

ADDENDUM NO. 02

PROJECT: Town of Union – Office Complex Roof Replacement

CPL PROJECT NO.: R22.16723.03

DATE: August 25, 2023

PAGES: 2

Include this Addendum as part of the Contract Documents. It supplements portions of the original specifications and drawings, the extent of which shall remain, except as revised herein:

CHANGES TO THE DRAWINGS:

1. Drawing A201:

Delete General Note 4 and replace it with:

“INSPECT AND REPAIR AS NECESSARY: ROOFING MEMBRANE, SEAMS, TERMINATION BARS, AND SEALANTS. THIS SHALL INCLUDE REPLACING SEALANTS REMOVED VIA ASBESTOS ABATEMENT, INCLUDING AT THE STAIRWAY DOOR FRAME”.

QUESTIONS FROM CONTRACTORS:

2. Question: There is a power mast on the Highway Bldg that must be deenergized or booted to enable us to work safely. Will the Town be taking care of this?

Answer: Deenergizing or booting of the electrical service mast shall be the responsibility of the Contractor. The work shall be in accordance with the National Electric Code and local laws. If deenergizing is required, the Town shall be provided with a minimum of three working days written notice. Any required power outages shall be minimized so as not to interfere with Town operations.

3. Question: Why is the existing metal siding below the skylight indicated to be removed and reinstalled for the replacement of the skylight (at Town Office Building – Add Alternate #1)? (Bidder feels it's unnecessary and the skylight can be replaced without affecting the siding).

Answer: If the Contractor can remove the existing skylight and install the new skylight without affecting the metal siding, the siding does not have to be removed and replaced. However, note that all metal siding fasteners shall still be replaced with new gasketed/sealed fasteners and sealant shall be provided (replaced) at all edges, openings, and penetrations as indicated on 3/A301.

4. Question: Is the intent to cut away parts of the existing roof at the Highway Garage for the removal of existing flanged gutters?

Answer: Existing gutters can be cut away with existing flanges abandoned in place. Cutting away the roof for flange removal is not required.

5. Question: Are new gutters at the Highway Garage to be flanged or screwed in?

Answer: New gutters are to be flanged as indicated in detail 9/A300.

6. Should bidders include in bid price for Add Alternate #3 any repair of existing cracked lintels or CMU erosion on the north and south sides of the Office Tower at the Highway Garage?

Answer: Bid the work as it is indicated on the Drawings. The Architect will review these areas with the Contractor during Construction and, if necessary, address it then using the Contingency Allowance in the Bid.

OTHER CLARIFICATIONS:

7. Refer to A100 Abatement Keynote AR2. The intent for this item is to remove asbestos containing materials (ACM) to the extent possible without damaging existing masonry. Remaining ACM shall be encapsulated in place with Architect approved coating (paint).
8. Refer to note on 1/A100 which reads "REMOVE MODIFIED BITUMEN CAP SHEET ONLY IN AREAS THAT ARE BLISTERED OR DELAMINATED. SEAL EXPOSED EDGES AS REQUIRED TO MAINTAIN WATERTIGHTNESS DURING CONSTRUCTION". The intent of this note is to remove blistered areas to the extent required to ensure the new mechanically attached recovery board lies completely flat.
9. Refer to A101 Abatement Keynotes AR2, AR4, and AR7. The intent for these items is to remove asbestos containing materials (ACM) to the extent possible without damaging existing masonry. Remaining ACM shall be encapsulated in place with Architect approved coating (paint).
10. Bidders shall include in their base bid price for the Highway Garage Roof 125 linear feet of fascia board replacement to be installed where directed by the Architect. Existing wood fascia board shall be removed and replaced in kind. New fascia shall be primed and painted (two coats) to match existing.
11. Bidders shall include in their base bid price for the Highway Garage Roof 200 square feet of wood decking replacement at the main barrel roof to be installed where directed by the Architect. Existing decking is to be removed and replaced in kind to match existing.

END OF ADDENDUM NO. 02