

ADDENDUM No. 3

Date Issued: April 13, 2020

**** *Receipt of addenda must be acknowledged by Bidders on the BID FORM, Section 00410, Page 410-1; failure to acknowledge receipt may cause rejection of bid.* ****

Reminder: Separate sealed Bids for the construction of the New Maintenance and Warehouse Building Project will be received **until 4:00 PM local time on Friday, April 17, 2020**. Sealed bids will be opened by the Engineer after the bid closing, an abstract of the bid amounts and alternates will be tabulated by the Engineer and posted on website.

PART A. BID PACKAGE / SPECIFICATIONS

1. Project Manual – Volume 2: Contract Drawings, Drawing Number A-1: Floor Plan. Replace Existing Drawing A-1 with attached Revised Drawing A-1.

PART B. REQUEST FOR INFORMATION

1. Who's responsible for hiring the special inspection firm?

Reply: The Contractor will be responsible for hiring Special Inspection for the Fabrication or Installation of the Metal Building and Metal Building Foundation. Other Special Inspection services if required will be hired by CCWD.

2. Regarding the PEMB Insulation on the exterior, Section 13125 calls for R-11 in the roof and walls. Sheet S-1 calls for R-17 in the roof and walls, and Section 07210 calls for R-17 on the walls and nothing for the roof. In addition, please confirm the type of insulation. Typical PEMB insulation is fiberglass with a poly scrim.?

Reply: Metal Building insulation shall be minimum of R-17 for Walls and Roof. The insulation shall have a reflective face on at least one side. The insulation shall have Low Moisture Vapor Transmission Rate (WVTR) of 0.02.

3. Regarding the Project Schedule and Milestones:
 - a. Substantial and Final Completion Milestones are listed as working days in Section 00900, paragraph 2. Substantial and Final Completion are listed in calendar days in Section 00500, paragraph 4.3. Please clarify.

Reply: All Days should Calendar Days, reference to working days is incorrect. Unless otherwise allowed by the Engineer, no excavations, trenching or other ground disturbing work shall occur after December 15th or before April 15th and the project will be shut down and winterized for this period. An allowance will be made for this winterization period and used in calculating and adjusting date(s) of substantial and final completion.

Work that is not ground-disturbing may occur between December 15th and April 15th if requested by Contractor and allowed by CCWD. Work during the winterization period could include work such as Metal Building Erection and Interior Work. Grading, concrete, and site utility work will not be allowed during the winterization period. Days for the purpose of calculating substantial and final completion will not be counted between December 15th and April 15th regardless if work is done during this period.

4. If separate Contractors are selected for each Schedule and the Milestones or Completion Dates are not met by the preceding Contractor, will the succeeding Milestones and Completion Dates be extended?

Reply: The Milestones are designed to provide a timeline for the work so that Weather Dependent activities can be scheduled during the dry season. All Contractors will need to provide a schedule within 5 days of notice to proceed that includes the milestone activities, these schedules will be combined into a master schedule. A Contractor will not be responsible for delays as a result of another contractor not making Milestone.

5. The submittals for the Metal Building and Foundation are required within 28 days from NTP. This is a very aggressive timeline given the time also needed for the Contractor to issue subcontracts and purchase orders. Furthermore, we are told that we should expect up to 5 weeks or 35 calendar days for review by the Calaveras County Building Dept. The delivery of the metal building is required within 98 days of NTP. When factoring in the 28 days for the submittal and 35 days for review, presuming there are no clarifications or re-submittals required, that leaves 35 calendar days for fabrication of the building. The best case lead-time for buildings is 8-10 weeks (56 to 70 calendar days) with longer durations for larger buildings. Please consider revising these milestones to reflect more realistic delivery times for both submittals and material.

Reply: The Milestones are designed to provide a timeline for the work. CCWD will not count the Engineered Metal Building Plan review time by CCWD and Calaveras County Building Department when calculating Substantial and Final Completion Dates. The schedule was based on estimated arrival time of Metal Building. When developing the schedule, it was estimated that it should take maximum of 14 weeks (98 Days) from NTP to receive the Metal Building from the manufacture.

6. The Schedule A Contractor is required to obtain the SWPPP for the Project. However, this Contractor will not likely have a presence on site for the duration of the Metal Building construction as part of Schedule B. Is the Schedule A contractor expected to maintain the BMPs (including site cleanup, street sweeping, potential contaminating material inventory and storage, etc.) as well as perform all required SWPPP reporting during this period when they do not control the work on site?

Reply: The SWPPP will be developed by the Schedule A Contractor and the BMP's shown on the approved SWPPP plan will be installed by the Schedule A Contractor. Schedule B and C contractors are expected to comply with the approved SWPPP, including proper material storage, cleaning up track-out caused by their activities and repairing any SWPPP measured damaged due to their construction activities.

7. The piping material for the 24" Storm Drain is not called out in the Drawings or Specifications. Bid Item description 5A makes reference that all materials shall conform to Caltrans Division VII. This Caltrans specification includes corrugated polyethylene, corrugated pvc with smooth interior, reinforced concrete, and corrugated metal pipe. Does CCWD have a preference for the material type?

Reply: The District does not have a preference on pipe material type. All drainage pipe materials, installation and backfill to comply with Caltrans Standard Specifications.

8. Drawing P-1 shows details for encasing below grade plumbing lines in the building slab. Does this detail apply to the SS and Floor Drain lines? Are the CW/HW lines required to be run in the slab where possible? If yes to either of the preceding questions, this involves a thickened portion of building slab that would remove the 6" layer of AB below the slab in order to trench for the respective lines. Is AB then required to be placed under the thickened portion of the slab? If so, is the Schedule A Contractor responsible for conforming of the AB material to the plumbing trench layout? Is the Schedule B contractor responsible for the additional concrete and/or rebar required for this encasement?

Reply: There should be a minimum of 3" of Base Rock under the thickened sections of slab. The thickened slab sections shown in detail P-1 would be for cold and hot water lines. Sanitary Sewer and Floor drains would be underneath slab. Schedule B Contractor will place rebar and concrete around the utilities.

9. Regarding the description of Bid Item 5B in Specification 00410:
- Roll-up doors: There do not appear to be material requirements for these doors either in the Drawings or Specifications other than a note on Drawing A-2 indicating they are to be power and chain operated. Are the metal building manufacturer's standard roll-up doors acceptable?

Reply: The roll up doors shall be heavy duty steel doors DCBI 2500 Series or similar. The doors should be able to withstand the same Design Wind Loads specified for the Metal Building System in Section 13125. The Roll-Up doors shall be power and chain operable.

10. Casework is included in the Metal Building Construction description. There does not appear to be any casework shown on the Drawings. Please provide further information.

Reply: The Casework details shall be provided by Metal Building Manufacture and approved by CCWD. Standard Casework for this type of building will be acceptable. Interior Windows in offices and fabrication shop shall have wood casework.

11. Which Bid Item shall include the 12” wide section of gravel around the building as shown on Detail 6/C-6 and Drawings A-4 & 5?

Reply: The 12” wide section of gravel around the building shall be included with Bid Item 9A – Concrete Site Work.

12. The insulation system called out in Specification Section 07210 1.1.A.2 and 2.1.A.2 for the building exterior walls will not achieve R-17 unless it is also paired with fiberglass insulation. Please provide clarification.

Reply: Fiberglass insulation is acceptable for the building exterior; the insulation shall have a reflective surface. The insulation shall be minimum of R-17 with reflective facing that has low vapor transmission rate (WVTR) of 0.02 perm.

13. Excess materials may occur as a result of this grading. Excess materials may be placed in single stockpile as directed by CCWD. Is the owner aware that this could be as many as several thousands of cubic yards of material? Would this material be stockpiled on the site?

Reply: Excess embankment materials generated will be placed in single stockpile onsite as described in notes on Sheet C-3.

14. Is the County Engineer the Engineer of record for the Interior Tenant Improvements for the Structural, Architectural and Finishes as shown in the plans and specifications? Please respond.

Reply: Yes, the Water District can be the engineer of record for the interior improvements.

15. What is the cost of a Temporary Hydrant Meter from CPUD for Construction Water and what is the rate for metered Construction Water? Please respond.

Reply: CPUD has Bulk Water filling station on George Reed Dr near the project. For the Bulk water filling station, the Contractor will need to pay \$50.00/year for a permit, one-time \$20.00 fee for an access card, and the water cost is \$11.20 per 1,000 gallons used.

Additionally, a fire hydrant meter is available on George Reed Drive. There is an annual permit fee of \$50.00, an initial hydrant meter fee of \$150.00 and a fee of \$5.00 per day after 30 days, and a deposit of \$2,500.00. Water is charged at a 2” meter charge (Rates and Fees are on CPUD website).

17. What Fire Hydrants can Construction Water be drawn from, and what is there location from the job site? Please respond.

Reply: CPUD has Bulk Water filling station on George Reed Dr near the project. There is also fire hydrant on George Reed Drive available for the Project.

18. Detail 6/C-6 shows the metal building downspouts as being 2"x3" and tying into a 4" underground storm drainpipe. The standard metal building downspout is 4"x5" and therefore recommend changing the underground storm drainpipe size to 6". Is this acceptable? Please respond.

Reply: The standard 4"x5" downspout for the Metal Building is acceptable in lieu of 2"x3" downspout shown. The District will not be increasing size of buried pipe at this time.

19. Is there an existing Water Meter in the Existing Underground Vault? Please respond.

Reply: There is an existing water meter box with line connecting to existing main. CCWD will have CPUD install a new meter at this location when the Contractor is ready to make the water connection. The 1" backflow device will need to be inspected by CPUD prior to meter installation.

20. There are no specifications for the Sealed Concrete Floor or the Stained Concrete Floor. Please respond.

Reply: Concrete surfaces shall be finished in accordance with the interior finish schedule on the construction plans. Stained concrete is to be installed per the following:

- A. Scofield Systems Lithochrome Chemstain Classics or like product.*
- B. To be applied to new, uncolored concrete.*
- C. Color CS-12 (Weathered Bronze)*
- D. Concrete Sealer: Scofield Selectseal-W or like product.*

Sealed concrete is to be installed per the following:

- A. Concrete Sealer: Scofield Selectseal-W or like product.*

21. There are no specifications for the 4" and 6" Rubber Base. Is Roppe an acceptable manufacturer? Please respond.

Reply: Baseboard Roppe (or similar) 4" high and 6" Rubber Base. Color: P194 (Burnt Umber).

22. On plan sheet A-7 the "Interior Finish Schedule" specifies 4'-0" ceramic tile at Bath 1 & 2. On plan sheet P-3 elevations are shown of the restrooms with different sizes of tile. There are no specifications for the tile manufacturer or tile sizes and no specifications for grout or grout size. Please respond.

Reply: Tile shall be Daltile Semi-Gloss 12" x 12" Ceramic Tile - 135/Almond for Wall Tile. Base Tile shall be Daltile Semi-Gloss 4" x 4" Ceramic Tile - 1452/Cypress. Grout thickness 1/16", Gout-TruColor Premixed by Bostic. Bathroom floor to be Stained Concrete. Contractor to submit tile samples to CCWD for final color approval.

23. The three (3) New 2" PVC Communication Conduits shown on plan sheet C-3 that run from the Northeast corner of the New Maintenance Building to the Existing Radio Tower with two (2) New Pull Boxes and also routes over to the Existing CCWD Office Building, is this to be furnish and installed by the Owners Vendor? Please respond.

Reply: Pull boxes are to be installed by Contractor as part of Bid Item 21A.

24. There are no specifications provided for the Sewer Pump Tank (Detail 13/C-6) or the Holding Tank (Detail 8/C-6). Please respond.

Reply: The Details (13/C-6) and Details (8/C-6) provide the desired size, type, model and manufacture of the materials and equipment for both the Sewer Pump Tank and the Holding Tank. Location of tanks is shown on Sheet C-4. The pumping equipment should be installed be manufactures installation instructions.

25. Plan sheet A-1, at the North wall of Shared Office/Meeting 2 is there supposed to be a 2x6 framed wall with R-19 insulation up against the inside face of the metal building wall girt at this location? With drywall from floor to ceiling inside the office of this room and the insulation open to the metal building wall girts? Please respond.

Reply: Yes, the walls inside the Shared Office and Meeting Room 2 are intended to have R-19 insulation and Gypsum Board floor to Ceiling on all sides.

26. Plan sheet A-1, at the South wall of Sr. Office 7 is there supposed to be a 2x6 framed wall with R-19 insulation up against the inside face of the metal building wall girt at this location? With drywall from floor to ceiling inside the office of this room and the insulation open to the metal building wall girts? Please respond.

Reply: Yes, the walls inside the Sr. Office 7 are intended to have R-19 insulation and Gypsum Board floor to Ceiling on all sides.

27. Refer to attached redlined plan sheet A-1 for additional RFI questions.

Reply: See attached Revised Sheet A-1 identifying the location of full height walls. Ceilings in Warehouse, Shop and Fabrications Rooms are open to metal building and do not gypsum board. Corridor 1 between the Shop and Warehouse areas shall be 1-Hr. fire rated. The Electrical/Mechanical, Corridor 2, and Utility/Fluids rooms to have 8" Cold Rolled Steel Ceiling Joist spaced above each wall stud.

28. Will CCWD be doing the inspections for the project?

Reply: CCWD does not plan to hire outside inspection service for this project, CCWD plans to utilize internal staff for periodic inspections of the site. The Contractor is responsible for quality control. If Special Inspection are required for Metal Building Foundation, Fabrication, Welding, or Erection the special inspection services will need to be hired by the Contractor. The Contractor will be required to request inspections from Permitting Agency for all required Building Inspections and Public Works inspections.

29. Tile called out on the finish schedule directs to reference specifications. The specifications do not include tile. Please provide direction on tile specifications.

Reply: Please see response to previous question regarding bathroom tile.

30. In div. 13 the insulation spec is R11 roof and walls and in 07210 (insulation) it calls for R17 reflective (both side) Which is it R17 or R11? Can't get reflective both sides for the R17.

Reply: Metal Building insulation shall be minimum of R-17 for Walls and Roof. The insulation shall have a reflective face on at least one side. The insulation shall have Low Moisture Vapor Transmission Rate (WVTR) of 0.02.

31. The electrical plan has power running to the doors. For the roll-up doors, there is no specification section. Please provide the motor requirements and a specification section.

Reply: The motor shall be 115V, 1-phase, 60 Hz. The motor shall have ½ HP minimum starting torque, with emergency chain hoist.

32. A fire alarm system will be included in the project per Addendum 2. Will, there be any fire extinguishers or fire suppression systems required in the project?

Reply: No fire extinguishers or fire suppression systems are required. CCWD contracts with a supplier to provide and maintain fire extinguishers throughout District facilities.

33. What are the color, manufacture requirements for the rubber base?

Reply: Baseboard Roppe (or similar) 4" high and 6" Rubber Base. Color: P194 (Burnt Umber).

34. Thank you for providing me with the recent addendum for the CCWD Warehouse project. However, I am still confused about the bid schedule the project is utilizing. It seems that CCWD could have three separate low bids for each schedule and still determine the overall bidder is the low bid if the sum of his bid (all three schedules) is lower than the sum of the individual schedules. If I grasp this correctly, then determination of what path CCWD will choose is either a single bidder for all three schedules OR a combination of bidders for three schedules. Is that correct?

You state that this format should result in the maximum competitiveness of the bidders and afford CCWD another analytical tool. However, based on California case law and statute, I do not believe this format is allowable. The courts have held that an understanding of how the low bidder is to be determined must be done before the bid with certainty and no ambiguity. That does not allow for an either or situation which is contingent on a myriad of variables that will be ferreted out after the bids are submitted.

This situation is addressed clearly in Public Contract Code section 10126. It looks as though many of the questions that have been answered in Addendum # 2 would be moot if

the bid schedule followed a traditional format of a prime contractor responsible for the entirety of the project. Would you review this situation and let me know if CCWD would re-consider the bid format?

Reply: In order to ensure competitiveness when comparing overall bids to individual schedules the lowest overall bidders' individual schedules will not be used to disqualify their price for the overall bid. If the overall lowest bidder has an individual schedule that is lowest in value on an individual schedule the next lowest bidders price on that schedule will be used to compare the lowest overall bid to the lowest combination of individual schedules. If the lowest overall bidder is lower than the combination of the next lowest individual schedules, the lowest overall bidder will be designated the lowest bid. If the next lowest combination of individual schedules is less than the lowest overall bidders price, then the lowest overall bidder's individual schedules will then be re-evaluated in combination with the other lowest individual schedules to determine if that results is the lowest combination of bids in determining the lowest bid price and an award would be made accordingly

35. On page A-1 in wall types, all walls show 1 hr. which is full height except for 3 plumbing walls.

Reply: No, see attached revised drawing A-1 for locations of full height walls. See Interior Finish Schedule on sheet A-7 for all other wall heights.

36. On page A-7 in the finish schedule it shows all walls to be 9' and one to be 12'. Which page should I follow to complete my bid?

Reply: See attached drawing A-1 for locations of full height walls. See Interior Finish Schedule on sheet A-7 for all other wall heights.

37. On sheet A-7 it states for the bathroom flooring is to be stained concrete, but on sheet P-3 restroom key notes, it states for the bathroom flooring to be ceramic tile. Can you please confirm the bathroom flooring scope?

Reply: The bathroom floor will be stained concrete.

38. Is there a one-line diagram for the MSB and panel requirements?

Reply: A one-line diagram for the MSB has not been completed by CCWD. The Contractor is to submit Electrical Power Plans to CCWD for review.

END

