



STATE OF TENNESSEE
Department of Transportation

REQUEST FOR PROPOSALS # 40100-51043 AMENDMENT # 4 FOR INTEGRATED RIGHT-OF-WAY INFORMATION SYSTEM

DATE: 4/26/2024

RFP # 40100-51043 IS AMENDED AS FOLLOWS:

1. This RFP Schedule of Events updates and confirms scheduled RFP dates. Any event, time, or date containing revised or new text is highlighted.

EVENT	TIME (central time zone)	DATE
1. RFP Issued		February 15, 2024
2. Disability Accommodation Request Deadline	2:00 p.m.	February 21, 2024
3. Pre-response Conference	10:00 a.m.	February 22, 2024
4. Notice of Intent to Respond Deadline	2:00 p.m.	February 23, 2024
5. Written "Questions & Comments" Deadline	2:00 p.m.	March 4, 2024
6. State Response to Written "Questions & Comments"		April 26, 2024
7. Second Round "Questions & Comments" Deadline	2:00 p.m.	May 3, 2024
8. State Response to Second Round Written "Questions & Comments"		May 15, 2024
9. Response Deadline	2:00 p.m.	May 31, 2024
10. State Completion of Technical Response Evaluations		June 17, 2024
11. State Schedules Respondent Oral Presentation		June 20, 2024
12. Respondent Oral Presentation	8 a.m. - 4:30 p.m.	June 25-26, 2024
13. State Opening & Scoring of Cost Proposals	2:00 p.m.	June 28, 2024
14. Negotiations (Optional)		July 2-3, 2024

15. State Notice of Intent to Award Released <u>and</u> RFP Files Opened for Public Inspection	2:00 p.m.	July 8, 2024
16. End of Open File Period		July 15, 2024
17. State sends contract to Contractor for signature		July 16, 2024
18. Contractor Signature Deadline	2:00 p.m.	July 19, 2024

2. State responses to questions and comments in the table below amend and clarify this RFP.

Any restatement of RFP text in the Question/Comment column shall NOT be construed as a change in the actual wording of the RFP document.

RFP SECTION	PAGE #	QUESTION / COMMENT	STATE RESPONSE
RFP Section 1.1.2	Pg. 2	1) Is the current IRIS system developed in-house or by a contractor? If it was a contractor, please share the details on the contractor and when the contract was awarded.	The current IRIS system was developed by BEM Systems and went operational in 2015.
RFP Section 1.1.2	Pg. 2	2) We noticed that TDOT wants to move to a cloud-based solution. What are the key objectives the State is seeking in modernizing the current IRIS system?	A cloud-based SaaS product will allow upgrades to the current operational systems by eliminating older system dependencies, and allow for the addition of GIS capabilities, additional functionality, enhanced user interaction, automation, mobility, and the ability for later product enhancements to be considered.
RFP Section 4.8	Pg. 13	3) In order to provide detailed responses to RFP questions, we may be including certain confidential information. Can we list certain information as confidential by providing a redacted copy?	No. All information submitted to the State shall become part of the open record and available for review by the public after a Notice of Intent to Award per Tenn. Code Ann. § 10-7-504(a)(7). Respondents should not provide confidential information per Section 4.8. Please see item 3 below for revised RFP Section 4.8. for more details.
RFP Attachment 6.3 – Cost proposal and scoring guide	Pg. 32	4) Can TDOT share its expectations on project implementation duration and go-live dates?	The new/upgraded solution must go live on or before July 1, 2025 due to the current contract expiration and support on June 30, 2025.
RFP Attachment 6.6, Pro Forma Contract, A.27 Warranty	Pg. 68	5) Can TDOT clarify the expected warranty period?	Information regarding the warranty period can be found in the RFP Attachment 6.6, Pro Forma Contract, Section A.27.
RFP Attachment 6.6, Pro Forma Contract, A.17 Migration	Pg. 63	6) (a) Please confirm if the current database platform is Oracle as referenced in requirements C.23. (b) Can TDOT share how much data (in terms of # of projects and parcels, # of database tables, etc.)? (c) What documentation exists for the current data dictionary and current IRIS system? (d) During data migration, will TDOT provide IRIS data exported to a staging area from where data can be moved to the modernized system?	(a) Yes. (b) The current IRIS system has 406 tables. The current IRIS database is approximately 16GB size. (c) We have table and column comments in the database (aka data dictionary), which will be provided to the awarded Contractor. (d) Yes.
RFP Attachment 6.6, Pro forma	Pg. 63-64	7) Could you please share the platform and data integration details for the following systems that need to be integrated with	Please see Item 3 below for revised Section A.18. of the Pro Forma Contract for more details.

contract, A.18		IRIS: TDOT's Construction Management System, transportation planning reporting, project management system, State's Bid Letting information?	
RFP Attachment 6.6, Pro Forma Contract, E.2. Contractor Commitment to Diversity	Pg. 84	8) Does RFP evaluation criteria include any Diversity component such as minority owned disadvantaged business, veteran or women owned etc.?	Yes, DBE is evaluated in B.15 as part of the wholistic score for Section B.
RFP Attachment 6.6, Pro Forma Contract, A.4	Pg. 46	9) The Pro Forma contract has section A.4. Functional and System Requirements for IRIS. Please clarify if we must respond to these inline requirements as well? If yes, under which section should these be responded?	RFP Attachment 6.2 – Section C, Technical Response and Evaluation, contains the technical qualifications, experience, and approach to fulfilling the contract scope requirements. answering the inline requirements required by the Pro Forma contract is not a requirement, the Respondent is expected to develop their answers to RFP Attachment 6.2 with contract scope requirements in mind.
RFP Section 1.1.2.d., & g., Pro Forma Contract Section A.4.pp.	Pg. 2	10) Please clarify what types of permits need to be supported for IRIS. Does TDOT require any kind of permits other than Utility?	The Utility ROW Occupation permits are the major consideration for IRIS functionality. There are, however, cases where the term permit is used and can encompass broader areas: examples are environmental permits, TVA permits, Corp of Engineers permits, excess land / ROW use permits for leased and public use.
RFP Section 1.1.	Pg. 2	11) Statement of Procurement states Engineering as one of the purposes. Please clarify expected Engineering-related functionality that TDOT is expecting as of part of the RFP's scope?	The term Engineering, in this context, refers to the development of the project plans inclusive of utility facility engineering construction of the relocation of utilities for the road construction, the accommodation of railroad and roadway occupation at grade, grade separation, safety, property owner adjustments for access, drainage, utilities adjusted. It involves the collaboration with stakeholders across Divisions within TDOT to address all the needs of a project's plan.
RFP Attachment 6.3	Pg. 9	12) Do we need to provide Cost proposal in XLS format? If yes, could you please provide a native file for Cost proposal in XLS format which needs to be filled and submitted?	No, a Respondent's cost proposal shall be captured on RFP Attachment 6.3, Cost Proposal & Scoring Guide and submitted to the State as outlined in RFP Section 3.2, Response Delivery.
RFP Section 3.2.2.2	Pg. 30	13) Do we need to include Section D - ORAL PRESENTATION table in the technical response document?	No, Respondents do not need to provide this as part of their technical response. Only the top 5 evaluated Respondents will present oral presentations and provide this information per Section 5.2.1.5 of the RFP.
Pro Forma Contract Attachment B - Job Titles and Descriptions	Pg. 91	14) Do we have to propose the same roles for the implementation team as well in addition to Change Orders?	No, but the proposed project team should have similar roles listed for the change orders. As a reference, please see RFP Attachment 6.2, Sections B.12. and B.13.
RFP Attachment 6.6, Pro Forma Contract, D.6	Pg. 76	15) Could this language be updated to provide a Notice and 30-day Cure Period before a Termination for Cause becomes effective?	No, the State shall reserve the right to terminate the contract for cause at any point during the contract period.
RFP Attachment 6.6, Pro Forma Contract, A.27	Pg. 68	16) The contract term is 5 years (10 if the extension options are fully exercised). If, per this language, the Contractor is required to provide a warranty as described, it is possible that a warranty defect could be identified 9 years after the end of the contract term. This seems commercially unreasonable and unworkable as a practical matter. Can this be changed to align with a more commercially common warranty	Please see Pro Forma Contract Section A.27 for warranty requirements.

		period of, for example, 3 months, 6 months or one year?	
RFP Attachment 6.2 – Section C, Technical Response & Evaluation Guide	Pg. 29	17) For requirement C.20 – Public vs Private components – Can TDOT please share more details on this requirement. Do you mean the Private versus Public consultant services to get the work done or Private versus Public ownership for tracts under consideration for property acquisitions, or are you talking about public access versus private access to the information?	During ROW Acquisitions, Federal and State compliance requires disclosure of (1) acquisition/relocation information to the property owners, (2) a separate disclosure to the general public, and (3) a confidential separation from sensitive information such as social security numbers, business and personal tax records, and State legal counsel such as condemnation and settlements, until conclusion of the acquisition.
RFP Attachment 6.6, Pro Forma Contract, A.4.eee	Pg. 49	18) Please share your expectations and clarify the following requirement: Capture Form 44A and Form 44 (forms used for estimates) and all other data related to the cost estimate. Capability to assimilate historical data and provide parametric estimations for ROW, utility, and railroad costs.	Documents and templates, such as Capture Form 44A and Form 44, must be incorporated and managed within the IRIS application. These forms are required for programming project funding and Federal compliance on all proposed construction projects.
General Question	Pg. 21	19) Whether companies from Outside USA can apply for this? (like, from India or Canada)	No, please see Item 3 below for RFP Release 2 for new RFP Attachment 6.2., Section A, Mandatory Requirements A.7. and A.8. and revised Pro Forma Contract Section A.15.f..
General Question	Pg. 24	20) Whether we need to come over there for meetings?	Yes, Contractor personnel may be required to be on-site. Please see Pro Forma Contract Section A.21.
RFP Attachment 6.6, Pro Forma Contract, Section A.15.f.2.	Pg. 21	21) Can we perform the tasks (related to RFP) outside USA? (like, from India or Canada)	Please see response to question #19 above.
RFP Section 3.2, Response Delivery	Pg. 9	22) Can we submit the proposals via email?	No, please see RFP Section 3.2, Response Delivery for the required response format.
RFP Attachment 6.3, Cost Proposal & Scoring Guide	Pg. 32 - 34	23) How do we calculate the hosting cost? Due to the high-level nature of the RFP information, we require additional details such as traffic details, DB structure, DB load, storage requirements, etc., to accurately predict the cost. We are seeking advice on the best approach in this situation.	All respondents should utilize the cost model provided for this RFP under RFP Attachment 6.4. Please see response to question #6 above for additional database information.
General		24) Are you requiring a COTS solution or are you considering custom software builds as options? Do you have a deadline for when the system needs to be in production?	TDOT is not mandating a Commercial Off-The-Shelf (COTS) solution. Any proposed solution must be implemented by July 1, 2025
General		25) Does each function needing to be tracked have a workflow that the IRIS system needs to enforce. If so, provide sample workflow diagrams to demonstrate complexity.	Yes, please see Exhibit 1 to this amendment for sample workflow diagrams.
General		26) Describe the functionality and number of APIs required. Do they need to trigger or notify specific events within the IRIS system or are they to interchange data between IRIS and other systems.	IRIS uses bi-directional APIs to receive and provide information to applications such as Project Management System (aka Product, Project, and Resource Management or PPRM), Edison (financial), to ensure complete records management and data synchronization. There will be the need for additional APIs to be created and customized and will be determined during the Definition Phase (Work Plan or Planning) of the project.
RFP Attachment 6.6., Pro	Pg. 2	27) The acronym FRA is mentioned, but does not appear to be defined	Yes. FRA is defined under Pro Forma Section A.2.p. Please see Item 3 below for where this Section has been revised to reflect the correct acronym. More information about integration with FRA is

Forma Contract, Section A.2.		– is this referring to the definition for FAR in A.2?	also available under Pro Forma Contract Sections A.4.c. and A.18.d.
		28) How is billing calculated and does the system need to handle collections?	The IRIS application does not currently manage billing or collections. Please see Item 3 below for revised Section A.18.e for more information.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.bb.	Pg. 6	29) What is the preferred format of documents?	Word, Excel, and PDF are the primary file formats used by IRIS in compliance with industry standards. Microsoft Word is preferred for document generation. PDF is the preferred format for archived documentation.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.m.	Pg. 5	30) "The IRIS documents must be able to be stored electronically both in the vendor cloud and on the State system." Is it possible to elaborate on this storage requirement? Is this requirement referring to data redundancy between the cloud and the State system?	Storing data in this system based on the required Remote Data Access (RDA) would be acceptable as long as the vendor has backups and Disaster Recovery (DR).
RFP Attachment 6.6., Pro Forma Contract, Section A.4.p.	Pg. 5	31) Does ad-hoc reporting need to include analytical functions (summaries, groupings, averages, trends, etc.) Is the integration of an existing BI tool preferred?	Ad-hoc must include the ability to create customized high-detail report, including the use analytical functions, summaries, groups, averages, trends, to leverage our data based on the Business needs. The expectation is for the Respondents to include how they would address this requirement. Please see RFP Attachment 6.2, Section C.19.
RFP Attachment 6.6., Pro Forma Contract, Section A.12.	Pg. 19	32) Does data access need to be controlled at the row or column level? Does certain data fields need to be visible but masked?	Data access need to be controlled at the row and column level. Yes.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.x.	Pg. 5	33) "Approval between functional areas is required to control movement from one functional area to the next within the application." Is it possible to provide an example of this requirement using the already established metaphors within the RFP?	Yes, please see Exhibit 2 to this amendment for sample workflow diagrams.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.bb.	Pg. 6	34) Is it possible to list the desired formats?	Please see response to Question #29 above.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.cc./A.21	Pg. 6	35) Can you elaborate on the interviews? Are the output of the interviews entirely document-based?	Interviews are negotiations and conversations with the property owner, tenants, heirs, estate representatives, and "collective ownership" such as church trustees, company directors, etc. The "interviews" are always documented, regardless of how they are conducted. This is considered a "normal" and expected process workflow for property acquisition.
RFP Attachment 6.6., Pro Forma Contract, Section A.2.z	Pg. 2	36) Can you provide more information on the TDOT Project Management System? Does this system have a pre-existing API?	Please see Pro Forma Contract Section A.2.z.
		37) Can you provide more information on the TDOT Construction Management System? Does this system have a pre-existing API?	TDOT Construction Management System is AASHTOWare Project Site, a third-party solution, provided by AASHTO. This system currently does not have an API with IRIS.

		38) Does the system need to ensure compliance with state and federal regulations? How often do regulations change and does TDOT have a SME who can represent any and all regulations?	Yes. Regulations change from time to time, but the IRIS TDOT team will communicate any necessary changes to the vendor.
General		39) Please describe your challenges with your existing environment and processes. What do you hope to gain from implementing a new solution?	Please see response to question #2 above. Transitioning to a cloud-based solution will remove many of the limitations of our current system. It will give IRIS the ability to utilize new functionalities such as improved GIS capabilities, mobility use enhancements, the ability to interface with other evolving State applications, and greater flexibility for future development.
General		40) Please confirm TDOT's annual Capital Improvement Plan (CIP) budget for 2024-2025.	Transportation Improvement Plan for 2023-2025 can be found at https://www.tn.gov/tdot/pm/highway-program.html
General		41) Were any external consultants or firms involved in developing or providing content for the RFP?	No.
General		42) What product/solution demos have TDOT received during the past two years? Who were the vendors, and what software was demonstrated?	Demos were received as part of a Request For Information (RFI) conducted prior to this RFP. Contents received from RFIs are not subject to public inspection until an award has been made from this resulting RFP..
General		43) Will TDOT extend the due date by two weeks? Extending the due date will allow the vendors to respond more thoroughly, given the number of requirements that must be responded to.	Please refer to the Schedule of Events above for the most up-to-date schedule.
General		44) Will the Vendor TDOT is currently using be allowed to respond to the RFP? Are there reasons why TDOT has issued the RFP at this time? Is the current Vendor ending its support for their software?	Yes. Please see RFP Section 1.1 and 1.1.2. The current contract is ending and has necessitated a new solicitation.
RFP Section 3.3, Response & Respondent Prohibitions , 3.3.1	Pgs. 10 & 11	45) TDOT has indicated vendors are prohibited from submitting alternate contract terms with our proposal. Our company has a standard Service Subscription Agreement that we expect to be included as part of the contract documents. Please indicate if TDOT is willing to incorporate additional contract terms from the Vendor.	Please see RFP Sections 3.3.1., 3.3.2., and 5.3.5. While the State may entertain limited negotiations in accordance with 5.3.5., the Response could not be conditioned on the State's acceptance of a Respondent's terms and conditions.
RFP Attachment 6.2, Section C, C.14 and C.15	Pg. 28	46) Please provide more information about TDOT's current Esri ArcGIS environment. What version is currently being used? Is Esri integrated with any other TDOT systems?	Our current deployment consists of ArcGIS Enterprise Portal deployed in 3 environments: Development, Test and Production. The Test and Production environments are in a high availability setup. The Roads and Highways (Location Referencing) and extension is deployed as a federated server to the Enterprise Portal. Environment Versions: Development - ArcGIS Enterprise 11.1 (Planned 11.3 in May 2024) Test - ArcGIS Enterprise 11.1 (Planned 11.3 in June 2024) Production - ArcGIS Enterprise 10.8.1 (Planned 11.1 in April 2024, 11.3 in August 2024) Yes. Esri has integration for several systems in TDOT. Integration is through the ArcGIS REST API endpoints.
RFP Attachment	Pg. 28	47) Please provide more information about TDOT's Roadway Network	TDOT's Linear Referencing System for our Road Network is maintained in the Esri ArcGIS Location Referencing System (Roads and Highways) extension. It maintains locations of event

6.2, Section C, C.16		LRS. How will the LRS need to integrate with the new solution?	(guardrails, drainage, ROW extent, etc.) locations along the roadways with their respective measures in miles. The geographic locations are maintained as part of and tied to the roadway geometry. This is the authoritative system for roadway location and linear reference measures. Any geographic data related to ROW and Utility locations and requiring reference to TDOT's roadway network managed by the IRIS application will need an associated event to maintain the roadway information, including route ID and the linear reference at minimum.
RFP Attachment 6.2 – Section C – Item C.23	Pg. 29	48) Does TDOT expect the new solution to be integrated with its existing Oracle databases and migrate some of the data out of Oracle for import into the new solution? What data will remain in the Oracle databases? What data will be migrated out of Oracle and associated applications?	Yes, all IRIS data will be expected to be migrated into the hosted solution.
RFP Attachment 6.2 – Section C – Item C.23	Pg. 29	49) How much data will be migrated from TDOT's Oracle database (GBs, tables/records, years of data)?	Please see response to question #6.b. above.
RFP Attachment 6.3, Cost Proposal & Scoring Guide	Pgs. 32 - 34	50) Can the pricing template be modified for annual fees instead of monthly fees?	Yes. Please see Item 3 below for RFP Release 2 with an updated cost proposal.
RFP Attachment 6.3, Cost Proposal & Scoring Guide	Pgs. 32 -34	51) Where would TDOT like the Vendors to provide their pricing assumptions?	No. Respondents should submit firm pricing and without assumptions as part of the response. See RFP Sections 3.1.2., 3.2., and 3.3.2.
RFP Attachment 6.4, Reference Questionnaire	Pgs. 35 -39	52) Are the Vendor's references who email their reference information directly to TDOT allowed to copy (cc) the Vendor when they do so?	Yes.
General Question	N/A	53) Does the State consider the following terms in the Pro Forma Contract material: Sections A.21, A.26, D.5, D.11, D.30?	Yes.
General Question	Pg. 18	54) Will TDOT be willing to negotiate Intellectual Property terms and protections in the final contract?	Limited negotiations shall be entertained with the awarded Contractor. Please see RFP Section 5.3 regarding the award process of this RFP.
RFP Attachment 6.6, Pro Forma Contract, A.4		55) Please confirm if the functional and system requirements must be responded to separately. Or does the Vendor only need to respond to Attachment 6.2, Section C? Is TDOT expecting individual responses to all the functional and system requirements mentioned in the Pro Forma Contract?	Please see response to Question #9 above.
RFP Attachment 6.6, Pro Forma Contract, A.6 to A.10	Pg. 52 - 61	56) TDOT has provided its own implementation approach and project phases it wants a vendor to follow if it is selected. Is TDOT open to vendors proposing their own project implementation methodology and approach for service delivery?	No. Please see RFP Pro Forma Contract Section A.6.b., second paragraph, which states that the Contractor shall adhere to PMBOK from the project management standpoint. However, there are some parts per Section A.5.a., as far as project delivery, implementation, etc., that allow for some collaboration/work to be mutually agreed upon.
RFP Attachment 6.6, Pro Forma Contract, A.18	Pg. 63 - 64	57) Please provide more information about the following existing TDOT systems and the data that must be exchanged with the new solution: Project Management System, Construction Management System, Portal, and Transportation Planning Reporting tools. This information	Please see response to Question #7 above.

		is needed so the Vendor can size the system integration efforts.	
Pro Forma Contract, A.18	Pg. 22	58) As there is little detail provided for the system integrations identified by TDOT in the Pro Forma Contract, Section A.18, will TDOT allow Venders to define the scope and costs for system integrations at the time of contract negotiations rather than in their responses to the RFP? Or can the DOT provide more detail so the Vendors can provide accurate scope and investment for the identified integrations?	No. Please see response to Question #56 above regarding whether the Respondent shall be allowed to propose alternative goods or services. Please see Item 3 below for revised Pro Forma Contract Section A.18 for more information and A.4. for more detail regarding identified integrations.
Pro Forma Contract, Sections A.19 and A.23	Pgs. 23 & 25	59) What is TDOT's expectation for the IRIS solution uptime, excluding scheduled downtime? Please confirm if the uptime requirement is 99.9% or 99.95%.	Please see Pro Forma Contract Section A.19.a. (99.9%).
Pro Forma Contract, Section A.19, Item I.	Pg. 23	60) The section regarding software updates and upgrades does not seem to be related to this engagement. Is TDOT willing to strike this term from the contract?	Please see Item 3 below for revised Pro Forma Contract Section A.19.i. . Last sentence deleted.
Pro Forma Contract, Section D.6	Pgs. 22-23, 25, 26, 37-38	61) Please define what TDOT means by "timely or proper" performance. What must happen for the Vendor's deliverables to become unacceptable?	Please see to RFP Section 4.10, Pro Forma Contract, A.26 and A.27.. The State is not able to provide an exhaustive list of what must happen for performance to not be considered timely or proper, but generally, failure to conform to the terms and conditions of the Contract or failure to perform within the specified timeframe would constitute not "timely or proper" performance.
Pro Forma Contract, Table C.3.b.2	Pgs. 29 & 30	62) How should the Vendor break out the pre-production costs for software licensing and implementation services? Should the Vendor estimate the total implementation costs per year if the implementation takes more than one year or carries over from one fiscal year to the next?	The Respondent shall include the entire cost of implementation of the system on their response to RFP Attachment 6.3, Cost Proposal & Scoring Guide under the Cost Item Description "IRIS Implementation Total Cost."
Pro Forma Contract, Table C.3.b.2	Pgs. 29 & 30	63) Should the cost for the first year of the IRIS User License be the total cost for one year of licensing? Or should the Vendor estimate the cost for the first-year licensing starting when the solution goes live to the end of the contract's first year? How should pre-production costs be reflected in the C.3.b tables?	A Respondent should include their annual fee for licensing, hosting, support, and maintenance which will be prorated from the date of completion of the Implementation Phase as outlined in C.3.b.2. Any Implementation costs must be included as part of the Implementation Total Cost in table C.3.b.1.
RFP Section 4.8	Pg. 13	64) Section 4.8 - May the Respondent submit a redacted proposal response for the purposes of public records?	No. Please see response to Question #3 above.
RFP Section 4.8 and RFP Section 5.2.1.5	Pg. 13, 17	65) May the Respondent withhold Oral Presentation as redacted for proprietary software purposes?	No. Oral Presentations will be recorded and available as part of the open record in accordance with Tenn. Code Ann. § 10-7-504(a)(7). Please also see section 4.8, updated as part of this amendment.
RFP Section 3.2	Pg. 9 - 10	66) Can packaging be in one box with individual packages for cost and technical proposals?	Yes, packaging of the Technical Proposal and Cost Proposal may be provided in the same box; however, please note the Technical Proposal and Cost Proposal shall be separately packaged within your delivered box.
RFP Section 3.2	Pg. 9 - 10	67) Can the response be printed double-sided or is single-sided preferred?	Either is acceptable to the State. Please see RFP Section 3.2 for response delivery requirements of the Technical Proposal and the Cost Proposal.
RFP Section 3.1.1.2.	N/A	68) Do the Tables have to be 12-point font or can Tables have a smaller font?	Please see RFP Section 3.1.1.2. for font requirement.
RFP Attachment	Pg. 22	69) As mentioned during the pre-proposal conference the Certificate of Insurance (COI) is	Please see item 3 below for revised RFP Attachment 6.2, Section A.6..

6.2, Section A.6.		not required as part of the A.6 response? The COI will be submitted during contract execution.	
RFP Section 4.6, RFP Attachment 6.2, Section A.6, and Attachment 6.6., Pro Forma Contract, Section D.32.	Pgs. 13, 22, 38, & 39	70) At what point does a respondent need to list the state on the COI per requirement D.32? "The COI must list the State of Tennessee – CPO Risk Manager, 312 Rosa L. Parks Ave., 3rd floor Central Procurement Office, Nashville, TN 37243 as the certificate holder. "	See response to Question 69 above. The awarded Contractor shall provide a Certificate of Insurance in accordance with Pro Forma contract provision D.32 only after being awarded via the Notice of Intent to Award. All required documents shall then be collected prior to the Contract Signature Deadline as described in the RFP Schedule of Events.
RFP Attachment 6.6., Pro Forma Contract, Section A.3.	Pg. 3	71) TDOT is looking for a hosted solution. Is TDOT interested in the Software as a Service (SaaS) delivery model?	SaaS is an acceptable model to be considered.
RFP Attachment 6.6., Pro Forma Contract, Section A.11.	Pg. 19	72) The state asks for pricing for Unlimited USERS. Can TDOT provide a rough estimate for the number of users?	Currently, IRIS has approximately 333 users.
RFP Attachment 6.6., Pro Forma Contract, Section A.21	Pg. 24	73) May on-site performance of services be coordinated between the State Project Manager and vendor Project Manager?	Yes, on-site service can be coordinated between the awarded Contractor project manager and the State project manager or another authorized State person or Official.
General		74) How many templates/documents does IRIS require? Is it expected that the proposed cost would include the configuration of all such templates? Since the configuration of templates can significantly impact the cost, we feel that to have fair pricing for all bidders, the RFP needs to be amended to include the number of templates so that cost proposals will not be subjected to each bidder's assumption.	Currently, there are approximately 207 templates stored and used in IRIS. Yes.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.w. and p. (Reports Function/ad hoc)	Pg. 5	75) How many reports does IRIS require? Is it expected that the proposed cost would include the configuration of all reports? Since the configuration of reports can significantly impact the cost, we feel that to have fair pricing for all bidders, the RFP needs to be amended to include the number of reports so that cost proposals will not be subjected to each bidder's assumption.	Currently, IRIS has approximately 48 standard reports. The requirements and expectation of the new solution is to include ad-hoc reporting functionality as well.
RFP Attachment 6.6., Pro Forma Contract, Section A.18..	Pgs. 21 & 22	76) Is there a need for IRIS to integrate with the state financial and accounting system? If so, please provide information on the estimated number of endpoint connections.	Yes. TDOT's financial and accounting system resides in Edison. Edison is a custom Oracle PeopleSoft implementation. The estimated number of APIs will depend upon business needs and will be determined during the definition phase with the awarded Contractor.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.n.	Pg. 5	77) Please expand on what is meant by plotting capability with respect to deeds.	To provide the user (ROW Agent) the ability to (1) write property descriptions for deeds, (2) plot those descriptions to ensure property boundary closure, and (3) plot project plan "plats" to show property owners their property, adjoining properties, and acquisition areas color coded for easement, acquired, construction easements, remainders, and additional information.
RFP Attachment 6.6., Pro Forma Contract,	Pg. 6	78) What type of audit findings must be included in email notifications? Please provide examples.	Please see Item 3 below for revised Pro Forma Contract A.4.gg. that reflects the deletion of "Audit findings".

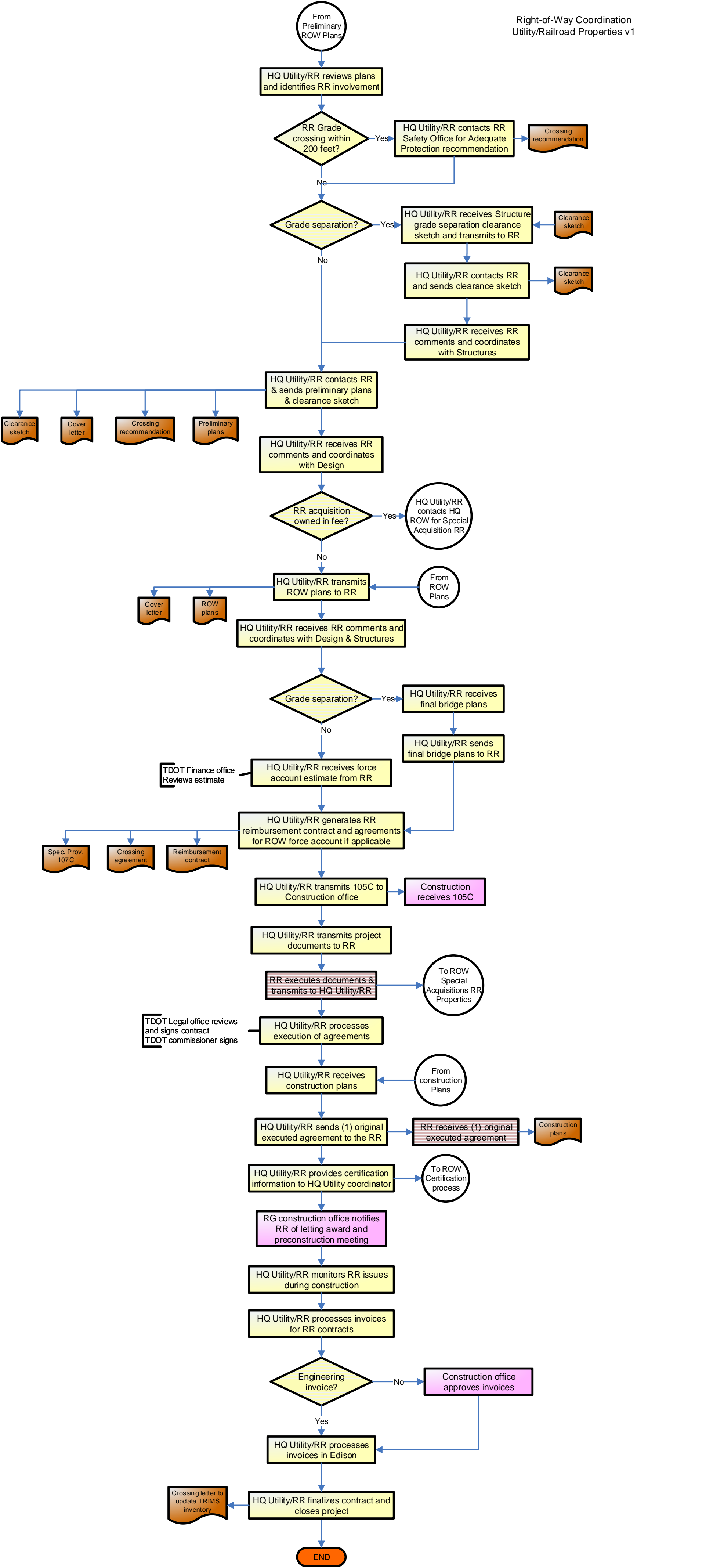
Section A.4.gg.			
RFP Attachment 6.6., Pro Forma Contract, Section A.4.ddd.	Pg. 7	79) Offer information generated for relocation must have a full disclosure for owners and partial disclosure for tenants. Please explain what is meant by this requirement.	Notification to a property owner of the intent to acquire the property for a proposed construction project, notification of appraiser entry to the property, notification of the offer for the property acquisition and the acquisition of any improvement on the property, the compensation and benefits offered for the owner of the improvement to relocate, retain, or replace, and those for any tenants of the improvements. Tenants being notified of their benefits. Those are separate from disclosures made to property owner for the acquisition transaction.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.uuu.	Pg. 8	80) Please provide information/examples on the commitments to property owners that must be captured and tracked in the IRIS system.	During project certification and acquisition there are commitments made concerning environmental, historical, and property negotiations that would be conveyed through the life of the construction project. From project conception (environmental, historical, local agency commitments) through acquisition with the property owner, driveway placements, protection of interest such as springs, water wells, fences, etc. into Construction Division during physical occupation of the project and finally in the Maintenance Division with maintaining the project after completion of construction.
RFP Attachment 6.6., Pro Forma Contract, Section A.zzz.(2).i.	Pg. 8	81) "Also allow for searching of data layer attributes to find records of interest " Please share the estimated number of data layer attributes expected to include as search criteria	The estimated number of layers is unknown and would be dependent upon business needs, conflict detection being the primary.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.zzz.(4).i .	Pg. 9	82) "Configure Map Data Layers relevant to each application section map to be used for visualized reference as determined by TDOT needs. These layers shall not be editable within the map display. Examples are web services from: TNMap, TDEC, TWRA, FRA, etc." Please share the estimated number of external data sources and layers from each data source required within IRIS. Will REST endpoints be provided for all external data sources? Will IRIS have to access these data sources through alternate sources? (CSV, Text, CAD etc.) If so, is IRIS infrastructure expected to store the data source, create, and host the layers as REST endpoints?	The estimated number of layers is unknown and would be dependent upon business needs, conflict detection being the primary. For this requirement, the expectation is there will be ArcGIS REST endpoints for all referenced data sources. If they do not currently exist, they will be created in the TDOT ArcGIS Enterprise, given the data is available. If the IRIS application requires the data to be in an alternate source, the vendor will need to set up an ETL process to pull the data from the REST endpoints. In the case where the alternate format is required by the application and the vendor is then required to set up an ETL process, the IRIS infrastructure would be expected to store, create, and host the layers.
RFP Attachment 6.6., Pro Forma Contract, Section A.4.zzz.(5). a.i.	Pg. 9	83) "For the requirement number provided, please share additional information as requested below Do users need to have the ability to create and update geometry from the IRIS GIS interface for each of the multiple parcel types outlined (item (i) 1 –12) in the RFP?	Yes. The requirement states it shall have the create/update capability to those parcel types at a minimum. This is to be done through the IRIS application interface utilizing the capabilities of the ArcGIS APIs.
RFP Attachment 6.6., Pro Forma Contract, Section	Pg. 9	84) "Enable users to create and update Roadway events related to ROW and/or retrieve TDOT Roadway Network Linear Reference System (LRS) attributes through the capabilities	The estimated number of layers is unknown and would be dependent upon business needs around geographic data layers requiring reference to the TDOT Roadway Network to be maintained.

A.4.zzz.(5). b.		<p>of the Esri ArcGIS Linear Referencing Service REST endpoints. TDOT uses the Esri Roads and Highways data model for the roadway network"</p> <p>Please provide information on the estimated number of endpoint connections and/or functionality expected to integrate IRIS with the LRS system.</p> <p>Is this a i.e., two-way integration, i.e., Create and update functionality is required in IRIS as well as the TDOT data using these endpoints?</p>	<p>The two primary functionalities are retrieving information on the roadway at any given location (geographically or linear reference) and creating/maintaining records for roadway events associated with the IRIS Application.</p> <p>For the retrieving information, a read-only service will be created with the specific TDOT maintained roadway event layers required by IRIS. TDOT will assist the vendor in formulated the API request to retrieve the information from that service.</p> <p>For the creating/maintaining records, one or many events will need to be created as editable events. TDOT will assist the vendor in determining required parameters of events and deploying those events on our infrastructure.</p> <p>Roadway Events are required to be maintained on the TDOT Road Network Location Referencing (Roads and Highways) infrastructure due to how the data model functions. There is minimum attributes required to maintain these events, including Route ID, From/To Measures and a Unique ID from the IRIS application for each record. This data can also be maintained as a reference in the IRIS application as tabular data. While the IRIS application could be the authoritative source for a geographic (latitude/longitude) representation of data layers, the TDOT Linear Reference System is the authoritative source for the associated Route ID and To/From Measures of that geographic data. Regular synchronization for records in the two systems will be required.</p>
RFP Attachment 6.6., Pro Forma Contract, Section A.4.vvvv.	Pg. 8	<p>85) "The IRIS system must have remote access capability through a Certificate based Secure Web Portal"</p> <p>Will IRIS utilize the state's Azure AD to allow external users access to the Web Portal?</p>	<p>No, State users will use the State's Azure AD. External users will need to be authenticated and authorized in IRIS in accordance with the State's EISP.</p>
RFP Attachment 6.6., Pro Forma Contract, Section A.4.ooo.	Pg. 8	<p>86) "Interfaces shall interface with and allow extensive and customizable reporting capabilities of right of way information from the TDOT project management system"</p> <p>Will TDOT's project management system have data warehouse or similar datasets made available through APIs for IRIS to access and build reports?</p>	<p>Yes.</p>
RFP Attachment 6.6., Pro Forma Contract, Section A.4.ttt..	Pg. 8	<p>87) "The IRIS system must allow team collaboration, or redlining, on electronic design plans revisions. necessary for ROW acquisition, condemnation, utility coordination and/or, if applicable, railroad coordination"</p> <p>Please clarify the above requirement. Does IRIS have to integrate with internal TDOT systems for redlining and plan document revisions?</p>	<p>No.</p>
RFP Attachment 6.6., Pro Forma Contract, Section A.4.yy..	Pg. 7	<p>88) "The IRIS system shall interface with a TDOT construction management system"</p> <p>Please provide information on the estimated number of endpoint connections.</p> <p>Will IRIS be expected to update data in the construction management system, i.e. two-way integration?</p>	<p>Please see Item 3 below for revised Pro Forma Contract Section A.18.f. for more details about potential future IRIS integrations. Yes.</p>
RFP Attachment 6.6., Pro Forma Contract,	Pg. 7	<p>89) "The IRIS system must pull letting dates from TDOT project management system, i.e., letting dates, project descriptions, project numbers, authorization dates, project contacts, etc"</p>	<p>Please see response to question #88 above. The second part of the question is 'Yes'.</p>

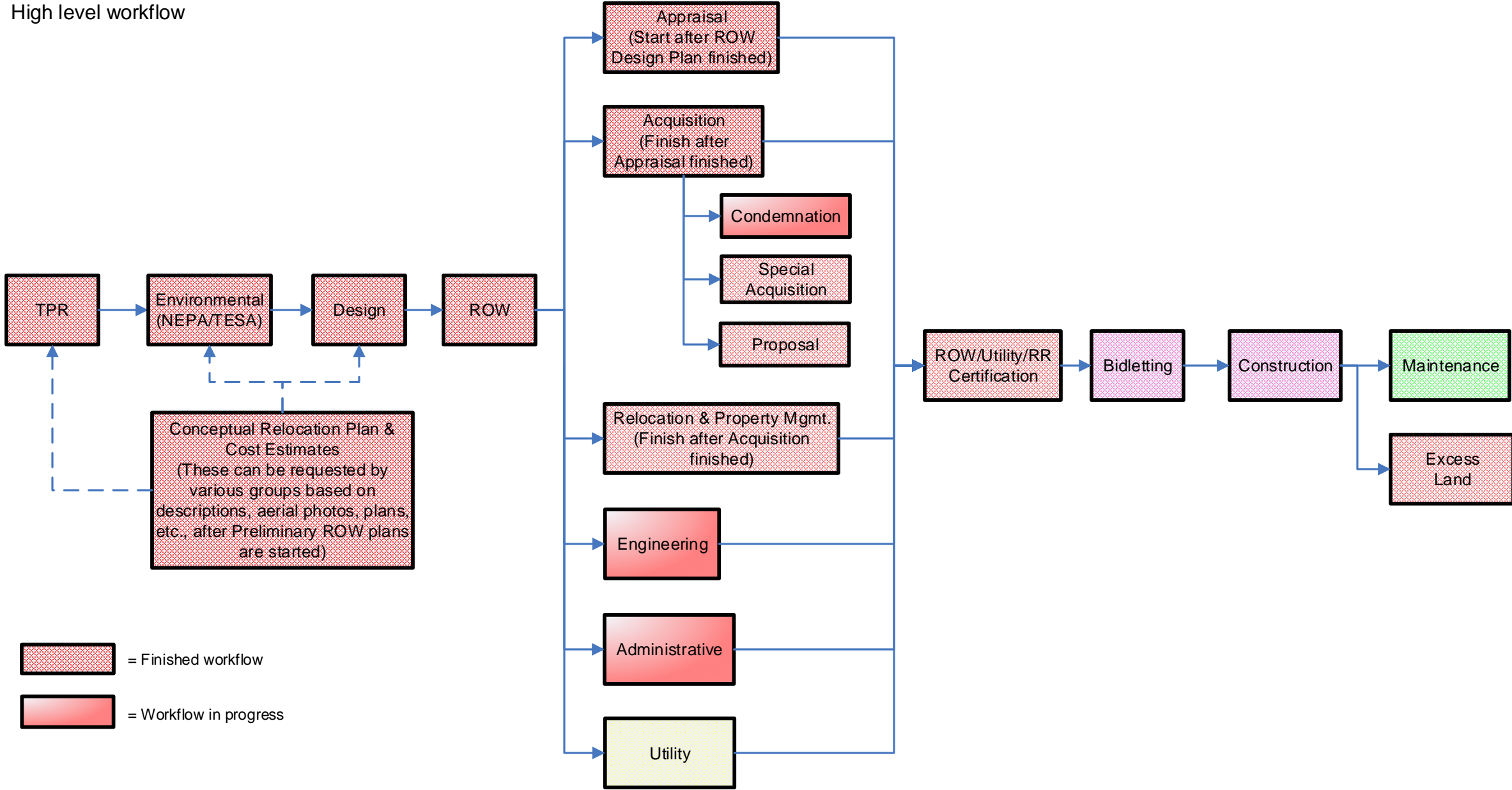
Section A.4.xx.		<p>Please provide information on the estimated number of endpoint connections.</p> <p>Will IRIS be expected to update data in the project management system, i.e. two-way integration?</p>	
RFP Attachment 6.6., Pro Forma Contract, Section A.4.c.	Pg. 4	<p>90) "The IRIS system must have an API to interface with the FRA, or a State managed dataset to accept and download required data related to crossings (such as the number of trains, Railroad owners, etc.)."</p> <p>Please provide information on the estimated number of endpoint connections.</p> <p>Will IRIS be expected to update data in the construction management system, i.e. two-way integration?</p>	The awarded Contractor system will be expected to interface with the FRA system to get detailed railroad information updated into IRIS on a regular basis. One-way synch from FRA to IRIS. Refer to #88 above and Item 3 below for revised Pro Forma Section A.18.d. for more details.
RFP Attachment 6.6., Pro Forma Contract, Section A.18.e.	Pg. 22	<p>91) "A TDOT portal that contains the State's Bid Letting information. This system will need to exchange data with IRIS and provide letting information and dates"</p> <p>Please provide information on the estimated number of endpoint connections.</p> <p>Will IRIS be expected to update data in the TDOT system, i.e. two-way integration?</p>	There is not a separate system for letting information required for IRIS. The project management system contains all letting information that will be needed. Refer to #88.
RFP Attachment 6.6., Pro Forma Contract, Section A.18.d.	Pg. 22	<p>92) "MicroStation CADD – computer-aided drafting and design program used by the design and engineering teams to generate plan drawings pertinent to Right-of-Way. CADD information needs to be made available to IRIS"</p> <p>Is this a one-way communication?</p> <p>What is the CADD endpoint connection – REST or SOAP etc.</p> <p>Is BEM required to store all information from CADD APIs within IRIS?</p>	This requirement was referring to uploading design plans for redlining. No API integration is required. Please see Item 3 below for revised Pro Forma Section A.18.d. where MicroStation CADD interface development has been deleted and replaced with FRA interface details.
General		<p>93) With the requirement of a physical delivery, we would be left with three full business days from questions being answered on the 22nd to when we can find guaranteed shipping to reach you in time.</p> <p>Would TN be open to extending the due date to allow for thoughtful incorporation of answers into the response or perhaps allow for electronic delivery?</p>	Please see State's response to Question 43.
General		<p>94) In the event that RFP updates occur after the Q&A period, will you provide additional time so respondents can ask clarifying questions regarding those updates? If so, how many business days will respondents</p>	A second round of questions and comments has been scheduled. Please see the RFP Schedule of Events above.

		have to submit follow-up questions?	
General		95) Will the written technical response be required to include written response to this section D, or will these only be answered as part of the Oral Presentations?	No, the Respondent should not include answers to Section D – Oral Presentations in their Technical Response. Oral Presentations will be scheduled following the procedure found in RFP Section
General		96) We undergo a SOC 2 Type 1 annually. Would this meet your requirements for Contractor auditing? We understand that we would also provide our hosting provider's SOC report .	No. Pro Forma Contract Section E.10.e., SOC 2 Type 2 is required. Please see Item 3 below for revised Pro Forma Contract E.10. FedRamp and ISO 27001 have been removed as permissible standards. SOC 2 Type 2 is the sole standard for processing environments for the Contractor and any Subcontractor used by the Contractor.
General		97) If there are conflicting policies between State of TN and vendor, can it generally be assumed that the more stringent security policy/control will apply (regardless of vendor or client policy)?	The terms and conditions of Attachment 6.6., Pro Forma Contract will govern.
General		98) As a private company we typically do not share our procedures and if we must do so, we must go through a redaction process prior to sharing so that we are only disclosing what is within the contract scope. Is this acceptable?	As part of E.9 of the Pro Forma Contract, the State reserves the right to review the Contractor's policies and procedures used to maintain the security and confidentiality of PII. Unrelated policies and procedures are not required to be provided.
General		99) Would TDOT approve use of Microsoft Defender for Endpoint P2?	No.

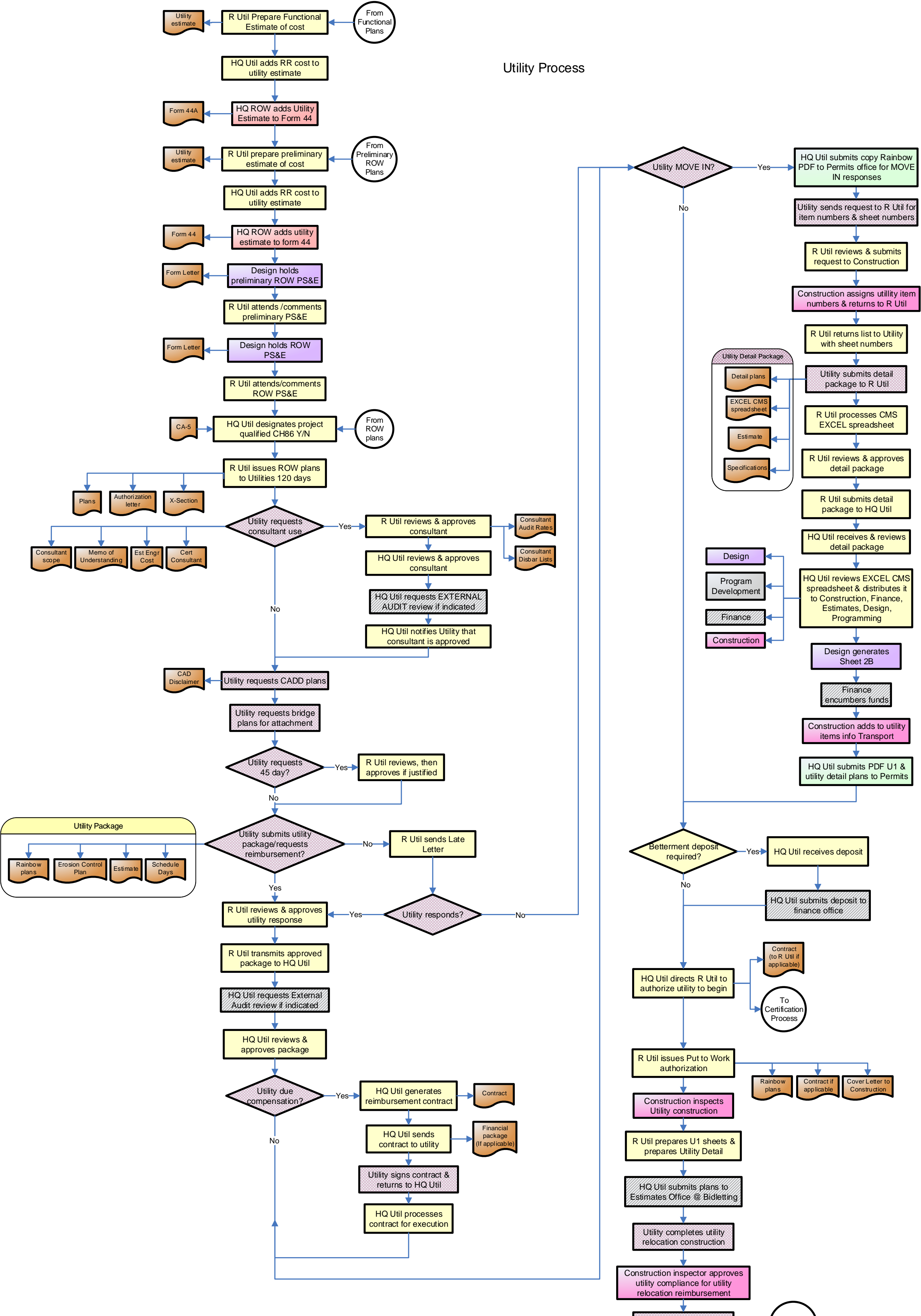
3. **Delete RFP # 40100-51043, in its entirety, and replace it with RFP # 40100-51043, Release # 2, attached to this amendment.** Revisions of the original RFP document are emphasized within the new release. **Any sentence or paragraph containing revised or new text is highlighted.**
4. **Add the following as RFP 40100-51043 Amendment 4 Exhibit 1**
Exhibit_1.pdf
5. **Add the following as RFP 40100-51043 Amendment 4 Exhibit 2**
Exhibit_2.pdf
6. **RFP Amendment Effective Date.** The revisions set forth herein shall be effective upon release. All other terms and conditions of this RFP not expressly amended herein shall remain in full force and effect.

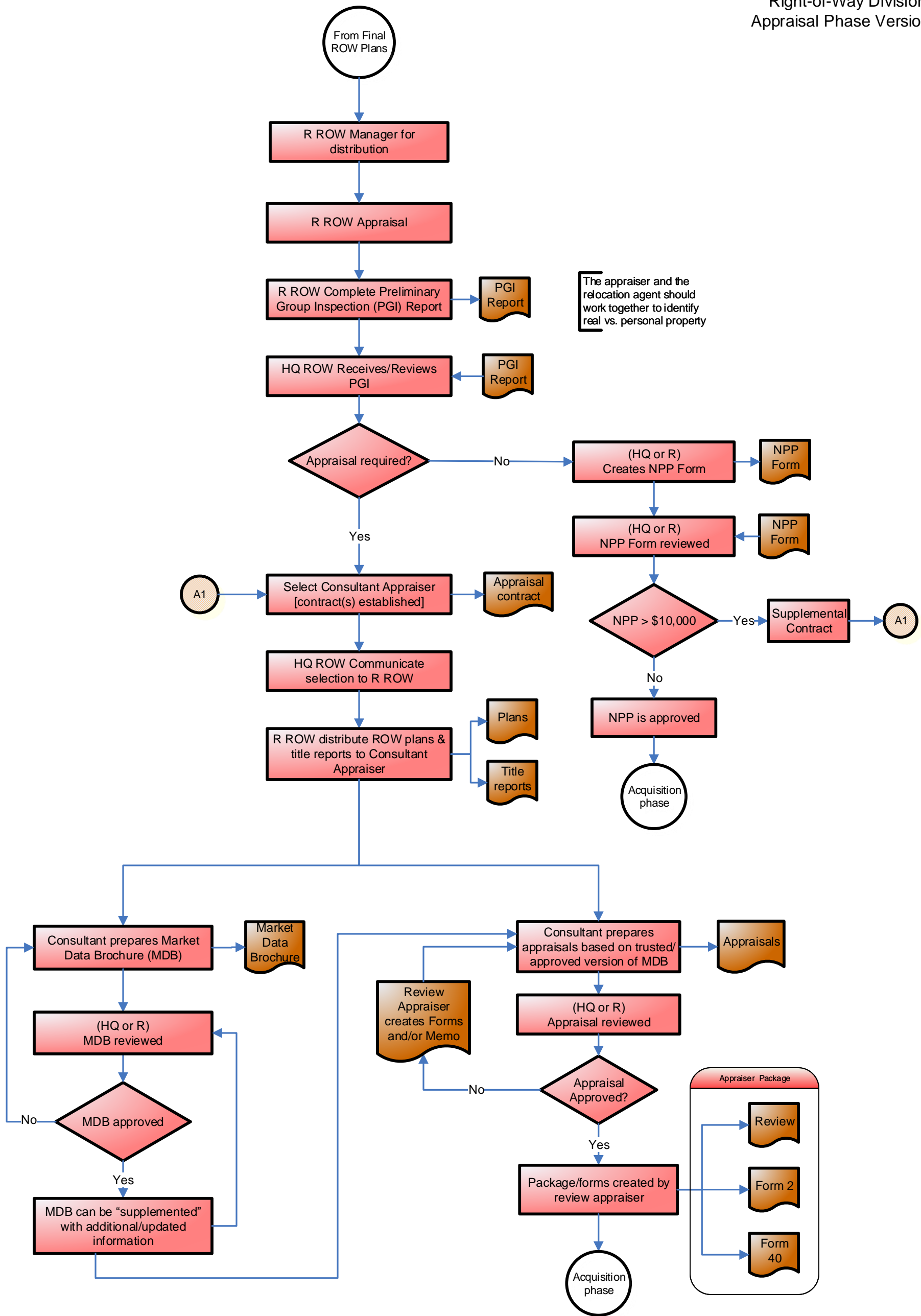


Right of Way
High level workflow



Utility Process





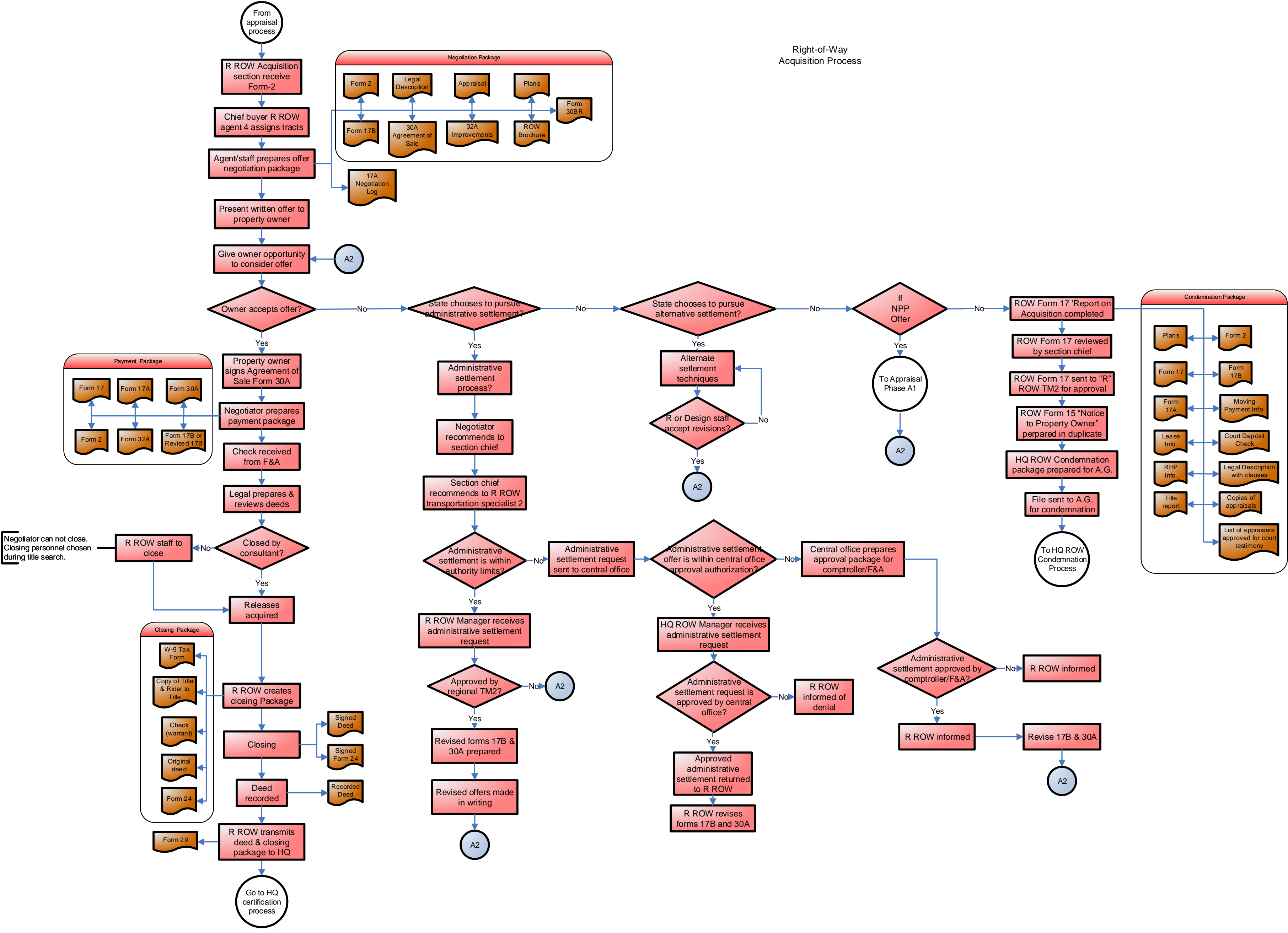
The appraiser and the relocation agent should work together to identify real vs. personal property

Market Data Brochure (MDB)
 - Dynamic document
 - It can be added to
 - It can be updated throughout project
 Identified by State ROW number (series # 2,000)
 - Also has description and termini
 Used in only projects that has > 5 tracts
 Always done by consultants

"ToDo"
 Need Region input on creation of NPP form
 Loops/expandable processes
 Plans revision
 - from design
 - from ROW

Nominal Payment Parcel (NPP) tract
 - Understood, identified and documented in PGI
 - Under \$10,000 compensation
 - Non-complication
 - Typically no proximity damages

Right-of-Way Acquisition Process



Right-of-Way
Relocation Process

