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wmbeconsultants.com

Addendum No. 1

Date Issued: August 16, 2019

Project: Parsons Facility at McCarthy Teszler School Roof Repair
175 Burdette Street
Spartanburg, SC 29307

WMBE Project Number: 2019-76

Attachments:

1. Pre-Bid Meeting Minutes
2. Pre-Bid Sign-In Sheet
3. Questions & Answers
4. Revisions to Project Manual
5. Revisions to Drawings

This addendum modifies the Contract Documents as stated herein and shown on any accompanying drawings or attachments and is part of the Contract Documents.

Bidder shall acknowledge receipt of all addenda issued in the space provided on the Bid Form. Failure to acknowledge addenda may result in the bidders bid being rejected as non-responsive.

This addendum consists of 14 pages including attachments.

1. Changes to Bidding Requirements:
 - a. See Attached Revised Bid Form. (Highlighted)
2. Changes to Specifications:
 - a. See Attached Revised Summary. (Highlighted)
3. Changes to Drawings:
 - a. See Attached Revised Drawing Page R102.

End of Addendum No. 1



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Attachment No. 1

Pre-Bid Meeting Minutes

Date of Meeting: August 15, 2019
Time of Meeting: 9:30 AM
Project: Parsons Facility at McCarthy Teszler School Roof Repair
WMBE Project Number: 2019-76

GENERAL

1. The facility is an education facility for special needs students. Special precautions will be needed throughout the duration of the project. Working hours are as listed in Section 011000 – Summary.
2. Site is tobacco free.
3. Only the written word as contained in the Bid Documents, including any addenda, is binding.
4. It is the bidders' responsibility to read and review all of the Bid Documents, including addenda.
5. Statements made by the Owner and/or the Consultant are for the sole purpose of calling the bidders' attention to items of importance in the Bid Documents. Any changes to the documents must be in writing prior to bid.
6. Pre-qualification forms are required to be completed and provided to WM Building Envelope Consultants, LLC no later than 5:00 PM on August 22, 2019. Those who do not submit this document will not be allowed to bid the project. WM Building Envelope Consultants, LLC will provide all attendees with this form when requested.
7. All questions or requests for clarification must be submitted in writing. All responses will be made in the form of addenda to the bid documents. No questions will be answered after 5:00 PM on August 22, 2019.
8. Return visits can be made by contacting Mr. Stephen Russell @ SMRussell@spart7.org

9. The Owner will work the best they can regarding laydown areas, parking and storage. However, the Owner understands that the Contractor will have to have some areas in order to perform the work in a timely manner.
10. The building will be occupied during construction. Coordination will be required. A weekly schedule will be required.

INVITATION FOR CONSTRUCTION SERVICES

1. Each bid shall have Bid Security of not less than 5% of the base bid amount.
2. The successful bidder shall provide a Performance Bond and a Labor and Material Payment Bond, each in the full amount of the contract price.
3. Bidders and all subcontractors shall be licensed in accordance with the requirements of the Contractors' Licensing Board.
4. Bids shall be received on or before 2:00 PM on August 29, 2019 and shall be submitted to Ms. Pamela Phillips. If bids are to be hand delivered, the address is 610 Dupre Drive, Spartanburg, SC 29307. If bids are mailed, the address is address is 610 Dupre Drive, Spartanburg, SC 29307. Bids shall be delivered in a sealed envelope labeled "Bid Enclosed".
5. Bidders shall be responsible for having their bid at the designated place for receiving bids no later than the time set for the bid opening. Once the bidding has been declared closed, all late bids, including bids improperly delivered, shall be rejected as being nonresponsive.

INSTRUCTIONS TO BIDDERS

1. Requests for substitutions must be submitted to the Consultant by 5:00 PM on August 22, 2019. Proof of equality of substitutions is the responsibility of the proposer. The Consultant's decision to approve or disapprove of the requested substitutions shall be final.
2. The Consultant shall include in an addendum the approved substitutions.
3. It is the bidder's responsibility to determine, prior to submitting a bid, that all addenda issued have been received.
4. Bidders shall not qualify their bid.
5. A Bid Bond in the amount of 5% shall be provided with the bid along with a certificate of insurance.
6. Bids shall be received at the address indicated in the invitation to bid prior to the time of the bid opening. Bids not received prior to the time of the bid opening shall be rejected as being nonresponsive.
7. The official time for receipt of Bids will be the time it is received the address of 610 Dupre Drive, Spartanburg, SC 29307

BID FORM

1. Bidders shall indicate the form of the bid security.
2. Bidders shall acknowledge all addenda.
3. By submitting a bid, Bidders agree that the Base Bid price and any associated prices requested shall not be revoked or withdrawn for a period of sixty (60) calendar days.
4. Base Bid shall be shown in readable numbers only.
5. Bidders shall check the box in front of "ADD TO" or "DEDUCT FROM" so as to clearly indicate the price adjustment to the Base Bid for each Alternate. All requested Alternates must be bid in order for the bid to be considered responsive. **Alternate will be included in Addendum No. 1.**
6. The Bidder should furnish requested unit prices. The agency reserves the right to include or not to include the unit prices in the contract and to negotiate unit prices with the Bidder.
7. After Substantial Completion has been determined, the Contractor has 30 calendar days from the Substantial Completion date to reach Final Completion.
8. Failure to reach Substantial Completion within the contract time will result in Liquidated Damages in the amount of \$500 per calendar day.

GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION

1. Contractors are required to obtain the necessary licenses and permits.
2. WMBE will be making periodic inspections throughout the course of this project.
3. Contractors are required to notify the Consultant at least 72 hours in advance of the manufacturer's inspections.
4. Insurance and Bonds:
 - a. Bidders should verify their ability to comply with all insurance and bonding requirements of the project prior to submittal of their bid.
 - b. No work shall be permitted until all insurance requirements and certificates have been provided to the Owner.

CONCLUSION

1. It is the intent of the Owner to award a Contract to the lowest responsive bidder.
2. Remind all attendees to sign the sign-in sheet and provide all requested information before leaving the pre-bid.
3. Emphasize the following:
 - a. Late bids shall be rejected as non-responsive.
 - b. Bids without proper bid security, when required, shall be rejected as non-responsive.

- c. Bonds shall be provided on the AIA forms included in the documents.
 - d. Qualified bids shall be rejected as nonresponsive.
- 4. Questions raised after the pre-bid conference and during the bidding stage to be directed to the Consultant. The Consultant will provide answers to questions and other clarifying information to bidders by addendum.
- 5. All lines of communication during the bidding stage will be through the WM Building Envelope Consultants.



Mandatory Pre-Bid
 SSD7 Parsons Facility Roof Repair
 August 15, 2019

Sign In Sheet

NAME	COMPANY	PHONE	E-MAIL
Daniel Atwell	WMBE	803-422-7493	daniel@wmbiconsultants.com
Stephen Russell	Sptg. Dist. 7	864-594-4500	smrussell@spt7.org
DAVID SNEED	TETA America	704-882-1200	dsneede@tetaamerica.com
Sean Ross	wvc roofing	(828) 676-3070	sean@wvcroofing.com
Pamela Phillips	SSD7	864.594.6179	phphillips@spt7.org.
Michael Pionkosc	Davco Roofing and Sheet Metal, Inc	(704) 817-9788	mikep@davcoroofing.com
Holden Keritt	AAR Roofing	336-727-4534	AAREStimarkus@AARNC.COM
Corey Lloyd	Lloyd Roofing	864.554.1908	corey@lloydroofing.com
Mike Steadman	C.E. Bowen & Co	864-223-0188	Mike@cebrowen.com
Thom White	D7	864 580 1162	tdwhite@spt7.org
KEITH WIGHAM	CARCISLE	704 242 0946	KEITH@PREMIERBLDG PRODUCTS.COM
Michael Willcox	Cannon Roofing	664-915-0385	mwillcox@cannon roofing.com
Letisha Brown	Pickens Roofing	864-582-3486 864-582-3486	estimating@pickensroofing.com
Ed St. Pierre	Cannon	864-585-6045	estpierre@cannonroofing.com



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Questions and Answers

1. Question: Is any work required at the canopy locations.

Answer: no work will be completed at the canopy itself. Edge condition at the canopy will consist of a raised metal edge to prevent water runoff once new roof system is installed.

2. Question: What is required at the sidewalk locations where existing damages exist?

Answer: Existing damages within areas that are to be worked for new trench drain / drainage grate are to be repaired as needed to allow for the proper installation of new trench drain / drainage grate. Concrete is to exist within new trench drain prior to installation of new prefabricated grate system as indicated in associated detail.

3. Question: Is any work required at adjacent low sloped roof areas.

Answer: Base flashing work is to be completed to match existing where removal of existing downspouts will occur.

4. Question: Are wood nailers at roof penetrations and around perimeter included in base bid.

Answer: Yes

5. Question: Are the unit prices and allowance to be included in the base bid?

Answer: Yes

6. Question: what is required at ridge location?

Answer: Existing ridge cap is to be removed in its entirety. Area to have a 18 gauge metal plate installed prior to installation of the new roof system.

7. Question: Is a new external gutter system to be installed around the entire facility.

Answer: Yes, see attached revised drawing sheet R1.2

8. Question: At downspout locations at grade where water will disperse to the grass what is required?

Answer: concrete splash blocks are required.

9. Question: How will downspouts be installed at location where the air conditioning / access doors exist?

Answer: Downspouts will be coordinated appropriately on site.

10. Question: What is required where the main canopy attaches to the facility?

Answer: proper closure is to be provide to all for are to be watertight and prevent water run-off. Tapered cricket will need to be installed accordingly within new roof system. Additionally tapered crickets are required at all roof curb locations

BID FORM

G. **BID ALTERNATES** as indicated in the Bidding Documents and generally described as follows:

ALTERNATE No. 1 (Generally described as follows):

ADD or DEDUCT FROM BASE BID: \$ Installation of a Fibertite 45 mil. (KEE) in lieu of a TPO membrane

H. **UNIT PRICES:**

BIDDER offers for the Owner's consideration and use, the following UNIT PRICES. The UNIT PRICES offered by BIDDER indicate the amount to be added or deducted from the CONTRACT SUM for each item. UNIT PRICES include all costs, including those for materials, labor, equipment, tools of trades and labor, fees, taxes, insurance, bonding, overhead, profit, etc. The Owner reserves the right to include or not to include any of the following UNIT PRICES in the Contract and to negotiate the UNIT PRICES with BIDDER.

No.	Quantity	Item	Unit of Measure	Add/Deduct
1.	<u>150</u>	<u>2x4 Rough Carpentry</u>	<u>LF</u>	<u>\$</u>
2.	<u>150</u>	<u>2x6 Rough Carpentry</u>	<u>LF</u>	<u>\$</u>
3.	<u>100</u>	<u>Metal Roof Replacement</u>	<u>SF</u>	<u>\$</u>
5.	<u>100</u>	<u>Metal Roof Repairs</u>	<u>SF</u>	<u>\$</u>

I. **SUBCONTRACTORS**

- a. **Definition of Subcontractor:** A subcontractor is an entity who will perform work or render service to the prime contractor to or about the construction site pursuant to a contract with the prime contractor. Bidder should not identify sub-subcontractors in the spaces provided on the bid form but only those entities with which bidder will contract directly. Likewise, do not identify material suppliers, manufacturers, and fabricators that will not perform physical work at the site of the project but will only supply materials or equipment to the bidder or proposed subcontractor(s).
- b. **Subcontractor Qualifications:** Bidder must only list subcontractors who possess a South Carolina Contractor's license with the license classification and/or subclassification identified in the left column. The subcontractor license must also be within the appropriate license group for the work of the specialty. If Bidder lists a subcontractor who is not qualified to perform the work, the Bidder will be rejected as non-responsible.
- c. **Use of Own forces:** If under the terms of the Bidding Documents, Bidder is qualified to perform the work of a listed specialty and Bidder does not intend to subcontract such work but to use Bidder's own employees to perform such work, the Bidder must insert its own name in the space provided for that specialty.
- d. If bidder is awarded the contract, bidder will not be allowed to substitute another subcontractor in place of a subcontractor listed above unless approved by the Owner.

BID FORM

- e. Bidder’s failure to identify a subcontractor or themselves to perform the work of a subcontractor specialty listed in the first column on the left will render the Bid non-responsive.

LISTING OF PROPOSED SUBCONTRACTORS

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

SUBCONTRACTOR CLASSIFICATION By License Classification and/or Subclassification	SUBCONTRACTOR'S PRIME CONTRACTOR'S NAME <i>(To be completed by Bidder)</i>	SUBCONTRACTOR'S PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(To be completed by Bidder)</i>
BASE BID		
Roofing		
ALTERNATES Nos. 1, 2 & 3		
Roofing		

If a Bid Alternate is accepted, Subcontractors listed for the Bid Alternate shall be used for the work of both the Alternate and the Base Bid work.

J. TIME OF CONTRACT PERFORMANCE AND LIQUIDATED DAMAGES

a) CONTRACT TIME

The Date of Commencement of the Work shall be established in a Notice to Proceed. Substantial completion of the Work shall be within sixty five (65) Calendar Days from the Date of Commencement. Substantial completion is subject to changes as provided in the Contract Documents.

b) LIQUIDATED DAMAGES

The Owner shall retain as Liquidated Damages the amount of \$500 for each Calendar Day the actual construction time required to achieve Substantial Completion exceeds the specified or adjusted time for Substantial Completion.

K. AGREEMENTS

- a) Bidder agrees that this bid is subject to the requirements of the laws of the State of South Carolina.

B. Limit work on the existing building to On-Site Work Hours:

- 1. Monday – Friday (2:00pm – 8:00pm)**
- 2. Weekend work: Saturday – Sunday (8:00am– 6:00pm)**

C. Existing Utility Interruptions: Do not interrupt utilities serving facilities occupied by Owner or others unless permitted under the following conditions and then only after providing temporary utility services according to requirements indicated:

1. Notify Consultant and Owner not less than 72 hours in advance of proposed utility interruptions.
2. Obtain Owner’s written permission before proceeding with utility interruptions.

D. Noise, Vibration, and Odors: Coordinate operations that may result in high levels of noise and vibration, odors, or other disruption to Owner occupancy with Owner.

E. Nonsmoking Building: Smoking is not permitted on the Facility.

F. Controlled Substances: Use of tobacco products and other controlled substances is not permitted.

G. Safety: The safety and security of the District staff, students and the general public are of utmost priority to the District. To that end, the Contractor shall be responsible for ensuring that the Contractor’s employees, and any/all Subcontractors, comply with the following:

1. **NO drugs or alcohol on District property or adjacent thereto.** The District reserves the right to require the offending party be removed from District property immediately and to be replaced by the Contractor.
2. **NO knives, firearms or other weapons on District property or adjacent thereto.** The offending party shall be reported to authorities and arrested.
3. **NO fraternizing with, threats to, or use of abusive or profane language in the presence of students parents, visitors, or District representatives, agents, or employees.** The District reserves the right to require the offending party be removed from District property immediately and to be replaced by the Contractor.
4. **NO improper attire or actions while on District property or adjacent thereto.** The District reserves the right to require the offending party be removed from District property immediately and to be replaced by the Contractor.
5. Take all necessary precautions to ensure minimal loss of utilities and facilities required by the occupants of any existing building or facilities and minimal disruption of the educational process.
6. Secure **SLED (State Law Enforcement Division) criminal background checks** on all Contractor and subcontractor representatives, agents and employees performing work on District property, and produce proof of such background checks upon request of the District.

BID FORM

- b) Bidder agrees that at any time prior to the issuance of the Notice to Proceed for this Project, this Project may be canceled for the convenience of, and without cost to, the Owner.
- c) The Owner, employees, representatives, consultants, agents, etc. shall not be responsible for any bid preparation costs or charges of any type, if all bids are rejected or the Project is canceled for any reason prior to the issuance of the Notice to Proceed.

CONTRACTOR'S CLASSIFICATIONS AND SUBCLASSIFICATIONS WITH LIMITATION

SC Contractor's License No.: _____

Classification(s) & Limits.: _____

Subclassification(s) & Limits: _____

Bidder's Legal Name: _____

Address: _____

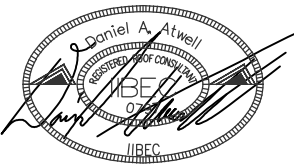
Telephone: _____

Email: _____

Signature: _____ DATE: _____

Print Name: _____

Title: _____



DESIGNED: DA

SPARTANBURG SCHOOL DISTRICT 7
PARSONS FACILITY AT MCCARTHEY
TESZLER SCHOOL ROOF REPAIR

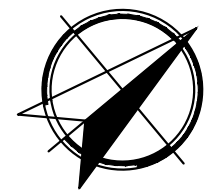
175 BURDETTE ST.
SPARTANBURG, SC 29307



1501 CHAPIN ROAD
CHAPIN, SOUTH CAROLINA
EMAIL: CHRIS@WMBECONSULTANTS.COM
EMAIL: DANIEL@WMBECONSULTANTS.COM

1704 REDWOOD DRIVE
MONCK'S CORNER, SOUTH CAROLINA
EMAIL: JOE@WMBECONSULTANTS.COM

NORTH



PROJECT NUMBER: 2019-76

CONSTRUCTION DOCUMENTS

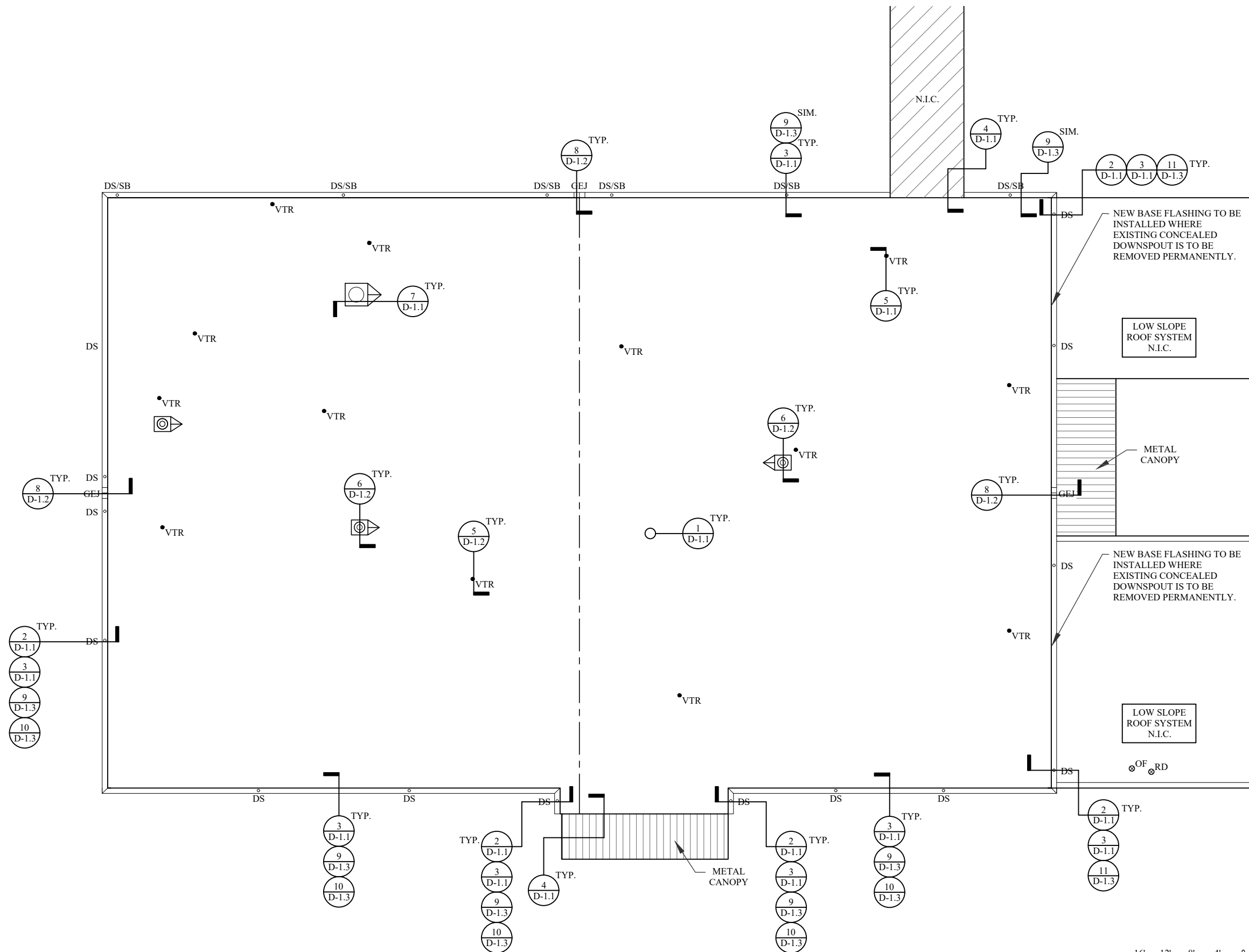
DATE: 08-16-2019

NEW ROOF PLAN

PAGE:

R-1.2

SHEET 3 OF 6



**NEW ROOF
PLAN
(ADDENDUM 1)**

