

ADDENDUM NUMBER ONE

**REPLACEMENT ROOFING SYSTEM FOR
BRAINERD YFD CENTER ROOF**

**FOR THE CITY OF CHATTANOOGA, TENNESSEE
Contract Number Y-18-004**

NOTES FROM THE PRE-BID MEETING

A Pre-Bid Meeting was held at the Brainerd YFD Center, 1010 N. Moore Road, Chattanooga, TN 37412, on Thursday, June 20, 2019 at 10:00. A sign-in sheet from the meeting is attached.

At the meeting, the summary of work from Section 01010 of the specifications was read, and the Bid Schedule was reviewed. Both are attached to this addendum. After that, everyone present who was interested went up onto the roof to look at the rooftop to review the existing roof conditions and discuss particulars of the scope of work. Items discussed are listed below, as are any decisions reached.

Item 1. Question: There is concern about turning the TPO up at the high side of the center window section, where the water is currently ponding. How should this be handled?



Answer: In the sections where there is no window system installed, install plywood sheets cut to fill the section, run the TPO up to the top of the plywood, and use a termination bar. Item to be paid under lump sum price for roofing installation. No additional money will be given for this item.

Item 2. Question: A question was asked about the drain from the large center air conditioning unit and the way it drains onto the roof at the A/C unit, although a copper line was in place to drain it to the roof edge. Should this be repaired or replaced?



Answer: Please repair the drain connection that is currently in place. Connect a PVC connector to where the water is currently draining, extending new PVC pipe past the center window section, to allow the A/C unit to drain onto the roof at a location where it will not become trapped and can drain freely, preferably into a gutter. An additional pay item has been added to the bid schedule for this work.

Item 3: Question: A question was asked about sealing the holes that were drilled into the window units for wires to pass through, without caulking the holes.



Answer: Please seal the holes with an approved sealant. Item to be paid under lump sum price for roofing installation. No additional money will be given for this item.

Item 4: Question: A question was asked about sealing the existing joints in the flashing, where it appears that the existing joints were not overlapped, but were cut to butt against one another, with caulking used as the sole sealant.



Answer: It was decided between the experts present that the best solution practicable was to seal the joint with a polyester mesh, 6" in width, coated with a urethane coating tinted to match the color of the metal. Coating to be turned down to the bottom of the flashing. A detail can be provided if requested. An additional pay item has been added to the bid schedule for this work.

Item 5: Question: A question was raised about the best way to handle water at the base of the window unit, where the flashing appears to slope backward toward the window.

Answer: A solution was suggested regarding the fabrication of a "rain cap", to be installed on the face of the window system, below the rubber seal, that would prevent water from reaching the existing flashing, but instead would guide it past the flashing, but would still allow the weep system of the window system to drain.

I am seeking the opinion of a window system expert before suggesting this idea, to ensure that the proposed solution will not damage the watertight integrity of the window system. An additional addendum will be released in the next week with more information regarding this.

A reminder: the plans were laid out to be printed on 11"x17" paper, not 24"x36" sheets as is common in construction. This was done for ease of carrying the plans into the field.

Let me re-emphasize:

Note to Bidders: Make sure that section 00201-1 is completely filled out and is placed on the outside of the bid envelope on the bid opening date. If that form is not on the outside of the bid envelope, the bid will not be opened.

June 21, 2019

/s/ Justin C. Holland, Administrator
City of Chattanooga
Department of Public Works

6-20-2019

Brainerd YFD Roofing

SIGN-IN SHEET

PROJECT:

	NAME	COMPANY	PHONE	EMAIL
1	Alan Dyke	City of Chattanooga	423-643-5898	adyle@chattanooga.gov
2	John Lyons	COC	643 6170	ALYONS@CHATTANOOGA.GOV
3	BONNIE MUMFORD WOODSON	COC	643 6031	BMUMFONER@CHATTANOOGA.GOV
4	DEBBIE TALLEY	COC	643 7239	DTALLEY@CHATTANOOGA.GOV
5	Greg Wilson	JDH company	423-310-9067	Greg.Wilson@JDHcompany.com
6	Brian Helton	JPH	423-491-0062	Brian.helton@JDH.com
7	Christopher Feltz	Tri-State Roofing	423-362-1654	cfeltz@tstateroofing.com
8	Jerry Rhodes	Tri-State Roofing	423-322-8153	Jerry.Rhodes@tstateroofing.com
9	Jason McKinney	YFD	423-643-6886	j.mckinney@chattanooga.gov
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SECTION 01010
SUMMARY OF WORK

PART 1 – GENERAL

1.1 Section Includes

- A. Description of Work
- B. Items regulating the execution of the Work

1.2 Description of the Work

- A. The work covered by this Contract consists of :

Replacement of the existing TPO roofing system on the flat center section of the Brainerd YFD Center, 1010 N. Moore Road, Chattanooga, TN 37411, along with re-caulking of the upper story windows, skylights, and additional small areas.

- B. The City Engineer reserves the right to substitute, add, delete, increase, decrease in any form or fashion as necessary the scope of work under the provisions of this Contract, including the projects noted above.
- C. This project shall be assigned a unique project number by the Engineer. The Contractor shall execute this project in complete compliance with the requirements of this contract. All records of the Contractor shall conspicuously identify them to be associated with the unique project number assigned by the Engineer.
- D. The work covered under this project shall consist of furnishing all materials, equipment and labor for the full depth reclamation of designated streets including but not limited to mobilization, parking sign placement, public notification, placement of traffic control devices per MUTCD, cleaning and conditioning of the roadways, repair of base failures as needed, the adjustment of sanitary manholes and other publicly owned structures as required, milling as directed, cement and water addition, grading, compaction, saw cutting and installation of traffic signal loop wires where required and placement of temporary and permanent pavement markings as required.
- E. The Engineer shall provide a set of standard City details, as needed, which shall be applicable to this project. The Contractor shall be called in for a Pre-Construction meeting at which time the Engineer shall issue notice to proceed. The Contractor shall have ten (10) days or an agreed to start date to start construction.

1.3 Items regulating the Execution of the Work.

- A. Attention to Work

For this project, the Contractor shall give his personal attention to and shall supervise the work to the end that it shall be prosecuted faithfully; and, when he is not personally present on the work, he shall at all times be represented by a competent superintendent or foreman who shall be present at the work and who shall receive and obey all instruction or orders given under this Contract, and who shall have full authority to execute the same, and to supply materials, tools and labor without delay, and who shall be the legal representative of the Contractor. The Contractor shall be liable for the faithful observance of any instructions delivered to him or to his authorized representatives.

B. Access to Work

The Contractor shall at all times provide proper facilities for access and inspection of the work by representatives of the Owner and of such official Governmental agencies as may be designated by the Owner as having jurisdictional rights to inspect the work.

C. No Parking Signs

The Contractor shall place "NO PARKING" signs 48 hours prior to beginning work at a project location. The Contractor shall notify the City's designated Inspector/ Project Manager when the signs have been placed and if vehicles have not been moved at such time as work is scheduled to begin. No additional cost shall be paid to the Contractor while the Owner is making arrangements to get the vehicle moved or towed.

D. Work on State Highway

Where the work on this project encroaches upon the right-of-way of any State or Interstate Highway right-of-way, the owner will execute a contract with proper authorities for the proposed work.

The Contractor shall notify the proper authorities prior to entering upon such right-of-way and shall be responsible for all damage and for satisfying the requirements of these authorities.

E. Work on Private Property

Where the work on this project encroaches upon private property, the Owner shall provide easements and/or right-of-entry in or onto said property. Work performed in such easements is subject to the provisions of the easement agreement on file with the City of Chattanooga Engineering Department.

The Contractor shall be responsible for obtaining any additional agreements which may be deemed necessary for the storage of equipment or materials outside of public easements or rights of ways for this project. The Contractor shall obtain a written agreement between the Contractor and Land Owner and forward it to the Engineer prior to use of said property.

The Contractor shall be responsible for the preservation of and shall use every precaution to prevent damage to all trees, shrubbery, fences, culverts, mailboxes, bridges, pavements, driveways, sidewalks, houses or building and all water, sewer, gas, telephone and electric lines thereto and all other private and public property along or adjacent to the work.

Any damage that occurs will be restored to a like condition as existed prior to construction, in the Contract Documents, unless otherwise indicated or specified.

Forty-eight (48) hours prior to construction on any easement or streets the Contractor shall notify in writing the affected property owners in the area. This notification shall include the Contractor's name and the name and phone number of the contact person.

F. Monthly Job Site Meetings

Once a month, on a date mutually agreed upon by the Contractor and the Engineer, a job site meeting shall be held for review of the Project, including, but not limited to: The construction schedule, traffic control, pending submittals, and any other issues that may arise. This meeting shall be used to review the contractor's monthly applications for payment.

G. Contract Working Hours

All work shall be performed during regular working hours unless mutually agreed upon and approved in writing by the City Engineer. The Contractor will not permit overtime work or the performance of work on Sunday or any legal holiday without the Owner's written consent given after prior 24 hour written notice to the Engineer. Saturday work shall also require prior 24 hour written notice. Regular working hours are Monday through Saturday from 7:00 A.M. to 8:00 P.M. The actual costs of the Owner's and Engineer's inspection of the work performed outside of regular working hours will be billed to the Contractor and deducted from the Contractor's application for payment as they occur.

END OF DOCUMENT

BID SCHEDULE

REPLACEMENT ROOFING SYSTEM FOR BRAINERD YFD MEMBRANE ROOF

Project No. Y-18-004

City of Chattanooga, Tennessee

Item No.	Description	Unit	Est. No. of Units	Unit Price	Total
1	Replacement existing roofing system, roofing and labor including: removal and disposal of old roofing, insulation, flashings, coping and metal trim down to metal decking, new wood blocking, membrane, insulation, HD cover board, walk pads, replacement gutters and downspouts in kind, , replacement of pipe and conduit supports with appropriate professionally designed rooftop supports, metal trim and coping as needed to complete roof system per plans, specs, and manufacturer's requirement, and furnish 20 year warranty	LS	1		
2	Surface clean, install one coat of primer, and one coat of elastomeric coating to all galvanized sheet metal and steel piping on the roof in order to protect and preserve these details.	LS	1		
3	Caulking of the bottom of the window systems, including removing old caulking, cleaning of metal surfaces, installation of backer rod, and caulking per manufacturers recommendations, using Dow Corning 795 or approved equal	LF	374		
4	Caulking of upper window systems, including removing old caulking, cleaning of metal surfaces, installation of backer rod, and caulking per manufacturers recommendations, using Dow Corning 795 or approved equal	2	EA		
5	Seal joints in flashing beneath windows, per Addendum 1 (polyester mesh 6" in width, urethane coating)	96	EA		
6	Repair and extend A/C drain line	1	EA		
Total Base Bid					
Conditional Repairs					
6	Remove and replace deteriorated metal decking as needed	20	Square foot		
7	Replace deteriorated wood blocking	20	L.F.		

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Item No.	Description	Unit	Est. No. of Units	Unit Price	Total
	Total Bid, including Conditional Repairs				