

## Vendor question 23-DES-ITBPW-415 Childcare Center Interior Renovation

### Questions:

1. What is the Manufacture and Model of fire alarm system?

Answer: Notifier by Honeywell NFW2-100

2. Ref Drawing AD101 Demo Note D4: The platform at Room "2 Years" has a note that states Verify whether Platform structure can be demolished." the existing platform appears to be cast in place concrete. Please advise as if we are to remove the platform, or leave it in place.

Answer: The existing platform in existing "2 years" classroom will be removed. In the event the removal of the platform damages the existing slab-on-grade underneath, a new slab-on grade will be poured. Special care are must be taken in the areas of the platform adjacent to the exterior wall and wall foundation to avoid damage.

3. The Finish Schedule on drawing A-601 references flooring finishes; LVT5, VCT, RB3 and RBR that are not identified in the Finish Legend. Please provide the product data for these materials.

Answer:

Provide LVT1 at all locations where LVT5 is referenced

VCT is not used. Provide SV1

Provide RB1 at all locations where RB3 is referenced

Provide SVB1 at locations where RBR is referenced

4. Per the pre-bid meeting of October 27, 2022, please confirm the contractor is only responsible for ring and string for the low voltage systems and that the tele/data conductors, terminals and devises are to be provided by the Owner.

Answer: The contractor is responsible for ring and string for low voltage systems i.e. telephone, audio/visual cabling. Devices will be provided by the County.

5. The plans call for Trane for the HVAC controls. We reached out to Trane and they said they do not have anything to do with that address. Please advise.

Answer: Please contact :-

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6. Per Note G on Sheet FA101 contractors must coordinate with the base building Fire Alarm Contractor. Please provide their contact information

Answer: At the time when this information is required during construction, the Project Superintendent must coordinate their work directly with the County and their fire alarm contractor. If the Contractor's work impacts the operation of the existing fire alarm system, and the system operation is affected, the County will provide the Superintendent with the system code so he/she can request directly the temporary outage. The Superintendent is also responsible to minimize system disruption and notify the County's fire alarm contractor immediately when the system can be reactivated. The Fire Alarm system cannot remain out of operation in any one day when there is no-one onsite. This includes overnight and daylight hours. If the system is called-out and must remain called-out, then it is the responsibility of the Contractor to always provide a fire-watch and keep the County and their fire alarm contractor advised.

7. Are there any security specifications? Is there a dedicated contractor that Arlington uses for security that we should coordinate with?

Answer: There is no security specification. All existing security cabling and devices are to remain. The contractor must coordinate with the County's security contractor.

8. Can we please request an extension to the bid date?

Answer: No extension at this time.

9. Is this job tax exempt?

Answer: No

10. Will the E- Builder web management software will provide by the owner to the GC without cost?

Answer: Please read all the documentation carefully. The Supplementary Condition direct the contractor to provide and utilize a 'Construction Program web-based Management System' for the construction duration of this project. The County will not be providing any web management software to the contractor

11. Submission of DVD needs to be done before to start the job? or during the whole process of the construction, daily

Answer: Please verify what area of the documents are you referring?

12. Will the county pay the random screening third party fees of drug tests to the workers to the GC? Read page # 47

Answer: Contractor's responsibility.

13. Can the county allow to provide the existing parking in front of the building to the GC 's?

Answer: Means and method of construction is the Contractor's responsibility. The contractor is responsible to apply for a 'Transportation ROW (no excavation permit)' to have these parking areas dedicated for his dumpster and parking use. The County will not automatically allow the contractor the use of those existing parking. There are two parking spots dedicated for the Child Care Center use

What color is required for the new aluminum windows?

Answer: Color to be selected by architect from manufacturer's Design Color Series full range of option.

14. What type of electricity device or exit device is required for the hardware # 8? Refer drawing A – 602

Answer: The exist device specified is a mechanical exit device with a door positioning switch

15. In reference to the window type W-1 thru W-5, if there is a preferred Thermal Series 500 manufacturer and finish color for the new windows?

Answer: Thermal Windows, Inc. basis of design. Color to be selected by architect from manufacturer's Design Color Series full range of options.

16. Can you confirm if the openings 015 B and 019 B are hollow metal doors and hollow metal frames? Refer drawing A-602.

Answer: Doors 015B and 019B are exterior doors. Provide thermally broken hollow metal frames and hollow metal doors per specification 081113 on drawing G-002.

17. Is any material or equipment of the owner will provide to the GC to install only?

Answer: No, there is none

18. Can you provide dimensions width, length of the new exterior concrete path? Refer drawing A – 100

Answer: New L-shape exterior concrete path:

- Section 1: 7'-1" x 9'-9"
- Section 2: 9'-9" x 16'-6"

19. Can you provide the psi of the new concrete for the new ramp, 8 " concrete walls and footings, are these 3,500 or 4,000 psi? Refer drawing A-402

Answer: Footings 3,000 psi; Exterior slab on-grade 4,500 psi

20. Can you provide specifications of finish flooring LVT-5, VCT and RB-3? Refer drawing A-601.

Answer:

Provide LVT1 at all locations where LVT5 is referenced

VCT is not used. Provide SV1

Provide RB1 at all locations where RB3 is referenced

Provide SVB1 at locations where RBR is referenced

21. Can you provide specifications of the new sealed concrete?

Answer: Concrete sealers applied in building interior: Certificate stating compliance with California Department of Public Health (CDPH) Standard Methos including TVOC range and product data stating VOC content in grams per Liter (g/L).

Liquid densifier sealer: High performance, deeply penetrating concrete densifier; odorless, colorless, VOC – compliant, non-yellowing silicate-based solution designed to harden, dustproof and protect concrete floors.

Manufacturer used as basis of design: Euclid Chemical Company; Euco Diamond Hard

Clean and prepare surfaces to receive treatment in accordance with Manufacturer's instructions ensuring that all stains, oil, grease, for release agents, dust and dirt removed prior to application.

Apply concrete densifier in accordance with manufacturer's instructions

22. Can you provide specifications, manufactures, model numbers of the toilet accessories?

Answer:

42" Grab bar: Bobrick B-6806 x 42

36" Grab bar: Bobrick B-6806 x 36

18" Vertical grab bar: Bobrick B-6806 x 18

Toilet Tissue dispenser: Bobrick B-6677

Soap Dispenser: Bobrick B-2111

Paper towel dispenser: Bobrick B-4262 ADA

Robe hook: Bobrick B-76717

Wall hung mop/broom holder: Bobrick B-223x36

Mirror 24"X36": Bobrick B2098

Phenolic shower seat: Bradley Corp. 9569

23. Can you provide specifications of the fire extinguishers and FE cabinets?

Answer: Obtain fire extinguishers, fire -protection cabinets, and accessories from single source from single manufacturer.

Fire Extinguisher Cabinets

Basis of design: JL Industries, Inc

Steel recessed cabinet

Trim material: Steel sheet

Door material: steel sheet

Door style: Fully glazed panel with frame

Door glazing: Tempered float glass (clear)

Fire Extinguisher

Basis of design: JL Industries Inc,

Type, size, and capacity for each fire protection cabinet

24. Can you provide information of the existing roof, what type of roof is, and if there is any warranty to follow prior to patch, due to HVAC work?

Answer:

Note 10, drawing M-101 "Contractor shall verify with the building Owner if the existing roof is under warranty. If the roof has an existing warranty, then the roofing work shall be performed by the owner's roofing contractor. Coordinate with Owner."

25. Is any scope of the work of the existing exterior wood trim by the roof?

Answer: Exterior wood trim not in scope of work

26. What time the GC needs to hold the bid price, is it 30 days?

Answer: Please read the documents carefully. It is stated in the ITB document

27. Will the county allow a certain time between award of the contract and NTP issuance to the GC, to help to mitigate lead time of material or new equipment concerns?

Answer: Yes, we will consider this allowable time for securing material and equipment. However, the contractor must provide clear scheduling information after award of his lead time for materials/equipment and actual construction start/completion time. The start/substantial completion time period, as stated in this ITB, will remain

28. Is any new low voltage scope of the work, the GC needs to provide for this project?

Answer: Yes, there is new low voltage scope of work for this project

29. E-601 Shows 3 existing panels- please confirm panels are existing to remain?

Answer: Refer to drawing ED-101 – FIRST FLOOR DEMOLITION PLAN and drawing E201 – FIRST FLOOR POWER NEW WORK

30. Subcontractors are providing proposals valid for 30 days only to the GC's. Will the owner pay extra additional fees of material and equipment increase due to the actual economy in the construction industry in USA?

Answer: No

31. Does the GC allow to use one of the existing areas inside of the building to use for temporary office and storage materials?

Answer: Means and method of construction is the Contractor's responsibility. The County will allow use of the existing space for temporary office space.

32. What time is the GC allow to start construction in the morning, is 6:00 or 6:30 am ok?

Answer: The Contractor shall limit exterior construction activities (including vehicle idling and music/talking), except worker arrival at the site to hours between 7:00 AM and 7:00 PM on weekdays, and between 7:00 AM and 7:00 PM on weekends and County legal holidays. These work hours also apply to Contractor performing work in the construction staging areas. Interior construction activities shall be limited 5:30 AM to 7:00 PM. These same interior work hours apply during the week and weekends and County legal holidays.

33. Are Saturdays or Sundays allow to perform work in the building?

Answer: See Answer to question #32.

34. Will the owner provide the building permit to the GC, without any fees or costs?

Answer: Please read the documents carefully. Yes, the County will secure the building permit for this project. All other permit, 'Trade, Street closing etc.' will be the responsibility of the contractor.

35. Any tests of materials or finishes requested in this project, will it be paid by the owner?

Answer: The County will secure the Special Structural Testing and Inspection contractor for new structural steel & concrete work, new earth fill and structural framing work.

36. Specification 081416 on drawing G-002 states "Hardwood facing to match existing in species and finish." As all the existing doors are to be removed as part of the project demolition, please advise what species the veneer of the wood doors is to be.

Answer: Wood species: Select white maple. Cut: Plain sliced. Stain to be selected by architect from manufacturer's full range of options.

37. RFI 1. Drawing A-601 has on the finish schedule LVT5, VCT, and RB3. These finishes are not described on the Finish Legend. Can the county please be provided the material requirements for these three finishes?

Answer:

Provide LVT1 at all locations where LVT5 is referenced

VCT is not used. Provide SV1

Provide RB1 at all locations where RB3 is referenced

Provide SVB1 at locations where RBR is referenced

38. RFI 2. Page 82-84 of the Invitation to Bid addresses the insurances of hazardous materials . On the specifications listed on Drawing G-002 it states. THE OWNER WILL HAVE ALL HAZARDOUS MATERIAL REMOVAL PERFORMED UNDER A SEPERATE CONTRACT. Why are there requirements on hazardous materials liability insurance and if hazardous material is discover is it or isn't it a change order for the cleanup and impact from?

Answer: Please refer to the revised Insurance checklist