

ADDENDUM 1

ADDENDUM DATE: May 25, 2017

PROJECT: Jacksonville Commons Elementary School Re-Roof
1121 Commons Drive North
Jacksonville, NC 28546

OWNER: Onslow County Schools
200 Broadhurst Road
Jacksonville, NC 28540

ARCHITECT: Smith Sinnett Architecture, P.A.
4600 Lake Boone Trail, Suite 205
Raleigh, North Carolina 27607

BIDS DUE: **Tuesday, May 30th, 2017 at 2:00 p.m.**
Onslow County Schools Offices
200 Broadhurst Road
Maintenance Department – Main Conference Room
Jacksonville, NC 28540

Please note, Project Addenda and pre-bid sign-in sheet are online at smithsinnett.com

Pre-Bid Meeting Clarifications and Comments

1. **Minutes:** A pre-bid meeting was held at 2:00 pm at Jacksonville Commons Elementary School on Thursday, May 18th, 2017. Pre-bid notes were read aloud. The meeting notes are included at the end of this document. The pre-bid meeting sign in sheet is online. After the notes were read, those present, proceeded to walk the area for a visual inspection of the existing conditions. If additional inspections are desired, please contact Daniel Grey in the maintenance department at (919) 455-2211.
2. **CLARIFICATION:** E-procurement regulations apply to this project. Refer to 009010 Special Conditions, Article 8 – E-Procurement. If your company is a registered e-procurement vendor, any fees or costs associated with being an E-Procurement Vendor are to be paid by the Contractor.

(Continued on next page)

3. **CLARIFICATION:** Bids will be received until 2:00 pm, May 30th at the Onslow County School's **Meeting Room #2**, at 200 Broadhurst Road, Jacksonville, NC 28540 at which time the bids will be opened and read aloud. Bidders are not required to be present for the opening.
4. **CLARIFICATION:** A building permit will be required and is the responsibility of the roofing contractor.
5. **CLARIFICATION:** The laydown or staging area for the base bid will be on the southwest side of the building wing. The concrete area adjacent to this wing will also be available for staging.
6. **CLARIFICATION:** The laydown area for the alternates will be on the southeast side of the building.

Architectural - Specifications

7. **Add:** Section 074100 Metal Roof System, Page 7, Paragraph 2.6.D.4.: Add S-5 Metal Roof innovations, LTD as an equal.
8. **Add:** Contractor to provide "Pull Test" on each type of existing decking in order to determine the type of fasteners and fastening pattern required to meeting the uplift requirements provided in the specifications.

End of Addendum # 1

Attached:

Pre-Bid Conference Agenda (4 Pages)

Jacksonville Commons Elementary School – Partial Re-Roof - Phase II
Project No. 2017007
Onslow County Schools
Pre-Bid Conference Agenda
May 18, 2017 at 10:00 a.m.

SMITHSINNETT
architecture

Owner: Onslow County Schools
200 Broadhurst Road
Jacksonville, NC 28540

Location: Jacksonville Commons Elementary School
1121 Commons Drive North
Jacksonville, NC 28546

Architect: Smith Sinnett Architecture, P.A.
4600 Lake Boone Trail, Suite 205
Raleigh, NC 27607
Phone: (919) 781-8582
Fax: (919) 781-3979

Ed Gordon
Jay Sikes
Christine Proctor

On behalf of the Owner and Smith Sinnett Architecture, we would like to thank you for your interest and attendance at this Pre-Bid Conference.

I Bid:

Bids will be received until **Tuesday, May 30th, 2017 by 2:00p.m.** for a Single Prime Contract at:

Onslow County Schools Offices
200 Broadhurst Road
Jacksonville, NC 28540

All bids will be held until 2:00 p.m. on May 30th, 2017 at which time the bids will then be opened and read aloud.

II Bid Day Documents: Refer to Specifications

1. Proposal Form Pages 1 through 4
2. Bid Bond (5%) or Certified Check (5%)
3. Minority Business Guidelines (10% Goal)
4. Bid envelope should be sealed with the following information listed on the outside of the envelope.
 - a. Bidder's Name and Address
 - b. North Carolina Contractor's License Number
 - c. Name of Project
5. If awarded the Contract, the Bidder must provide an executed Performance Bond and Payment Bond for 100% of the Contract by a company licensed in North Carolina. Certificates of Insurance meeting the requirements indicated in the Specifications will also be required.
6. Any bids that have qualifying notes or comments will be rejected.
7. For mailed bids, it's the contractor's responsibility to ensure the bid arrives prior to the bid opening time. Place the bid in a double envelope with "Sealed Bid Do Not Open" written on the envelope.



III Alternates / Allowances / Unit Prices:

ALTERNATES

Alternate No. 1; 600 Wing Re-Roof: State the amount to be added to the Base Bid for providing all labor and materials to remove and replace the existing roof covering the 400 Wing with metal roofing per the plans and specifications and as shown and noted in the Contract Documents. Approximate Horizontal area of 15,235sf.

Alternate No. 2; 900 Wing Re-Roof: State the amount to be added to the Base Bid for providing all labor and materials to remove and replace the existing roof covering the 700 Wing with metal roofing per the plans and specifications and as shown and noted in the Contract Documents. Approximate Horizontal area of 14,614sf.

Alternate No. 3; Owner Preferred Manufacturer-Base Bid: State the amount to be added to the Base Bid for providing all labor and materials indicated and required to accomplish Work involved in providing the Owner Preferred Manufacturers Listed Below:

Roofing: Manufacturer – Construction Metal Products, Inc.
2204 West Front Street
Statesville, North Carolina 28677

Alternate No. 4; Owner Preferred Manufacturer- Alternate 1: State the amount to be added to Alternate 1 for providing all labor and materials indicated and required to accomplish Work involved in providing the Owner Preferred Manufacturers Listed Below:

Roofing: Manufacturer – Construction Metal Products, Inc.
2204 West Front Street
Statesville, North Carolina 28677

Alternate No. 5; Owner Preferred Manufacturer-Alternate 2: State the amount to be added to Alternate 2 for providing all labor and materials indicated and required to accomplish Work involved in providing the Owner Preferred Manufacturers Listed Below:

Roofing: Manufacturer – Construction Metal Products, Inc.
2204 West Front Street
Statesville, North Carolina 28677



ALLOWANCES

(Refer to Division 01 Section 01 21 00 – Allowances for amounts to be included in bid)

Allowance No. UP/A-1; REMOVAL AND REPLACEMENT OF EXISTING METAL ROOF DECK:
Allow an amount per square foot for removal and replacement of existing metal roof deck with new metal roof deck based on the unit price for removal and replacement of existing metal roof deck quoted in the Proposal.

Quantity: 2,000 SF

Allowance No. UP/A-2; REMOVAL AND REPLACEMENT OF EXISTING SUB-DECK PANELS:
Allow an amount per square foot for removal and replacement of existing “Loadmaster” sub-deck panels (approx. 1-1/2” thickness) and replacement with fiber reinforced gypsum panels on the unit price for Removal and Replacement of Existing Sub-Deck Panels quoted in the Proposal.

Quantity: 2,000 SF

Allowance No. A-3; CONTINGENCY:

Contingency allowance shall be provided as follows and the price shall be adjusted based on the actual cost of subcontracts, materials, and labor, excluding overhead and profit. Allowances for overhead and profit shall be provided within the contract price. If there is unused allowance at the conclusion of the project, the allowance plus 15% will be deducted from the contract.

Contingency: \$25,000.00

UNIT PRICES

Unit Price No. UP/A-1; REMOVAL AND REPLACEMENT OF EXISTING METAL ROOF DECK:
Provide a Unit Price per square foot for removal and replacement of existing metal roof deck with new metal roof deck based at the unit price quoted in the Proposal.

Unit Price No. UP/A-2; REMOVAL AND REPLACEMENT OF EXISTING SUB-DECK PANELS:
Provide a Unit Price per square foot for removal and replacement of existing “Loadmaster” sub-deck panels (approximate 1-1/2” thickness) and replacement with fiber reinforced gypsum panels at the unit price quoted in the Proposal.

IV E-Procurement Vendors
If the low bidder is an E-Procurement Vendor, the owner will not be responsible for any fees associated with the E-Procurement process incurred by the low bidder or any subcontractor. Refer to 009010 Special Conditions Article 8

V Schedule:

Notice to Proceed: anticipated **June 9, 2017.**

Substantial Completion: **November 30, 2017.**

Final Completion: shall occur on or before **December 30, 2017.**



- VI Liquidated Damages:
See Supplementary General Conditions: **\$250.00 each calendar day** in excess of the stated completion time.
- VII Examination of Bid Documents:
All Bidders are expected to fully examine and familiarize themselves with the Drawings, Specifications and Existing Conditions. All Bidders should read the scopes of the bid package. Any questions or clarifications should be directed to the Architect. No allowances will be made after the bids are received for any oversight due to failure to examine the documents.
- VIII Substitutions:
Substitutions or approvals of “Equals” will only be accepted if approved by the Architect in writing at least 10 days prior to the receipt of bids: May 20, 2017.
- IX Technical Questions:
Technical questions should be submitted to Architect as soon as possible by phone or preferred email.

egordon@smithsinnett.com
(919) 781-8582
- X Construction Documents:
This is a formal bid and construction documents are on our public website.
- XI Addenda:
Addenda will be emailed to everyone on the Architect’s plan holders list.
- XII Plan Holders and Bidders List:
Plan Holders and Bidders List will be posted on our website.
- XIII Architect’s brief description of the project:
Project will involve the removal and replacement of roofing materials as described in the Contract Specifications and indicated per roofing assembly details on the Contract Drawings.

Project consists of the careful removal of the existing shingle roof and permitting the underlying Loadmaster roofing substrate to dry. This will be followed by the installation of rigid insulation and a vapor barrier placed atop the insulation. Finally the metal roofing will be placed over the previous layers.

The owner may choose to award one or more alternates after the initial NTP is issued. The award will occur within the 90 days listed in the proposal form.