

Fayette
COUNTY

"WHERE QUALITY
IS A LIFESTYLE"

PURCHASING DEPARTMENT
140 STONEWALL AVENUE WEST, STE 204
FAYETTEVILLE, GEORGIA 30214
PHONE: 770-305-5420
www.fayettecountyga.gov

January 23, 2015

**Subject: Addendum #1 for Invitation for Bids #917 Fayette Senior Center
Expansion**

Ladies and Gentlemen:

Included herein is additional information and clarification for the above referenced invitation for bids. Please consider all of the information when preparing your bid. Please acknowledge receipt of this addendum by signing in the space provided and returning it with your bid.

1. **Aside from the demolition of the pergola and sidewalk is there any site work that will be required for the new addition slab such as grading, silt fence, etc.?** Yes. Contractor will be responsible for all grading associated with the slab work, site work after removal of the sidewalk and pergola to ensure sheet flow away from the building, temporary & permanent seeding and strawing of the graded & disturbed areas per GSWWC Green Book standards, the installation of silt fence to contain all silt within the project limits, and the removal of silt fence upon final stabilization of graded and/or disturbed areas.
2. **Cover sheet mentions that existing building has an integrated fire alarm/sprinkler system. Is this system to be expanded into the new addition?** Yes. Please see Architect attached response and revised sheets showing the alarm/sprinkler work that is to be priced by each contractor.
3. **What is the time frame on the job to start after bid and how many days to complete the project to substantial completion?** The contractor has 10-days to mobilize to project to begin work after notice to proceed is issued. Contractor is to substantially complete project within 90-days.
4. **Is the Job Permit Fee Exempt?** Yes. Fayette County will not collect fees for this job.
5. **Stage Height? Available in 12, 16 and 24" with wood top and carpet. Are we just to provide the stage to the owner?** Stage height is 16". The stage is to be installed in the location shown on plan sheet A1.02.

6. **Acoustical ceiling tile and grid Manufacturer.** Radar 2120 Ceiling tiles with standard USG 2'x2' grid.
7. **Exterior walls 2x4 vs 2x6?** All exterior walls are 2" x 6" per sheet A3.01 detail wall sections.
8. **Can we attach the drywall directly to the brick veneer since it's a heated space already or use pt framing to fur vs metal channel.** No. Plans call for using 3/4" metal furring channels. Drywall is not to be nailed directly to the brick veneer wall and pt framing is not acceptable.
9. **Who is the specified Storefront manufacturer?** It is the intent for this addition to match the existing building in finish and materials. The new storefront is to match the existing storefront.
10. **Is 7/16 osb acceptable for roof decking and wall sheathing?** No. Use 1/2" structural plywood sheathing for the walls and 5/8" structural plywood sheathing for the roof decking as specified.
11. **Would 1/2" anchor bolts be acceptable for securing the bottom plate 32" on center?** The use of 1/2" anchor bolt is acceptable except where 5/8" dia anchor bolt is called for in the Hold Down Anchoring detail 6/A3.01.
12. **Will there be an opportunity for a subcontractor to walkthrough at a date after the pre-bid conference?**
No; The Senior Center is open and active with its members, we prefer keeping traffic and visitors to a minimum not to disturb daily activities.
13. **What is the start date (estimate) of construction?** Targeting early March 2015.
14. **What is the estimated completion date?** Hope to have complete in early June.
15. **How many independent living, assisted living, separate memory care units and/or skilled nursing beds?** Zero (0).
16. **Is the development for profit or not for profit?** Not for profit.
17. **What is the complete name and address of the property?** Fayette County Senior Center, 4 Center Drive, Fayetteville, GA 30214
18. **Who is the corporate owner and operator?** Owner is Fayette County.
Operator is Fayette County Senoir Services, Inc., under lease agreement.
19. **Clarify E-Z Stage height, size and will contractor furnish and install?** 16' high, size is 6' x 8', and the contractor is to furnish and install at location noted on sheet A1.02.
20. **Clarify if GC is responsible for providing temporary power?** Power is available to the building and can be used by the GC. However, the GC is responsible for any issues that develop due to their use of the building power. GC is responsible for providing any temporary power needs they may have above the use of any circuits available to them.

- 21. Clarify General Contractor's License requirement?** A General Contractor's license in Georgia for commercial building construction is required and shall be included with the submitted bid.
- 22. Clarify Fire Riser/Sprinkler Specification?** Contractor to match existing.
- 23. Clarify HVAC 13 Seer requirement, new code specifies at least 14 Seer?** Price based on plan specification for a 13 Seer condensing unit.
- 24. Clarify Permit Fee(s)?**
Permit fee(s) are omitted.
- 25. Are inspections being done by the City or County?**
The County will provide the building inspections.
- 26. Laminate flooring specified in bid document is discontinued, please clarify an equivalent?** The intent is that the new wood laminate matches the existing laminate as closely as possible. Contractor must provide an equivalent matching wood laminate via submittal process. Owner and Architect will provide approval on the matching wood laminate submittal.
- 27. What is the duration of the project after notice to proceed?** Fayette County anticipates project to be completed within 90-days.
- 28. Clarify Fire Marshall Inspection Sign-off/Requirement?** Fire Marshall will perform an 80% and 100% inspection sign-off.
- 29. Clarify if the wall in the Art Room #109 (next to Game Room) is load bearing?** Walls to be removed within the Art Room #109 are not load-bearing.
- 30. Clarify if Wall Paper is to match existing wall paper?** Yes. The intent is that the new wallpaper matches the existing wallpaper as closely as possible. Contractor must provide an equivalent matching wallpaper via submittal process. Owner and Architect will provide approval of the matching wallpaper submittal.
- 31. Clarify if laminate flooring must be something substantially similar?** Yes. Contractor must provide an equivalent matching laminate flooring via submittal process. Owner and Architect will provide approval on the matching tile submittal.
- 32. Does the Davis Bacon Act apply to this project?**
No.
- 33. Clarify if outside lights are to be replaced?** Please refer to plan sheet E-2, which identifies the light fixtures that are to remain, fixtures that are to be removed and those to be relocated.
- 34. Clarify if landscaping is to be replaced?** No. Existing landscaping within the pergola area, sidewalk demo area and building expansion area are not to be replaced. A tree save area is to be marked by contractor before any demo work begins.

35. Clarify working hours?

Inside work shall be done during standard business hours Monday through Friday excluding weekends and holidays 7:30am – 4:30pm. Outside work hours can be arranged before and after normal hours upon notification and approval.

36. Will any testing be required? If so, will the county pay for the services? Yes; testing is required. Yes; Services will be handled by the County.

37. Is the schedule of values, attached to the ITB, part of the requirements to be turned in with the bid? We usually are receiving bids up to the last minute and will make it difficult to have everything correct on the original form and the 3 copies. If it is required can only one copy instead of 4 be turned in with the bid? Yes; schedule of values are required to be turned in with your submitted bid. Yes; we will accept the original only. Copies can be made by Fayette County.

38. On sheet A0.02, there is a note on kitchen appliances. Are there any kitchen appliances for this project, did not see any indicated. Also, makes mention in this same note about the G.C. having provisions in their price for the millwork to coordinate with appliances. Is this part of the \$10,000 allowance called for in the documents or is a separate sum of money to be included for this? No; there are no kitchen appliances to be supplied within the scope of this project. No; No appliances supplied and no millwork coordination necessary associated with appliances.

39. Room Finishes - What kind of base needs to be installed in the addition and renovated rooms? Rubber cove base? Wood base? Room Finishes: What kind of base needs to be installed in the addition and renovated rooms (i.e.: Rubber cove base, Wood base)? 6" high wood base, to match the other rooms.

40. On Drawing M-2: there is a note around the existing condensing units: Retrofit with APR control. Does this apply to all three of the existing condensing units or just CU2? This applies to all three of the existing condensing units. And are there any defined specs on what needs to be installed? Please go to www.Rawal.com to get the specifications for the APR control as noted on plan.

Received by _____ Company _____

Note: If this addendum is not returned to the Fayette County Purchasing Department or if it is returned not signed, all responders shall still be responsible for the requirements of this addendum and the specifications or changes herein.

The opening date for this invitation for bids has not changed. The opening date will be Tuesday, January 27, 2015 at 3:00 p.m. Bids must be received in the Purchasing Department at the address above in Suite 204 on or before the opening date and time.

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in blue ink, appearing to read "Ted L. Burgess", is written over a faint, circular blue ink stamp or watermark.

Ted L. Burgess
Director of Purchasing

TLB/tcb

Attachment

PROJECT: FAYETTE SENIOR CENTER EXPANSION
4 Center Drive
Fayetteville, GA 30214

Architect: HARRIS FRITZ & ASSOCIATES, INC.
141 South Avenue
Marietta, Georgia 30060 Arch. Project No. 2014-009

The following items take precedence over referenced portions of Contract Documents for the above named project and, in executing a contract, shall become a part thereof.

Where any item called for in the document is supplemented hereby, the original requirements shall remain in effect. All supplemental conditions shall be considered as added thereto.

Where any original items not so specifically amended, voided or superseded hereby, the provisions of such items not so specifically amended, voided or superseded shall remain in effect.

DRAWING REVISIONS/CLARIFICATIONS:

ELECTRICAL:

SHEET E-3
Revised 1-9-2015
Revision showing fire alarm in building addition and notes.

PLUMBING:

Sheet P-1
Revised 1-9-2015
Revision showing Fire Protection Notes for building addition.

End of Addendum One

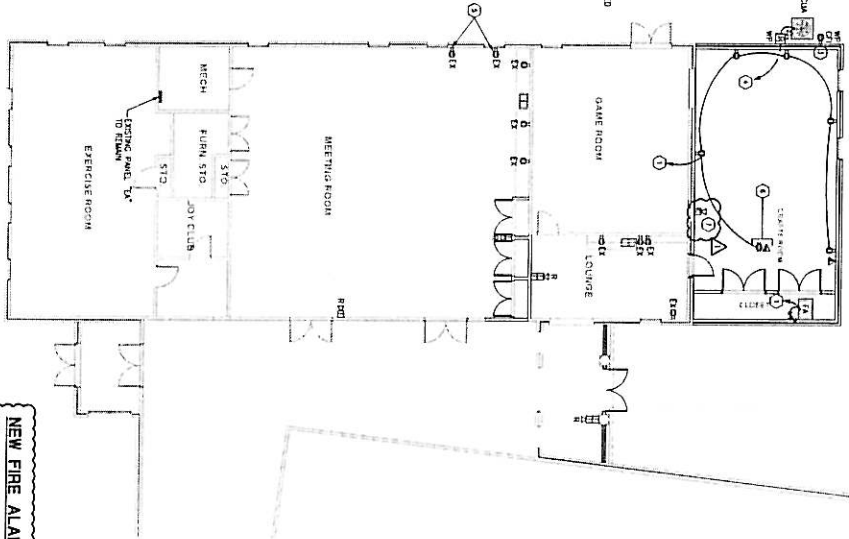


LEGEND:
 12 - ROOMS EXISTING BUT/TO BE DEMOLISHED
 13 - ROOMS EXISTING BUT/TO BE RELOCATED
 14 - ROOMS EXISTING BUT/TO BE RELOCATED
 15 - ROOMS EXISTING BUT/TO BE RELOCATED

POWER DEMOLITION PLAN
 SCALE 1/8" = 1'-0"

KEYED NOTES:

1. CONNECT TO EXISTING TRAIL, 1/2" 24/25 EXISTING BREAKERS WERE SPARE BY ROOM WORK
2. ADVANCE IN EXISTING TRAIL BUILD - EXIST WITH DEMOL
3. CONNECT TO ALL EXISTING EXISTING BREAKERS
4. EXISTING 1/2" 24/25 TO EXISTING TRAIL, 1/2" 24/25 EXISTING BREAKER
5. EXISTING EXISTING BREAKERS TO EXISTING TRAIL, 1/2" 24/25 EXISTING BREAKER
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15. EXISTING EXISTING BREAKERS TO EXISTING TRAIL, 1/2" 24/25 EXISTING BREAKER



POWER AND SIGNAL NEW WORK PLAN
 SCALE 1/8" = 1'-0"

NEW FIRE ALARM LEGEND

12 - FIRE ALARM CHIEF/PHONE MOUNTED IN ROOM 12



MARSHALL & BOLLWERK
 ENGINEERING, INC.
 141 South Avenue
 Marietta, Georgia 30060
 770-425-6860 FAX 770-425-6860



Harris-Fritz
 architects
 141 South Avenue
 Marietta, Georgia 30060
 770-425-6860 FAX 770-425-6860

FAYETTE SENIOR CENTER ADDITION
 4 CENTER DRIVE
 FAYETTEVILLE, GA 30214

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E-3

SHEET NO.

10-27-14

10-27-14

2014-09

PROJECT NUMBER

REVISIONS

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