



ADDENDUM No 2

2023/01/18

SEAFORD SCHOOL DISTRICT

BID No SEA 22001-FDE-SBHC

ADDENDUM No: **2**

ARCHITECT'S PROJECT No: 22014

Frederick Douglass Elementary School
School Based Health Center Renovations
1 Swain Road
Seaford, DE 19973

Fearn-Clendaniel Architects, Inc.
6 Larch Avenue Suite 398
Wilmington, Delaware, 19804
Phone: (302) 998-7615

BIDS DUE: **10:00 am on 25 January, 2023**

LOCATION: **Seaford School District
90 N Market St Extension
Seaford, DE 19973**

1.0 NOTICE TO ALL BIDDERS

1.1 Bidders are hereby notified that this Addendum shall be and hereby becomes part of their Contract Documents, and shall be attached to the Project Manual for this project.

1.2 The following items are intended to revise and clarify the Contract Documents, and shall be included by the Bidder in their proposal.

1.3 Bidders shall verify that their sub-bidders are in full receipt of the information contained herein. Bidders shall acknowledge receipt of each addendum on their Bid Form.

2.0 CLARIFICATIONS

2.1 Drawings and specifications provided on the State of Delaware procurement website for advertisement purposes should not be used for bidding. Only the documents issued at



the Pre-bid Meeting or purchased directly from F-C Architects should be used for bidding purposes.

- 2.2 This and all future addenda will be emailed to all planholders at the addresses given on the sign-in sheet.

3.0 QUESTIONS

- 3.1 Q: Can casework AWI certification be waived?

A: Given the small amount of casework in this project, AWI certification can be waived.

- 3.2 Q: Will any structural steel be required for RTU Unit?

A: Roof structure below new ERV and condenser unit is concealed and unknown. Allow for 25 linear feet of L5"x3"x5/16" steel angle reinforcement at curb perimeters and supports. Final reinforcement configuration will be determined in the field when exposed.

- 3.3 Q: Is this roof decking on steel beams?

A: The area east of the existing column / pier in the middle of the space is metal deck over structural steel framing, as visible in the attached image. This is the area where the existing rooftop equipment is being removed. The area where the new equipment is being added is concealed from below, and is unknown.





3.4 Q: Is the roof under warranty? If so, who is the roofing contractor?

A: The existing roof is a hot-applied built-up roof with gravel protection layer and is under warranty. It was installed in 2011 by Tecta America Potteiger.

3.5 Q: Are there stress cables in the concrete floor?

A: Unknown, but core sample did not show any evidence of cables and original drawings indicate only 6x6 #6/#6 WWMF reinforcing in slab.

3.6 Q: Drawing A10-01, can a detail be issued for wall types P6SA2.4 and P4SA2.4?

A: Please see Partition Legend on A21-02. Partition type P6SA2.4 is a partition with 6" deep studs, unrated, with 5/8" GWB on both sides, with batt insulation, and with studs extending to the structure above and GWB ending 6" above the ceiling. P4SA2.4 is similar except with 3-5/8" studs.

3.7 Q: Drawing A10-01, the security system- is this by owner?

A: General Contractor is responsible for system pathways, devices, and other work as indicated in the electrical drawings / specifications and Addendum No 1. Other devices and wiring will be provided by others.

3.8 Q: Will any room signage be required?

A: Please see Interior Signage Notes on A21-01.

3.9 Q: Is a roof access panel required in the proposed renovation area?

A: No additional roof access is required.

3.10 Q: Please confirm that only one copy of the bidding documents is required.

A: Confirmed.

3.11 Q: Is fire suppression system work required? Is a fire extinguisher required?

A: There is no fire suppression system in the building. Provide one (1) fire extinguisher and semi-recessed cabinet in the wall in Entry / Circ 100 between the hinge side of Door 100W and the pass-through window. Fire extinguisher to be multipurpose dry-chemical type: UL-rated 2-A:10-B:C, 5-lb nominal capacity, with monoammonium phosphate-based dry chemical in enameled-steel container. Cabinet to be prefinished steel box, trim, and door frame, with acrylic sheet glazing.



1.1 Q: Is Type L copper or CPVC piping acceptable?

A: Type K copper is for below grade and type L is for above ground per specifications. CPVC is not acceptable.

1.2 Q: Is it allowable to carry Builder's Risk Insurance for just the area of construction? What about extended project duration?

A: It is the District's policy for the GC to provide Builder's Risk Insurance for the entire building for the anticipated duration of the project.

2.0 SUBSTITUTIONS

2.1 Section 123216 – Manufactured Plastic-Laminate-Faced Casework: **TMI Systems Inc** is considered an equal manufacturer.

3.0 CHANGES TO THE DRAWINGS

3.1 No additional changes to the drawings at this time.

4.0 CHANGES TO THE PROJECT MANUAL

4.1 Section 123216 – Manufactured Plastic-Laminate-Faced Casework: see items 3.1 and 4.1 above.

END OF ADDENDUM No 2