

This Addendum is hereby made a part of the Contract Documents on the subject work as though originally included therein. The following clarifications, amendments, additions, deletions and/or modifications to the Specifications and Drawings change the original documents only in the manner and the extent stated.

PART I - PERTAINING TO THE DRAWINGS

IA. Not Applicable.

PART II - PERTAINING TO THE SPECIFICATIONS

IIA. Specification Section 00 0020 – Invitation For Bids – modified as follows: The Owner will receive sealed bids from Contractors at Augusta University Christenberry Field House, Room CFH 240 (NE Mezzanine, Lobby at Flagpole Entrance), 3109 Wrightsboro Road, Augusta, GA 30909. Bids must be physically on the table in the Bid Room by **11:00 AM**, at the time legally prevailing in Augusta, Georgia on **Tuesday, February 27th, 2024**, for the construction of J-381 – CHRISTENBERRY FIELD HOUSE RENOVATION, located in Augusta University, Augusta Georgia. **Time for receipt of sealed bids will be called and sealed bids collected and moved to Room CFH-237 for being publicly opened and announced.**

IIB. Specification Section 01 3100 – Project Management and Coordination – modified as follows:

1. Subsection 1.04 COORDINATION – **Add Item F – Coordination Meetings: *The Contractor shall schedule and meet with the AU Environmental Health and Safety Group prior to the start of construction to discuss safety measures prior to mobilization. The Contractor to provide PCRA (preconstruction risk assessment) forms for review prior to the meeting date and time. Required forms are available at the following*** **web link:**
<https://augustauniversity.app.box.com/s/i33o7lbr1ovnr2afj5hnn628jmnphf>.

IIC Specification Section 02 5000 – Building Remediation, Part 3 Execution, Subsection 3.02 Pointing, Item B modified as follows: ***Include in the Scope of Work: Pointing 25% of the area of the existing split-faced and smooth faced concrete block.***

IIE. Specification Section 10 1419 – Dimensional Letter Signage, Subsection 2.02 Letters, Part B, Item 3 to be modified as follows: ***Letter Size: As indicated H x nominal 3” depth in lieu of the 4.5” depth as previously specified. Proposed fabricated aluminum letter construction is not desired for intended applications.***

PART IV – PERTAINING TO BIDDER QUESTIONS (RFI)

IVA. Bidder RFI questions received to date including responses are provided below.

1. Per Section 00 3100-2, Unit Price No.s 2, 3, and 4: The unit price is per linear foot. Should this be square feet? If not, what height should we assume for the unit pricing of Wall remediation, rust repair, and supplemental wall bracing?
 - ***Unit Price No. 2: Work scope associated with Unit Price No. 2 – Existing exterior metal stud (LGMF) augmentation and remediation. Reference 05-4500 – Cold Formed Metal Framing for defined work scope. This work scope is targeted to the existing building wall areas that include existing structural cross bracing within the metal stud framing system as depicted on Drawing Sheet A110. The defined work scope could occur within the highlighted elevation areas depicted. The LF designation for the Bid Form unit price would therefore include the height of the respective cross bracing wall area.***
 - ***Unit Price No. 3: Work scope associated with Unit Price No. 3 -Rust repair of existing cold-formed metal framing members and components. Reference 02-5000 - Building Remediation, Subsection 3.03 for defined work scope. The defined work scope would apply to head and sill of vertical bay framing, head and sill of wall framing and head and sill conditions for exterior through wall***

- openings. Do not include the existing exterior wall area associated with previous exterior wall EIFS veneer replacement for this specific work scope.*
- *Unit Price No. 4: Work scope associated with providing supplemental cold-formed metal stud wall bracing where indicated in Contract Documents. This defined work scope could occur.*
2. Coping Details on Drawing Sheet A410 – Due to the age of the existing PVC roof membrane, we are concerned it may no longer be weldable. Sarnafil doesn't offer an EPDM product. Is it permissible to install a 060 mil EPDM black flashing cap in lieu of weldable PVC? This will likely void what is left of the warranty on the existing roof.
- *Concerns regarding the age of the existing PVC roofing system membrane and "weldability" utilizing new EPDM membrane are acknowledged. The intent of design details is to provide the provision to weatherseal the new parapet cap construction, installation of new metal coping cap as specified and the ability to integrate new construction with the existing PVC roofing membrane. Bidders to include in their bid, a continuous new peel and stick membrane over the reconstructed parapet top to seal the top of parapet condition. Application of a continuous new EPDM membrane layer over the parapet cap construction from outside edge of parapet cap construction and to extend a nominal 4 inches below the new continuous metal termination bar location below the new metal parapet cap coping. The existing PVC roofing membrane to extend up and over the new parapet cap construction as far as the existing membrane will allow without adversely affecting the existing PVC membrane. A new continuous metal termination bar is to be placed at the juncture of the existing PVC roofing system membrane and the new EPDM membrane over the modified parapet wall construction. The new continuous metal termination bar to be mechanically fastened to existing roof framing/parapet wall construction as applicable and sealed with continuous bead of sealant top and bottom in compliance with SMACNA details. The back side leg of the new metal coping cap to extend sufficient distance to cover the new continuous metal termination bar assembly.*
3. Specification 07 7100, 2.01.B requires a factory-fabricated 063 Alum Kynar coping cap from one of the manufacturers listed. Is it permissible to locally fabricate and install a 040 Alum Kynar cap with a continuous cleat and splice plated joints in lieu of the fabricated cap? The locally fabricated cap would meet NRCA, SMACNA, and ANSI SPRI ES1 design and construction specifications.
- *The proposed substitution of a locally fabricated and installed 040 Alum Kynar cap with a continuous cleat and splice plated joints will be acceptable in lieu of the specified metal coping cap design criteria. All remaining applicable metal coping cap specification criteria to apply.*
4. Sheet S-800, Cold-formed metal framing Note 13, clarifies drawings and calculations required by the contractor's engineer. Please clarify which guidance prevails in the event of a conflict between the contractor's engineer and the project structural drawings.
- *Project structural drawings provide the minimum design guidance for structural remediation repairs anticipated as determined from review of as-built documentation and the Appendix A documentation included with Specification Section 05 4500 for prior wall and structural system repair for failed wall finish area. This minimum design guidance is used as the basis of structural remediation repair effort to be included in the project base bid for designated areas of anticipated wall repair. This minimum design criteria to be field verified during construction for wall and structural system conditions identified to exist following removal of existing building finish system and will be the basis for the actual level of structural remediation work scope required*

at the designated building repair wall areas. This new basis of structural remediation design will allow the Contractor's engineer to verify and/or modify the actual new structural remediation effort required for each respective designated wall repair area. Any deviation from the field verified conditions to the minimum design requirements included within the Construction Documents to be documented and forwarded to the Structural EOR for further review and issuance of additional clarification as may be required. The Contractor's engineer is to validate the new basis of required structural remediation design to be made at each respective wall repair area. This approach provides a common basis of design for project bid and establishes the basis of design by which review of actual field conditions will be evaluated during construction.

5. The structural drawings indicate required framing augmentation, and Spec 05 4000 indicates including the structural remediation noted in Appendix A. Please confirm which requirement prevails.
 - *Appendix A references structural wall repairs to the existing metal stud framing system for the failed EIFS finish veneer when repaired. This document is provided as guidance for the anticipated level of new structural remediation effort that can be anticipated to be required at the designated existing wall locations and conditions. The structural remediation at these designated locations to be completed under the guidance of design criteria and details provided on the structural drawings and applicable technical specification sections issued for this project and will supersede the actual structural remediation work scope depicted in the Appendix A document. Reference response to RFI question 4 above for additional related information.*
6. Appendix A appears to reference framing required for an EIFS system. Please confirm this framing guidance has been verified as adequate for the new metal wall panels.
 - *Appendix A references structural wall repairs to the existing metal stud framing system for the failed EIFS finish veneer when repaired. This document is provided as guidance for the anticipated level of new structural remediation effort that can be anticipated to be required at the designated existing wall locations and conditions. The structural remediation at these designated locations to be completed under the guidance of design criteria and details provided on the structural drawings and applicable technical specification sections issued for this project and will supersede the actual structural remediation work scope depicted in the Appendix A document. Reference response to RFI question 4 above for additional related information.*
7. Per the signage spec 10 1419 2.02B, the signage is specified as 4.5" deep Cast Aluminum Letters, which is not a standard depth for cast lettering. Please clarify that 4.5" deep fabricated aluminum letters would be acceptable. Another option would be 1.5 to 2" deep cast aluminum letters, which are also readily available.
 - *Contractor to reference Part 2 Item IIE above for response to this RFI question. Proposed fabricated aluminum letters do not appear through additional research to be suitable for the intended mounting applications.*
8. Section 07 4213 Flat Seamed and Corrugated Panels calls out a flat panel for the curved areas and the elevations show a vertical metal panel, but 1/A402 shows a horizontal corrugated metal panel system. What is desired in these locations?
 - *Wall Section 1/A402 indicates the wrong metal panel profile for this condition. The correct metal panel type for this condition is the Berridge Flat Panel (Elevation Legend Item 10) mounted in a vertical orientation as illustrated on Athletic Entry Canopy Elevation 5/A250.*
9. Please provide plan details showing inside and outside corner details, window jamb

- details, and wall termination details.
- ***The requested details will be dependent upon the manufacturer of the metal siding panel utilized and their respective standard details for the noted conditions. Approved metal panel manufacturer standard details to be provided and reviewed at the submittal phase for any required modifications needed to meet existing field conditions.***
10. Please provide a plan detail for the Level 2 Southwest wing Southwest entrance. Clip taken from A202 (Clip depicts recessed secondary building entrance for Admin wing of building – plan right of main building entrance depicted on drawing A202).
- ***The vertical faces of the recessed wall areas to receive the flat metal panel type installed in a vertical orientation (similar to the radius corner main entrance areas of building) for the wall areas of the interior of entrance area recess. The corrugated metal siding panels will stop at the outside corners of this area and be terminated with manufacturer standard outside corner detail or standard metal panel termination detail. The flat panel metal siding to be stopped utilizing manufacturer standard panel termination detail or standard interior corner detail adjacent to recessed building entrance doors.***
11. Please provide a plan detail for the East elevation Roof level columns as seen below. Clip taken from A203. (Clip depicts the 2 protruding fins depicted at left side of plan on drawing sheet A203 and tagged with Section Detail tag 1B/A401).
- ***The noted east elevation roof level columns are actually metal framed wall fins as depicted in plan in Fin Wall Detail 1/A411. The fins do not extend to grade level. Reference the extreme left-hand side of North Elevation 2/A300 and extreme right-hand side of South Elevation 1/A300 for depiction of the fin areas.***
12. Please provide hidden West elevation. Clip taken from A203. (Clip depicts the exterior building wall area which includes Floor Plan Key Notes 2 & 3 at the right-hand side of the main high bay building area and/or left-hand side of the lower admin wing building area as shown on drawing A203).
- ***The referenced elevation is the central upper wall area as depicted in West Elevation 1/A301 and includes the area illustrated with “AUGUSTA UNIVERSITY” building letters.***
13. Please provide hidden West elevation. Clip taken from A203. (Clip depicts the left-hand exterior wall area of the raised roof portion of the Admin Wing area of the building at the right-hand side of plan as depicted on drawing sheet A203 and just above the Wall Section tag labeled 7/A402).
- ***The referenced elevation is equivalent to the upper half of West wall of the Admin Wing as depicted in West Elevation 1/A301 and similar to the corresponding wall area of Wall Section 5/A402.***
14. Please provide the location of Wall Section 1/A400.
- ***Wall Section 1/A400 is the equivalent of the wall section tag 4/A402 on the left side of plan at Demolition Floor Plan 1/A101, for the new construction work scope.***
15. Is there a phasing plan for the project?
- ***No. Contractor proposed project phasing to be submitted, reviewed, and approved by Owner and Architect prior to commencement of work. Contractor’s option as to their proposed phasing plan sequencing based on initial coordination with Owner to maintain facility operations and accommodate major event schedules.***
16. The metal panel spec calls for factory mitered corners. From our research, factory mitered corners are not available on the specified metal panel systems. It is also not recommended that single skin panels have mitered corners due to expansion and contraction which allows for gaps to occur where the panels meet. Is it acceptable to use

- that standard formed trims in the base bid?
- ***Manufactured prefabricated miter corners are to be used for base bid work scope. Proposed manufacturer standard formed outside corner trims are included as part of Deductive Bid Alternate No. 5. Our research indicated that most specified metal panel vendors could provide a prefabricated corrugated metal panel outside corner detail. This detail may be a special order or long lead time condition for some metal panel manufacturers which should be considered when selecting the metal panel manufacturer included in bid.***
17. Please provide plan details showing inside and outside corner details, window jamb details, and wall termination details.
- ***(Duplicate of RFI question 9 above. Reference response to RFI question 9 above).***
18. Section 07 4213 Flat Seamed and Corrugated Panels calls out a flat panel for the curved areas and the elevations show a vertical metal panel, but 1/A402 shows a horizontal corrugated metal panel system. What is desired at these locations?
- ***(Duplicate of RFI question 8 above. Reference response to RFI question 8 above).***
19. Please provide a plan detail for the Level 2 Southwest wing Southwest entrance. Clip taken from A202.
- ***(Duplicate of RFI question 10 above. Reference response to RFI question 10 above).***
20. Please provide a plan detail for the East elevation Roof Level columns as seen below. Clip taken from A203.
- ***(Duplicate of RFI question 11 above. Reference response to RFI question 11 above).***
21. Please provide hidden West elevation. Clip taken from A203.
- ***(Duplicate of RFI question 12 above. Reference response to RFI question 12 above).***
22. Please provide the location of Wall Section 1/A400.
- ***(Duplicate of RFI question 14 above. Reference response to RFI question 14 above).***

ATTACHMENTS:

END OF ADDENDUM THREE REBID