

Addendum No.: 1

Date of this Addendum: **October 14, 2022**

Re: **Town of Rolesville Public Works Facility**
805 E. Young Street
Rolesville, NC 27571
IBI Group # 135941

To: Prospective Bidders,

Bid Opening Date: **October 25, 2022**
Bid Opening Time: **3:00 pm**
Bid Receipt Location: **Rolesville Town Hall,
502 Southtown Circle, Rolesville, NC 27571**

This Addendum shall and does hereby become a part of the construction documents for the above Project. Contractors submitting a bid shall be responsible for ensuring that they are properly apprised of the contents of this Addendum. The clarifications or modifications in this Addendum shall be incorporated into the Work of the referenced Project and all associated costs shall be accounted for in the General Contractor's lump sum bid. All information contained in this Addendum shall supersede and take precedence over any conflicting information in the original bid documents. All other requirements of the Work, except as modified herein, shall remain unchanged.

Receipt of this addendum shall be acknowledged in the Contractor's Bid. Failure to do so may constitute grounds for rejection of the bid.

GENERAL CLARIFICATIONS:

1. **BID SUBMITTAL DEADLINE:** the bid submittal remains October 25, 2022 at 3:00 P.M.
2. All bidder questions must be received by October 21, 2022 no later than 3:00 P.M. Address all questions to: Tasha.Hicks@ibigroup.com.
3. Please follow substitution procedures under 01 60 00.3.01.
4. Bidders can set up a time to tour the site between 8 AM and 8:30 AM, Monday – Friday. The last day to tour the area is October 21, 2022. Each visit must be scheduled and confirmed with Eric Marsh (eric.marsh@rolesville.nc.gov; 919-556-3506) to avoid being trespassed from the premises.
5. The building permit has been approved by the county. However, it will not be issued until after erosion control has been installed and inspected.

SPECIFICATIONS:

1. Section 13 34 19 – 1.04 QUALITY ASSURANCE – Section J as follows:
 - A. Design Loads: Design each member, including anchor bolts, to withstand stresses resulting from combinations of loads that produce the maximum allowable stresses in that member as prescribed in MBMA's "Design Practices Manual" or in the Statewide Building Code, whichever is more stringent.

End of Addendum

	All bidders		
Contract / Issue:	Rolesville Public Works Facility	IBI Group Project #	135941
Date Issued:	October 14, 2022	Questions received by 10/13/2022	
Item No.	Bidder Question (Incl: Dwg No, Specification, Section)	Response	
1	We have a number of storefront contractors stating that they unable to provide the exterior entrance doors that meet the 2 ¼" specification provided. Their standard would be 1 ¾" thick. A 2" heavy duty option is available. Will either of this suffice?	Please follow substitution procedures under 01 60 00.3.01	
2	RF-02 (slip retardant flrg) is no longer available. Please provide another spec for pricing.	Please follow substitution procedures under 01 60 00.3.01	
3	What flooring does the IT room get?	IT Closet (Room 111) flooring is sealed concrete	
4	Please confirm if RSB-01 is needed at these locations: Cooler Storage, IT Closet, Warehouse Walls, & Mezzanine	Cooler Storage (Room 107) and IT Closet (Room 111) to have RSB-01 wall base. Warehouse and Mezzanine will not have wall base.	
5	Spec. Section 13-34-19, 1.04, J and J.4 – Sections conflict with each other as it pertains to Roof Live Load Reduction. Please clarify if live load reduction is allowed or not.	Update to 1. Section 13 34 19 – 1.04 QUALITY ASSURANCE – Section J as follows: Design Loads: Design each member, including anchor bolts, to withstand stresses resulting from combinations of loads that produce the maximum allowable stresses in that member as prescribed in MBMA's "Design Practices Manual" or in the Statewide Building Code, whichever is more stringent.	
6	Spec. Section 13-34-19, B, 1.b. – Is your intention to provide R-11 batt between the girt and wall panel and then fill the cavity with R-13 batt to be held in place with full height metal wall liner panel or would a single layer (8") R-25 wall liner system be acceptable (i.e. similar to what is being installed in the roof)?	R-11 batt will be installed on the outside of the girts with exterior panels installed to sandwich R-11 batt. R-13 batt will be held in place with metal liner panel up to 7'-4" and metal banding above 7'-4". Please follow substitution procedures under 01 60 00.3.01.	
7	Spec. Section 2.05, B and C – Chief standard gutters and downspouts are 26 gauge, 50 ksi, with a fluoropolymer or silicone-modified polyester finish. I have not seen galvanized and then painted gutters and downspouts, 24 gauge.	Please follow substitution procedures under 01 60 00.3.01	
8	FM: Do we need to meet a specific Assembly Number (rating) or just have a system that has been tested with no specific rating (i.e. FM 1-60's Assembly Number, etc)?	Please refer to Section 13 34 19 - 2.04.E.	

9	Please provide detail for fence adjacent to residential lot ("shall be 8' Board-on-Board Opaque Fence").	Included is a sample photo of a similar/suitable fence. The purpose of the fence is to comply with a zoning requirement to provide a visual barrier along the property line. The most affordable option would be preferred. A sufficient spec for the fence would be 1x6x8' tall boards (no gaps to provide opaque barrier), 3-2x4 horizontal members and 6x6 posts spaced at 8' using all pressure treated lumber. Base of posts to extend 24" below grade and secured with concrete to secure fence in upright position. The Town would could specify if they would like a finish or stain on the fence (possible alternate bid item).
10	Please indicate the existing tree line on Grading/Drainage plan sheets, C4.00, erosion sheet C5.01 and sheet L1.00.	The existing treeline is added to sheets C1.00 and C5.00. It was not added to sheets C5.01 or L1.00 since those sheets represent the proposed condition of the site.
11	Please indicate if we are to clear any area for the installation of 8' Board-on-Board Opaque Fence and show this on Sheet L1.00.	Clear as necessary to install the required fencing.
12	Sheet C0.01 Grading note 22 says "All pavement subgrades shall be scarified to a depth of 8" and compacted to minimum density of 100 percent of ASTM D 1557". Generally, this would be 95%. Please clarify	Please meet the 100% standard as noted.
13	Sheet C2.00 "Town of Rolesville Guide Sign". If this sign requires adjustment, would this not be best if the adjustment is made by the Town of Rolesville?	Contractor to adjust per coordination with the town
14	Sheet C2.00. will the 6" reinforced concrete paving require turndown edge? If so, please define on the drawing.	Provide 6"x6" turn down at the edge w/ 45 degree angle back into slab
15	Sheet C.2.00 shows the parking areas to be light duty, i.e., 8" ABC/2" asphalt. Please consider making this area standard duty so that all asphalt pavements can be placed as 1.5"/1.5" with the final.5" being placed at the end of the project. We are only talking an additional 11 tons of asphalt. This way, all paved areas can have 1.5" asphalt to work off of. If 2" asphalt is placed in two 1" lifts, the 1 st 1" lift will not hold up under traffic.	Please stick with what is specified on the plans. The lesser pavement section for the parking area is intended to save cost.
16	Sheet C2.00has a stop sign @ the exit Drive. Will this not require the installation of a stop bar. If so, please indicate on the drawing/ Can this stop bar be paint?	There is no proposed stop bar or striping along the driveway.

17	Sheet C7.00, please define the reinforcing and concrete strength required for the dumpster pad.. Can this be fiber reinforced? Sheet C2.00 shows this to be 6" concrete, however, sheet C7.00 shows this to be 6" ABCV/8" concrete. Please clarify which is correct? Will this require a turndown edge? If so, please indicate on drawing or detail.	Fiber reinforcement will not be permitted for any of the concrete areas on site. Minimum 6"x6" turn down edge w/ 45 degree and back into slab. Please provide the 7" typical concrete pavement section for all concrete areas on site. The plans will be updated accordingly.
18	Sheet C6.00 sewer profile has a note "DIP sewer main to be lined with Protecto 401. This line is shown as 8" PVC ON this profile as well as on sheet C3.00. Please clarify which is correct.	The DIP label is a mistake. The gravity sewer line shall be PVC and comply with CORPUD standards for material types.
19	Please clarify that if there are any above or below ground structures within the graded area, they are to be removed or have been removed by others.	There are no existing above or below ground structures in the graded area as far as the design team and owner are aware. There was an existing barn that was demolished in the last year.
20	Sheet C7.03 has a detail (310.02) for parallel pipe end section. Is this detail applicable for this project? Sheet C4.00 shows 1" & 18" Flared End Sections.	The detail is incorrect. Standard flared end sections shall be used.
21	Please provide detail for 6' chain link fence	Included is a sample photo of a similar/suitable fence. The purpose of the chain link fence is security for the public works facility. A standard commercial grade chain link fence should be provided. The Town would could specify if they want barbed wire or slats installed with the fence (possible alternate bid items).
22	Who is responsible for testing , i.e., density testing, concrete testing, etc.	Falcon Engineering will be contracted by the town for all construction testing.
23	Is the insulation a Bag and Sag or Long Tab and Is it single or double layer?	Long Tab. See 3/A301 for more detail.
24	Is the wall panel screw down?	Please install per manufacturer guidelines.
25	The Civil plans call for fence details in the Landscape pages, but there are no Landscape plans in the set that shows fence details. can you please guide us on the same ?	See answers to questions 9 and 21.
26	Our PEMB guys have said that due to the current market scenario, it takes them at least 3 weeks for their vendors to provide pricing and so wanted to request if the bid-date can be extended by 1 week (early next week) ?	BID SUBMITTAL DEADLINE: the bid submittal remains October 25, 2022 at 3:00 P.M.

27	Can we make the CAD file available? Requested by some subs for take-offs (tick-offs?) Specifically for the site.	Site CAD file will be available upon request. Please contact Tasha Hicks at tasha.hicks@ibigroup.com .
28	Does the town have a preferred fire alarm vendor?	The town does not have a preferred firm alarm vendor.
29	Is there a Construction Estimate?	Construction Estimate is not available.
30	I don't see anywhere on the site drawings that indicate the limits of clearing. Please advise if everything inside the limits of disturbance is to be removed?	It is denoted with the LOD linetype and shown on sheets C5.00-C5.02. I would expect everything within the LOD (Limits of Disturbance) to be cleared. There are no tree save or areas to avoid within those limits.

Pre-Bid Meeting Attendance List
 Rolesville - Public Works Facility

12-Oct-22

Attendee's Name	Organization Name	Email	Phone #
JUSTIN GRAVES	HAMLETT ASSOCIATES	JGRAVES@HAMLETTA1.COM	336-214-9317
Louis Wilson	Hm Kern Kern	Jkepley@hmkern.com	336-207-0733
David Johnson	Oakes Grading	david.oakesgrading@gmail.com	336-708-9447
Jonathan Williams	Focus Design Builders	jwilliams@focusdesignbuilders.com	(919) 441-4432
JOHNNY MUTER	MUTER CONSTRUCTION	djones@mutter-construction.com	(919)-404-8330
Will Clark	State Contracting	springer@statecontracting.net	919-610-2474
David Alderman	DWA Inc.	David@dwa-incorporated.com	910 512-7316
John Hanshaw	John Darr mechanical	John.Hanshaw@JohnDarrmechanical.com	919-830-6822
TRAVIS FITZMAUR	TEC ENTERPRISES	travis.p.tec@gmail.com	(919) 496-3111
Steve Scott	Frank L. Blum Cons.	sscott@flblum.com	(336) 407-3453
Parin Bodiwala	CNC BUILDING	Parin@cncbuildinginc.com	(919) 491-8031
Zach Froio	O'Connor Company	zfroio@oconnorconc.com	315-247-4934



