

DOCUMENT 00 91 01 –

**ADDENDUM NO. 1**

**1. GENERAL**

This document includes requirements that clarify or supersede portions of the bid and/or contract requirements for the project. This Addendum is a Contract Document.

**2. SUMMARY**

The following changes, additions and deletions shall be made to the following document(s); all other conditions shall remain the same. **(Changes will be marked in red.)**

Revisions to Specification Sections

- 1) Replace Specification Section 01 11 00 Summary of Work in its entirety with the attached.
- 2) Replace Specification Section 01 21 00 Allowance in its entirety with the attached.

END OF DOCUMENT

**SUMMARY OF WORK**

**PART 1 - GENERAL**

**1.01 RELATED DOCUMENTS AND PROVISIONS**

All Contract Documents should be reviewed for applicable provisions related to the provisions in this document, including without limitation:

- A. General Conditions, including, without limitation, Site Access Conditions and Requirements;
- B. Special Conditions.

**1.02 SUMMARY OF WORK COVERED BY CONTRACT DOCUMENTS**

- A. The Work of this Contract consists of the following:

Provide all labor materials equipment safety and supervision as detailed within the contract document necessary to execute and complete the **Andrew Hill** Concessions Building Project in its entirety as noted in the contract documents; this work includes, but not necessarily limited to:

- (1) All site work, excavation, compaction, building pad, underground utilities, trenching, shoring, off hauling and importing soil/spoil/debris, paving, landscaping, connections of all utilities, safety, protection and/or replacement, as needed, of existing surfaces, equipment, materials.

Note: Underground utilities, including storm drain line, domestic water line, fire water line and fire hydrant, sanitary sewer line and sewer pump, and electrical conduit (conduit only) will be performed by others. The utilities mentioned above will be installed prior to the start of this project and will stop 5' away from the concession building. Contractor is responsible to connect the installed underground utilities to the concession building, and all necessary activities to ensure all connections are functional and complete to achieve occupancy.

- (2) All low voltage and telecommunications work within and outside the building. Building manufacturer to provide pull boxes and stubs to the area above the ceiling.
- (3) Contractor shall coordinate all required testing and inspection, and temporary facilities as defined and/or necessary to complete the Scope of Work.
- (4) Contractor shall coordinate Work with the modular manufacturer of the Concessions Building (Enviroplex, Inc.) and all onsite Work to be performed by Enviroplex, Inc., including, but not limited to:

- (a) Providing Site Survey information including locating the building corners and finish floor.
- (b) Contractor shall construct the building pad and provide excavation for the building crawlspace and foundation system. Excavation shall overcut the foundation dimensions by 3 feet on all sides. At the bottom of the foundation; embedment depth and compaction of the subgrade must meet approved drawings/specifications. Contractor shall reference Enviroplex P.C. drawings and Geotechnical report.
- (c) Providing layout for foundation perimeter penetrations.
- (d) Provide backfill and compaction up to foundation perimeter.
- (e) Providing access and a clear staging area for the building sections.
- (f) Provide all temporary facilities necessary for the placement of the building including on site water, power, and toilet facilities.
- (g) Contractor shall include with their final cleaning, a thorough "white glove" cleaning of the building itself both inside and out.

### **1.03 CONTRACTS**

- A. Perform the Work under a single, fixed-price Contract.

### **1.04 WORK BY OTHERS**

- A. Work on the Project that will be performed and completed prior to the start of the Work of this Contract:
  - (1) Not Applicable
- B. Work on the Project that will be performed by others concurrent with the Work of this Contract:
  - (1) Not Applicable

### **1.05 CODES, REGULATIONS, AND STANDARDS**

- A. The codes, regulations, and standards adopted by the state and federal agencies having jurisdiction shall govern minimum requirements for this Project. Where codes, regulations, and standards conflict with the Contract Documents, these conflicts shall be brought to the immediate attention of the District and the Architect.
- B. Codes, regulations, and standards shall be as published effective as of date of bid opening, unless otherwise specified or indicated.

## **1.06 PROJECT RECORD DOCUMENTS**

- A. Contractor shall maintain on Site one set of the following record documents; Contractor shall record actual revisions to the Work:
  - (1) Contract Drawings.
  - (2) Specifications.
  - (3) Addenda.
  - (4) Change Orders and other modifications to the Contract.
  - (5) Reviewed shop drawings, product data, and samples.
  - (6) Field test records.
  - (7) Inspection certificates.
  - (8) Manufacturer's certificates.
- B. Contractor shall store Record Documents separate from documents used for construction. Provide files, racks, and secure storage for Record Documents and samples.
- C. Contractor shall record information concurrent with construction progress.
- D. Specifications: Contractor shall legibly mark and record at each product section of the Specifications the description of the actual product(s) installed, including the following:
  - (1) Manufacturer's name and product model and number.
  - (2) Product substitutions or alternates utilized.
  - (3) Changes made by Addenda and Change Orders and written directives.

## **1.07 EXAMINATION OF EXISTING CONDITIONS**

- A. Contractor shall be held to have examined the Project Site and acquainted itself with the conditions of the Site and of the streets or roads approaching the Site.
- B. Prior to commencement of Work, Contractor shall survey the Site and existing buildings and improvements to observe existing damage and defects such as cracks, sags, broken, missing or damaged glazing, other building elements and Site improvements, and other damage.
- C. Should Contractor observe cracks, sags, and other damage to and defects of the Site and adjacent buildings, paving, and other items not indicated in the Contract Documents, Contractor shall immediately report same to the District and the Architect.

## **1.08 CONTRACTOR'S USE OF PREMISES**

- A. If unoccupied and only with District's prior written approval, Contractor may use the building(s) at the Project Site without limitation for its operations, storage, and office facilities for the performance of the Work. If the District chooses to beneficially occupy any building(s), Contractor must obtain the District's written approval for Contractor's use of spaces and types of operations to be performed within the building(s) while so occupied. Contractor's access to the building(s) shall be limited to the areas indicated.
- B. If the space at the Project Site is not sufficient for Contractor's operations, storage, office facilities and/or parking, Contractor shall arrange and pay for any additional facilities needed by Contractor.
- C. Contractor shall not interfere with use of or access to occupied portions of the building(s) or adjacent property.
- D. Contractor shall maintain corridors, stairs, halls, and other exit-ways of building clear and free of debris and obstructions at all times.
- E. No one other than those directly involved in the demolition and construction, or specifically designated by the District or the Architect shall be permitted in the areas of work during demolition and construction activities.
- F. The Contractor shall install the construction fence and maintain that it will be locked when not in use. Keys to this fencing will be provided to the District.

## **1.09 PROTECTION OF EXISTING STRUCTURES AND UTILITIES**

- A. The Drawings show above-grade and below-grade structures, utility lines, and other installations that are known or believed to exist in the area of the Work. Contractor shall locate these existing installations before proceeding with excavation and other operations that could damage same; maintain them in service, where appropriate; and repair damage to them caused by the performance of the Work. Should damage occur to these existing installations, the costs of repair shall be at the Contractor's expense and made to the District's satisfaction.
- B. Contractor shall be alert to the possibility of the existence of additional structures and utilities. If Contractor encounters additional structures and utilities, Contractor will immediately report to the District for disposition of same as indicated in the General Conditions.

## **1.10 UTILITY SHUTDOWNS AND INTERRUPTIONS**

- A. Contractor shall give the District a minimum of three (3) days written notice in advance of any need to shut off existing utility services or to effect equipment interruptions. The District will set exact time and duration for shutdown, and will assist Contractor with shutdown. Work required to re-establish utility services shall be performed by the Contractor.

- B. Contractor shall obtain District's written approval as indicated in the General Conditions in advance of deliveries of material or equipment or other activities that may conflict with District's use of the building(s) or adjacent facilities.

**1.11 STRUCTURAL INTEGRITY**

- A. Contractor shall be responsible for and supervise each operation and work that could affect structural integrity of various building elements, both permanent and temporary.
- B. Contractor shall include structural connections and fastenings as indicated or required for complete performance of the Work.

**PART 2 – PRODUCTS Not Used.**

**PART 3 – EXECUTION Not Used.**

END OF DOCUMENT

**ALLOWANCE**

**PART 1 GENERAL**

**1.1 SECTION INCLUDES**

A. Non-specified work.

**1.2 RELATED SECTIONS**

A. Document 01 10 00 (Summary of Work)

B. Document 01 29 00 (Payments and Completion)

C. Document 01 32 19 (Submittal Procedures)

**1.3 ALLOWANCES**

A. Included in the Contract, as listed below, as an allowance for Unforeseen Conditions within the limits set forth in the Contract Documents. This Allowance shall not be utilized without written approval by the District.

**Allowance #1 – Contractor to provide \$20,000 for any unforeseen coordination issues with the underground utilities' installation.**

B. Contractor's costs, without overhead and profit, for products, delivery, installation, labor, insurance, payroll, taxes, bonding and equipment rental will be included in Allowance Expenditure Directive authorizing expenditure of funds from this Allowance. No overhead and profit shall be added to the Allowance Expenditure Directive.

C. Funds will be drawn from Allowance only with District approval evidenced by an Allowance Expenditure Directive.

D. At Contract closeout, funds remaining in Allowance will be credited to District by Change Order.

E. Whenever costs are more than the Allowance, the amount covered by the Allowance will be approved at cost. The Contract Price shall be adjusted by Change Order for amounts in excess of the Allowance.

**PART 2 PRODUCTS**

Not used.

**PART 3 EXECUTION**

Not used.

END OF DOCUMENT