

Veteran Service Commission
Headquarters Relocation

RQ #14327

ADDENDUM NO. 1

May 15, 2024

General

1. The Pre-Bid Meeting Attendance Sign-In Sheet is attached.
2. Allowance No. A2 – Lump Sum Allowance: Construction Permit Allowance in the amount of \$81,494.00 is included in the tabulation of each bid as indicated on the Bid of Contractor form. This anticipated permit amount is for Base Bid work. If any Alternate(s) are chosen and approved for incorporation into the scope of the work of this contract, resulting in a change in the Construction Permit cost, the amount of the Allowance will be adjusted by way of a Construction Change Directive (CCD) and the resulting difference shall be deducted from Allowance No. A1 – Lump Sum Allowance: General Contracting Unforeseen Conditions balance.
3. The General Contractor shall coordinate and include in their bid all costs associated with the removal of the overhead power line and removal of the power pole as indicated on the Demolition Plan on Sheet C1.00 of the construction drawings.
4. The floor-to-floor height from the existing First floor to the existing Second floor is 16'-0"±; the height from the existing Second floor to the existing Roof deck is 14'-6"±.

Project Manual – Volume I

1. Clarification: Instructions to Bidders, Page 16, Article 20, Paragraph A stating that “A *PRIME CONTRACTOR IS REQUIRED TO DO MINIMUM 70% OF SPECIFIED WORK BY COST*” shall be **eliminated in its entirety**. This requirement shall **not** apply to the work of this contract.
2. Clarification: Specifications Section 01 10 00 – Summary of Work, Part 1 – General, Item 1.14 – Time for Completion, Paragraph D – Construction Completion Dates. Final Completion for the project is anticipated to occur on or before August 6, 2025. A Certificate of Occupancy Permit for Owner Occupancy of the First and Second floors **must** be obtained and achieved by May 15, 2025.
3. Clarification: Specifications Section 01 52 00 – Construction Facilities and Temporary Controls identifies utility costs borne by the Owner during construction operations.

Technical Specifications – Volume II

1. Specifications Section 07 52 00 – Modified Bituminous Membrane Roofing is included in the Table of Contents but not included in Volume II – Technical Specifications, consisting of sixteen (16) pages, **is added to the project manual** – reference attached document with watermark “ADDENDUM NO. 1.”
2. Specifications Section 07 60 00 – Sheet Metal Flashing and Trim is included in the Table of Contents but not included in Volume II – Technical Specifications, consisting of six (6) pages, **is added to the project manual** – reference attached document with watermark “ADDENDUM NO. 1.”
3. Specifications Section 10 75 00 – Flagpoles (Alternate 01) – Revise Part 2 – Products, Item 2.3 Aluminum Flagpoles, Paragraph B to read: **Exposed Height: 35'-0"**.
4. Specifications Section 14 22 00 – Electric Traction Passenger Elevator Modernization is **reissued in its entirety** – reference attached document with watermark “ADDENDUM NO. 1.”
5. Specifications Section 23 09 23 – Direct Digital Control (DDC) System for HVAC, Part 2 – Products, Item 2.1 – DDC System Manufacturers, Paragraph A on Page 23 09 23 – 3, shall include the addition of **Automated Logic** as the sixth approved manufacturer.

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Responses to Specific Bidder's Questions

1. *Will specifications be released for waterproofing / dampproofing?* Type and extent of waterproofing will be determined during construction. For bidding, assume a liquid applied water proofing to be applied based on compatibility of existing waterproofing material.
2. *Is the waterproofing callout on architectural drawing 2/A1.06 the only area where waterproofing is required?* Correct. This is the only area that may require waterproofing. Type and extent of waterproofing will be determined during construction if Alternate 01 is accepted.
3. *Is there occupied space below the first floor?* No.
4. *What is the composition of the exterior wall below grade?* The composition of the exterior wall below grade is unknown.
5. *What is the height of the existing foundation wall?* The height of the existing foundation wall is unknown. There is not a basement level or crawlspace beneath the ground level.
6. *What will be the depth of excavation?* Excavate as required to tie in existing waterproofing to new waterproofing if required.
7. *Is there existing waterproofing, and if so, what type?* The extent, type, or existence of existing waterproofing is unknown and will be determined during construction.
8. *In regards to the interior plaques, how many vinyl backers will be needed and for which sign types will this be needed? Refer to drawing A8.03 section 5, this is the only area called out but we need clarification if it is only 2 vinyl backers or if they are needed on other plaques and locations as well.* Please refer to Signage Plans A9.05 and A9.06 for signs that are located on glass side lites. All signs installed on glass are to have a backer plate. For added clarification, the signage schedules have been updated to identify where backer plates are required – reference attached documents with watermark “ADDENDUM NO. 1.”
9. *For the interior resource wall, what is the thickness of the letters proposed? Also, what specific finish for the aluminum? Is it expected to be polished, brushed, or painted?* The proposed letters are to be $\frac{3}{4}$ " cast aluminum with a brushed silver finish, vertical grain installed with flush mounted pins.
10. *When looking at the exterior elevations on A4.03, #10 calls for signage to be removed. Is this part of the signage bid? Are these signs cabinets, letters or panels? Also, are these signs internally illuminated or non illuminated?* Yes, the signs to be removed are sign cabinets. It is unknown if they are illuminated internally. Contractor's option to include the removal with the signage bid or general demolition. Coordinate with the General Contractor.
11. *For the awnings on A4.01, we see that a custom color is called out and this significantly raises the cost of the awning, is it possible to choose from a sunbrella standard blue color? Are the awnings the sign company's responsibility or should we remove them from our scope? The awning shade fabric may be selected from Sunbrella's standard blue colors including but not limited to Ocean Blue 4679, Mediterranean Blue 4652, and Pacific Blue 4601. The awnings are the sign company's responsibility.*
 - a. *Will the frames need to be painted a specific color or painted at all?* The awning frames are specified as aluminum and do not require painting.
 - b. *We need dimensions of the proposed awnings as well. (Height, width, depth, open or closed sides, valance height, is there any copy to be on the awnings?)* The awnings

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shall be fabricated to match the existing awnings to be removed. Please refer to sheet A4.01 for the configuration of the awnings and the proposed copy. Each awning is approximately 5'-9" wide and the face of the valance is approximately 2'-0" high.

12. *Will AISC Quality Certification be required for the fabrication of the structural steel per specification section 05 12 00, section 1.7, sub-section A?* Yes, this is related to mill-certificate submittals. Steel submitted must be provided by a certified fabricator.
13. *Will the Architectural Wood Casework Quality Certification be a requirement for this project per specification 06 41 00, section 1.5, sub-section B?* Yes, Architectural Wood Casework Quality Certification is required.
14. *Will a specification section be released for the new membrane roofing scope of work?* Yes. Section 07 52 00 Modified Bituminous Membrane Roofing and 07 62 00 Sheet Metal Flashing and Trim will be issued with the Addendum – reference attached documents with watermark “ADDENDUM NO. 1.”
15. *Noticed there are no existing drawings for the HVAC piping demolition of the 1st Floor, but there are for the 2nd Floor. Is there a chance that the 1st floor piping demo drawings could be added to the addendum?* AEC RESPONSE: **See attached existing drawing for reference with watermark “ADDENDUM NO. 1.”** Approximate routing of 1st floor HVAC piping highlighted in green. All 1st floor HVAC piping is to be demolished complete back to mechanical room per Keynote 5/MD101.
16. *Does the HHW or CHW have glycol in the system?* AEC RESPONSE: No. Existing heating and chilled water systems are 100% water.
17. *On AF9.02- finish schedule calls out SS-1 countertop in room IT Work Area 212 for Alt.3, there is no countertop, please advise.* Correct. There is no countertop in IT Work Area 212 for Alternate 3. The Finish Schedule has been revised to remove SS-1 from this space – reference attached document with watermark “ADDENDUM NO. 1.”
18. *On AF9.02- finish schedule calls out Plam-2 casework for Board room 219 for Alt.3, there is no casework, please advise.* Correct. There is no casework for Board Room 219 for Alternate 3. The Finish Schedule has been revised to remove PLAM-2 from this space – reference attached document with watermark “ADDENDUM NO. 1.”.
19. *On A1.03 the hatch legend calls out Plam-1 wall panels, none found, please advise. Not all hatch patterns appear on each sheet.* Please refer to 2/A8.01 Int. Elev. (E) – Waiting 104. PLAM-1 panels only occur in this location and are Base Bid scope of work and are not included with Alternate 03. To clarify the location and scope of work of the PLAM-1 wall panels, Sheets AF9.01, AF9.02, and AF9.03 have been revised – reference attached documents with watermark “ADDENDUM NO. 1.”
20. *On A1.08 elevation 7, calls out Plam wall panel, please advise where this is.* Sheet A1.08 includes the plans, elevations, and details for the elevator. 7/A1.08 Handrail Detail includes the reference to the laminate wall panels that are identified on 1/A8.01, 2/A8.01, 4A3/A8.01, and 4/A8.01.
21. *On A8.04 elevation 2, Waiting room 104 says Alt.2, there’s a top there. On the alternates - there is nothing about casework, please advise.* The countertop and brackets are included in the Base Bid scope of work. Int. Elev. 2/A8.04 and 4/A8.01 include the countertop and brackets.

END OF ADDENDUM NO. 1