



Purchasing Division
Finance Department

Room 120
411 West First Street
Duluth, Minnesota 55802



218-730-5340



purchasing@duluthmn.gov

Addendum 2
Solicitation 21-99290
City Hall Renovations to Ground, 3rd and 4th Floors

This addendum serves to notify all bidders of the following changes to the solicitation documents:

Please see the addendum attached.

Please acknowledge receipt of this Addendum by checking the acknowledgment box within the www.bidexpress.com solicitation.

Posted: **March 12, 2021**

March 12, 2021

**Duluth City Hall Renovations – 3rd, 4th and Ground Floors
411 West 1st Street, Duluth, MN
Bid Number: 21-99290**

Bid Opening: Thursday, March 18, 2021 at 2:00 PM

NOTICE TO BIDDERS

The following addendum shall be appended to and shall become a part of the plans and specifications for Duluth City Hall Renovations – 3rd, 4th and Ground Floors, 411 West 1st Street, Duluth, Minnesota

This addendum supersedes and supplants all previous reference to similar items.

RW FERN ASSOCIATES INC.

ADDENDUM #2

General Information

- 1) See attached list of questions submitted to City Purchasing and answers.

Specification

- 1) Section 09 21 00 – Plaster & Plaster Patching
1.1 Summary, Add paragraph I. to this article:

I. Repair work in this section to include repair of damage to existing gypsum board as part of 5000 S.F. base bid and unit price quantity and amounts.

- 2) Section 09 50 00 – Acoustical Ceilings
The following product is approved pending final review of conformance to plans, specifications, and project requirements.

Ceiling Grid USG

Plans

- 1) Elevation 6/A2 and 5/A4.1
Change height of cabinet about refrigerator to 1'-0" tall.
- 2) Elevation 3/A3.2, Plan 2/A3.2
Change reference to details from 7/A3.2 and 8/A3.2 to 6/A3.2 and 5A4.2
- 3) Sheet A 4 – Room Finish Schedule
 - a) Rooms G11, G12, G13, G15, and G16 to receive 6" rubber base at existing terrazzo base locations.
 - b) Corridor 409 – Delete reference to carpet.

- c) Break 419 – Delete reference to carpet. Floor finish to be VCT – refer to plan for demarcation.
- 4) Sheet A4.1 – Cabinet Elevations
Refer to Detail 14/A4.1 for typical cabinet configuration.
- 5) Elevation 11/A4.1
Height of counter each side of lower accessible counter to be 42”.
- 6) Elevation 2/A4.2
Overall total cabinet width is 12'-5". Mail slots and lower cabinet to remain as shown; wall and base cabinet to left of mail slot cabinet is to have three (3) doors and drawers equally spaced.
- 7) Elevation 3/A4.2
Add/change section detail to 4/A4.2.

Mechanical/Electrical – See attached addendum from Gausman & Moore.

END OF ADDENDUM

Attachments: Questions and Answers
Mechanical/Electrical Addendum



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The following questions were submitted and are answered below:

1. For the existing radiators, is there any work to be done to the control valves, especially including control valves or pneumatics?
There is no work to be done to the control valves. Regarding pneumatics, we will respond in the addendum (in a wall being demo' d for instance).
2. 6/A3.2 calls for 1/2" laminated glass panels coped around the existing plaster moldings. Feedback from glazing contractors is that the glass cannot be coped to this degree. Is it acceptable to create angled/straight lines instead of coping?
No. Did checking and Old Castle can do it.
3. Please confirm all lead and ACM remediation is by owner.
See Addendum #1.
4. There are many products that are called out to be salvaged and turned over to the owner. Please advise on the contractor's level of responsibility - are we simply removing, or are we expected to clean, remove nails, etc. and sort materials into the owner's storage room?
Refer to Specification Section 02 40 00 for what to do here.
5. 09 50 00 Acoustical Ceilings calls for the grid to be Chicago Metallic 200 series. Please confirm if it is acceptable to use a USG equal.
Yes.
6. Please confirm if we are to include an allowance for gypsum plaster repair, and if so, what that allowance should be.
Gypsum wall repair will be part of the plaster repair work listed in the specification section 09 21 00 for base bid amount and for unit price.
7. Will electrical contractor be responsible for figuring out the route for chase/wiring from fourth floor to ground floor main panel?
The contractor is responsible for figuring out the routing of the feeder for the new panel P3N-401 from the main switchboard in the electrical room on ground floor (means and methods).

ADDENDUM

THE FOLLOWING DRAWINGS ARE
ATTACHED HERETO:
N/A

ARCHITECT:

Robert Fern, AIA, CID
RW Fern Associates
5517 Grand Avenue
Duluth, MN 55807

OWNER:

City of Duluth

ADDENDUM NO. 2**PROJECT:**

City of Duluth City Hall
Ground, 3rd and 4th Floors Remodel

G&M Project No. 87458

DATE: March 12, 2021

Sent from:

☒ **St. Paul Office**
700 Rosedale Tower
1700 Highway 36 West
St. Paul, MN 55113
Phone: 651-639-9606
FAX: 651-639-9618

☐ **Santa Clarita Office**
Suite 205
26415 Carl Boyer Drive
Santa Clarita, CA 91350
Phone: 661-291-1978
FAX: 661-291-6213

To: Prime Contract Bidders and all others to whom the Project Manual and the Project Drawings have been issued by the Architect/Engineer or Contractor.

This Addendum is a Contract Document and may apply to any or all Contracts and subcontracts. Unless otherwise specified herein or shown on the attached drawings (if any), all work required by this Addendum shall be in complete accord with the Contract Documents and subsequent Addenda thereto.

The items listed in this Addendum are not in any order in regard to the Project Drawings or the Project Manual. All contractors are cautioned to examine each and every item of this Addendum.

The bidder shall insert the Addendum number in the space indicated on the Project Proposal Form. Failure to comply may result in the bid being rejected.

<u>ITEM</u>	<u>REFERENCE</u>	<u>CHANGE/COMMENTS</u>
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CHANGES TO MECHANICAL DRAWINGS

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| 1. | Sheet M1.1 | Add General Note "H" to HVAC GENERAL NOTES: "Any control wiring or pneumatic tubing found in walls to be removed shall be rerouted and reconnected to control system to maintain control of equipment to remain." |
| 2. | Sheet M3.4 | Revise keynote #2 as follows: "Pipe penetration box for pipes and conduit through roof. Mechanical Contractor shall employ a qualified EPDM roofing contractor to furnish and install new roof pipe penetration box for refrigeration linesets and electrical conduit as shown in detail 2/M3.4 and as recommended by EPDM roofing manufacturer. Pipe penetration box shall be installed to roofing manufacturer's requirements and shall not void any existing roof warranties." |

CHANGES TO ELECTRICAL DRAWINGS

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| 1. | Sheet E1.1 | Added the following to specification section 270010 COMMUNICATIONS - Cable Supports: 'Use of J-Hooks above accessible ceiling space is acceptable.' |
| 2. | Sheet E1.1 | Added the following to specification section 260533 RACEWAYS: Conceal EMT in building construction except in unfinished spaces. Utilize surface wireway (wiremold) in public spaces, EMT is not allowed for surface mounting in public spaces.' |
| 3. | Sheet E3.1 | Revise keynote #10 as follows 'Provide ¾" empty conduit with pull string routed to existing door access head end equipment for owner furnished card reader, verify location of head end equipment with owner. Verify requirements with owner prior to rough-in'. |
| 4. | Sheet E3.2 | Revise keynote #10 as follows 'Provide ¾" empty conduit with pull string routed to existing door access head end equipment for owner furnished card reader, verify location of head end equipment with owner. Verify requirements with owner prior to rough-in'. |
| 5. | Sheet E3.2 | Remove panel P3N-401 location adjacent to panel 'M'; location identified on sheet E3.3 in the Penthouse is correct. |
| 6. | Sheet E3.3 | Revise keynote #10 as follows 'Provide ¾" empty conduit with pull string routed to existing door access head end equipment for owner furnished card reader, verify location of head end equipment with owner. Verify requirements with owner prior to rough-in'. |