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Project NO. 2020-02

Date: October 9, 2020

ADDENDUM NO. 3
RENOVATIONS TO GLEN ADDIE
COMMUNITY CENTER

BIDS RECEIVED:
TIME: 2:00 p.m.
DATE: October 15, 2020
City of Anniston, Alabama at
4309 McClellan Boulevard

CITY OF ANNISTON, ALABAMA
FRAZIER BURROUGHS, DIRECTOR
PARKS AND RECREATION

THIS ADDENDUM IS DIRECTED TO ALL PRIME BIDDERS, AND ALL OTHERS TO WHOM DRAWINGS AND SPECIFICATION HAVE BEEN ISSUED.

THIS ADDENDUM FORMS A PART OF THE CONTRACT DOCUMENTS. THE FOLLOWING CONDITIONS TAKE PRECEDENCE OVER ANY CONFLICTING CONDITIONS IN THE DRAWINGS AND SPECIFICATIONS. THE DRAWINGS AND SPECIFICATIONS ARE HEREBY AMENDED IN THE FOLLOWING PARTICULARS.

GENERAL

Item 1: What are the DBE requirements for this project? The City of Anniston does not have any specific DBE requirements. **The General Contractor should follow HUD requirements related to this item.**

Item 2: There are no specifications or drawings that show what is required for an interior Fire Sprinkler system. Is a Fire Sprinkler system going to be required? If so, where will the Fire Sprinkler system tie in be located? **There is no sprinkler work to be performed as part of this contract.**

Item 3: The specs didn't include information about the following. Does the facility have an existing fire alarm system? If it does have an existing system, does the project call for an upgrade? **There is no fire alarm work to be performed as part of this contract.**

Item 4: Not certain if the Pre-Bid Conference mention of carrying an allowance for roof decking replacement? The existing roof is saturated with water and I believe once removed may expose some damaged roof decking. **The specs have been revised to include an allowance for the replacement of deteriorated decking encountered during roof replacement.**

Item 5: Are you carrying a cost for a mechanical contractor? The existing roof at its thickest point is approx. 2" thick. They are calling for R-30 which will be somewhere in the neighborhood of 5.5-6". The one existing unit on a curb will not have the minimum 8" flashing height after the increased insulation thickness and will need to be raised. The other 2 large units are currently sitting on top of railroad ties on the roof and will



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need to be disconnected and removed so that the old roof may be removed and replaced from underneath them. The new height of the insulation may also require that the duct work be reworked to accommodate this height adjustment. **The City of Anniston is responsible for unhooking the units and lifting them up. The general contractor is responsible for modifying roof curb conditions to accommodate the flashing requirements.**

Item 6: I did not see a bid bond form in the specification set. Will an AIA A310 suffice? **The General Contractors can use AIA A310-2010.**

Attachments: Revised Spec Section 01020 – Allowances – 1.02 Allowances – B-1

Receipt of this Addendum #3 must be noted in the proper location on Proposal form.

END OF ADDENDUM NO. 3

SECTION 01020

ALLOWANCES

PART 1 - GENERAL

1.01 RELATED DOCUMENTS

- A. Each Bidder shall include in his proposal allowance as hereinafter specified. The allowance shall be the Contractor's net delivered price including taxes, but not including any profit, overhead, insurance, cost of installation, or any other incidental expense. The cost of installation and other expenses to the Contractor shall be included in the base proposal and are not a part of any allowance except for the contingency allowance.
- B. The Contractor shall purchase the allowed materials as directed by the Architect and, should the actual cost be more or less than the Allowances, the contract amount shall be adjusted, accordingly.
- C. The actual cost shall include any applicable trade discounts.

1.02 ALLOWANCES

- A. Contingency Allowance
 - 1. Contractor shall include in the Base Bid, an amount of Forty Thousand Dollars (**\$40,000.00**), to be used solely at the Owner's discretion for contingencies.
 - 2. Costs for unloading, labor, installation, overhead and profit shall be included in the Contingency Allowance.
- B. Roof Deck Allowance
 - 1. Contractor shall include in the Base Bid, an amount of Ten Thousand Dollars (**\$10,000.00**), to be used in the event that deteriorated decking is encountered when replacing the roofing system on the existing building.
 - 2. Costs for unloading, labor, installation, overhead and profit shall be included in the Contingency Allowance.
- C. In the event any part of the credit remains at time of project closeout, that amount shall be deducted from final payment.

END OF SECTION