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Addendum

SOLICITATION NAME	New Senior and Handicapped Housing Facility for Five Points Phase 1	ADDENDUM NUMBER	1	DATE	11-20-15
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This Addendum forms part of the Contract Documents. It supplements and modifies the original Construction Documents, dated 10-23-15, as detailed below.

KCDC is using this addendum to answer the questions raised about this solicitation. To aid in readability, the questions are in black, the answers are in bold, and the answers follow immediately below.

A. CLARIFICATIONS

1	Bid Date Notification
a	The Bid Due Date has been extended and will be on December 10, 2015 at 2:00 pm Eastern Time at the same location as described in the specifications
2	Scale of construction documents
a	All Architectural and Interior drawings have been re-printed to correctly scaled 36 x 48 size sheet and sent to Knoxville Blueprint and Plans Rooms. Sheet indicates a revision bubble with Revision 01, dated 11-20-15 in title block for clarification.
3	Confirm that the Bid Bond is to be made payable to Knoxville's Community Development Corporation at 901 Broadway NE, Knoxville TN 37917
a	Bid Bonds are to be made payable to Knoxville's Community Development Corporation at 901 Broadway NE, Knoxville TN 37917 per the specifications.
4	Will KCDC supply the ranges and refrigerators?
a	KCDC will supply and install all refrigerators and ranges for the new construction.
b	The contractor will supply and install all range hoods for the new construction.
5	General clarification
a	All access panels and attic access in ceiling and walls are to be keyed to owner's master lock.
6	General clarification
a	All walls and ceiling gypsum board finish are to be a smooth finish.
7	How does a contractor show a "Good Faith Effort" with the Section 3 requirements and hiring a resident?
a	As stated at the pre-bid conference, the contractor is to send an announcement to KCDC, which will be posted at all KCDC developments as a public notice.
b	The contractor also faxes an announcement to the Knoxville-Knox County Committee Action Committee's Workforce Connections Group stated on Page 11, Item 24-e of the General Information to Bidders in the Project Manual.

8	How would a contractor obtain a Debarment List of contractors and sub-contractors?
a	Go to: https://www.sam.gov/portal/SAM/ and https://www5.hud.gov/ecpcis/main/ECPCIS_List.jsp
9	How will the contractors obtain the Addenda and Revised Drawings
a	KCDC posts addenda on the KCDC website. It is up to the contractor to check the KCDC website for updated information prior to bidding.
b	Johnson Architecture will send the Addenda and Revised Drawings to plans rooms and Knoxville Blueprint.
10	If there is a discrepancy with the drawings and specifications, which one over-rides?
a	Specifications and Construction Documents are complimentary of each other. If there is a discrepancy, it is to be addressed in writing to KCDC for a clarification <u>prior</u> to bidding. If it is not clarified, it is stated in the construction documents and specifications to price the most expensive material / product and a determination will be made at a later date.
11	General Clarification
a	Contractor is to hold bid price for 90 days in lieu of 60 days as specified.

B. SPECIFICATIONS

1	Section 26 05 19 – Low Voltage 600-Volt Conductors: Clarification to section
a	Paragraph 2.01, A to read as follows, “Use Solid conductors for sizes up through Size 10 AWG. Larger sizes shall be stranded. Minimum wire size shall be #12 AWG. Insulate conductors with type “THHN/THWN” insulation unless specifically indicated otherwise on drawings. Rating shall be 600-volts, AC.”
2	Section 26 05 35 – Wiring Devices: Addition to section
a	Paragraph 2.01, C, Coverplates, supplement paragraph with the following: “Coverplates shall be oversized, with dimensions of 3.5” x 5.25”. For multi-gang boxes, add 1.8125” for each additional gang.

C. DRAWINGS

1	Sheet G0.0 - Coversheet
a	Revision to drawing index list
2	Sheet A0.1 – Overall First Floor Plan and Egress Plan: Clarification notes added to Building Code Requirements Legend
a	Attic Draftstopping is not required per IBC 718.4.2, exception #2 in buildings equipped throughout with an automatic sprinkler system.
b	Contractor is to provide Knoxbox per local jurisdiction requirements and location indicated by local authority.

3	Sheet A6.0 – Enlarged Plans: Note addition to plans and legends
a	Restroom accessories have been listed on Enlarged Common Restroom Plan #3/A6.0.
b	Note #4 in Enlarged Plan Notes Legend has been revised to read as follows, “Provide continuous metal rod and 18” deep / 3/4” painted wood shelf with brackets at 18” on center in all bedroom and hall closets.” Typical at all locations.
c	Note #5 in the Enlarged Plan Notes Legend was added for blocking in walls for water heater shelf in all closets. Typical for all locations
d	Tub / Shower Grab Bar Requirements plan and elevation have been added to detail #7/A6.0.
e	Notes have been added to enlarged floor plans for wall protection board around perimeter of Kitchens from countertop to underside of wall cabinet. Typical for all locations.
4	Sheet A7.0 – Door Schedule, Door and Frame Elevations, Storefront and Window Elevations
a	Note #16 in Door & Window Notes Legend has been added to scope of work for closer styles at fire rated doors.
b	Storefront and Window elevations D, E, F, G and H have been revised to indicate integral mullions between glazing with pre-finished aluminum storefront system.
5	Sheet ID2.0 – Interior Elevations: Revisions to interior elevations
a	Notes have been added to interior elevations for wall protection board around perimeter of Kitchens from countertop to underside of wall cabinet. Provide coordinating trim pieces for all exposed edges. Typical for all locations.
b	Removal of shelf above sink and elongated kitchen cabinet at all locations.
6	Sheet ID2.1 – Millwork Sections and Details: Revision to millwork sections.
a	Removal of shelf above sink and elongated kitchen cabinet at all locations.
7	Sheet E4.1 – Enlarged Floor Plans Electrical: Modifications to plans and notes.
a	Refer to the Enlarged Typical Floor Plans – Lighting: In each apartment unit, change the two fixtures designated as type “K” to type “F”. Lamping in these type “F” fixtures only shall be 6-1/2 watt, A-19 LED lamps. Other type “F” fixtures in bedroom and living rooms to remain the same watts and lamps as designated in the Lighting Fixture Schedule
b	Provide a neutral in all switch legs (i.e., 3-way switches will require 4 conductors and a single-pole switches will require 3 conductors).
c	Refer to the Typical Floor Plans – Power: Refrigerator receptacle is not required to be GFCI type.
8	Sheet E5.2 – Panelboard, Schedules & Feeder Diagram: Modifications to legends for allowable aluminum conductors.
a	Service No. S9 with ampacity of 800-amps may consist of three 3-1/2”, each with 4#400 mcm aluminum.
b	Service No. S11 with ampacity of 1200-amps may consist of four 3-1/2”, each with 4#500 mcm aluminum.
c	For feeders, Feeder No. F6 with ampacity of 200-amps may be 2-1/2”, 4#250 mcm, 1#4 ground.
d	Feeder No. F7 with ampacity of 225-amps may be 3”, 4#350mcm, 1#2 ground.
e	Feeder No. F13 with ampacity of 800-amps may be three 3-1/2”, each with 4#400 mcm, 1#3/0 ground.

D. ATTACHMENTS (Dated 11-20-15, Revision 01)

1. Sheet G0.0
2. Sheet A0.0
3. Sheet A0.1
4. Sheet A0.2
5. Sheet A0.3
6. Sheet A0.4
7. Sheet A1.1
8. Sheet A1.2
9. Sheet A1.3
10. Sheet A1.4
11. Sheet A1.5
12. Sheet A1.6
13. Sheet A2.1
14. Sheet A2.2
15. Sheet A2.3
16. Sheet A2.4
17. Sheet A3.1
18. Sheet A3.2
19. Sheet A3.3
20. Sheet A4.0
21. Sheet A4.1
22. Sheet A6.0
23. Sheet A7.0
24. Sheet ID1.1
25. Sheet ID1.2
26. Sheet ID1.3
27. Sheet ID1.4
28. Sheet ID1.5
29. Sheet ID1.6
30. Sheet ID2.0
31. Sheet ID2.1

End of Addendum