

SECTION 00 91 11

ADDENDUM NUMBER 2

PARTICULARS

- 1.01 DATE: JUNE 10, 2021**
- 1.02 PROJECT: THOMAS WING AT CARVER COMPLEX HVAC RENOVATION**
- 1.03 PROJECT NUMBER: DCM NO. 2021321**
- 1.04 OWNER: ALABAMA A&M UNIVERSITY**
- 1.05 ARCHITECT: NOLA | VAN PEURSEM ARCHITECTS, PC**

TO PROSPECTIVE BIDDERS

- 2.01 THIS ADDENDUM FORMS A PART OF THE CONTRACT DOCUMENTS AND MODIFIES THE BIDDING DOCUMENTS DATED MAY 5, 2021, WITH AMENDMENTS AND ADDITIONS NOTED BELOW.**
- 2.02 ACKNOWLEDGE RECEIPT OF THIS ADDENDUM IN THE SPACE PROVIDED IN THE PROPOSAL FORM. FAILURE TO DO SO MAY DISQUALIFY THE BIDDER.**
- 2.03 THIS ADDENDUM CONSISTS OF 7 PAGES.**

CHANGES TO THE PROJECT MANUAL

3.01 GENERAL CLARIFICATIONS:

- A. There is no asbestos in the building, per the Owner. The asbestos survey is available upon request.

3.02 SECTION 01 10 00-SUMMARY:

- A. Paragraph 1.03.A: Attached herewith are the minutes and sign-in sheet of the Pre-Bid Conference held on June 1, 2021.

CHANGES TO THE DRAWINGS

4.01 SHEET A-1 – FLOOR PLANS:

- A. Add Demo Note H to read as follows:
 - H. Computers, chemicals, and loose lab equipment will be moved by owner.

4.02 SHEET M-1.1 – MECHANICAL FLOOR PLAN – 1ST FLOOR DEMOLITION:

A. General Mechanical Notes:

1. Change note #13 to read as follows, "All work associated with the replacement of the lab fume hoods and associated exhaust fans shall be part of alternate #1. All other scheduled exhaust fans (EF-06, 10, 13, 14 &19) are to be replaced as part of the base bid."

4.03 SHEET M-1.4 - MECHANICAL FLOOR PLAN – ROOF DEMOLITION:

A. Replace this sheet in its entirety. Changes include:

1. Added existing roof mounted ventilator to the roof demolition plan. Existing ventilator is to be removed and patch / modify the roof opening as required for the installation of the new roof mounted AHU.
2. Reworded note for the existing condenser water piping above the roof that fed the old cooling tower to be removed to below the roof. The roof openings are to be patched and sealed.

4.04 SHEET E-0.1 – LEGEND AND NOTES:

A. Add Note #19 to read as follows:

19. Electrical work associated with mechanical equipment that is part of Alternate #1 (Fume Hoods and Roof Exhaust Fans) shall be priced as part of Alternate #1 to coordinate with mechanical alternate.

END OF ADDENDUM NUMBER 2

Alabama A&M University Thomas Wing at Carver Complex HVAC Renovation PRE-BID CONFERENCE

June 1, 2021
10:00 am

MINUTES

Introduction

Rob Van Peursesem introduced himself, Principal Architect, and Stephen Wank of Nola | Van Peursesem Architects; Jerry Latham, Capital Improvements Project Manager, and Johnny Echols of MDS. He noted that attendance at this meeting is not mandatory.

Sign-In Sheet

A sign in sheet was distributed to those present and is attached.

Contractor Pre-Qualification Requirements

Pre-qualified General Contractors and Mechanical Subcontractors are as listed Section 00 22 00 in Addendum 1.

Bid Date, Location and Procedures

- The bid location, date, and time were reviewed. This was changed in Addendum 1.
- Contractors were reminded to include all properly executed forms for Accounting of Sales Tax, Unit Prices, Alternates, and Affidavit A. Do not qualify bids. Notations on the bid envelope to change bid amount are allowed prior to bid time as long as the amount of the bid is not revealed.
- Subcontractor List (Supplement A) and Affidavit C are due from ALL bidders within 24 hours of the bid opening.

Project Funding Source

Project is USDA funded which includes the requirement to meet Davis Bacon wage rates.

Tax Exempt Status

Sales tax is NOT to be included in bid and the accounting of Sales Tax Form shall be included with the bid.

Contract Schedule

- Work may begin after notice-to-proceed. The amount of time The University will have to review and process contracts was reviewed.
- Construction schedule was reviewed: See spec section 01 10 00. The design team will take into consideration any questions made about the time frame provided.

Liquidated Damages

Liquidated Damages were described as noted in Appendix B – Supplementary Conditions of the Contract

Permit Requirements

- State Division of Construction Management Permit & Fees are required.
- No City of Huntsville building permit is required.
- Huntsville Fire Marshall is reviewing plans and will make inspections. (Approval was received after this pre-bid was held). Approved drawings will be always required on site. He will require a separate pre-construction conference with his office, will require review of fire alarm submittals, and will make inspections.

Contract Considerations

- Project Schedule Submission and Update Requirements were reviewed – Section 01 32 16
- It is the contractor's responsibility to incorporate addenda items into the hard copy and any electronic files of the construction documents. It is the contractor's responsibility to print any drawing sets. No revised set will be issued.
- The requirement for registration with the E-Verify Program was reviewed.
- A full-time superintendent is required as noted in Section 01 10 00.1.10.
- Substitutions, where permitted, must meet design intent, with burden of proof and coordination on the Contractor and his supplier to ensure that adequate space, clearance, and accessibility is available within the design for a properly functioning system. (due 10 days before bid)
- Bidders were reminded to familiarize themselves with specific installer qualifications as required by the individual specification sections.
- Subcontractors are required to be familiar with requirements of ALL documents, not just documents specific to their trade.

Site Conditions

- The locations of the site and adjacent parking areas were reviewed. The final locations for parking and staging will be coordinated in the future.
- The jobsite is on an active college campus and University activity must not be disturbed. Contractor shall work during hours as permitted by city ordinance. Other hours will require permission by the Owner.
- The contractor is responsible for connections to existing utilities. Bidders were reminded to practice conservation.
- Bidders were reminded to keep road cleans and not block pedestrian and vehicular traffic in front of the building.

Project Conditions

- This is an existing building on a college campus. It contains offices and labs.
- The chemicals, computers, and lab equipment will be moved by the University. Work is to be coordinated with the owner. Other furniture relocation is the responsibility of the contractor.
- Any additional lab equipment is not to be disturbed during demolition and construction and should be protected as required.
- Most of the existing ceilings are to be demolished. New ceilings are to be installed after the HVAC work is complete. Ceilings are to match the existing heights.
- Lighting is to remain. It is to be wired up during demolition and construction. **The lights are to be reinstalled with two, opposite corner, connection points minimum.**
- Most existing HVAC equipment throughout the building and on the roof is to be demolished.

Alternates

- The alternate, fume hoods, was reviewed. See construction drawings.

Allowances - See Section 01 21 00

- The project allowances were reviewed. It was noted that contractors should thoroughly review each allowance and note what is included or excluded from each.
- All Overhead, General Conditions, and Fees associated with allowances are to be included in base bid. Unused allowance funds will be deducted by change order at the end of the project. All deductive change orders will include a minimum of 5% OH & P per general conditions.
- Allowances were added in Addendum #1 and include contingency, building controls, building controls that apply to alternate #1, and occupancy sensors.

Owner/Architect/Engineer Comments

- Two additional projects, re-roofing and the elevator replacement, could potentially be going on at the same time as this construction. Contractor may have to coordinate with other projects, as necessary.
- The contractor is to review the scope of controls allowances to ensure a complete and functioning system.
- All existing above ceiling cabling is to be wired up during demolition and construction.

Issued Addenda

- Addendum #1

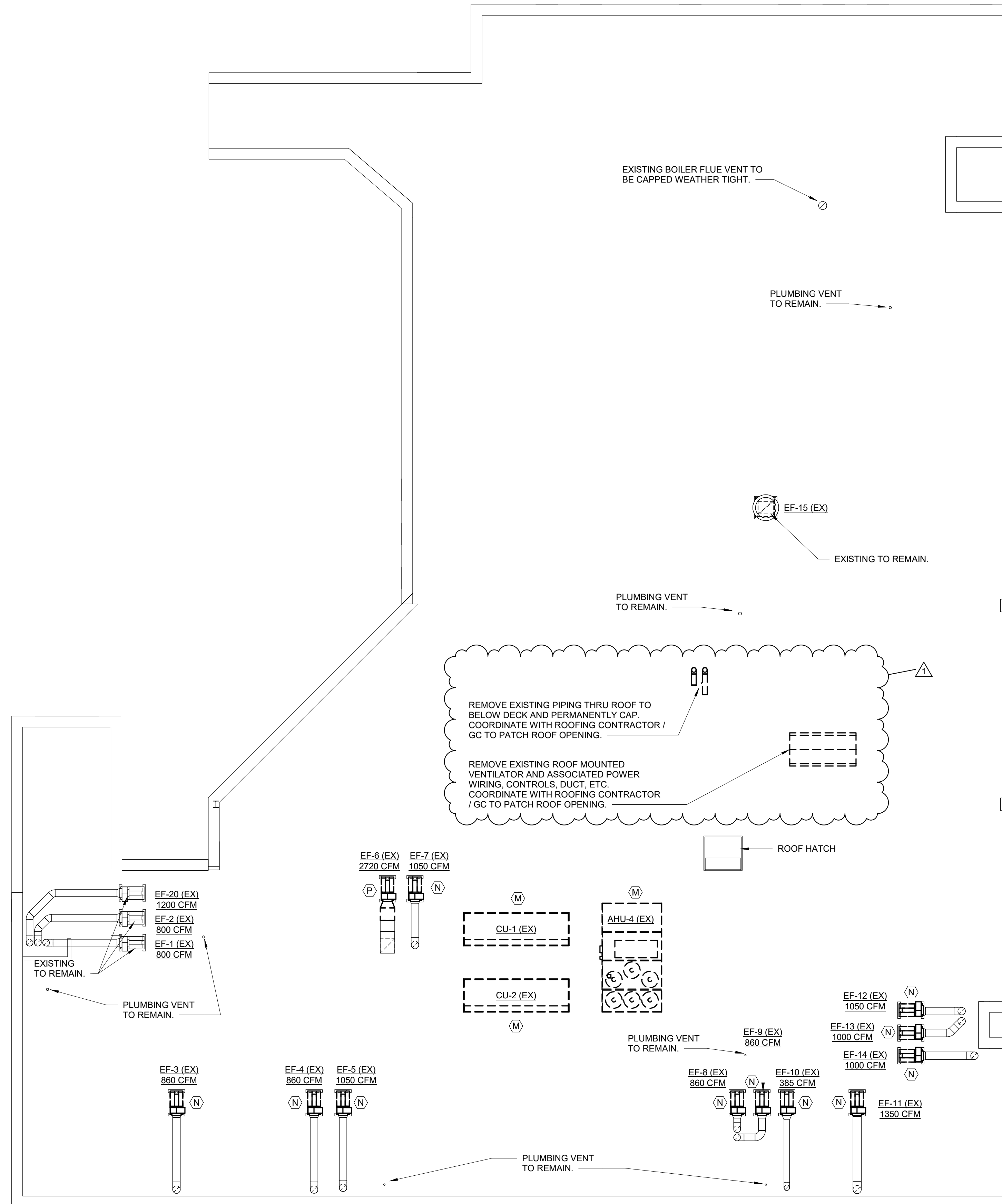
Up Coming Addenda

- Pre-bid meeting minutes and sign-in and additional clarifications

Questions – Submit all questions by 48 hours before the bid.

Send to Nola VanPeurseem Architects:

- Stephen Wank: stephen@nvparchitects.com
- Melinda Brooks: melinda@nvparchitects.com



MECHANICAL DEMOLITION NOTES

- A. COMPLETELY REMOVE EXISTING AIR HANDLING / FAN COIL UNIT INCLUDING ALL ATTACHED PIPING, DUCT, CONTROLS, CONDUITS, DEVICES, ACCESSORIES, SUPPORTS, ETC. REMOVE PIPING BACK TO NEAREST ISOLATION VALVE OR AS OTHERWISE SHOWN ON THE DRAWINGS AND CAP. REPAIR WALL AND FLOOR TO MATCH EXISTING SURROUNDING FINISHES. PIPING EXPOSED BELOW THE CEILING (CONDENSATE, HYDRONIC, ETC.) SHALL BE MOVED EITHER BACK TO THE WALL OR TO ABOVE CEILING AND CAPPED. WHERE PIPING IS EXPOSED AND ROUTED INTO WALL, PIPING SHALL BE CAPPED AT WALL AND COVERED WITH A PAINTABLE METAL COVER (CLEANOUT COVER), PAINTED TO MATCH THE WALL.
- B. COMPLETELY REMOVE EXISTING BOILER INCLUDING ALL CONNECTED PIPING (WATER & GAS), FLUE PIPING, CONTROLS, CONDUIT, ETC. FLUE PIPING SHALL BE REMOVED AND CAPPED AT THE BOILER ROOM CEILING.
- C. COMPLETELY REMOVE EXISTING PUMP INCLUDING ALL CONNECTED PIPING, SUPPORTS, INERTIA PAD(S), ACCESSORIES, ETC.
- D. COMPLETELY REMOVE EXISTING PIPING INCLUDING SUPPORTS, ANCHORS, ACCESSORIES, ETC. TO THE POINT SHOWN ON THE DRAWINGS. WHERE NEW PIPING CONNECTS TO EXISTING, INSTALL ISOLATION VALVE AT NEW PIPING CONNECTION. WHERE NO NEW PIPING CONNECTS TO EXISTING, VALVE AND CAP EXISTING PIPING. WHERE ISOLATION VALVES EXIST AND FAN COIL UNITS THAT ARE BEING REMOVED, THE PIPING SHALL BE REMOVED TO THE VALVES AND CAPPED.
- E. COMPLETELY DEMO EXISTING FLUE VENT DOWN TO 12" ABOVE ROOF AND SEAL WITH INSULATED SHEET METAL CAP. GENERAL CONTRACTOR SHALL REPAIR ROOF DECKING AND MATERIAL TO SEAL ROOF WEATHER TIGHT.
- F. GAS PIPING SHALL BE REMOVED TO THE POINT SHOWN INCLUDING ALL HANGERS, SUPPORTS, ETC.
- G. EXISTING LINEAR DIFFUSER TERMINAL TO BE REMOVED. ALL CONTROL WIRING, CONDUITS AND DEVICES ARE TO BE REMOVED BY THE MECHANICAL CONTRACTOR. ALL LINE VOLTAGE WIRING, CONDUITS AND DEVICES ARE TO BE REMOVED BY THE ELECTRICAL CONTRACTOR.
- H. COMPLETELY REMOVE EXISTING DUCTWORK INCLUDING ALL SUPPORTS, HANGERS, INSULATION, ETC.
- I. REMOVE EXISTING GRILLE / DIFFUSER INCLUDING SUPPORTS AND ANY ATTACHED DUCT OR ACCESSORIES.
- J. COMPLETELY REMOVE EXISTING FAN COIL UNIT AND REPLACE WITH NEW. NEW FAN COILS SHALL CONNECT TO EXISTING PIPING. MODIFY / EXTEND PIPING AS NECESSARY TO CONNECT TO NEW. REPAIR WALL AND FLOOR TO MATCH EXISTING SURROUNDING FINISHES.
- K. REMOVE EXISTING ZONE DAMPER INCLUDING ATTACHED DUCT, CONTROLS, CONDUIT, DEVICES, ACCESSORIES, SUPPORTS, ETC.
- L. EXISTING WALL MOUNTED THERMOSTAT TO BE REMOVED AND REPLACED WITH NEW AS SHOWN ON NEW CONSTRUCTION DRAWING SETS. NEW RIGID CONDUIT AND ELECTRICAL BOXES SHALL BE INSTALLED WHERE EXISTING THERMOSTAT DOES NOT HAVE EITHER. ANY WALL DAMAGE DUE TO THE DEMOLITION SHALL BE FILLED, SEALED WEATHER TIGHT AND FINISHED TO MATCH EXISTING AREAS PER THE OWNER'S APPROVAL.
- M. COMPLETELY DEMO EXISTING ROOF MOUNTED CONDENSING UNITS AND ROOF MOUNTED AIR HANDLER INCLUDING CURB, STANDS, REFRIGERANT PIPING, ROOF JACK, ETC. ALL CONTROL WIRING, CONDUITS AND DEVICES ARE TO BE REMOVED BY THE MECHANICAL CONTRACTOR. ALL LINE VOLTAGE WIRING, CONDUITS AND DEVICES ARE TO BE REMOVED BY THE ELECTRICAL CONTRACTOR. ROOF OPENING SHALL BE MODIFIED AS NECESSARY FOR INSTALLATION ON NEW ROOF MOUNTED AHU. GENERAL CONTRACTOR SHALL REPAIR ROOF DECKING AND MATERIAL TO SEAL ROOF WEATHER TIGHT.
- N. AS PART OF ALTERNATE #1, EXISTING EXHAUST FAN TO BE REMOVED INCLUDING, CONDUITS, CONTROLS, DEVICES, SUPPORTS, HANGERS, ETC. CURB RAILS TO BE REUSED / MODIFIED AS NECESSARY TO ACCOMMODATE NEW EXHAUST FAN. ANY OPENING RESULTING FROM REMOVAL OF COMPONENTS SHALL BE SEALED WEATHER TIGHT. EXISTING DUCT SHALL BE MODIFIED / EXTENDED AS REQUIRED TO CONNECT TO NEW FAN. SEE MECHANICAL NEW CONSTRUCTION PLANS FOR LOCATIONS OF NEW EXHAUST FANS. COORDINATE WITH GENERAL CONTRACTOR FOR ROOF WORK.
- O. AS PART OF ALTERNATE #1, EXISTING FUME HOOD TO BE REMOVED INCLUDING CONTROLS, WIRING, CONDUIT, ETC. EXISTING UTILITIES (GAS, WATER, AIR, VAC, ETC) SHALL BE DISCONNECTED AND RECONNECTED TO NEW HOOD. UTILITIES SHALL BE MODIFIED / EXTENDED AS REQUIRED TO MAKE FINAL CONNECTION TO NEW HOOD. EXISTING EXHAUST DUCT SHALL BE REUSED AND RECONNECTED TO NEW HOOD. EXISTING PIPING TO BE PRESSURE TESTED AS WELL AS NEW PIPING.
- P. EXISTING EXHAUST FAN TO BE REMOVED INCLUDING CONDUITS, CONTROLS, DEVICES, SUPPORTS, HANGERS, ETC. CURB RAILS TO BE REUSED / MODIFIED AS NECESSARY TO ACCOMMODATE NEW EXHAUST FAN. ANY OPENING RESULTING FROM REMOVAL OF COMPONENTS SHALL BE SEALED WEATHER TIGHT. EXISTING DUCT SHALL BE MODIFIED / EXTENDED AS REQUIRED TO CONNECT TO NEW FAN. SEE MECHANICAL NEW CONSTRUCTION PLANS FOR LOCATIONS OF NEW EXHAUST FANS. COORDINATE WITH GENERAL CONTRACTOR FOR ROOF WORK.

NOTE:
 ASBESTOS REMOVAL IS NOT WITHIN THIS CONTRACT. ASBESTOS IS TO BE REMOVED PRIOR TO CONSTRUCTION. IF ASBESTOS IS DISCOVERED DURING CONSTRUCTION, WORK IS TO BE STOPPED AND PROPER NOTIFICATION IS TO BE GIVEN TO THE ARCHITECT, ENGINEER AND OWNER.
 THE MECHANICAL CONTRACTOR IS TO FIELD VERIFY LOCATION AND EXTENT OF EQUIPMENT, PIPING, CONTROLS, CONDUITS, ETC. TO BE REMOVED AND INSTALLED BEFORE BIDDING THE JOB.

Roof Demolition
MECHANICAL FLOOR PLAN
 1/8" = 1'-0"

