

DOCUMENT 00901

ADDENDUM NUMBER 1

Date: 17 August 2010

Project: Duck Town Hall Complex

Owner: Duck Town Hall
Town Manager: Mr. Chris Layton
1240 Duck Road
Duck, NC 27949

Architect: Tymoff+Moss Architects
Contact: Barry Moss
512 Botetourt Street
Norfolk, VA 23510

To: Prospective Bidders

This Addendum forms a part of the Contract Documents and modifies the Bidding Documents dated 22 July 2010, with amendments and additions noted below.

Acknowledge receipt of this Addendum in the space provided in the Bid Form. Failure to do so may disqualify the Bidder.

This Addendum consists of six (6) pages.

GENERAL

1. On August 2, 2010, the Town of Duck held a non-mandatory pre-bid conference. The attendees are listed on the attached sign-in sheet. All questions discussed at the pre-bid conference are addressed in Addendum 1.
2. Special Inspections for wooden piles will be required. Helical plies are no longer included in the project scope.
3. Duck Town hall will not be LEED certified. The Contractor is encouraged to follow LEED guidelines for best practices.
4. Projection screens are by Owner
5. Landscaping is by Owner.
6. Provide seven (7) fixed skylights by Velux Corporation, model FS 308, frame size 30 9/16" x 54". Provide impact resistant insulating glass, Velux type 06 for all units. Install skylight units to meet wind load requirements of the North Carolina Building Code. Provide "no leak" 3 layer water protection flashing system compatible with the specified metal roofing system. Provide four (4) remote control electric "total blackout" shades (white) with corresponding Velux power supply model and hand-held remote for the Meeting Hall Room 101. Provide (3) remote controlled electric cellular shades (white) for Office Area 301 and Stair 302, with corresponding Velux power supply model and hand-held remote. Submit product information and installation details shop drawings to the Architect for review. Coordinate the flashing system and deck-mounted skylights with the Sandwich Insulated Panel (SIP) roof system, metal roof system, and ice/ water shield roof underlayment.

The General Contractor shall supply electrical power to the skylight units and coordinate the wiring/ conduit installation with the SIP panels to assure concealed wiring installation.

7. Provide 2" slat wooden blinds for all exterior windows (except skylights and windows in the cupola) by Levolor. Blinds shall be made from North American hardwood, color to be white. Blinds shall be custom sized and mounted inside all wood window casing. Provide shop drawing literature to Architect for review.

CHANGES TO THE PROJECT MANUAL (SPECIFICATIONS)

1. (ADD)A310-2010 Bid Bond (Attached)
2. (CHANGE) SECTION 11.1.1.1 of the Supplemental Conditions as follows:
The required umbrella policy shall be \$3,000,000 instead of \$10,000,000.
3. A letter of credit will not be accepted in lieu of a bid bond; however, a cashier's check or certified checks are allowed in the amount of 5%. See the below excerpt from the North Carolina General Statues...

"No proposal for construction or repair work may be considered or accepted by said board or governing body unless at the time of its filing the same shall be accompanied by a deposit with said board or governing body of cash, or a cashier's check, or a certified check on some bank or trust company insured by the Federal Deposit Insurance Corporation in an amount equal to not less than five percent (5%) of the proposal. In lieu of making the cash deposit as above provided, such bidder may file a bid bond executed by a corporate surety licensed under the laws of North Carolina to execute such bonds, conditioned that the surety will upon demand forthwith make payment to the obligee upon said bond if the bidder fails to execute the contract in accordance with the bid bond. This deposit shall be retained if the successful bidder fails to execute the contract within 10 days after the award or fails to give satisfactory surety as required herein."

02785 (ADD) STONEDUST

Add Specification Section 02785(attached)

02795 (ADD) GRAVELPAVE2

Add Specification Section 02795 (attached)

06130 (CHANGE) HEAVY TIMBER CONSTRUCTION

Heavy Timber to be southern pine No. 2 minimum grade.

Finish to be clear tong oil finish.

Concealed connection plate and fastener sizes shall be determined by the wood truss supplier and engineer. Wood pegs are acceptable for connections or for covering mechanical/steel fasteners.

06160 (CLARIFICATION) SHEATHING

SIPS (Structural Insulated Panel) to be 7/16" OSB with 5/8" CDX bonded to the top layer of OSB.

07610 (CLARIFICATION) METAL ROOFING

Substitutions that maintain the 1-3/4" seam height with flat panels (no ribbing) will be allowed, provided that they meet all the requirements of the specifications.

081614 (ADD) ULTREX CLAD WOOD SWINGING DOOR

Add Specification Section 081614 (attached)

085413 (ADD) ALL ULTREX DOUBLE-HUNG WINDOWS

Add Specification Section 085413 (attached)

08710 (ADD) FINISH HARDWARE (attached)

Add Specification Section 08710

Provide a lockset for all doors.

Provide panic hardware for doors:

101A, 101B, 101C, 201A, 206B, 302

Provide closers on all fire-rated doors and exterior doors.

09390 (CLARIFICATION) CERAMIC TILE

Color Selections for Royal Mosa Tile:
Floor tile and base tile: #75730V
Wall tile (field): #16610

09558 (CLARIFICATION) WOOD FLOORING

5/4" Ipe to be used for the exterior porch floor. Information on the ipe decking is included in this specification section. This specification section supersedes all drawing notes calling for "pressure treated tongue and groove wood floor" on the exterior porch.

10350 (ADD) FLAGPOLES

Add Specification section 10350 (attached)

10426 (CLARIFICATION) SIGNAGE

Contractor to provide only the signage called out in the Construction Documents. Signs should be provided adjacent to the every interior door. Contractor is responsible for quantities.

10651 (ADD) OPERABLE PANEL PARTITIONS

Add Specification Section 10651 (attached)

13200 (ADD) CISTERNS

Add Specification Section 13200 (attached)
Add cut sheet (attached)

15700 (CHANGE) HEATING, VENTILATING, AND COOLING SYSTEM

2.1.A.1

Cabinet: Provide manufacturer's standard galvanized steel cabinet finished. Provide access panels for

inspection and access to internal parts. Insulate cabinet with **minimum 1/2 inch** multi-density, fiberglass insulation with exposed edges sealed or tucked under flanges to prevent introduction of fibers into the air stream. Female threaded pipe condensate drain connections, supply water connections, and return water connections shall be copper or brass threaded fittings mechanically fastened to the cabinet. Water piping shall be insulated. Construct cabinet with compartments and locate the compressor, reversing valve, and water coil out of the air stream. Insulate the divider between the compressor and fan sections. The control box shall be located within the unit.

CHANGES TO THE DRAWINGS

1. (CLARIFICATION) REVISED INDEX OF DRAWINGS
Included in the Septic Drawings should be sheets:

SS1.1 Overall Sanitary Layout
SS1.2 Forcemain "A" and "B" profiles
SS2.1 Filter/Pump Details
SS2.2 Pump Tank Design
SS2.3 Pump Tank Design
SS2.4 Pump Tank Design
SS2.5 Pump Tank Design
2. (CLARIFICATION) C-3

See Specification section 02785 for stone dust trails.
3. (CLARIFICATION) C-7

Contractor shall provide NCDOT ABC stone under monolithic concrete curb and sidewalk.
4. (CLARIFICATION) C-8
See specification section 02795 for GravelPave2
5. (CLARIFICATION) A1.2
The "ramp" up is less has a less than 5% slope and is a sloped walk, not a true ramp. See Civil drawings.
6. (CLARIFICATION) A1.3

Tongue and Groove wood ceiling is to be 1x4 nominal pine ceiling with clear finish.

7. (CHANGE) A7.2

2/A7.2-9/A7.2: Add 6" band of glass mosaic tile around the perimeter of the room, (see specification section 09390 for manufacturer and colors), below bullnose edge cap tile.

8. (CLARIFICATION) A9.1

Lobby 201 floor should read wood/carpet tile. See sheet A1.2 for locations of wood and carpet tile.

Stairs to be wood framed with broadloom carpet. No rubber treads required.

9. (CLARIFICATION) P0.1

See sheet for details for solar hot water system.

10. (CHANGE) P0.2

Lavatory Faucet and Kitchen Sink faucet to be satin nickel or brushed stainless instead of chrome.

11. (CHANGE) SHEETS:

E1.1, E6.2, P0.2, E0.1 (New Sheets attached)