

SECTION 009113 - ADDENDUM 01

1.1 PROJECT INFORMATION

- A. Project Name: CLC Phase 1B Renovation.
- B. Owner: White Plains United Methodist Church Inc.
- C. Owner Project Number: NA.
- D. Architect: Osterlund Architects, PLLC.
- E. Architect Project Number: 2219.
- F. Date of Addendum: February 24, 2023.

1.2 NOTICE TO BIDDERS

- A. This Addendum is issued to all registered plan holders pursuant to the Instructions to Bidders and Conditions of the Contract. This Addendum serves to clarify, revise, and supersede information in the Project Manual, Drawings, and previously issued Addenda. Portions of the Addendum affecting the Contract Documents will be incorporated into the Contract by enumeration of the Addendum in the Owner/Contractor Agreement.
- B. The Bidder shall acknowledge receipt of this Addendum in the appropriate space on the Bid Form.
- C. The date for receipt of bids is unchanged by this Addendum, at same time and location.
  - 1. Bid Date: February 28, 2023.

1.3 CLARIFICATIONS

- A. Reminder: Additional site visits for contractors are available. Please contact John Sublette, WPUMC Maintenance Coordinator, to schedule.
  - 1. [john@wpumc.com](mailto:john@wpumc.com)
  - 2. 919-467-9394
- B. See attached Bid Request for Interpretation Log for bidder question responses.
- C. See attached Addenda Log for specification and drawing sheet update descriptions.

1.4 ATTACHMENTS

- A. This Addendum includes the following attached Documents:
  - 1. Pre-bid Conference Meeting Minutes dated 2/15/2023.
  - 2. Bid Request for Interpretation Log dated 2/24/2023.

3. Addenda Log dated 2/24/2023.

B. This Addendum includes the following attached Specification Sections:

1. Section 000102 – TABLE OF CONTENTS, dated 2/24/2023, reissued.
2. Section 004323 – ALTERNATES FORM, dated 2/24/2023, reissued.
3. Section 012300 – ALTERNATES, dated 2/24/2023, reissued.
4. Section 071326 – SELF-ADHERING SHEET WATERPROOFING, dated 2/24/2023, reissued.
5. Section 095113 – ACOUSTICAL PANEL CEILINGS, dated 2/24/2023, reissued.
6. Section 096813 – TILE CARPETING, dated 2/24/2023, reissued.
7. Section 099123 – INTERIOR PAINTING, dated 2/24/2023, reissued.

C. This Addendum includes the following attached Sheets:

1. General Sheet G000, dated 2/10/2024, reissued.
2. General Sheet G001, dated 2/24/2023, reissued.
3. Structural Sheet S100, dated 2/10/2023, reissued.
4. Architectural Sheet A102, dated 2/24/2023, reissued.
5. Architectural Sheet A103, dated 2/24/2023, reissued.
6. Architectural Sheet A111, dated 2/24/2023, reissued.
7. Architectural Sheet A112, dated 2/24/2023, reissued.
8. Architectural Sheet A121, dated 2/24/2023, reissued.
9. Architectural Sheet A201, dated 2/10/2023, reissued.
10. Architectural Sheet A411, dated 2/24/2023, reissued.
11. Architectural Sheet A431, dated 2/24/2023, reissued.
12. Architectural Sheet A501, dated 2/24/2023, reissued.
13. Architectural Sheet A502, dated 2/24/2023, reissued.
14. Architectural Sheet A601, dated 2/24/2023, reissued.
15. Architectural Sheet A602, dated 2/24/2023, reissued.
16. Interior Sheet I101, dated 2/24/2023, reissued.
17. Interior Sheet I102, dated 2/24/2023, reissued.
18. Interior Sheet I421, dated 2/24/2023, reissued.
19. Interior Sheet I601, dated 2/24/2023, reissued.
20. Electrical Sheet E100, dated 2/24/2023, reissued.
21. Electrical Sheet E200, dated 2/24/2023, reissued.
22. Electrical Sheet E201, dated 2/24/2023, reissued.
23. Electrical Sheet E202, dated 2/24/2023, reissued.
24. Electrical Sheet E400, dated 2/24/2023, reissued.
25. Electrical Sheet E401, dated 2/24/2023, new.

END OF DOCUMENT 009113

2/15/2023

## CLC Phase 1B Renovation

Project #2219

### Agenda – Pre-bid Conference Meeting Minutes

11:00am

313 SE Maynard Rd, Cary, NC 27511

#### Attendees

Kristen Osterlund	Osterlund Architects	<a href="mailto:kristen@aoarchitect.com">kristen@aoarchitect.com</a>
Joe Kasztelan	Osterlund Architects	<a href="mailto:joe@aoarchitect.com">joe@aoarchitect.com</a>
Ashley Sessoms	Osterlund Architects	<a href="mailto:ashley@aoarchitect.com">ashley@aoarchitect.com</a>
Melody Savage	WPUMC	<a href="mailto:mrsavage@nc.rr.com">mrsavage@nc.rr.com</a>
Dustin Garrett	Riggs Harrod	<a href="mailto:dgarrett@riggsharrod.com">dgarrett@riggsharrod.com</a>
John Riddick	Riggs Harrod	<a href="mailto:jriddick@riggsharrod.com">jriddick@riggsharrod.com</a>

#### General

1. Riggs-Harrod Builders, Inc. is the only invited General Contractor for this project.
2. Attendance at this conference is mandatory.
3. Additional site visits may be requested.
  - a. Contact John Sublette to request additional visits.
    - i. [john@wpumc.com](mailto:john@wpumc.com)
4. Schedule
  - a. Submit questions in writing to Kristen Osterlund and Joe Kasztelan, email by end of day on Monday, February 20, 2023.
    - i. [kristen@aoarchitect.com](mailto:kristen@aoarchitect.com)
    - ii. [joe@aoarchitect.com](mailto:joe@aoarchitect.com)
  - b. Final Addendum will be issued on Friday, February 24, 2023.
  - c. Submit Bids to Kristen Osterlund and Joe Kasztelan, email by 2pm on Tuesday, February 28, 2023.
  - d. Anticipated Notice To Proceed is Monday, March 20, 2023.
  - e. 180-day duration for construction.
5. Bid procedures
  - a. Submit proposals in accordance with Instructions to Bidders.
  - b. Bids must be delivered by email on time.
  - c. ~~Provide references along with your Bid packages.~~



1. Blocking for storefront attachment – sill and possibly head
2. Waterproofing – will BOD system work with what was installed in Phase 1A?
  - a. **Dustin/RH thinks so – but will reach out to subs to see what they think.**
3. Add insulation to below grade wall R-7.5/Goo1 update energy code
4. Call out R-9.5 insulation in walls
5. Call out damp proofing instead of air barrier on wall sections
- d. Potential additional scope from WPUMC/HELP Team
  - i. OA coordinating with WPUMC if they have any additional scope and/or revisions/clarifications to add to Phase 1B scope
  - ii. Things ranging from door hardware, sound proofing on the walls & ceiling, to lighting, speakers, etc.
8. General questions
  - a. **RH states that the North driveway may need to be shut down while the stair addition is being constructed.**
    - i. **To be coordinated with WPUMC when a construction schedule is determined.**
  - b. **Permitting Update:**
    - i. **Site – awaiting 2<sup>nd</sup> round of comments.**
    - ii. **Building – OA preparing to resubmit - 1<sup>st</sup> round of comments have been received.**
9. Close meeting and walk-through site.

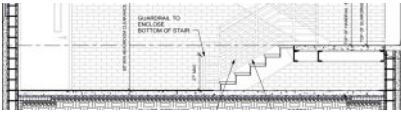
Minutes prepared by JK.

# CLC PHASE 1B RENOVATION

Cary, NC

Architect's Project Number: 2219

## Bid Request for Interpretation Log

RFI No.	Date Received	Via	Description	Response	Response Date	Addendum No.
1	2/13/2023	Email	Request for felt baffle specification. Note #6 on drawing E201 indicates for us to contact Pinnacle Fire System concerning installing and connecting the new door holders per note #7 on the same drawing. I called Bart at Pinnacle concerning the existing Thorn Fire Alarm Panel and he said that the Thron Fire panel can't handle the new door holders, he said that the panel is obsolete and you can't get parts so the door holders can be connected to it. Please advise.	Owner requested to change these to wood baffle system. See Specification 095113 for specification.	2/24/2023	1
2	2/13/2023	Email		All scope related to the installation of electric hold opens tied into the fire alarm panel is removed from the project scope. We are specifying CPT-6 as: Mohawk Nutpoia Matrix 12"x36" plank in color 989 Intrigue. There will be 4 total steps that need to be covered.	2/24/2023	1
3	2/14/2023	Email	Can you tell me what carpet 6 is that goes on the stage & how many steps are at the stage to be covered. Looking at demo drawings for 2nd floor there is nothing noted about creating new opening for the new windows in the existing wall above the stairwell addition. If that could be added it would clarify demo scope for contractors.		2/24/2023	1
4	2/20/2023	Email	Alternate # 2: What does remove and refinish mean for door hardware? Does this mean clean/lubricate and attempt to restore to original function? Only concern is non operational hardware and having the responsibility of replacement.	Notes for clarifications added to sheets.	2/24/2023	1
5	2/20/2023	Email		Yes - remove and refinish. If non operational hardware becomes an issue, replacement costs will be charged to the existing conditions allowance.	2/24/2023	1
6	2/21/2023	Email	Can you find out the floor finish for Lobby C218 is.	Floor Finish for lobby C218 is existing to remain.	2/24/2023	1
			 <p>INSTALL 1/2" REDUCER AND NEW APPLIANCE BACK FLOW PREVENTOR. TURN DOWN IN WALL AND PREPARE FOR CONNECTION TO COFFEE MAKER (BY OTHERS) TERMINATE WITH QUARTER TURN BALL VALVE.</p>			
7	2/21/2023	Email	A plumber brought up today that Cary will more than likely require a hub drain because of the back flow for the coffee maker per the note below. Could Sigma verify this? In the Men's restroom, there is not 61" clear for the two new urinals to meet code in-between the existing wing walls.	This is a double check valve and no hub drain is necessary. One of the (2) urinals does not need to be accessible. Additional notes added to Details 5A & 7A on sheet I601.	2/24/2023	1
8	2/21/2023	Email	Spoke to the waterproofing sub about Kristen's question from last week. He did say it was smart to stay with the same product that we ended up installing		2/24/2023	1
9	2/21/2023	Email		Revise waterproofing specification BOD to the system that was installed in Phase 1A.	2/24/2023	1
						
10	2/21/2023	Email	What is the thought on the below section of the wall? Do we know there is existing brick here? It could possibly be 4" CMU. I am concerned even if it is brick that the waterproofing will never come off good enough for it to be an acceptable finished product. Specs have plastic toilet partitions. Do you want to match lower level stainless steel?	Remove waterproofing - adding new furring wall (F1) - and painting entire south wall - see revised sheets.	2/24/2023	1
11	2/21/2023	Email		No, please follow specs for Plastic Toilet Partitions.	2/24/2023	1

# CLC PHASE 1B RENOVATION

Cary, NC

Architect's Project Number: 2219

## Addenda Log

Addendum No.	Description	Response Date
<b>SPECIFICATIONS</b>		
1	Project Manual Table of Contents: Updated	2/24/2023
1	Specification Section 004323 Alternates Form: Delete Alternate #4.	2/24/2023
1	Specification Section 012300 Alternates: Delete Alternate #4	2/24/2023
1	Specification Section 071326 Self-Adhering Sheet Waterproofing: Revise Basis-of-Design system to the system that was installed in Phase 1A, Tremco Paraseal.	2/24/2023
1	Specification Section 095113 has been updated to show ACT-4, wood ceiling panels.	2/24/2023
1	Specification Section 098436 was removed from Project Manual.	2/24/2023
1	Specification Section 096813 Tile Carpeting - CPT -4 was updated to be CPT- 6.	2/24/2023
1	Specification Section 099123 Interior Painting was updated to include Masonry Substrate with two additional paint colors and mockup in Stair C157.	2/24/2023
<b>GENERAL SHEETS</b>		
1	Sheet G000 - Permit revision added Sheet E401	2/24/2023
1	Sheet G001 - Permit revision and Energy code coordination with wall sections.	2/24/2023
<b>STRUCTURAL SHEETS</b>		
1	Sheet S100 - Permit revision.	2/24/2023
<b>ARCHITECTURAL SHEETS</b>		
1	Sheet A102 - keynote 17 has been revised to demolish existing wood slat wall - existing shelving has already been removed by the owner.	2/24/2023
1	Sheet A102 - keynote 19 has been revised to clarify column structure.	2/24/2023
1	Sheet A102 - keynote 20 added for new openings.	2/24/2023
1	Sheet A102 - the main entrance storefront doors have been included in the demolition scope (scope to be completed by Phase 1A contractor).	2/24/2023
1	Keynote 21 added.	2/24/2023
1	Sheet A102 - keynote 22 added for owner protection requirements.	2/24/2023
1	Sheet A102 - keynote 23 added for owner protection requirements.	2/24/2023
1	Sheet A102 - On sheet A102, all references to Bid alternate #4 have been removed.	2/24/2023
1	Sheet A102 - keynote 24 added for clarification at column.	2/24/2023
1	Sheet A103 - keynote 6 added added for new openings.	2/24/2023
1	Sheet A103 - keynote 7 added for owner protection requirements.	2/24/2023
1	Sheet A111 - Permit Revision - keynote 11 has been added - Clarification on existing Boiler rm use.	2/24/2023
1	Sheet A111 - keynote 12 added - new furring wall (F1) added at stair addition.	2/24/2023
1	Sheet A112 - keynote 14 added - new main entrance storefronts added from previous phase (scope to be completed by Phase 1A contractor).	2/24/2023
1	Sheet A112 - keynote 15 added - new brick scope.	2/24/2023
1	Sheet A112 - keynote 16 added - new furring wall (F1) added.	2/24/2023

1	Sheet A112 - all references to Bid alternate #4 have been removed.	2/24/2023
	Sheet A121 - has been updated to show ACT-4, wood ceiling baffles.	
1	Accoustical Ceiling Baffles have been removed from the drawing set.	2/24/2023
	Sheet A201 - Permit Revision - additional "material list" added, and notes revised on elevations.	
1		2/24/2023
	Sheet A411 - new furring wall (F1) added to first floor enlarged stair plan.	
1		2/24/2023
	Sheet A431 - new furring wall (F1) added to first floor enlarged stair section.	
1		2/24/2023
1	Sheet A501 - revisions to details included.	2/24/2023
1	Sheet A502 - revisions to ceiling shown on section 5A.	2/24/2023
	Sheet A601 - Bid alternate #4 door and frame schedule has been removed.	
1		2/24/2023
	Sheet A601 - doors D222a & D222b added (scope to be completed by Phase 1A contractor).	
1		2/24/2023
1	Sheet A602 - New furring wall (F1) partition added.	2/24/2023
<b>INTERIORS SHEETS</b>		
	Sheet I101 - Lobby C218 was updated to show finishes as Existing to remain.	
1		2/24/2023
	Sheet I101 - accent paint 7 in the back of the Fellowship Hall was extended forward on both sides of the space.	
1		2/24/2023
	Sheet I101 - Key note 6 was added explaining that any existing acoustic panels in the space, including behind the stage, will need to be covered and protected in place before painting.	
1		2/24/2023
	Sheet I101 - Key note 7 was added explaining that the existing stage curtain is able to be removed in order to paint the bulkhead.	
1		2/24/2023
	Sheet I101 - Key note 8 was added explaining that the existing hooks on the wall located to the left in the kitchen will remain in place, and should be protected before painting.	
1		2/24/2023
	Sheet I101 - Key note 9 was added explaining that the existing speakers and stage lights will remain in place and need to be covered and protected in place before painting.	
1		2/24/2023
	Sheet I101 - Key note 10 was added explaining that the existing ropes for the stage curtain cannot be removed and need to be covered and protected in place before painting.	
1		2/24/2023
	Sheet I101 - General note 1 was added stating that all conduit needs to be painted to match adjacent wall.	
1		2/24/2023
	Sheet I101 - General note 2 was added stating that any existing wall hooks will remain in place, not to be removed.	
1		2/24/2023
	Sheet I101 - General note 3 was added stating that before painting begins, all metal strips found on the wall throughout Fellowship Hall will remain in place. They will need to be covered and protected in place, as the existing acoustic panels will be rehung using them.	
1		2/24/2023
	Sheet I102 - the TV height in the lobby was changed to be 77 1/2" A.F.F to the centerline of the box.	
1		2/24/2023
	Sheet I102 - the furniture schedule was updated to show a comment that both TV heights will be measured A.F.F.	
1		2/24/2023
	Sheet I102 - General note 1 was added stating that all lower receptacles and outlets are to be at the same height as the ones located in existing classrooms.	
1		2/24/2023
	Sheet I421 - the TV height in the classroom and library was corrected to be 89" A.F.F. to the centerline of the box.	
1		2/24/2023
	Sheet I601 - the Finish Schedule was updated to reiterate that all existing acoustic panels cannot be removed and need to be covered and protected before painting.	
1		2/24/2023
	Sheet I106 - showing PNT-8 and 9 on masonry walls inside Stair C157.	
1		2/24/2023

**ELECTRICAL SHEETS**



1	Sheet E100 - all existing bollards are now to be removed.	2/24/2023
1	Sheet E200 - scope related to re-working of bollards and wiring is now removed.	2/24/2023
1	Sheet E201 - All scope related to the installation of electric hold opens tied into the fire alarm panel is removed from the project scope.	2/24/2023
1	Sheet E201 - Permit Revision - new General note #3 .	2/24/2023
1	Sheet E202 - Permit Revision - new General note #14.	2/24/2023
1	Sheet E202 - new exterior wall packs are now included. Fixtures to be wired to panel L5.	2/24/2023
1	Sheet E400 - fixture schedule now updated to include new type "XB" wall pack.	2/24/2023
1	Sheet E401 (new sheet) - Permit Revision	2/24/2023
1	Sheet E401 (new sheet) - panel schedule L5 has been updated to include new lighting circuit	2/24/2023

