

ADDENDUM No. 3

DATE: February 23, 2022

PROJECT: Handicap Accessibility Project
Castleton Free Library

PROJECT NO. 1701a

This Addendum consists of 5 page(s).

The Bidding and Project Documents for the Handicap Accessibility Project at the Castleton Free Library are hereby modified as stated in the following items.

I. **PRE-BID MEETING #3** - Pre-Bid Meeting #3 was held at the site on Monday, February 14th, Notes of that meeting are attached. ITEM CLOSED

II. **GENERAL BIDDING REQUIREMENTS**

- A. Supplemental Bid Information - As noted in the Instructions to Bidders section of the Project Manual (See Item #13) at the Pre-Bid Meetings and in other locations of the Project Manual, certain information has been identified that will be needed to comply with the requirements of the Library's Accessibility Grant and for purposes of consideration of the proposals during the Contractor Selection process.
- B. This information is outline in the following items. The form of submittal of this material will be left to each bidder.
1. As some of the information is standard "marketing information" most firms have (firm history, previous project information, etc) it's format and form will be left to each bidder. The use of pre-printed material is acceptable.
 2. Supplemental Materials are to be submitted direct to the Architect and may be submitted electronically (PDF files are preferred) or in hard copy.
 3. Supplemental Materials may be submitted at any time up to 5 pm on Wednesday, March 2nd.
- C. Specific Information Required
1. Company history
 2. Professional and client references
 3. Previous work history and experience with similar projects
 4. Identity of subcontractors and suppliers - This is in addition to the major subcontractors listed on the bid form. Subcontractors/suppliers involved with less than \$10,000 of contract value may be omitted/
 5. Identity of key construction personnel to be assigned to this project. Particular emphasis should be placed on the onsite Construction Superintendent and the Project Manager - who could be the same person.

6. Schedule of Values - Provide the proposed schedule of values proposed for use in the project. General Conditions, Insurance, Bonds and other markup items should be listed separately.
7. Proposed Construction Schedule
 - A. Please outline the general approach to scheduling the Work with approximate dates for the following milestones:
 1. Elevator Submittal
 - (a) Expected receipt of Elevator Shop Drawings for review.
 - (b) Allowable time period for review.
 - (c) Due date of submittal return to elevator supplier.
 2. Start of Onsite Construction Activities
 3. Demolition of the existing Lower Floor Entry
 4. Completion of the Elevator Shaft enclosure (ready for installation of elevator to commence)
 5. Expected delivery date of elevator/commencement of installation.
 6. Project Substantial Completion
 - B. The fact that the elevator is typically a long-lead item but that it is the major component of this project presents a unique situation to this Project.
 - C. The Owner and Architect have assumed that the material supply and labor availability aspects of the current economy will argue for a short and efficient project construction schedule. This suits the Library as well as it reduces the impact of construction on the Library's operations.
 - D. Unlike a more conventional project with a full range of construction activities and a larger building, this Project likely has flexibility in the early stages as the key event - delivery of the elevator - is likely some months in the future.
 - E. The Library is open to a variety of approaches to the scheduling and intensity of construction activities including:
 1. Start operations as soon as possible and then stop to wait for the arrival of the elevator. Note: Ideally, with this approach, the work should proceed until the new Lower Floor entry is open and usable by the public.
 2. Delay starting the project until the weather is more conducive and the timing of the construction work can be more smoothly integrated into the delivery schedule of the elevator. Note: With this approach, there might be little if any visible work occurring onsite right away and the Lower Level entry might remain in service and usable by the public for some time.
8. VCDP Grant Submittals - The Library's Accessibility Grant from the Vermont Community Development Program has a number of required certifications (Debarment, Lobbying, etc) that will need to be submitted.

III. QUESTIONS

- A. Detail #1/S2 indicates the Type #3 wall framing using 2x6 @ 12" o/c. Type 3 wall detail as noted on Sht A7 indicates 2x6 @ 24" o/c. Which applies?
1. **ANSWER:** Detail #3 only applies to that section of the exterior walls that is not also the elevator shaft. For that short section of exterior wall that is the elevator shaft, use th Type #4 wall.
- B. Is it the intent to use pressure-treated lumber at all the rooftop perimeter edges?
1. **ANSWER:** Yes
- C. Roof Plan/S3 has a note showing 2x6 @ 12" o/c. Section E/A5 – New Roof System notes 2x8 @ 16" o/c. Which applies?
1. **ANSWER:** The roof framing should all be 2x8 @ 16" oc.
- D. The new membrane roofing system, as noted on Sht A3, for the entry roof indicates 1" insulation, R-40. Elevations appear to show a typical roof fascia based on R-40 thickness. What is required?
1. **ANSWER:** The roof of the exterior canopy can utilize 1" insulation as the space beneath if it open to the outside air. The 1" insulation is a nominal amount to cushion the roofing membrane. Note: Thicker insulation must be used if required by the roofing manufacturer.
- E. Is it the intent to provide a fire –rated hollow metal frame assembly as part of the FR glazing at the existing window within Stair 207? The referenced note #3/A2 doesn't appear to apply to this location. Glazing Section 08800, Subsection 2.2 (B) Fire-Rated Glass references Section 08113. Section not available.
1. **ANSWER:**
 - A. This opening requires the use of a fire-rated glazing system applied into the existing masonry opening on the "exterior" side of the existing window.
 - B. The fire-rated glazing system for this opening is a proprietary system and is specified in Section 08810 of the Project Manual. Several manufacturers produce these systems and each has it's own system including glazing, framing and attachment methods. It is the expectation of this project
 - C. The reference to Section 08113 contained in Item 08800-2.2B should be understood to instead refer to Section 08810.

- F. Waterproofing Clarification - Several sections of the Project Manual refer to "Waterproofing" and a question has been asked seeking clarification of the scope of work included in these sections.
1. **ANSWER:** That clarification is as follows:
 - A. Section 07110 - Sheet Membrane Waterproofing - The materials specified in this section are intended to be used to seal and waterproof the vertical cold joint between the new and existing concrete foundations. This system is to bridge that joint for a distance of at least 18" to each side of the joint. Both new and existing concrete surfaces are to be cleaned and prepared as required by the material manufacturer.
 - B. Section 07145 - Spray-Applied Waterproofing - This material/system is to be applied to all exterior-facing surfaces of the new concrete foundations. It should run from top of footing to 4" below the finished grade of the soil adjacent to the wall.
 - C. Section 07195 - Air and Water Barriers - This system is used at all above-grade walls.

ATTACHMENTS:

1. Minutes of Pre-Bid Meeting #3 dated 2/14/2022.

This addendum will form a part of the Contract Documents. Acknowledge receipt of this Addendum by entering its number and date in the space provided on the Bid Form.

END OF ADDENDUM #3

MINUTES of PRE-BID MEETING #3

Handicap Accessibility Project
Castleton Free Library
February 14, 2022

PROJECT: Handicap Accessibility Project Project No. 1701a
 Castleton Free Library
DATE: February 14, 2022 Mtg No. Pre-Bid Mtg #3
BY: Tom O'Brien
PRESENT: Tom O'Brien - Tom O'Brien Architect TOA
 Patrick Keller- Castleton Free Library PK/CFL
 Richard Rheaume - Sherwin Electric SE
 John Allard - Giancola Construction GCC

DISTRIBUTION: All Bidders, Nancy Mark (CFL), Mary Kearns (CFL), Jonas Rosenthal (CFL),
 Juliann Sherman (VCDP), Patrick Scheld (VCDP).

OLD BUSINESS - None

NEW BUSINESS

PB3.1 Fire Alarm System

- A. The scope of the fire alarm system was broadly reviewed. TOA noted that the permanent “system” specified is not a full-building system in the conventional sense but rather just enough of a system to provide the required coverage for the new elevator. Engineering Services of Vermont has used this approach successfully before with small elevator installations in Vermont.

- B. The smoke detector system being installed for temporary coverage during the construction process is intended to provide a life safety system to library patrons using the building due to the fact that there will be times when construction activities will cause the Library to have only a single means of egress for users of both floors. This system is conceived of as a temporary system that will be removed at the end of the construction process. (See Items #3 and #5 of the “Building Rehabilitation” section of Drawing #A-0 - Code Requirements“.)

ITEM CLOSED

PB3.2 Time Clock - Note #11 on Drawing #E2 notes the use of a time clock and photocell in tandem to control the Type “P” and Type “R” lights. The time clock should be a 7-day/24-hour time clock. Either mechanical or electronic will be acceptable.

ITEM CLOSED

PB3.3 Building/Site Tour - TOA led a tour of the building and the site with specific attention paid to the existing electrical systems. ITEM CLOSED

PB3.4 Bid Deadline - The bid deadline has been reset to Thursday, February 24th at 5 PM.
ITEM CLOSED

END OF PRE-BID MEETING #3 MINUTES