

**SECTION 00 91 12**

**ADDENDUM NUMBER 3**

**PARTICULARS**

- 1.01 DATE: MAY 11, 2021
- 1.02 PROJECT: RENOVATIONS TO BUCHANAN HALL PHASE II
- 1.03 PROJECT NUMBER: DCM NO. 2021305
- 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 APRIL 7, 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 **APPROVED EQUALS**, these approvals are based solely upon the manufacturers meeting all conditions of drawings and specifications presently set.

A. Section 12 24 00 – Roller Shades: Read Window Products, LLC

**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 May 5, 2021.

**3.03 SECTION 01 21 00 - ALLOWANCES**

A. Paragraph 1.05.E - Change paragraph to read as follows, "Include the stipulated sum of \$475,000.00 for loose furniture package. This includes delivery to site, unloading, uncrating, installation, and cleanup."

**3.04 SECTION 08 71 00 - DOOR HARDWARE:**

- A. Paragraph 3.05.B:
  - 1. Set #2: Revise Door S301 to read, "S302."
  - 2. Set #13: Remove doors 112.1, 203A, 203B, 204, 205, 206, 207, S104, S202.

## **CHANGES TO THE DRAWINGS**

### **4.01 TITLE SHEET:**

- A. Add the following sheet listing to the Electrical Drawing Index:  
E-0.4 ELECTRICAL SINGLE LINE DIAGRAM AND PANELBOARD SCHEDULE

### **4.02 SHEET A-5.1 – DOOR SCHEDULE:**

- A. Change door type for Door 218 to Type A.
- B. Add Note 4 to Door Schedule to read as follows: "All doors not on Door Schedule but marked on plan drawings are to remain."

### **4.03 SHEET S-1.0 – STRUCTURAL PLANS AND SECTIONS:**

- A. Revise Note 1 under Mechanical Platform Plan to read as follows: "Top of ½ inch thick Hardibacker subfloor approximately 10 inches above existing concrete."

### **4.04 SHEET S-2.0 – STRUCTURAL GENERAL NOTES:**

- A. Revise General Building Code under Design Criteria to read as follows: "2015 International Building Code."

### **4.05 SHEET M-2.1 – FIRST FLOOR DUCTED SYSTEMS:**

- A. Replace this sheet in its entirety. Revisions include the following:
  - 1. Show locations of wall-mounted sensors in Mens 117 and Women's 116 for RHP-1 and RHP-2.

### **4.06 SHEETS M-2.2, M-2.3, M-2.5 – DUCTED SYSTEMS:**

- A. Change all return grilles on the fan coil units to "20x20 RG-1". Where return grilles fall on partial ceiling tiles, the grilles shall be located on the closest full tile.

### **4.07 SHEET M-5.3 – MECHANICAL SCHEDULES:**

- A. Revise the GRILLE, REGISTER AND DIFFUSER SCHEDULE as follows:
  - 1. Change the basis of design for RG-1 to Ruskin model 350FLF1.
  - 2. Revise "Accessories/Notes" for RG-1 to read as follows, "Border Type 3, Sq. to Rnd. Adaptor if Applicable, See Note 7."
  - 3. Add Note 7 to read as follows, "At RG-1 grilles only, provide 1" filters, hinged one side with knurled knob fasteners. Furnished with the filters shall be sufficient spare filters as necessary for changing during construction and having the required new filter with the units on completion of the project."

**END OF ADDENDUM NUMBER 3**

# **Alabama A&M University**

## **Phase II Renovations to Buchanan Hall**

### **PRE-BID CONFERENCE**

**May 5, 2021**  
**9:00 am**

#### **MINUTES**

##### **Introduction**

Rob Van Peursesem introduced himself, Principal Architect; Laura Trenkle, Project Architect; and Karin Bell, Architect, Nola | Van Peursesem Architects; Jerry Latham, Capital Improvements Project Manager. Other design team members who were present were also introduced. 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 are as listed Section 00 22 00.

##### **Bid Date, Location and Procedures**

- The bid location, date, and time were reviewed.
- 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 locally funded. Davis Bacon wage rates and Buy American are not required.

##### **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. Please note that the time frame has changed. See Supplement A to the instructions to bidders.
- Substantial Completion date was reviewed: See spec section 01 10 00

##### **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 required on site at all times. He will require a separate pre-construction conference with his office, will require review of fire alarm submittals, and will make inspections.
- Elevator State Permit is required by GC. Inspections by the State Elevator Inspector will be required.

##### **Contract Considerations**

- The requested DBE Participation as noted in Appendix A Owners Supplementary Instructions to Bidders was reviewed.
- Testing and Inspections will be by the Owner's agency, GeoSolutions.
- 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)
- Specific finish materials and colors have been requested by owner/users. Substitutions for the finishes may be submitted for approval.
- 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. Jerry Latham identified areas where contractors may park: The lots southeast and southwest of the Ralph Lee Student Center and the small parking area behind Carnegie Library at the end of Buchanan Way. The parking area behind Carnegie Library may be used for staging. It was noted that site access using the road behind the building is permitted. Contractor should note that the drive changes width and to note narrow areas.
- 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. Jerry Latham noted no specific time restrictions, and it was noted that the building will be empty of furniture and not in use during construction.
- 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**

- The location of the excavation for the new chiller pad was reviewed. Bidders were reminded to note the width and slope of the access to the area.
- Subfloor conditions were reviewed. Bidders were reminded to refer to all related demolition, renovation, and finish notes regarding subfloor conditions in the drawings.
- The existing floor system is a concrete clay-tile slab. Bidders were reminded to refrain from placing heavy loads in the building, including lifts and piles of material.
- The Hazardous Materials Report is available upon request.
- The owner requested that the contractor only access the 2<sup>nd</sup> floor auditorium as needed. The room was recently renovated and should be protected during construction.

#### **Alternates**

The alternate 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. The deductive change order will include a min. of 5% OH & P
- Contractor is reminded to include the Unit Price Allowances See 00 43 22 Supplement B – List of Unit Prices/ Allowances

**Issued Addenda**

- Addenda #1 and #2 (Issued with Bid Set)

**Up Coming Addenda**

- Pre-bid meeting minutes and sign-in

**Questions** – Submit all questions by 48 hours before the bid.  
Send to Nola VanPursesem Architects:

- Laura Trenkle: [laura@nvparchitects.com](mailto:laura@nvparchitects.com)
- Melinda Brooks: [melinda@nvparchitects.com](mailto:melinda@nvparchitects.com)

**Alabama A&M University**  
**Phase II Renovations to Buchanan Hall**  
**PRE-BID CONFERENCE**

May 5, 2021  
9:00 am

Sign-in Sheet

Name( Please Print )	Company( Please Print )	Phone No.	E-mail Address
Brian Shipp	Director – AAMU Facilities	256-372-4276	<a href="mailto:brian.shipp@aamu.edu">brian.shipp@aamu.edu</a>
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Patsy Smolik	AAMU, Facilities	256-372-4274	<a href="mailto:patsy.smolik@aamu.edu">patsy.smolik@aamu.edu</a>
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