

REBUILD VETERAN'S MEMORIAL POOL ADDENDUM NO. 1

February 5, 2016

PART 1 - GENERAL

1.1 INTRODUCTION

1.1.1 Basics: This Addendum modifies or interprets (by addition, deletion, clarification, or correction) and takes precedence over previously issued Bidding Documents. Bidders are requested to attach this Addendum to their copy of the Project Manual and acknowledge receipt of this Addendum in the designated place on the Form of Proposal. The following Addendum items are further instructions to the Bidders/Contractor.

PART 2 - SPECIFICS

2.1 ARCHITECTURAL SPECIFICATIONS

2.1.1 Attachments to 2.1 (Pre-Bid Conference Notes & Sign-in Sheet) (6 Pages)

2.1 ARCHITECTURAL SPECIFICATIONS

GENERAL INFORMATION

Pre-Bid Conference

ATTACHED are the Pre-Bid Conference Meeting Notes and Sign-in Sheet for reference.

Future Access to Site

The site and existing building will be available for additional walk-through on February 11, 2016 from 1:00 pm to 3:00 pm. Contact Doug DuCharme, BLRB Architects, at 253.627.5599 to RSVP.

CONSTRUCTION DOCUMENTS - FRONT END

Section 004323 – Bid Form - Alternates

Page 4 – Subcontractor List: Include Pool Subcontractors on the list. (Subcontractor List shall include HVAC, Plumbing, Electrical, and Pool.)

Section 011000 – Summary of Work

1.4 Construction Phases: Under paragraph 'B. Summary Phasing Schedule Dates' **DELETE** subparagraphs 1 through 4 in their entirety and **ADD** the following new subparagraphs:

- “1. PHASE 1 - WEATHERIZED FACILITY CONSTRUCTION: General completion of Pools, Bathhouse and Site Work. This includes pool vessel construction, pool finishes, embedded anchors for pool equipment and accessory equipment. Pools to be appropriately protected and winterized as necessary. Bathhouse exterior shell completed and weatherized. Additionally, complete all site work, utility work, paving and landscaping work including irrigation system, turf, grasses, and planting.
 - a. Start Date: Contract Award/Notice to Proceed (60 days max after bid).
 - b. Weatherized Construction Complete: 284 days after Phase 1 start date.
2. PHASE 2 – SUBSTANTIAL COMPLETION: Facility and pools to be substantially complete:
 - a. Substantial Completion: March 1, 2017.
3. PHASE 3 FACILITY START UP & FINAL COMPLETION: Pool start-up and completion of all Work required by the Contract Documents. Work will include startup, testing, and commissioning of remaining building and pool critical operational systems and completion of all required owner training. Final Completion of pool work such as equipment installation, safety and control equipment.
 - a. Final Completion: No later than May 1, 2017.
4. FACILITY GRAND OPENING:
 - a. Memorial Day Weekend, 2017.

END OF ADDENDUM NO. 1

**REBUILD VETERAN'S MEMORIAL POOL
PRE-BID CONFERENCE NOTES**

A. SIGN-IN SHEET

1. Sign in sheet attached.

B. INTRODUCTIONS

1. Owner – Walla Walla Parks & Recreation, Jim Dumont, Representative
2. Architects – BLRB Architects, Greg McCracken, Principal-in-Charge

C. PROJECT OVERVIEW:

1. Brief Description
 - a) Base Bid Construction work consists of two swimming pools (a 50-meter competition pool including new and reconstructed components and a shallow water leisure pool), bathhouse structures including new and renovated construction. Site work includes pool decking, fencing and gates, site development, and associated work as identified.
2. Coordination with Owner
 - a) Unoccupied Building and Site
 - 1) Building and Site to be unoccupied during construction
 - b) Adjacent parking lot to be used by public throughout
 - c) Maintain Services as needed for construction
3. Additional Information
 - a) Geotechnical Engineering Evaluation
 - b) Hazardous Materials Inspection Report
 - 1) Hazardous Materials scheduled for removal prior to construction.
4. Estimated Construction Cost
 - a) \$4.7 Million (engineers estimate)

D. BIDDING REQUIREMENTS

1. Pre-Bid Conference: Non mandatory but highly encouraged.
2. Bid Instructions
 - a) AIA A701 and Supplementary Instructions included in Bid Documents
 - b) Document Set Availability THRU **Standard Digital Print** of Spokane
 - 1) \$200 refundable deposit
 - 2) (2) sets for general contractors - (Including pool contractors)
 - 3) (1) sets for prime mechanical and electrical
 - c) Plan Centers per Supplementary Instructions to Bidders
3. Bid Forms
 - a) Section 004113 – Base Bid

- 1) Use forms in Bid Documents
- b) Section 004123 – Alternate Bids & Subcontractor List
 - 1) Use forms in Bid Documents
 - 2) Subcontractor List requirements (RCW 39.30.060): HVAC, Plumbing & Electrical
 - 3) Additional Subcontractor Listing: Pool Subcontractor (to be added by addenda)
4. Bid Submittal -- Bid Date:
 - a) Base Bid: Thursday February 25, 2016 @ 2:00 PM
 - b) Alternates Bid (& Sub-contractor's List): Thursday February 25, 2016 @ 3:00 PM
 - c) Bids publically opened and read: Thursday February 25, 2016 @ 3:00 PM
5. Bond Requirements
 - a) Bid Security is required (5% of overall project). (Section 002213)
 - b) Performance Bond is required. (Section 007300, 11.4)
6. Unit Prices – Detail in section 012200
 - a) Two (2) Unit Prices (200 CY used to determine amount included in Base Bid)
 - 1: Excavation of Unsuitable Soils
 - 2: Import and Placement of Structural Fill
7. Alternates – Detail in section 012300
 - a) Six (6) Alternates
 - A-1: Provide open flume body slide
 - A-2: Provide water play structure
 - A-3: Provide regenerative media filter system
 - A-4: Provide closed flume body slide
 - A-5: Provide three (3) single pole fabric shade structures
 - A-6: Provide one (1) multiple pole shade structure
8. Substitution Requests
 - a) Approved by Addendum only
 - b) Receive (7) days prior to bid opening: February 18, 2016
 - c) Faxed information not accepted
9. Addenda
 - a) Addenda issued: None to date. Addenda #1 to be issued early next week.
 - b) Last Addenda: Anticipated to be issued no later than February 18, 2016
 - c) Questions answered by Architect response only
10. Prevailing Wage Project
 - a) Contractor responsible for securing current requirements.

E. CONTRACT REQUIREMENTS

1. Form of Agreement
 - a) AIA Document A101 – 2007 (review in Contract Documents)

2. General Conditions of the Contract for Construction
 - a) AIA Document A201 – 2007 (review in Contract Documents)
 3. Supplementary General Conditions (007300) (review in Contract Documents)
 - a) Permit fees. (007300, 3.7): Owner responsible for the following plan check and permit fees:
 - 1) City of Walla Walla Development Services Department);
 - 2) L&I electrical plan review
 - 3) Washington State Department of Health review.
 - 4) All other permits/fees by Contractor
 - b) Changes in Work (Article 7)
 - 1) Clarifies OHP and subcontractor mark-ups
 - c) Liquidated damages (007300, 8.3.5.1)
 - 1) \$500.00/calendar day
 - d) Insurance Requirements (Article 11)
- F. PROJECT SCHEDULE (SECTION 011000 – SUMMARY OF WORK)**
1. PHASE 1 - WEATHERIZED FACILITY CONSTRUCTION:
 - a) Start Date: Contract Award/Notice to Proceed (60 days max after bid)
 - b) Weatherized Construction Complete: 284 days after Phase 1 start date.
 2. PHASE 2 – SUBSTANTIAL COMPLETION:
 - a) Substantial Completion: March 1, 2017.
 3. PHASE 3 FACILITY START UP & FINAL COMPLETION:
 - a) Final Completion: No later than May 1, 2017.
 4. FACILITY GRAND OPENING:
 - a) Memorial Day Weekend, 2017.
 5. NOTE: This item to be revised and clarified in upcoming Addendum.
- G. SPECIAL INSPECTIONS (SECTION 014000)**
- A. Owner to contract with Independent Testing and Inspection Agency.
 - B. Contractor responsible for scheduling and coordination (Section 014000)
- H. TEMPORARY FACILITIES (SECTION 015000)**
1. Contractor parking - see site plans
 2. Staging/lay-down areas – see site plans A0.1
 3. Temporary construction entrance – see site plans
 4. Soils Disposal Site – Contractor's Option

- a) Mill Creek Sportsplex, 111 Tausick Way
- 5. Water/power – Utilize Owner's
- I. **NO TOBACCO /ALCOHOL**
 - 1. Smoking: Prohibited.
 - 2. Alcohol: Prohibited.
- J. **PLAN CENTERS (SECTION 002213 – SUPPLEMENTARY INSTRUCTIONS)**
- K. **ADDITIONAL PROJECT INFORMATION**
 - 1. BLRB Architects, Doug DuCharme or Greg McCracken
 - a) Doug DuCharme, BLRB Architects, 253.627.5599
 - b) Email: dducharme@blrb.com
 - 2. Information NOT on City of Walla Walla Website (contact Architect)
- L. **OWNER COMMENTS**
 - 1. Very important community project with substantial public support.
- M. **QUESTIONS/DISCUSSION**
 - 1. Requested clarification on filtration manifold design:
 - a) Question to be submitted to Architect and answered by addendum.
 - 2. Are the rootballs of trees to remain required to be protected during excavation?
 - a) Yes. Question to be addressed by addendum
 - 3. When does warranty period start for the project?
 - a) Substantial Completion. Question to be addressed by addendum
- N. **FACILITY WALK THRU & TOUR**
 - 1. Project Location: 505 E. Rees Avenue, Walla Walla, WA 99362
 - 2. Future Access to site: The site and existing building will be available for additional walk through on February 11, 2016 from 1:00 PM to 3:00 PM. Contact Doug Ducharme to RSVP.

