

ADDENDUM 01

10.05.2020

Project: Anderson County Senior Center –
Phase I Improvements
S4D Number: 20033

Contract Date: 08.28.2020
To: Owner & Bidders of Record
From: Aaron Jernigan, Assoc. AIA

This Addendum forms a part of the Contract Documents and modifies the original Contract Documents for the above referenced project by the following items. These items shall have full force and effect and shall take precedence over the original Contract Documents as provided herein. All items not specifically deleted, modified, changed, or altered by this addendum shall remain in effect. Bidders shall acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the bidder to disqualification.

SUMMARY

1. Q: While we were processing the specifications for the project above, we noticed that the following were missing according to the table of contents: 015500 Vehicular Access Parking and 015813 Temporary Project Signage. Were these left out intentionally?
A: The original table of contents in the Project Manual listed sections "015500 Vehicular Access Parking" and "015813 Temporary Project Signage". These sections are not included in the Contract Documents.
2. Q: Where should staging occur?
A: Construction staging shall occur in the rear and side parking lots.
3. Q: Please clarify if all existing furniture, kitchen equipment, boxes, and wall decor will be removed and relocated by the owner.
A: All items currently stored in the building (including furniture, kitchen equipment not listed on the demolition plan, boxes, and décor) will be removed by Owner prior to Contractor mobilization, with the exception of the Director's Office (room 002). General Contractor will be required to work around furniture in this room, which Owner can move around as needed with reasonable notice.
4. Q: Should child-sized toilet be demolished?
A: The child-sized toilet and lavatory shall be demolished.
5. Q: The lighting Luminaire schedule on sheet E0.3 fixtures types "A", "B", "BE", "C" are to be determined will they be a updated schedule to show manufacturer and types for quoting?
A: All light fixtures have been determined and are listed.
6. Q: Fixture type "D" shows to be existing? Will they be reused and just be relocated to match new layout?
A: Light fixtures on E2.1 have been re-keyed to match what is shown on A2.1. Light fixture type "A" (formerly type "D") is existing to be relocated with a new lamp installed as described on E0.3 and A2.1.
7. Q: On the drawings sheet E1.1 the Fire Alarm and Receptacles that have a "E" attached to them are existing with no changes
A: Fire alarm and receptacles on E1.1 that have an "E" attached to them are existing to remain.
8. Q: In reviewing the specifications for the project, the project manual only shows specifications for Division 01 and 02. Will there be specifications issued for the other trades such as cabinets, flooring, ceilings, painting, etc. or is the intent that all provided specifications are shown on the drawings?
A: Specification will not be provided beyond Division 01 and 02. Specifications relating to other divisions are shown on the drawings.

9. Two new exit signs have been added as shown on LS1.1, A2.1, and E2.1.
10. Contractor to verify that all existing panic door hardware is functional.
11. Contractor to verify that existing fire alarm is in functional.
12. Q: Please clarify if Builder's Risk Insurance is required for this project.
A: A Certificate of Liability will be required.
13. Q: Please clarify if work can be completed during normal business hours.
A: Work may be completed during normal business hours.
14. Q: Please clarify if the space will occupied during construction.
A: The space will be unoccupied during the construction process, with the understanding that the Director, who will be working from home, may need to access her office on occasion to obtain client files.
15. Q: Detail 2/M0.2 - Please clarify if the kitchen hoods are furnished by the owner or the GC.
A: The General Contractor is responsible for furnishing and installation of the vent hood.
16. Q: Millwork detail 3/A8.1 is noting reveal/face frame style casework typical. Details 3,4,5/A9.1 are detailing full overlay frameless style casework. Will full overlay frame less casework be acceptable?
A: Full overlay cabinets are preferable for design aesthetics, but partial overlay may be acceptable if it can be shown to be a substantial cost savings to the Owner.
17. Q: Section 01 50 00: 1.05 - Please clarify if a temporary wood barrier or a covered wood walkway will be required for this project.
A: Temporary wood barriers or walkways will not be required.
18. Q: Will a bid bond where the Attorney-In-Fact signs digitally be acceptable for this project?
A: A digital signature by the Attorney-In-Fact is acceptable on the bid bond.
19. Q: The location of the tie-in for the new 4" sanitary sewer is on the high side of the existing sanitary line which will not give you enough fall that is required for the underground grease trap. Should we include a new 4" underground sanitary line through the parking lot from the existing sanitary sewer to the back of the building where the kitchen will be? This would require additional saw cutting and asphalt patching. Please clarify if we are to still price the sanitary sewer line as shown on the drawings.
A: An additional alternate has been added to the project that involves installation of a 4" underground sanitary line through the parking lot from the existing sanitary sewer to the corner of the building with the proposed kitchen. Trenching and asphalt patching should be included. This will be known as Add Alternate 4.
20. Q: Painting the existing hollow metal door frames is listed on the Finish Schedule. There is also a note on drawings A7.1 that states to paint all non-storefront exterior doors. Please clarify if the existing interior wood doors remain as-is.
A: Existing interior wood doors will remain as is regarding finish.
21. Q: Section 00 41 00: 1.08 - The bid form lists a contingency allowance in the amount of 5% of the base bid amount to be included in the overall base amount. Please clarify if the (3) alternate add totals are to include the additional 5% contingency allowance as well.
A: The 5% contingency shall be calculated as 5% of the Base Bid amount. No additional contingency is required for accepted alternates.
22. Q: One more question. Where are we to include information regarding the MEP subcontractors? Typically, this is on the bid envelope cover, but there aren't lines for that information. However, it is on the checklist shown on the bid form. Is it acceptable to just attach a sheet with those subcontractor's information on it?
A: There is no space on the Bid Envelope Cover for listing subcontractors. Please attach a sheet that lists subcontractors and their information within the Bid Envelope.
23. Q: I was wondering about the switch that has the letter t and oc and the lights is there a preference on what brand they want to use.
A: For descriptions of types of switches and light fixtures, refer to E0.3.

PROJECT MANUAL REVISIONS

DELETE section 00 01 10 Table of Contents in its entirety and ADD section 00 01 10 Table of Contents, dated 10.05.2020.

DELETE section 00 41 00 Bid Form in its entirety and ADD section 00 41 00 Bid Form, dated 10.05.2020.

DELETE section 00 43 23 Alternates Form in its entirety and ADD section 00 43 23 Alternates Form, dated 10.05.2020.

DELETE section 01 23 00 Alternates in its entirety and ADD section 01 23 00 Alternates, dated 10.05.2020.

DRAWING REVISIONS

DELETE drawing T0.0 in its entirety and ADD Drawing T0.0, dated 10.05.2020.

DELETE drawing LS1.1 in its entirety and ADD Drawing LS1.1, dated 10.05.2020.

DELETE drawing AD1.1 in its entirety and ADD Drawing AD1.1, dated 10.05.2020.

DELETE drawing A1.2 in its entirety and ADD Drawing A1.2, dated 10.05.2020.

DELETE drawing A2.1 in its entirety and ADD Drawing A2.1, dated 10.05.2020.

DELETE drawing M0.4 in its entirety and ADD Drawing M0.4, dated 10.05.2020.

DELETE drawing M0.5 in its entirety and ADD Drawing M0.5, dated 10.05.2020.

DELETE drawing M0.6 in its entirety and ADD Drawing M0.6, dated 10.05.2020.

DELETE drawing M0.7 in its entirety and ADD Drawing M0.7, dated 10.05.2020.

DELETE drawing M0.8 in its entirety and ADD Drawing M0.8, dated 10.05.2020.

ADD Drawing M0.9, dated 10.05.2020.

DELETE drawing E0.3 in its entirety and ADD Drawing E0.3, dated 10.05.2020.

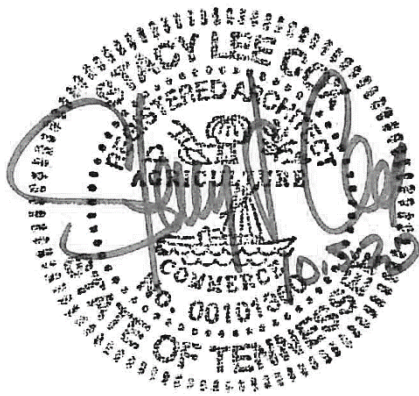
DELETE drawing E1.1 in its entirety and ADD Drawing E1.1, dated 10.05.2020.

DELETE drawing E1.2 in its entirety and ADD Drawing E1.2, dated 10.05.2020.

ATTACHMENTS

Project Manual: Section 00 01 10 Table of Contents.

Drawings: T0.0, dated 10.05.2020, Revision 2.
LS1.1, dated 10.05.2020, Revision 2.
AD1.1, dated 10.05.2020, Revision 2.
A1.2, dated 10.05.2020, Revision 2.
A2.1, dated 10.05.2020, Revision 2.
M0.4, dated 10.05.2020, Revision 2.
M0.5, dated 10.05.2020, Revision 2.
M0.6, dated 10.05.2020, Revision 2.
M0.7, dated 10.05.2020, Revision 2.
M0.8, dated 10.05.2020, Revision 2.
M0.9, dated 10.05.2020, Revision 2.
E0.3, dated 10.05.2020, Revision 2.
E1.1, dated 10.05.2020, Revision 2.
E1.2, dated 10.05.2020, Revision 2.



END