



ROANOKE COUNTY

**FINANCE AND MANAGEMENT SERVICES DEPARTMENT
PURCHASING DIVISION**

ADDENDUM # 4

FOR

**IFB # 2020-065
Public Service Center Construction**

**OPENING DATE: August 5, 2020
OPENING TIME: 2:00 P.M.**

DATE of IFB: June 26, 2020

- This Addendum # 4 will be provide information regarding additional questions received.
- This Addendum includes a Project Reference Form as part of the Specification Updates.
- Please note the new Opening/Due Date of August 5, 2020 at 2:00 PM.

July 26, 2020

CJMW Project No. 18-1090

ADDENDUM NO. 4

IFB # 2020 – 065

Roanoke County Public Service Center Construction
Hollins Road Project
Pre-Engineered Buildings Project

TO ALL BIDDERS:

This Addendum supplements and amends the Plans and Specifications **prepared by CJMW Architecture dated March 9, 2020, Revision 2; Bid Set, June 22, 2020 as noted below** and shall be taken into account in preparing proposals and shall become a part of the Contract Documents. The Bidder shall indicate receipt of this Addendum and any previously issued Addenda on the Proposal Form. Each holder of bid documents registered with the Architect will receive a copy of each Addendum. Each prime bidder is responsible for distribution of information conveyed in this Addendum to his sub-bidders and suppliers.

OPENING DATE CHANGE: The Bid Opening Date shall be changed from July 31, 2020 to the new date of **Wednesday, August 5**. Time, location, and related items shall remain the same.

SUBMITTED PRE-BID QUESTIONS

1. Question: At Pre-engineered Buildings and Hollins Road Projects are snow guards required for the roofs? They are currently not shown on the plans.
Answer: Snow guards shall be provided on roofs at the following locations:
 - a) Pre-engineered Building Project (Stormwater, PRT)
 - b) Hollins Road Project: Wash Bay and the Fleet Service Center South Addition Alternate #2 (shed roof).

2. Question: At the Pre-engineered Building Project, sheet A6.01, may we use standard primed zee purlins in lieu of acrylic-coated, galvanized zee purlins?
Answer: Zee purlins shall be protected from corrosion. Purlins that are inside the weather protected envelop of Stormwater and PRT (Pre-engineered Building Project) may be primed or galvanized. See the Project Manual: Specification Section 05-5000, Article 2.6 A. and 2.6 B.

At the Wash Bay Building (Hollins Road Project), provide galvanized steel for the zee purlins and other hidden steel members. The steel frame and other large, interior steel

members are to be protected with Industrial Epoxy Paint, as noted on drawing A4, Sheet A6.02. Also see: Specification Section 09-9123, Article 2.03 E.

3. Question: At the Pre-engineered Building Project, drawing A4/A5.01: Are we to match existing roofing and siding on the pole barn addition? If so, we will not be able to provide a weather-tight warranty.
Answer: The roof and siding shall be similar in appearance, weather-tight, and warrantied.
4. Question: At Pre-engineered Building Project, sheet C-301, note calls for outdoor equipment screening fence - refer to architectural plans for additional information. Fence detail not found in architectural drawings. Please verify detail.
Answer: The screened fence shall be 6' high and made of pressure treated lumber. Detail to follow in next addendum.
5. Question: At Hollins Road Project, Wash Bay and Supply Shed, the disconnects inside the wash bay and the supply shed do not have a note saying if they need to be Nema1, Nema 3r or Nema 4x. Please clarify what Nema type disconnect switches need to be in these two buildings.
Answer: Provide disconnect switches per NEC and environmental conditions per specification 26-2816. All disconnect switches in the Shed shall be NEMA-1 and all disconnect switches in the Wash Bay shall be NEMA-4X.
6. Questions: Hollins Road Project, sheet C-301, a) Please clarify if the light gray fencing is existing; b) Please provide a size for the new gate at the north end of the Cold Storage/New IT parking lot (on west side of the building); c) Does existing fencing need to tie into the new 30' and 24' vehicular control gates into 5235 and 5285 Hollins Road?
Answers:
 - a) Yes, the light grey fence linework denotes existing fencing.
 - b) The new gate at the north end of the Cold Storage/New IT parking lot shall be two, 14' gates.
 - c) The 30' and 24' gates are for traffic control only and do not have connecting chain-link fencing.
7. Question: On the Hollins Road Project, Is the County hiring a third-party air monitor for the post abatement air quality testing?
Answer: Yes, the County will hire the testing agency, the general contractor is to coordinate with testing.

8. Question: Hollins Rd. and Pre-Engineered Buildings projects. What is owner's existing control system? Can Johnson Controls be listed as an acceptable manufacturer for new control system?

Answer: Trane is the preferred control system.

9. For the Hollins Road Project, the Radio Frequency (RF) Shielded Room in the Cold Storage Building, reference specification 13-4983 1.05, and provide one or more companies that meet requirement. Who are accepted installers?

Answer: Qualified installers may include, but are not limited to the following:

- 1) Keystone Compliance, 131 N. Columbus Innerbelt, New Castle, PA 16101; (724) 492-8404.
- 2) 360°RF, 4 Executive Plaza, Yonkers, NY 10701; (855) 494-7353.
- 3) Vitatech Electromagnetics, 115 Juliad Ct #105, Fredericksburg, VA 22406; (540) 286-1984.

10. Question: Hollins Road Project; sheet M202, note states to tie into existing 2" heating lines above mezzanine associated with the HRHP-1. Please provide what building this mezzanine is located in.

Answer: This is located in the existing mezzanine (where the existing boilers are located) of the Fleet Center.

11. Question: Hollins Road Project; On sheet E001 the light fixture schedule shows (2) different fixtures designated "SM1". Assuming the 2nd fixture designated "SM1" should actually be designated "SM2", where would these fixtures be located on the drawings? The lighting drawings only show "SM1" fixtures.

Answer: SM2 does not exist. Please remove the first SM1 fixture with model number (FEM4LED 4L IMACD DIM WLFEND) from the Light Fixture Schedule.

12. Question: Hollins Road Project; On sheets E101, E103, E104: What is the symbol G shown on the lighting drawings?

Answer: G = Emergency Generator Transfer Device, mounted in or on the fixture, nLight nPP16 Series or approved equal.

13. Question:

A) Pre-engineered Building Project, Stormwater: Are we to include new (Western VA Water Authority) water tap fees and sewer impact fees for stormwater building?

B) Hollins Road Project:

- 1) Has water authority agreed to swap out existing water meters with new at no cost?
- 2) If we are responsible for new meters and plans require meter verification, how shall we verify the meter sizes?

- 3) Is bidding contractor required to pay for E&S control bonds? If so, what is the bond amount for each site? (The E&S schedules have not been completed to predetermine this amount).
- 4) Is Roanoke County paying for the gas meter and fee?

Answer: Answers to be provided in following addendum.

ADDITIONAL CLARIFICATIONS

1. Hollins Road Project and Pre-engineered Building Project:
Further clarification of Questions from Pre-Bid Meeting, Thursday, July 9, 2020, Item #2: "Insulated Wall Panel System." Currently, the documents indicate an exterior wall assembly in compliance with 2015 Virginia Energy Conservation Code (VECC) Table C402.1.3: R-13 Batt insulation with R-13 continuous insulation. It is acceptable to substitute the as-designed exterior wall assembly with a wall assembly in compliance with 2015 VECC Table C402.1.4: Assembly U-factor of U-0.052. An example of an acceptable system substitution would be per ASHRAE 90.1 Table A3.2.3: uninsulated metal wall panel with R-0.75 thermal spacer between the wall panel and girt, R-30 liner batt system between girts.
2. Hollins Road Project and Pre-engineered Building Project:
Further clarification of Questions from Pre-Bid Meeting, Thursday July 09, 2020, Item #5:
Question: Will we need any temporary security fencing as a requirement from the County's perspective?
Additional Clarification: Security fencing shall be provided per the requirements for the Project Manual Section 01-5000, Temporary Facilities and Controls.
 - Site security shall be maintained and protective barriers or fencing provided as needed to protect construction sites from unauthorized entry during construction.
 - Hollins Road: At a minimum, gates shall be provided at the construction entrances.
 - Pre-engineered Building Project: Stormwater Building (Kessler Mill Road) and PRT Building (at Greenhill Park): Modification for a construction entrance with a lockable gate will be permitted; the gate and associated structure may become part of the completed work. If the contractor chooses to install a temporary gate, the affected portion of fence shall be restored by the contractor as part of project completion.
3. Hollins Road Project: Further clarification from Submitted Pre-Bid Questions, Addendum 3, Item #2. Mailboxes in North Addition. Reference sheet A2.01 and A8 and A10 on sheet A4.02; Mailboxes are not specified or detailed. Please provide drawings and specifications.

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Hollins Road Project & Pre-Engineered Building Project
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Answer: Internal mailboxes will be mounted on west wall of work room 108. Further clarification to follow in subsequent addendum.

SPECIFICATION UPDATES

1. **Project Reference Form** is provided as part of this Addendum.
2. Bidders to please provide proposed project team for the project. Please include Project Executive or Principal, Project Manager, and Project Superintendent.

END OF ADDENDUM. NO. 4

PROJECT REFERENCE FORM

DATE:

TO: Roanoke County, Virginia (Owner)
Finance Department, Purchasing Division
P.O. Box 29800
Roanoke, VA 24018

FOR: Public Service Center Construction, Invitation For Bid # 2020-65
Construction of Hollins Road Project, 5235 & 5285 Hollins Road and Pre-Engineered Buildings Project
at 1216 Kessler Mill Road and 3050 Green Hill Park Road, all in Roanoke County, VA.

SUBMITTED BY: (Bidder to enter name and address)

Bidder's Full Name _____

Bidder's Address _____

REFERENCES: Please provide the name, address, details, and reference for three projects of similar size and scope completed in the past three years. Please include project description, size in square feet, overall construction cost, when completed, contractor project team, and client contact information. Additional information may be provided as appropriate. Please attach additional sheet(s), if needed.

Project 1:

Project 2:

Project 3:

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FOR

IFB # 2020-065
Public Service Center Construction

OPENING DATE: August 5, 2020
OPENING TIME: 2:00 P.M.

DATE of IFB: June 26, 2020

*****REQUIRED*****

*****Sign and return with your bid package*****

Sign Name:

Print Name:

Date:

Company