set forth below. Additions are indicated in **bold** and deletions are indicated by strikethrough.
 - Verification by a Professional Engineer licensed by the State of Maryland that the systems will meet wind-load, seismic, and structural requirements, **as well as not compromise the existing building structural load (dead and live)**. In the case of the CEIA, ~~it also provides~~ **provide** a rigging weight capacity before and after the solar installation, **for both the low and high rigging systems**. The CEIA is currently equipped with a rigging grid and life safety system, used primarily for hanging equipment for events.
 - Structural inspection report by a Professional Engineer licensed by the State of Maryland, verifying that final installations meet wind, seismic, and structural requirements, **as well as not compromise the existing building structural load (dead and live)**. In the case of the CEIA, also verifying the rigging weight capacity before and after the solar installation, **for both the low and high rigging systems**. The CEIA is currently equipped with a rigging grid and life safety system, used primarily for hanging equipment for events.
4. **Exhibit C: Proposal Price and Instructions & Sample** is hereby revised and replaced in its entirety with **Exhibit C: Power Purchase Agreement Price Form**. The revised Exhibit C is provided as a separate attachment on the UMBC Bid Board for this solicitation and is incorporated into this Solicitation by reference. Offerors are responsible for reviewing the revised exhibit and incorporating its requirements into their proposals.

The document may be accessed at: <https://procurement.umbc.edu/bid-board/>

5. ADDITIONAL SOLICITATION DOCUMENTS

The following documents are incorporated into this Solicitation by reference and shall be considered part of the Solicitation and any resulting contract:

- **Exhibit Q – 00700 UMB General Conditions for Construction**
- **Exhibit R – 00800 UMBC Amendments to 00700**
- **Exhibit S – Pre-proposal and Site Visit Sign-In Sheet**

These exhibits are provided as separate attachments on the UMBC Bid Board webpage for this solicitation. Offerors are responsible for reviewing these documents and incorporating any applicable requirements into their proposals.

The documents may be accessed at: <https://procurement.umbc.edu/bid-board/>

The following questions were submitted by prospective Offerors and are being provided with UMBC's responses for clarification of the solicitation requirements.

1. **Question:** Please confirm whether the intent of the proposed pricing structure is a 0% annual escalator over the term of the Power Purchase Agreement, or if proposals incorporating an escalator will be considered acceptable? Please confirm whether the PPA pricing structure may incorporate a change-in-law or adjustment mechanism in the event that federal, state, or utility incentives (including ITC or SRECs) are modified, delayed, or unavailable.

Response: UMBC requires fixed-rate pricing over the PPA term as reflected in the RFP. As noted in the RFP, it is the responsibility of the Offeror to meet incentive requirements, pursue, and secure such incentives, including meeting any “safe harboring” requirements. Failure of the Offeror to secure incentives quoted in the proposal will not result in changes to PPA rates.

2. **Question:** Are there any optional or alternative PPA term lengths available for consideration in addition to the base term? If optional terms are available, please clarify at whose discretion such options may be exercised?

Response: No.

3. **Question:** Please identify the current roof types for the applicable buildings and provide details on the existing roof warranties, particularly for facilities with ballasted roof systems. Please confirm whether UMBC has any planned roof replacements or re-roofing activities anticipated prior to, or during, the expected lifecycle of the proposed photovoltaic systems.

Response: All available record documentation shared for the Solar Installation Study can be found at the following link. No roof replacements anticipated during that time frame at this time: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuageqkhdo1jbj>

4. **Question:** Please confirm which of the following documents and exhibits should be completed with EPC information versus financing entity information:
 - Exhibit I – Financial Stability of Bidder/Offeror
 - Exhibit O – Performance Bond
 - Reference Checks

Response: Per the RFP requirements, all referenced exhibits and documentation are to be completed by the Offeror (prime entity submitting the proposal), regardless of internal team structure (e.g., EPC contractor, financing entity, or consortium members).

- **Exhibit I – Financial Stability of Bidder/Offeror**

This exhibit shall be completed by the Offeror (prime proposer) and must reflect the financial capacity of the entity responsible for the contract. The RFP requires the Offeror to demonstrate financial stability and long-term viability, including disclosure of financial history and supporting documentation.

- **Exhibit O – Performance Bond**

The performance bond is a post-award requirement to be provided by the successful Offeror/Contractor. The bonded entity must be the party contractually responsible to the University.

- **Reference Checks (Exhibit G)**

References shall be provided by the Offeror and must demonstrate relevant experience performing similar services. The University will evaluate and verify these references as part of the responsibility determination.

5. **Question:** Is there a required minimum clearance height for the canopy structures?

Response: Standard vehicle height.

6. **Question:** Is this project subject to prevailing wage requirements? If so, can you please provide the applicable wage determinations?

Response: No.

7. **Question:** Please confirm whether the specified materials (PV modules, inverters, etc.) are mandatory, or if approved equivalents may be proposed?

Response: Approved equivalents are acceptable.

8. **Question:** Are liquidated damages applicable to this project in the event of delays? If so, please provide details?

Response: Nothing beyond what now included as Exhibit “00700 UMB STANDARD GENERAL CONDITIONS FOR CONSTRUCTION”, which is a standard document for all UMBC construction projects. Exhibit 00700 is provided as a separate attachment on the UMBC Bid Board and is incorporated into this solicitation by reference. Offerors may access and review the document at: <https://procurement.umbc.edu/bid-board/>

9. **Question:** Regarding the substantial completion date of 8/4/27, please clarify whether the contractor will be held responsible for delays caused by the utility? For example, certain utilities require owner-furnished equipment such as telemetry cabinets, which may have procurement lead times of 6–9 months.

Response: Contractor will be held responsible for any non-owner delays. See response #20 for more information on a revised substantial completion date.

10. **Question:** Does the University maintain a list of approved roofing contractors that must be used, or would any qualified/certified roofer be acceptable for this project?

Response: The below contractors are part of the UMBC on-call roofing contract. Other qualified/certified roofers are acceptable.

- Cole Roofing Company
- Ruff Roofers
- Tecta America
- Citiroof
- Simpson Unlimited

11. **Question:** As UMBC serves as its own AHJ, please confirm whether the University provides in-house inspectors for construction, including building, solar (PV), and electrical inspections?

Response: Vendor is responsible for hiring state licensed inspectors, such as state licensed electrical inspectors: https://onestop.md.gov/list_views/6421a36a29230000011f3f0f

12. **Question:** Can the University provide available as-built drawings for the existing facilities, including at a minimum structural and electrical plans?

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuaqeqkhdo1jbj>

13. **Question:** Will parking and staging areas be provided for contractors during construction?

Response: Yes.

14. **Question:** For the warehouse rooftop system, the racking will be laid directly on top of removeable walkpads, is this the intent for the University or should the walkpads be removed and repathed? If so, who would be responsible for it?

Response: Vendor is responsible for removing and repathing any walkpads.

15. **Question:** The Feasibility Report shows the "Site 2 Stadium South Lot", but it does not appear in the 3 drawings provided. It also states that this will be a Phase 2 to the North Lot canopy. Please confirm if this system is not to be included in the base proposal?

Response: This system is not included in the base proposal.

16. **Question:** Please clarify the structure and administration of the \$600/kWDC incentive (up to \$750,000 total), including:

- Timing of payment (e.g., NTP, construction milestones, COD)
- Tax treatment (grant vs. capital contribution)
- Treatment in the event of changes to final system sizing

Response: The grant incentive of \$600/kWDC up to \$750,000 total will be applied on an overall portfolio basis. It is a construction-related funding contribution. The incentive value may be invoiced by the Offeror and will be paid following the approval of construction documents. This is intended as a single, lump-sum down payment as outlined in the RFP. If site construction documents are sequenced with significantly different completion/approval dates across individual sites, it would be acceptable to request multiple payments while each individual payment would not exceed \$600/kWDC for each site up to a cumulative total of \$750,000. In the event of changes to final system sizing, the grant incentive will remain at \$600/kWDC incentive up to \$750,000 total, thus a portfolio system smaller than 1250 kWDC would result in a total incentive lower than \$750,000.

The payment(s) to the Offeror are not contingent on any specific MEA reporting or certification requirements, other than timely completion of the solar project installation. The payment(s) will be issued in good faith in anticipation of timely project construction. Tax treatment is at the discretion of the Offeror, UMBC is a tax-exempt entity and does not provide tax advice.

17. **Question:** Please confirm whether UMBC intends to award a minimum number of sites or aggregate capacity, or if awards will be made on a fully discretionary, site-by-site basis.

Response: Aggregate capacity. Because there is an alternate for the North Stadium Lot, there shall be one aggregate with the base, and one with the alternate.

18. **Question:** Please clarify responsibility for interconnection-related costs and risks, including:

- Utility upgrade costs required by BGE
- Schedule impacts associated with interconnection approvals
- Any existing feasibility or hosting capacity studies completed by UMBC

Response: Vendor is responsible for all these costs and risks.

19. **Question:** Please confirm that performance guarantees will exclude factors outside the developer's control, including force majeure events, utility curtailment, and grid outages. Additionally, please clarify the remedy structure associated with underperformance?

Response: These may be excluded, vendor to provide explicit list of exclusions with proposal.

20. **Question:** Please confirm whether relief from the required substantial completion date will be provided for delays caused by third-party factors, including utility interconnection, permitting, or regulatory approvals?

Response: To meet federal incentives, all construction must be complete by the end of 2027. UMBC originally intended these projects to be complete by August 2027 before the start of the fall semester, but is now revising the substantial completion date to 12/1/2027. This is for all sites. Vendors may propose a sequenced construction schedule to meet this date (e.g. CEIA during August to avoid commencements, 900 Walker during the fall semester).

21. **Question:** Please provide additional details regarding integration requirements with the University's existing PME system, including:

- System configuration and communication protocols
- Data ownership and cybersecurity requirements
- Responsibility for integration costs

Response: UMBC's existing metering system is Schneider Electric's Power Monitoring Expert (PME) version 2021. The PME software and database is on a UMBC Division of Information Technology (DoIT) virtual server, specifically DoIT hosts the server in its VMware/Hyper-v environment. They may patch and maintain the underlying operating system (Windows), but we manage or use the application itself. Access to the virtual server requires coordination with DoIT. Typically a Schneider technician coordinates directly with DoIT. The metering devices are connected to the PME system via Ethernet connections and IP addresses.

22. **Question:** The RFP indicates a preference for ballasted systems with no roof penetrations. Please confirm whether mechanically attached systems will be permitted where required to meet structural, wind loading, or code compliance requirements.

Response: These are permitted but not preferred.

23. **Question:** Please confirm whether the final Power Purchase Agreement will be subject to mutual negotiation or if it will be strictly governed by the terms outlined in Exhibit L.

Response: Yes, the final Power Purchase Agreement may be subject to negotiation. However, Offerors are required to clearly identify any known exceptions to Exhibit L and other solicitation requirements at the time of Technical Proposal submission, as outlined in the RFP. UMBC will consider such exceptions during its evaluation and negotiation process but reserves the right to reject any proposed modifications and require compliance with the solicitation requirements.

24. **Question:** Please clarify the intent and applicability of the performance bond requirement, including:

- Whether bonding is limited to the construction phase or applies throughout the PPA term
- The expected bond value under a PPA structure

Response: The performance and payment bond requirements are intended to apply to the construction and installation phase of the project and are not intended to remain in effect for the duration of the Power Purchase Agreement term.

25. **Question:** What is the current KWh price UMBC? How much kwh is UMBC using per year?

Response: See response #84.

26. **Question:** If we plan to not bid on one of the properties, could we allocate the \$750,000 differently across the properties we are bidding on?

Response: No, vendors must bid on all the sites.

27. **Question:** What is the type of roof for each of the sites, what materials? How tall are the roofs?

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuageqkhdo1jbj>

28. **Question:** For the Warehouse In the Solar Installation Study, conduit routing from the rooftop to the exterior interconnection point is identified as a design challenge. Can you please clarify the location of the existing BGE transformer, and whether the conduit path to the transformer caused concern or if there were other specific challenges identified?

Response: The location of the transformer (which is owned by UMBC not BGE) is identified in the Solar Installation Study. The conduit path from the transformer to the building was the main issue noted, mainly that an additional underground conduit may need to be installed. Ultimately the Vendor is responsible for designing the optimal solution to this.

29. **Question:** Is the 900 Walker Renovation complete?

Response: 900 is always undergoing partial interior renovations, in particular laboratory fit-outs, and conversion of a rooftop cooling tower to a rooftop heat pump system.

30. **Question:** When was the last CEIA roof replacement or is their plans to replace prior to solar going in?

Response: The building was constructed in 2018 and no roof replacements planned as of now.

31. **Question:** As the roof warranties are 20 years but the PPA you want is 25. Are you expecting to extend the roof warranties?

Response: No, just confirmation during design that the design itself will not void the roof warranties.

32. **Question:** What is the minimum acceptable canopy clearance height for UMBC (ADA, fire access, event vehicle clearance)?

Response: See response #5.

33. **Question:** What is the pavement condition and age, any planned repaving that could conflict with footing installation?

Response: Vendor to assess pavement (this opportunity was given during the site walkthrough), age is not known. No planned repaving that will conflict with the footing installation.

34. **Question:** Can you share the utility bills for the prospective buildings? If not, can you share the current \$/kwh rate charged by the utility?

Response: See response #84.

35. **Question:** Will the University accept proposals submitted by a consortium or team structure, where:

- One entity serves as prime developer / integrator, and
- EPC, O&M, and financing are delivered through qualified partners/subcontractors?

Response: Yes. The University will accept proposals submitted by a consortium or team structure where one entity serves as the prime developer/integrator (aka prime contractor) and utilizes qualified partners or subcontractors to provide EPC, O&M, financing, and other required services. The prime Offeror must identify all team members and shall remain fully responsible for contract performance.

36. **Question:** Can the experience requirements (10 years + project references) be satisfied collectively across consortium members, rather than solely by the prime entity?

Response: See response #35.

37. **Question:** Are there any specific requirements for joint venture vs subcontracting structure?

Response: See response #35.

38. **Question:** Can UMBC confirm the total anticipated system size (MWDC/ MWAC) across all Phase 1 sites?

Response: Refer to the Solar Installation Study.

39. **Question:** Is the target capacity per site or should proposers optimize size based on:

- Available roof/parking areas
- Load profile
- Interconnection constraints

Response: UMBC's goal is a portfolio system 1250 kWDC to achieve the maximum grant amount of \$750,000. That said, vendors shall optimize per the above to meet or exceed the 1250kWDC value. If this is not possible, that is acceptable, though the grant amount will be lower.

40. **Question:** Are there any limitations on maximum system size per site?

Response: No.

41. **Question:** Is Battery Energy Storage System (BESS):

- Required
- Optional
- Or not in scope for Phase 1?

If optional, will proposals including solar + BESS integration be viewed favorably in evaluation?

Response: Not in scope.

42. **Question:** Regarding the \$600/kWDC (up to \$750,000) incentive, what are the disbursements milestones (e.g., NTP, construction start, COD)? Is the incentive paid per site or portfolio basis?

Response: See response #16.

43. **Question:** Are there any conditions or performance requirements tied to this grant funding?

Response: No.

44. **Question:** Is there any preferred PPA pricing structure (flat vs escalated), or should proposers submit only fixed-rate pricing as indicated?

Response: UMBC requires fixed-rate pricing over the PPA term as reflected in the RFP.

45. **Question:** Can UMBC clarify expectations regarding, SREC ownership/transfer flexibility and any preference between with vs without SREC pricing?

Response: Offerors shall provide pricing with and without SREC transfer as identified in the RFP.

46. **Question:** Has any preliminary interconnection study or capacity assessment been completed with Baltimore Gas and Electric?

Response: No.

47. **Question:** Are there any known constraints or upgrade requirements for interconnection at the identified sites?

Response: Not known by UMBC, Vendor responsible for investigating this.

48. **Question:** Can UMBC provide structural assessments for rooftops and any load limitations or constraints?

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuageqkhdo1jbj>

49. **Question:** For parking canopy installations, are there any height, aesthetic, or design guidelines beyond those in the study?

Response: Not beyond what is standard industry practice and in the study. Also see response #5.

50. **Question:** Will UMBC award to a single vendor for all sites or allow split awards by site?

Response: Single vendor.

51. **Question:** Will proposals be evaluated on a portfolio basis or site-by-site basis?

Response: Portfolio. The bid form has been revised to include a proposed blended PPA rate for all sites (one for the base North Lot Scope, and another for the alternate North Lot scope).

52. **Question:** The RFP references a local office within 50 miles or workforce criteria — can this requirement be satisfied through partner presence and/or subcontractor workforce?

Response: Partner and subcontractor workforce can be used to satisfy this requirement. The grant sponsor (MEA) will consider vendors which have an office space within 50 miles of Maryland's borders to satisfy the workforce requirement. In aggregate, 80% of the project workforce must reside within 50 miles of Maryland's borders, demonstrated by office location or other evidence if the office is not located within this radius.

53. **Question:** Is there flexibility in construction sequencing across sites and phased COD timelines?

Response: Yes, sequencing and phasing of construction are flexible. Generally, UMBC seeks to minimize interruptions to campus operations, so sequencing of construction should be coordinated with the UMBC design & construction team during the design process. UMBC is open to reasonable phased sequencing approaches provided the overall project completion requirements are achieved.

54. **Question:** Can UMBC provide existing roof warranty documentation, remaining warranty term, installer name, and current roof age for each of the three rooftop sites (Warehouse, 900 Walker Avenue, and Chesapeake Employers Insurance Arena)? This information is necessary to assess warranty preservation obligations and to confirm that a ballasted, non-penetrating mounting system is the appropriate approach for each location.

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuageqkhdo1jbj>

55. **Question:** Are there any known roof deficiencies, recent repairs, or scheduled re-roofing projects at any of the three rooftop sites that the Solar Provider should be aware of in developing its design approach and performance guarantee?

Response: There are no known deficiencies at this time. No scheduled re-roofing at this time.

56. **Question:** The RFP states that ballasted, non-penetrating roof-mounted systems are strongly preferred and that any roof penetrations require prior UMBC approval. Can UMBC clarify the approval process for roof penetrations and confirm whether any of the three rooftop sites have known structural or roofing conditions that would preclude a ballasted design?

Response: Vendor to provide UMBC with drawings during design and construction showing all planned penetrations for approval prior to making penetrations. Vendor to investigate all roofs to verify the conditions noted in the question.

57. **Question:** The RFP requires the Solar Provider to provide rigging weight capacity documentation for the CEIA both before and after installation. Can UMBC provide the existing structural drawings, rigging grid load ratings, and any engineering reports related to the CEIA roof and rigging system? Access to this documentation prior to proposal submission would allow the Solar Provider to provide a more accurate preliminary assessment and a stronger technical response.

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuageqkhdo1jbj>

58. **Question:** Is there a specific clearance requirement between the proposed PV system and the existing CEIA rigging grid and life safety system that the Solar Provider must observe in its design? If so, can UMBC provide the applicable clearance standard or reference the governing specification?
- Response:** Vendor to coordinate in accordance with all applicable, codes, standards, etc., and provide this for UMBC review during design. There is no UMBC standard regarding this.
59. **Question:** Has UMBC previously submitted an Interconnection Agreement (IA) application to BGE for any of the five project sites, or will the Solar Provider be initiating the IA process from scratch following contract award? What is the current status of the Aggregate Energy Net Metering Agreement with BGE, and has any preliminary coordination with BGE occurred?
- Response:** Solar provider is responsible for the IA.
60. **Question:** The RFP states that the IA fee is the responsibility of the Solar Provider. Can UMBC provide any known BGE IA fee estimates or prior correspondence with BGE related to these sites so that the Solar Provider can accurately reflect this cost in its pricing?
- Response:** UMBC does not have any information regarding BGE's Interconnection Application fee(s). Obtain from BGE.
61. **Question:** The RFP requires meters that are compatible with UMBC's existing Power Monitoring Expert (PME) system. Can UMBC provide the make, model, software version, and communication protocol of its existing PME system so that the Solar Provider can confirm meter compatibility and propose an appropriate integration design?
- Response:** See response #21.
62. **Question:** The RFP requests pricing for both Option 1 (full canopies) and Option 2 (partial canopies, approximately 100 kW) for the North Stadium Lot. Can UMBC confirm whether both options will be evaluated independently for award, or whether UMBC intends to select one option at award? Understanding UMBC's preference would allow the Solar Provider to focus its design effort and price both options with greater precision.
- Response:** UMBC will select one option.
63. **Question:** Are there specific ADA accessibility requirements, minimum drive aisle widths, or accommodation considerations that will govern canopy column placement in the North Stadium Lot? If so, can UMBC reference the applicable standard or provide a current site plan showing existing ADA stalls and accessible routes?
- Response:** Vendor's design to comply with all ADA requirements, as well as UMBC design standards (<https://fm.umbc.edu/design-construction/vendor-information/>). Accessibility route maps are available here: <https://umbc.edu/about/visit/directions/>
64. **Question:** The RFP scope includes new parking lot lighting for both North Stadium Lot canopy options. Can UMBC provide the applicable photometric standard or foot-candle requirement for the replacement lighting design, and confirm whether the new lighting must interface with an existing campus lighting control system?
- Response:** Design lighting per IESNA standards for parking lots, and interface with the existing campus lighting control system.
65. **Question:** Can UMBC provide geotechnical boring data, soils reports, or pavement section information for the North Stadium Lot? This information would support canopy foundation design and allow the Solar Provider to develop a more accurate structural concept and cost for both canopy options.

Response: Vendor responsible for verifying this information during design.

66. **Question:** The RFP requests PPA pricing both with and without SRECs included. If UMBC elects the pricing option that includes SRECs, does UMBC require the SRECs to be registered to a specific account or transferred to UMBC directly, or does UMBC intend to pass SREC monetization to the Solar Provider as part of the PPA price reduction mechanism?

Response: See response #87.

67. **Question:** The RFP states that UMBC will provide a one-time lump-sum incentive payment of \$600 per kW DC, up to \$750,000 total, funded through the Maryland Energy Administration FY2025 Higher Education Clean Energy Grant Pilot Program. Can UMBC confirm the timing of this payment relative to construction milestones or contract execution, and whether the payment is contingent on any MEA reporting or certification requirements that the Solar Provider must satisfy?

Response: See response #16.

68. **Question:** The RFP states that the anticipated Task Order and PPA execution date is July 17, 2026, subject to change pending approvals. Can UMBC clarify what approvals are required beyond the Procurement Officer's authorization and provide a realistic range for contract execution? The Required Substantial Completion date of August 4, 2027 creates a fixed construction window, and any delay in contract execution directly compresses that window.

Response: No approvals needed beyond UMBC Procurement authorization.

69. **Question:** Does UMBC have a preference or requirement for the order in which the five project sites are designed and constructed, or may the Solar Provider propose a construction sequence as part of its project schedule? If UMBC has any operational constraints at specific buildings or the North Stadium Lot that would affect access windows or construction timing, please advise.

Response: Vendor to propose construction sequence. This shall coordinate around events at the Arena (listed on their website), as well as the annual commencements happening in May-June, and the annual Jehovah's Witness conference in July and August.

70. **Question:** Can UMBC provide a complete list of the firms and individuals that attended the mandatory Pre-Proposal Conference and Site Visit held on April 14, 2026, including company name, representative name, and contact information where available? The RFP conditions acceptance of proposals on attendance at this conference.

Response: Yes. A list of firms and individuals who attended the mandatory Pre-Proposal Conference and Site Visit will be posted as a separate document on the UMBC Bid Board under this solicitation. Offerors may access the document at the following website:
<https://procurement.umbc.edu/bid-board/>

71. **Question:** The RFP establishes an MBE subcontracting goal of 10% of total contract value and requires Form D-1A at proposal submission. Can UMBC confirm whether committed MBE subcontractors must be under a signed subcontract agreement at the time of proposal submission, or whether a signed letter of intent from an MDOT-certified MBE firm is sufficient to satisfy the D-1A requirement?

Response: No. Pursuant to the Maryland Minority Business Enterprise (MBE) Program requirements and COMAR Title 21, Offerors are not required to have executed subcontracts with their proposed MBE subcontractors at the time of proposal submission. To satisfy the proposal submission requirements, Offerors must submit a completed and signed MBE Attachment D-1A identifying the MDOT-certified MBE firms and the percentage of participation being committed toward the MBE subcontracting goal.

Failure to submit the required MBE Attachment D-1A with the proposal may result in the proposal being deemed non-responsive. Execution of subcontract agreements with MBE firms is not required until after contract award and approval of the Contractor's MBE participation plan.

72. **Question:** Roof Structural and Architectural Drawings—Can UMBC provide existing structural and architectural drawings for the three rooftop sites — Warehouse, 900 Walker Avenue, and the Chesapeake Employers Insurance Arena — including roof framing plans, structural system details, roof assembly specifications, and any applicable loading diagrams? Note: roof age, warranty documentation, and installer information were requested separately in our general written questions submitted today. This request is limited to structural and architectural drawings needed to complete the preliminary PE structural assessment required by the RFP. If as-built drawings are not available, please advise and indicate whether original construction drawings or any available record drawings can be provided.

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuaqeqkhdo1jbj>

73. **Question:** Civil Site Plans and As-Built Drawings — North Stadium Lot—Can UMBC provide the current civil site plans or as-built drawings for the North Stadium Lot, including the lot boundary, pavement limits, striping layout, drive aisle widths, curb locations, ADA stall locations and accessible routes, and any site lighting or signage infrastructure? These drawings are required by our canopy design team to establish column grid locations, confirm ADA compliance impacts, and develop the post-installation striping and lighting plans required by the RFP

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuaqeqkhdo1jbj>

74. **Question:** Underground Utility Map — North Stadium Lot—Can UMBC provide a utility map or as-built underground utility drawings for the North Stadium Lot showing the location, depth, and type of all underground utilities including electrical conduit, water, sewer, stormwater, telecommunications, and any other subsurface infrastructure within or adjacent to the lot? Knowledge of underground utility locations is essential before canopy foundation locations can be determined and conflicts identified. If UMBC does not have a current utility map on file, please advise whether UMBC can authorize a utility locate or provide access to its campus utility records.

Response: All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcq0rbwnepyr0bxngkuaqeqkhdo1jbj>

75. **Question:** Stormwater and Drainage System — North Stadium Lot—Can UMBC provide drainage system plans or stormwater infrastructure drawings for the North Stadium Lot, including the location and size of storm inlets, catch basins, subsurface drainage pipes, and any stormwater management features such as infiltration areas or detention structures? Understanding the existing drainage system is required to assess the impact of canopy column foundations on subsurface drainage and to confirm whether any stormwater management permits or approvals will be required in connection with the canopy installation.

Response: UMBC stormwater management files are available here: <https://umbc.box.com/s/5qm4j6e076lwt1thehojuo3pjeedu562>

76. **Question:** Confirmation of Point of Interconnection Location at Each Site—Can UMBC confirm the proposed or preferred Point of Interconnection (POI) for each of the five project sites? During the site visit our team identified candidate interconnection points at several locations, but written confirmation from UMBC is needed to ensure the Solar Provider's interconnection design is consistent with UMBC's campus electrical distribution system and facilities management requirements. Please confirm the specific switchgear, panel, transformer, or service entrance at which the Solar Provider should target interconnection at each site, or advise if UMBC has flexibility on POI location and will accept the Solar Provider's proposed interconnection point based on engineering analysis.

Response: Vendor to select the optimal interconnection point during design for UMBC review. Refer to Solar Installation Study for potential locations.

77. **Question:** Point of Interconnection Voltage at Each Site—Can UMBC confirm the utility service voltage at the Point of Interconnection for each of the five project sites, including both the primary service voltage from BGE and the secondary distribution voltage within the building or lot where the solar system will interconnect? Understanding the POI voltage is required to select the appropriate inverter configuration, confirm transformer requirements, and complete the single-line electrical diagram for each site.

Response: Vendor to coordinate this during design for UMBC review. Refer to Solar Installation Study for additional information.

78. **Question:** Existing Equipment at Each Point of Interconnection—Can UMBC provide or confirm the existing electrical equipment at or adjacent to each proposed Point of Interconnection, including the make, model, age, and available capacity of the main service entrance equipment, switchgear, main distribution panels, or transformers that the Solar Provider will connect to? Specifically, we request confirmation of: (a) the available breaker or bus capacity at each POI to accept the solar interconnection without requiring a service upgrade, (b) whether any existing equipment will need to be replaced or modified to accommodate the solar interconnection, and (c) whether UMBC has a preferred interconnection method (bus tap, breaker addition, or other) at each site.

Response: Vendor to coordinate this during design for UMBC review. Refer to Solar Installation Study for additional information.

79. **Question:** Electrical Room Schematics, Plans, or Photographs—Can UMBC provide schematics, single-line diagrams, panel schedules, or photographs of the electrical rooms or switchgear locations at or near each proposed Point of Interconnection for all five sites? This information is needed to confirm available panel space, bus capacity, conduit entry points, and routing paths for the solar interconnection conductors. If formal electrical drawings are not available, photographs of the main switchgear and distribution panels at each location would be an acceptable interim substitute.

Response: Vendor to coordinate this during design for UMBC review. Refer to Solar Installation Study for additional information.

80. **Question:** Approved Attachment Methods and Membrane Manufacturer Specifications—Note: The approval process and general policy for roof penetrations was addressed in our general written questions submitted today. This question is limited to technical specifications. If mechanical attachments are permitted at any of the three rooftop sites, can UMBC provide the applicable roof membrane manufacturer's specifications for approved attachment methods, including approved fastener types, sealant requirements, and flashing details that must be followed to maintain the existing roof warranty? Additionally, does UMBC require the Solar Provider to obtain a separate roof penetration warranty from the membrane manufacturer or roofing contractor in addition to the 25-year roof and building penetration warranty required by the RFP?

Response: Vendor to coordinate these details with UMBC during design. For the question regarding the roof warranties, see response #31.

81. **Question:** CEIA Rigging Grid Safe Working Load and Maximum Additional Dead Load—Note: Existing structural drawings and general rigging grid load ratings were requested in our general written questions submitted today. This question addresses the specific engineering parameters needed for the PE-certified rigging weight capacity assessment required by the RFP.

Can UMBC provide or confirm: (a) The rated safe working load (SWL) for the rigging grid as a whole and for individual pick points or attachment locations, (b) The maximum allowable additional dead load that can be imposed on the arena roof structure above the rigging grid without requiring a structural upgrade, and (c) The date of the most recent structural inspection or load certification for the rigging system, and whether any load test reports or inspection records are available for the Solar Provider's engineering team to review?

Response: Vendor to investigate and confirm all this during design for UMBC review. All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcg0rbwnepyr0bxngkuageqkhdo1jbj>

82. **Question:** CEIA Life Safety System — Specifications and Clearance Requirements—Can UMBC provide the specifications and layout drawings for the CEIA life safety system associated with the rigging grid, including the type of system (for example, horizontal lifeline, fall arrest anchor points, or personal fall arrest system), the manufacturer and model, the inspection and certification status, and any minimum clearance requirements that must be maintained around the life safety equipment? Additionally, can UMBC confirm whether the life safety system is permanently installed and fixed in place, or whether components are moveable and could potentially be reconfigured to accommodate the solar installation? Understanding the clearance envelope required by the life safety system is necessary to develop a solar layout that does not interfere with arena operations, event rigging, or life safety compliance.

Response: Vendor to investigate this during design for UMBC review. All available record documentation shared for the Solar Installation Study can be found at the following link: <https://umbc.box.com/s/htcg0rbwnepyr0bxngkuageqkhdo1jbj>

83. **Question:** CEIA Roof Access and Operations Coordination—Can UMBC describe the current protocol for accessing the CEIA roof for maintenance and event operations, and confirm whether the Solar Provider will be required to coordinate roof access with the CEIA event schedule during both the construction and ongoing operations and maintenance phases of the project? If there are blackout periods during which roof access is restricted due to arena events or other scheduled activities, please advise so the Solar Provider can reflect those constraints in its construction schedule and operations and maintenance plan.

Response: Protocols are not available from the CEIA as of now, and will need to be coordinated with CEIA staff during design. Vendor will be required to coordinate roof access during construction and ongoing operations with CEIA event schedule. Refer to the CEIA event schedule to help develop the construction schedule (if dates are not available for 2027, base schedule around 2026 events, as these generally repeat annually): <https://www.chesapeakeemployersinsurancearena.com/events>

84. **Question:** UMBC Current Delivered Cost per kWh—Can UMBC provide its current blended delivered electricity cost per kWh from BGE across the five project sites, inclusive of all applicable generation, transmission, distribution, capacity, and regulatory charges, as well as any taxes or riders reflected on the current bill? If rates vary materially by site or meter, please provide the applicable rate for each location. Additionally, if UMBC is able to provide the most recent 12 months of actual electricity consumption data (kWh) by site or meter, that information would allow the Solar Provider to develop a more accurate savings analysis and size each system optimally relative to on-site load.

Response: UMBC's primary electric service (BGE account # 8583820000) provides power to most of the UMBC Campus, including the Warehouse, CEI Arena, and the Stadium Lot. UMBC Campus electric usage for this account is about 68,000,000 kWh per year.

900 Walker has its own electric service (BGE account # 1148159232). 900 Walker's electric usage is about 400,000 kWh per year. Other than the 900 Walker, there is not a breakdown of annual electric usage by proposed solar site.

UMBC (along with a consortium of other State of MD agencies) purchase energy commodities in bulk via Statewide contracts which include hedging programs. For 2025, the blended/average all-in electric rate for UMBC's primary electric service was \$0.10/kWh.

For solar installations on the Warehouse roof, CEA Arena roof, and Stadium Lot canopies, simply use 10 cent per kilowatt-hour (\$0.10/kWh) as the current all-in rate, regardless of season or time-of-day usage.

For solar installation on 900 Walker roof, simply use 15 cents per kilowatt-hour (\$0.15/kWh) as the current all-in rate, regardless of season or time-of-day usage.

85. Question:

BGE Rate Schedule and Tariff Classification—Can UMBC confirm the BGE commercial rate schedule and tariff classification applicable to each of the five project sites (for example, Schedule GL, Schedule GS, or other)? Understanding the applicable tariff, including any demand charges, time-of-use periods, or coincident peak provisions, is necessary for the Solar Provider to accurately model the bill impact of each solar installation and to structure the PPA price in a manner that maximizes UMBC's savings.

Response: UMBC is not able to confirm this, see response #84.

86. Question: Brighter Tomorrow Act — Tier 1 SREC Eligibility Confirmation—The RFP specifies that all solar installations must be registered with the Maryland Public Service Commission as Tier 1 Solar Renewable Energy Credits. Can UMBC confirm that the five project sites, as described in the RFP and the Solar Installation Study, are expected to qualify as Tier 1 resources under the Maryland Renewable Portfolio Standard and the Brighter Tomorrow Act (Maryland HB 908, 2022)? If UMBC is aware of any site-specific condition, interconnection configuration, or ownership structure that could affect Tier 1 eligibility for any of the five sites, please advise so that the Solar Provider may address it in the proposal.

Response: The five project sites, as described in the RFP, are expected to qualify as Tier I solar resources (SRECs) under the Maryland RPS. UMBC is not aware of any site-specific condition, etc. that would affect Tier I eligibility. However, as noted in the RFP system startup shall include successful registration for the renewable energy credits as Tier I Solar RECs (SRECs) or highest achievable designation. UMBC will defer to the Offeror's expertise in determining final eligibility. Note that the Offeror's proposed "PPA rate with SRECs" assumes successful attainment of Tier I SRECs.

87. Question: SREC Ownership, Transfer, and Disposition—The RFP requests PPA pricing both with and without SRECs included and states that SREC prices shall be fixed for the term of the PPA. Can UMBC clarify its intended disposition of SRECs generated by these systems? Specifically: (a) Does UMBC intend to receive and retain the SRECs for its own RPS compliance or sustainability reporting purposes, or does UMBC intend for the Solar Provider to monetize the SRECs independently and reflect that value in the PPA rate? (b) If SRECs are to be transferred to UMBC, is UMBC registered or willing to register as an account holder in the PJM Generation Attribute Tracking System (PJM-GATS) to receive SREC transfers? (c) Are there any UMBC sustainability reporting, carbon accounting, or procurement policy requirements that govern how the SRECs must be treated or retired? This clarification will determine how SREC value is structured and disclosed in the proposal.

Response: UMBC has requested fixed-rate PPA pricing both with and without SRECs included. As noted in the RFP, the Offeror is expected to meter the system and register the SRECs with applicable bodies. UMBC does not expect to register as an account holder in the PJM-GATS.

For the first option with SRECs included, UMBC intends to receive and retain these SRECs for its own RPS compliance purposes. UMBC does not intend to monetize the SRECs. UMBC routinely purchases and retires SRECs and other types of RECs in a University System of Maryland consortium to satisfy its RPS obligations. While deferring to the Offeror's expertise in SREC registration and transfer, UMBC would expect that SRECs would be transferred to UMBC or its designee for RPS compliance.

For the second option without SRECs included (i.e., retained by the Offeror), UMBC would expect that the Offeror may at their discretion transfer/sell the SRECs and should reflect this financial gain in their competitive PPA rates.

88. **Question:** MEA Lump-Sum Incentive — Payment Timing and Conditions—The RFP states that UMBC will provide a one-time lump-sum incentive payment of \$600 per kW DC, up to \$750,000 total, funded through the Maryland Energy Administration FY2025 Higher Education Clean Energy Grant Pilot Program. Can UMBC clarify: (a) At what point in the project lifecycle will this payment be made — at contract or Task Order execution, at notice to proceed, at substantial completion, or at another milestone? (b) Is this payment contingent on any MEA reporting, certification, or programmatic requirements that the Solar Provider must satisfy before or after receiving the payment? (c) In the event that project scope is reduced or a site is removed from the contract after award, how will the incentive allocation per site be adjusted? Understanding the timing and conditionality of this payment is essential to accurate project financing and PPA rate development.

Response: See response #16.

89. **Question:** ITC Monetization and Tax Equity Disclosure—The Solar Provider under this RFP will own the solar systems and is therefore eligible to claim the Federal Investment Tax Credit (ITC) and applicable depreciation benefits, which are typically monetized through a tax equity financing arrangement. Does UMBC require the Solar Provider to disclose its financing structure, including the identity of any tax equity investor or special purpose vehicle, as part of the proposal submission or at any point during the contract term? Additionally, does UMBC have any policy or preference regarding the use of sale-leaseback structures, partnership flip structures, or inverted lease arrangements in connection with this project that the Solar Provider should be aware of before finalizing its financing approach?

Response: UMBC does not require disclosure of tax equity financing structures, investors, or special purpose vehicles as part of the proposal submission unless specifically requested during the evaluation, responsibility review, or contract negotiation process.

However, the successful Offeror shall comply with all applicable federal, State, and local laws, regulations, and requirements, including any restrictions related to foreign ownership, foreign investment, trade sanctions, export controls, and prohibited entities.

UMBC reserves the right to request additional information regarding the ownership, financing, organizational structure, or affiliations of the Offeror and its proposed partners, subcontractors, investors, or affiliates as necessary to determine responsibility and protect the interests of the University.

90. **Question:** Financial Commitment Letter — Timing and Underwriter Requirements—The RFP requires the Solar Provider to provide a letter of financial commitment from an underwriting institution within 90 days of contract execution. Can UMBC clarify whether this letter must be from a specific category of institution (for example, a federally regulated bank, a tax equity investor, or a project finance lender), or whether a commitment letter from any creditworthy financial institution with documented experience in solar project finance is acceptable? Additionally, if the Solar Provider intends to use multiple capital sources (senior debt plus tax equity, for example), will UMBC accept separate commitment letters from each source in lieu of a single consolidated letter?

Response: Commitment letter(s) from single/consolidated or multiple creditworthy financial institutions will be acceptable.

All other specifications, terms, and conditions of this request not expressly amended by the responses in this ADDENDUM remain as originally stated. Please include the attached Addendum Acknowledgement Form in your firm's technical proposal.

Acknowledgement of Addendum Form: The attached Acknowledgement of Receipt of Addendum form is to be completed/signed and included with the Technical Proposal.

END OF ADDENDUM #5 DATED 06/05/2026

Acknowledgement of Addendum Form

This Addendum No. 5 for #BC-21506- B is being sent posted to [UMBC Procurement Bid Board](#) and [eMaryland Marketplace Advantage](#).

RFP NO. BC-21506–B: Solar Installation – Phase 1 (25-129)

TECHNICAL PROPOSAL DUE DATE: July 1, 2026, on or before 2:00PM (EST).

NAME OF OFFEROR: _____

ACKNOWLEDGEMENT OF RECEIPT OF ADDENDA

The undersigned, hereby acknowledges the receipt of the following addenda:

Addendum No. 1 dated: 04/06/2026

Addendum No. 2 dated: 05/04/2026

Addendum No. 3 dated: 05/13/2026

Addendum No. 4 dated: 05/21/2026

Addendum No. 5 dated: 06/05/2026

Signature _____

Printed Name _____

Title _____

Date _____