

ADDENDUM #1

October 24, 2012

TRANSMITTED VIA EMAIL: 12 pages

TO: ALL PLAN HOLDERS AND POTENTIAL BIDDERS
FROM: RON VENTURELLA, PURCHASING OFFICER *RV*
SUBJECT: BUILDING ENVELOPE REPAIRS (RFP 29-12)

The following changes, revisions, additions, and/or clarifications to the plans and/or specifications are hereby made a part of the original documents. **Be sure to acknowledge this addendum on the bid sheet.**

Addendum # 1
Pre-Bid Meeting Minutes & Addendum # 1

Pre-bid meeting on October 18, 2012, at 9:00am Enka Middle School, 10:00am Erwin High School, 11:00am A.C. Reynolds Middle School.

Attending Representatives:

Alexander Design Studio - Myles Alexander, AIA
Buncombe County Schools - Tim Fierle
Lesco Restorations, Inc - Ken Johnson
Triad Roofing - Bobby Driscoll
Strickland Waterproofing - Wade Holland
SRM, Inc. - Ansel Broome
Carolina Restoration & Waterproofing - Paul Farrell

Meeting Notes / Addendum #1:

The following pages are notes from the pre-bid meeting for each project and a revised proposal form that includes an additional project #4.

1. Project #1 Enka Middle School (2 pages)
2. Project #2 Erwin High Schools (1 page)
3. Project #3 A.C. Reynolds Middle School (4 pages)
4. Revised proposal form (3 pages) – Note that the revised proposal form includes a project #4. This project is a request for prices for any additional work that may arise during the next twelve

months. Unit prices following the specifications and requirements of the Building Envelope Repairs (RFP 29-12) for: 1) masonry tuck pointing per lineal foot, 2) masonry cleaning and sealing per square foot, and 3) control or expansion joint restoration, including cleaning of joint , installation of backer rod or bond breaker as required, and application of polyurethane caulk per specification. The prices need to be applicable for 12 months and can be utilized on any BCS campus. The contractor would not be called to perform this work without an expected minimum value of \$1,500 per job.

2012 Masonry Renovation and Repair Projects
Buncombe County Schools
Enka Middle School

Alexander Design Studio, PC
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Asheville, NC 28801
828-619-0301
info@alexanderdesignstudio.com

ADDENDUM NUMBER BCS04-#1 Enka MS Masonry Repairs

October 22, 2012

Where any article, division or subparagraph of the original contract documents or other addenda is supplemented herein, the provisions of the original documents shall remain in effect. All the supplemental provisions shall be considered as added thereto. Where any such article, division or subparagraphs are amended, voided or superseded thereby, the provisions of such article, division or subparagraph not so specifically amended, voided or superseded shall remain in effect.

The attention of each Contractor is called to the following clarifications; additions to and changes in the plans and specifications dated AUGUST 15, 2012 on the above job. It will be the responsibility of each Contractor to call such clarifications, additions and changes in plans and specifications to the attention of subcontractors concerned. The Architect nor Owner in no way assumes any responsibility for notifying any subcontractor, material dealers or others not having received the original contract documents from the Architect.

NOTE: Division, Section and Paragraph numbers refer to Specifications and Detail numbers refer to Drawings.

ITEM 1. ALL CONTRACTS

Clarification on Masonry Preparation

1. In addition to the specified work, bidders to include the removal of existing asphalt coating on the gymnasium masonry wall. Scrapping of asphalt will be acceptable, chemical removal not required. Lower asphalt coating to be covered with new metal coping acceptable to remain.
2. Bidders to include in their base bid the demolition of the existing antenna, mount and associated wiring located on upper northeast corner of gymnasium wall. Seal all wall anchor locations with specified material, per manufacturer's recommendation.
3. Bidders to include in their base bid the removal and reinstallation of existing downspouts for specified work.
4. Bidders to include in their base bid the sealing of an existing pipe & cabling on the north wall of the gymnasium.

ITEM 2. ALL CONTRACTS

Revision to Aluminum Coping Specification:

1. Shop fabricated coping to match existing adjacent coping will be acceptable.
2. On Sheet EnkaMS2, delete the word "galv." From Reglet Design – Basis

of Design. Prefinished Kynar requirement will apply.

ITEM 3. ALL CONTRACTS

Tuck-Pointing Clarification

1. All contractors shall include in their base bid the following quantities for tuck-pointing:
 - a. Indicated Gymnasium Wall – 15% of total wall area
 - b. Indicated Auditorium Wall – 5% of total wall area

END OF ADDENDUM NUMBER BCS04-#1 Enka MS Masonry Repairs

2012 Masonry Renovation and Repair Projects
Buncombe County Schools
Erwin High School

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ADDENDUM NUMBER BCS04-#1 Erwin HS Masonry Repairs

October 22, 2012

Where any article, division or subparagraph of the original contract documents or other addenda is supplemented herein, the provisions of the original documents shall remain in effect. All the supplemental provisions shall be considered as added thereto. Where any such article, division or subparagraphs are amended, voided or superseded thereby, the provisions of such article, division or subparagraph not so specifically amended, voided or superseded shall remain in effect.

The attention of each Contractor is called to the following clarifications; additions to and changes in the plans and specifications dated AUGUST 15, 2012 on the above job. It will be the responsibility of each Contractor to call such clarifications, additions and changes in plans and specifications to the attention of subcontractors concerned. The Architect nor Owner in no way assumes any responsibility for notifying any subcontractor, material dealers or others not having received the original contract documents from the Architect.

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ITEM 1. ALL CONTRACTS

Addition to scope of work: Aluminum Thresholds

1. All contractors shall include in their base bid the removal, cleaning and reinstallation of the existing, single alum. threshold at the southern construction joint of the elevated walkway. Reinstall with new stainless steel anchors.
2. All contractors shall include in their base bid the removal of the two existing threshold at the northern construction joint of the elevated walkway, and reinstallation of new single alum. threshold to match adjacent. Reinstall with new stainless steel anchors.

END OF ADDENDUM NUMBER BCS04-#1 Erwin HS Masonry Repairs

2012 Masonry Renovation and Repair Projects
Buncombe County Schools
AC Reynolds Middle School

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ADDENDUM NUMBER BCS04-#1 AC Reynolds MS Masonry Repairs

October 22, 2012

Where any article, division or subparagraph of the original contract documents or other addenda is supplemented herein, the provisions of the original documents shall remain in effect. All the supplemental provisions shall be considered as added thereto. Where any such article, division or subparagraphs are amended, voided or superseded thereby, the provisions of such article, division or subparagraph not so specifically amended, voided or superseded shall remain in effect.

The attention of each Contractor is called to the following clarifications; additions to and changes in the plans and specifications dated OCTOBER 22, 2012 on the above job. It will be the responsibility of each Contractor to call such clarifications, additions and changes in plans and specifications to the attention of subcontractors concerned. The Architect nor Owner in no way assumes any responsibility for notifying any subcontractor, material dealers or others not having received the original contract documents from the Architect.

NOTE: Division, Section and Paragraph numbers refer to Specifications and Detail numbers refer to Drawings.

ITEM 1. ALL CONTRACTS

Revision to work locations

1. See revised drawing ACR1, dated 10.22.2012, for revised work locations and scope of repairs.

ITEM 2. ALL CONTRACTS

Additional masonry repair:

1. Each bidder to include in their base bid additional metal lintel repair at 8 locations at the Gymnasium exterior. Work to be performed as outlined in "Masonry Repair #4" listed in the drawings and specifications.

ITEM 3. ALL CONTRACTS

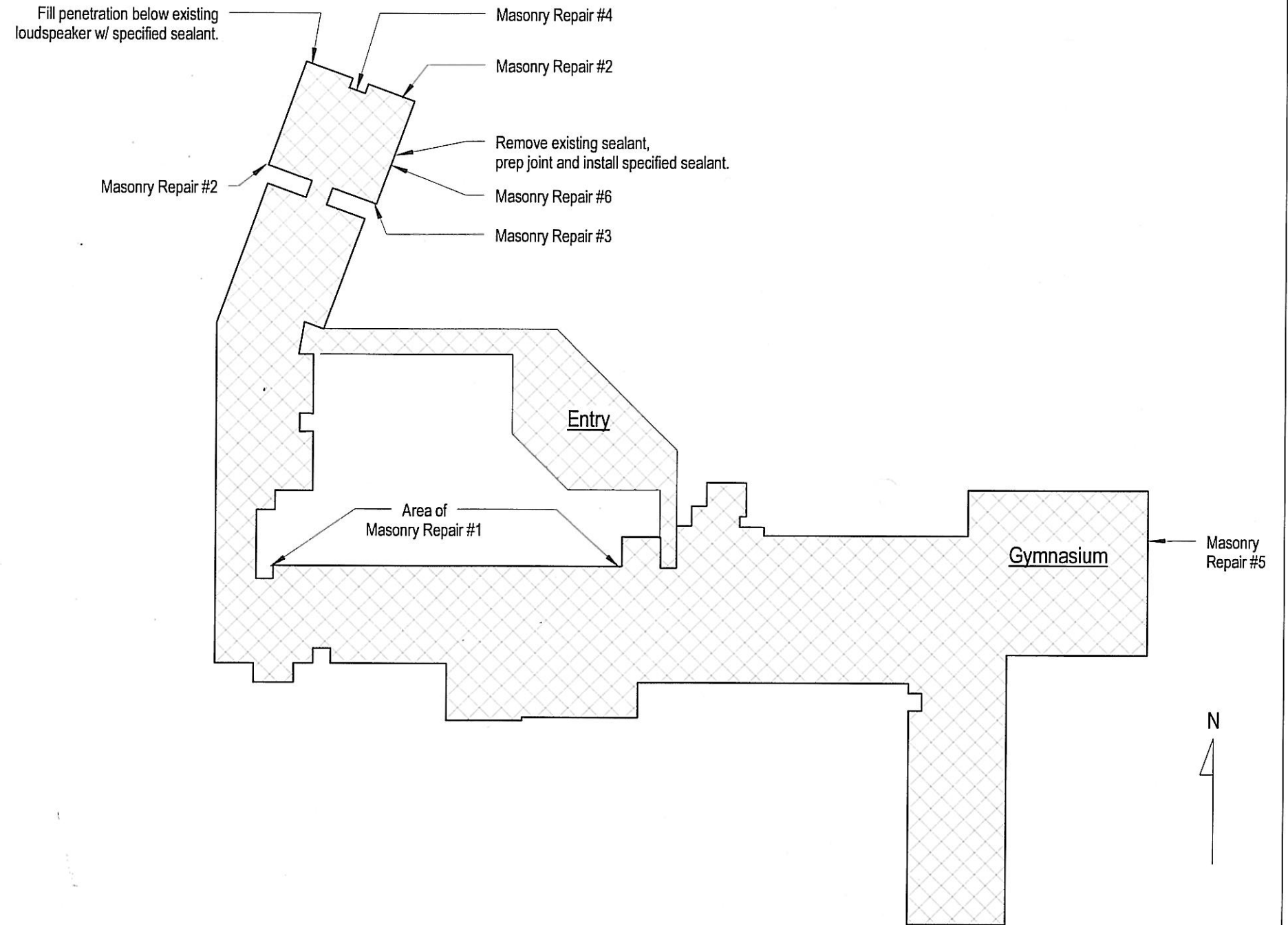
Removal of existing metal rods and plates

1. Each bidder to include in their base bid the removal and patching of holes at loose metal rods and backing plates on gymnasium wall.

END OF ADDENDUM NUMBER BCS04-#1 Enka MS Masonry Repairs

Description of Work:

- Masonry Repair #1 - Repair, patch and replacement of existing exterior concrete structure using specified products.
- Masonry Repair #2 - Repair of vertical cracking in brick facade and mortar @ building corner.
- Masonry Repair #3 - Repair of vertical cracking in brick facade and mortar @ building corner. Include removal and replacement of 15 brick to match existing.
- Masonry Repair #4 - Repair of masonry and steel lintel at door opening.
- Masonry Repair #5 - Repair of vertical cracking in brick facade and mortar under existing window @ 3 Locations.
- Masonry Repair #6 - Tuck-pointing at exposed masonry ladder reinforcing.



1 AC Reynolds MS Key Plan

ACR1 | 1" = 80'-0"

Issue Date: 10.22.12

ACR1

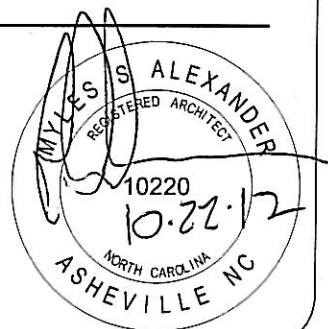
**Buncombe County Public Schools
2012 Masonry Repairs**

BCS04
AC Reynolds MS Repairs

175 Bingham Road
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ALEXANDER design studio

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October 22, 2012

ARCHITECTURE | CONSULTING | ANALYSIS
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SCOPE OF WORK

Project: A.C. Reynolds Middle School Masonry Repairs
2 Rocket Drive
Asheville, NC 28803

Drawing List: ACR1

Specifications: Sikatop 122 Plus Specifications
Sikatop 123 Plus Specifications
098700 – Special Coatings for metal
049010 – Masonry Tuckpointing
079200 - Sealant

Description of Work:

Work to take place on exterior of building only.

Masonry Repair #1:

- Repair of existing spalled concrete areas:
 - Concrete Repairs:
 - Use Sikatop 123 Plus repair system.
 - For all applications:
 - Apply Armatec 110 to existing rebar once it has been exposed and thoroughly cleaned.
 - Each system is to be installed in strict accordance with manufacturer's instructions of removal, cleaning, prepping and installation.
- Horizontal crack at brick veneer and concrete beam
 - Sawcut 1/2" deep x 1/2" wide sealant joint at base of column.
 - Clean by abrasive blasting and install a bond breaker tape at bottom of joint.
 - Prime joint and seal using specified sealant. Tool to concave profile.
- Vertical Cracking in beams:
 - Route out to a 1/2" V-shaped groove, clean, prime and seal using specified sealant.
- At all beam to column intersections:
 - Sawcut 1/2" x 1/2" wide sealant joint at base of column.
 - Clean by abrasive blasting and install a bond breaker tape at bottom of joint.
 - Prime joint and seal using specified sealant. Tool to concave profile.

Masonry Repair #2 & #3 :

- Repair vertical cracking of brick façade and mortar @ location indicated on drawing.
 - Install new brick expansion control joints through outer wythe of brick @ 4 locations.
 - Place within 48" of corners of building
 - Extend 8" below grade
 - Clean and install specified sealant.
 - Remove sealant from existing brick expansions control joints in north and south walls. Clean and install specified sealant.

Masonry Repair #4:

- Repair masonry and steel lintel at existing door opening.
 - Remove all loose mortar.
 - Prep steel lintel and masonry as specified.
 - Install new mortar to match adjacent.

Masonry Repair #5:

- Repair vertical cracking of brick façade and mortar at 3 window locations (Crack chasing).
 - Install new brick expansion control joints through outer wythe of brick @ each side of window.
 - Clean and install specified sealant.
 - Remove sealant from existing brick expansions control joints in north and south walls. Clean and install specified sealant.

Masonry Repair #6:

- Tuck-pointing at exposed masonry ladder reinforcing.
 - Remove all loose mortar.
 - Prep steel lintel and masonry as specified.
 - Install new mortar to match adjacent.

Unit Rates:

- Unit Rate: Provide a unit rate for adjustment of contract sum as requested by Owner.
 - Unit Rate #1: Concrete Repair (Square Foot)
 - Concrete repair unit rates rate shall be based upon a 12"x12"x2" area of work and shall include all prep, installation labor, material and all other work required to provide a finished and installed product.
 - Unit Rate #2: Brick expansion control joints (Linear Foot)
 - Install new brick expansion control joints through outer wythe of bri
 - Extend 8" below grade
 - Clean and install specified sealant.
 - Unit Rate #3: New sealant joint (Linear Foot)
 - Sawcut ½" deep x ½" wide sealant joint
 - Prime joint and seal using specified sealant. Tool to concave profile.

(NOTE: THE PROPOSAL FORM MUST BE FULLY EXECUTED AND RETURNED FOR CONSIDERATION)

****REVISED PROPOSAL FORM****

BUILDING ENVELOPE REPAIRS

RFP#29-12

DUE DATE: 10-31-12

By submitting this proposal, the potential contractor certifies the following:

- ** This proposal is signed by an authorized representative of the firm.
- ** It can obtain and submit to the Owner insurance certificates as required within 5 calendar days after notice of award.
- ** The cost and availability of all equipment, materials, and supplies associated with performing the services described herein have been determined and included in the proposed cost.
- ** All labor costs, direct and indirect, have been determined and included in the proposed cost.
- ** All taxes have been determined and included in the proposed cost.
- ** The offeror has attended the conference (*if applicable*) or conducted a site visit and is aware of prevailing conditions associated with performing these services.
- ** The potential contractor has read and understands the conditions set forth in this RFP and agrees to them with no exceptions.

Therefore, in compliance with this Request for Proposals, and subject to all conditions herein, the undersigned offers and agrees, if this proposal is accepted within 45 days (normally less) from the date of the opening, to furnish the subject services for a cost not to exceed:

PROJECT #1: ENKA MIDDLE SCHOOL ROOF & MASONRY REPAIRS PHASE II

Project Description:

Exterior brick masonry repairs, flashing repairs and sealing at the Enka MS gymnasium and auditorium as specified. Work shall be performed in coordination with school administration to avoid potential safety issues and to avoid disruption to instruction.

BASE BID:

\$ _____ dollars and _____/100 \$ _____

Unit Price #1: TUCK-POINTING PER LINEAL FT. \$ _____

Unit Price #2: MASONRY CLEANING, PREP AND SEALING PER SQUARE FT. \$ _____

Unit Price #3: REGLET WALL FLASHING PER LINEAL FT. \$ _____

PROJECT #2: ERWIN HIGH SCHOOL EXTERIOR REPAIRS PHASE III

Project Description:

Exterior precast concrete repairs and traffic topping application at Erwin HS as specified. Work shall be performed in coordination with school administration to avoid potential safety issues and to avoid disruption to instruction.

BASE BID:

\$ _____ dollars and _____/100 \$ _____

Unit Price #1: HORIZONTAL REPAIRS PER SQ. FT. \$ _____

CONTINUED ON NEXT PAGE

Unit Price #2: VERTICAL REPAIRS PER SQ. FT. \$ _____

Unit Price #3: OVERHEAD REPAIRS PER SQUARE FT. \$ _____

Unit Price #4: TRAFFIC COATING, HORIZONTAL SURFACE PER SQ. FT. \$ _____

Unit Price #5: TRAFFIC COATING, VERTICAL SURFACE PER SQ. FT. \$ _____

PROJECT #3: A.C. REYNOLDS MIDDLE SCHOOL MASONRY REPAIRS

Project Description:

Exterior concrete repairs, at AC Reynolds MS as specified. Work shall be performed in coordination with school administration to avoid potential safety issues and to avoid disruption to instruction.

BASE BID:

\$ _____ dollars and _____ /100 \$ _____

Unit Price #1: CONCRETE REPAIRS PER SQ. FT. \$ _____

Unit Price #2: BRICK EXPANSION JOINTS PER LINEAL FT. \$ _____

Unit Price #3: NEW SEALANT JOINT PER LINEAL FT. \$ _____

PROJECT #4: UNIT PRICES FOR ADDITIONAL WORK SYSTEM WIDE

Project Description:

Unit prices following the specifications and requirements of the masonry repairs project for: 1) masonry tuck pointing per lineal foot, 2) masonry cleaning and sealing per square foot, and 3) control or expansion joint restoration, including cleaning of joint , installation of backer rod or bond breaker as required, and application of polyurethane caulk per specification. Prices need to be applicable for 12 months and can be utilized on any BCS campus, with the option to continue up to 24 additional months if agreed by both parties. The contractor would not be called to perform this work without an expected minimum value of \$1,500 per job.

Unit Price #1: MASONRY TUCK POINTING PER LINEAL FT. \$ _____

Unit Price #2: MASONRY CLEANING & SEALING PER SQ. FT. \$ _____

Unit Price #3: CONTROL OR EXPANSION JOINT RESTORATION \$ _____

Addendum #1 received: _____ Attended prebid conference: _____

OFFEROR: _____

ADDRESS: _____

CONTINUED ON NEXT PAGE

CITY, STATE, ZIP: _____

TELEPHONE NUMBER: _____ FAX: _____

FED ID No: _____ Type & License #: _____

E-MAIL: _____ MBE Status: _____

Principal Place of Business if different from above (See General Information on Submitting Proposals, Item 18.): _____

BY: (Signature) _____ TITLE: _____

DATE: _____ (Typed or printed name) _____

END OF PROPOSAL FORM