

ADDENDUM No. 1

SECOND FLOOR COMMUNITY ROOM RENOVATIONS FOR THE JOSEPHINE-LOUISE PUBLIC LIBRARY

BRMA PROJECT No.: 19•42•17

DATE: April 26, 2021

NOTE: THIS ADDENDUM CONTAINS IMPORTANT INFORMATION REGARDING CHANGES OR CLARIFICATIONS TO THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. SUCH MODIFICATIONS ARE TO BE INCORPORATED INTO THE CONSTRUCTION DOCUMENTS AND SHALL APPLY TO THE WORK WITH THE SAME MEANING AND FORCE AS IF THEY HAD BEEN INCLUDED IN THE ORIGINAL DOCUMENT. WHEREVER THIS ADDENDUM MODIFIES A PORTION OF A PARAGRAPH OF THE PROJECT MANUAL OR A PORTION OF ANY DRAWING, THE REMAINDER OF THE PARAGRAPH OR DRAWING SHALL REMAIN IN FORCE.

RECEIPT OF THIS ADDENDUM SHALL BE ACKNOWLEDGED VIA EMAIL TO hayesl@brmarchitects.com AND ON THE BID FORM. ATTACH THIS ADDENDUM TO THE INSIDE OF THE FRONT COVER OF THE PROJECT MANUAL. THIS ADDENDUM No. 1 CONSISTS OF CHANGES TO SPECIFICATIONS AND DRAWINGS.

CHANGES TO THE SPECIFICATIONS

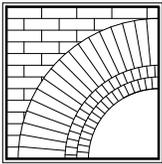
| Item | Specification Section | Change |
|------|---|---|
| 1. | 001116 Invitation to Bid | Pre-Bid Meeting Minutes (2 pages) are attached for contractor use, and shall become part of the contract documents. Sign-in attendance sheet is also attached (1 page) |
| 2. | 004116 Bid Form | Change at Sheet 004116-2, under 2. OFFER, change 03100.1-1 to 004116-1. Add to Sheet 004116-2, under Alternates (1 page), D. TOTAL LUMP SUM FOR ALTERNATE #4: At Second Floor Adult Collection Area, across the hallway from the Community Room, (rooms noted as Children's Nonfiction, Adult Fiction, Reference and Director's office) remove existing HVAC units and associated work as per HR001. Coordinate with AR001 for locations (see note 12). |
| 3. | 011000 Summary & Product Specifications | Add to Sheet 011000-6, under FLOORING AND ACCESSORIES, items: b. Flooring Installation only – "Flooring Contractor shall" at the beginning of the item. d. Transition Strips – "Flooring Contractor shall" at the beginning of the item. Add to Sheet 011000-6, under FLOORING AND ACCESSORIES, item: e. Floor Finish Removal , Removal of existing flooring materials in scope of work area shall be by contractor. |
| 4. | 011000 Summary & Product Specifications | Add to Sheet 011000-6, under MECHANICAL & PLUMBING SCOPE OF WORK, item a. Demolition & Removal , add final sentence to read: This work shall be done as Alternate #4. |
| 5. | 011000 Summary & Product Specifications | Change at 1.5 WORK BY OWNER, A.2, last sentence to read "Installation shall be by Owner." Add at A.2, first sentence, after luxury vinyl tile, "and transition strips" |
| 6. | 011000 Summary & Product Specifications | Add to Sheet 011000-12, under C. SCHEDULE OF ALTERNATES, 4. Alternate #4 HVAC Removals: Include all Work to remove existing HVAC wall units in library rooms Children's Nonfiction, Adult Nonfiction, Reference and Director's office, and associated work as per drawing HR001. Coordinate with AR001 for locations (see note 12). |

CHANGES TO THE DRAWINGS

| Item | Drawing | Change |
|------|--|---|
| 1. | A002 Enlarged Partial Second Floor Reflected Ceiling Plan – New Work | Add within Mechanical Closet 202A, a round surface mounted light fixture on the ceiling. See E000 for schedule / manufacturer; see E001 for location / symbol. |
| 2. | A101 Enlarged Partial Second Floor Reflected Ceiling Plan – New Work | Change the following in the Door Schedule, under Hardware Set#: Change Door 01 from 3 to 1 ; Change Doors 02 & 04 from 1 to 2 ; and change Door 03 from 2 to 3 . See also page 011000-16 Hardware Schedule within specification section 011000 Summary & Product Specifications. |
| 3. | A400 Schedules | Change the following in the Door Schedule, under Hardware Set#: Change Door 01 from 3 to 1 ; Change Doors 02 & 04 from 1 to 2 ; and change Door 03 from 2 to 3 . See also page 011000-16 Hardware Schedule within specification section 011000 Summary & Product Specifications. |
| 4. | HR001 Mechanical Second Floor Removal Plan | Change: All removals work as shown / noted on this sheet shall become Alternate #4. |
| 5. | E100 Enlarged Second Floor Plan - Power | Change in Hall/Gallery 202, at three locations of power and data outlets along wall adjacent to the Mechanical Closet 202A, note they shall be housed in wiremold combination along top of wall base fed from new walls at Mechanical Closet. See E000 for product information. Clarify: Junction box for motorized screen shall be ceiling mounted. Clarify: the two power/data outlets along back wall of Community Room 208 (at Hall 204) shall be above the built in bench seat; and the power outlet on the wall near the window shall be above the countertop. |
| 6. | E100 Enlarged Second Floor Plan - Power | Clarify: the power outlet along the exterior wall of Community Room 208 shall be above the built in base cabinets / countertop. Clarify: the power outlets along the exterior wall of Utility Room 208A shall be above the built in base cabinets / countertop. The one refrigerator outlet shall be below the countertop. Coordinate with owner for exact locations. |

END OF ADDENDUM No. 1

TOTAL PAGES INCLUDING THESE SHEETS: 6 (8-1/2" X 11")



**BUTLER
ROWLAND
MAYS**

**ARCHITECTS,
LLP**

PRE-BID MEETING MINUTES

**Project: SECOND FLOOR COMMUNITY ROOM RENOVATIONS for the
JOSEPHINE-LOUISE PUBLIC LIBRARY
5 Scofield Street
Walden, NY 12586**

Proj. No.: 19•42•17

Date: April 20, 2021 10:00 AM

These minutes will become part of Addendum No. 1, which will be uploaded to RevPlans on Monday, April 26, 2021.

INTRODUCTIONS

1. Ginny Neidermier, Director of the Josephine-Louise Public Library (JLPL), as well as Lisa Hayes, Project Architect for Butler Rowland Mays, Architects (BRMA). BRMA asked contractors to sign the Attendance Log (see attached 1 page). BRMA noted that if all contractors have signed up with RevPlans, per the specifications, they will automatically be notified of addenda.

PROJECT DESCRIPTION

2. JLPL noted that the Library will receive sealed bids at the **Main Floor Circulation Desk** on the first floor of the Josephine-Louise Public Library **on Tuesday, May 4, 2021, on or before 2:00 p.m.** Bids will be opened and publicly read aloud at **2:05 p.m. at the JLPL Second Floor Community Room.**
3. BRMA / JLPL explained the scope of work, as listed in the Invitation to bid: the General Construction project includes the renovation of the Second Floor Community Room, Utility Room, and adjacent Hallways, including the construction of HVAC closet with doors/frames/hardware, built-in cabinetry and kitchenette, built-in bench seating and storage closets / cabinetry. Work shall also include replacement / new HVAC units, new plumbing at kitchenette/utility room and limited electrical work to include outlets, power, data and lighting replacement. Other miscellaneous work shall include painting, new doors, frames and hardware, and removal / prep work at floor finishes. Alternates for providing replacement lighting fixtures at the adjacent library Adult and Children's Nonfiction Collections, Reference and Director's spaces, and new finishes for adjoining hallways, are also included.
 - a. Note: Addendum No. 1 will identify alternate #4 for the removal of HVAC units (walls) while keeping the new work as part of the base bid.
4. BRMA gave a brief overview of the project, and walked through the spaces of all work areas, and as noted in the Invitation to Bid and in the Specification Section 011000 Summary. Contractors shall use the Request for Clarification Form provided in the specifications (at the end of 002113 Instructions to Bidders). All questions will be answered in writing only, up until 4 days prior to the bid opening.
5. BRMA clarified that the building is owned by the Village of Walden, and the Library occupies space in the First and Second Floor of the building. The library has funding from the NYS Division of Library Development for this renovation project, and for some of the alternate work. The Owner of the building may be providing funding for other alternate work.
6. BRMA noted there were two additional separate contracts that the Library will be coordinating, and which the GC for this project must coordinate with schedule:
 - a. Flooring purchase of material and adhesives, per NYS Contract. *Post Meeting Note: Addendum #1 will amend this scope of work to the following: The Library will also be providing the installation of the flooring, as well as the reducers for transitions to existing flooring to remain.*
 - b. Furniture purchase of materials and installation, per NYS Contract.
7. BRMA will be providing Alternate #4 for the removal of the HVAC units only, as the funding for removals will be from a separate source.

8. Based on a contractor question, the hours contractors may work in the building can deviate from the 7AM-3PM hours noted in the contract documents.
9. Library noted that the last renovations within the building were between 1995-1997, and that included the installation of the heating units currently scheduled to be removed.

QUESTIONS FROM CONTRACTORS

10. Dumpster location: the Library noted they have access to 3 reserved parking spots they can have contractors use for dumpsters, with permission from the building Owner.
11. Contractors may be allowed to use the existing elevator for removals and bringing in equipment and materials to the project location. Coordination for large items shall be with the building Owner.
12. The library noted that the Village will waive all permit fees.
13. BRMA confirmed that one sprinkler head (sidewall) will need to be added, as extended from the existing adjacent soffit, into the new mechanical closet, as noted on the architectural drawings. The Library will confirm with the Village about testing the system prior to and after the extension.
14. The Library noted that CYA Fire, Inc. from Walden (845) 704-1411, is the fire alarm vendor for the Library.
15. BRMA confirmed that the cabinetry in the Community Room shall be the same style / manufacturer as the cabinetry in the Utility Room.
16. BRMA confirmed that the new condensers shown on the H-drawings shall sit on the ground adjacent to the library building. Coordinate with Library / Building Owner for exact locations.
17. BRMA confirmed that the Library will be occupying the space during construction, and that they shall be notified from the contractor 24-48 hours in advance of any shut down of mechanical, electrical or fire protection work. The library may be able to shut down their second floor space for a few days at a time during critical times for installation of new work.
18. The Library is in the process of receiving testing for plaster and paint surfaces for the presence of hazardous materials. The Library shall remediate any areas that interfere with new work, prior to the start of the work of this contract. Test results shall be made available to contractors once they are available.
19. Any contractor visiting the building shall follow all of the Building Owner and Library's COVID-19 restrictions and protocols, including but not limited to wearing masks, maintaining social distancing, and restraint from touching materials or surfaces while in the building. To comply with the number of persons allowed to congregate in the library, only 2 persons from each contractor's firm may be present at the Public Bid Opening. Contact the library's Director, Ginny Neidermier, at (845) 778-7621 or via email neidg@rcls.org, for confirmation of those persons planning to attend.

Recorded by:



Lisa M. Hayes, RA
Butler Rowland Mays Architects LLP
Date: 26 April 2021

END OF MINUTES

2. OFFER:

The undersigned Bidder hereby agrees to perform all the work indicated on page 004116 - 1 and as described in the Contract Documents, for the following Lump Sum Prices:

- A. BASE BID (Total Lump Sum): **Second Floor Community Room Renovations:**
 The General Construction project includes the renovation of the Second Floor Community Room, Utility Room, and adjacent Hallways, including the construction of HVAC closet with doors/frames/hardware, built-in cabinetry and kitchenette, built-in bench seating and storage closets / cabinetry. Work shall also include replacement / new HVAC units, new plumbing at kitchenette/utility room and limited electrical work to include outlets, power, data and lighting replacement. Other miscellaneous work shall include painting, new doors, frames and hardware, and removal / prep work at floor finishes. Alternates for providing replacement lighting fixtures at the adjacent library Adult and Children’s Nonfiction Collections, Reference and Director’s spaces, and new finishes and light fixture replacement for adjoining hallways, are also included.

WORDS: _____

FIGURES: _____

3. ALTERNATES

The bidder, if awarded the Contract, agrees to add or delete the following items or items of work as further described in Section 011000 Summary, for the sum indicated, said sum or sums shall be added to or deducted from the contract base bid amount.

- A. TOTAL LUMP SUM FOR ALTERNATE #1: At Second Floor Adult Collection Area, across the hallway from the Community Room, (rooms noted as Children’s Nonfiction, Adult Fiction, Reference and Director’s office) remove existing light fixtures, and replace with new lighting as per Contract Documents.

Add in WORDS: _____

Add in FIGURES: _____

- B. TOTAL LUMP SUM FOR ALTERNATE #2: At Hall 204 and Hall 207, install luxury vinyl tile flooring, and paint all walls, ceilings and door frames as per the Contract Documents.

Add in WORDS: _____

Add in FIGURES: _____

- C. TOTAL LUMP SUM FOR ALTERNATE #3: At Hall 202, 204 and Hall 207, remove and replace light fixtures as per the Contract Documents.

Add in WORDS: _____

Add in FIGURES: _____

- D. TOTAL LUMP SUM FOR ALTERNATE #4: At Second Floor Adult Collection Area, across the hallway from the Community Room, (rooms noted as Children’s Nonfiction, Adult Fiction, Reference and Director’s office) remove existing HVAC units and associated work as per HR001. Coordinate with AR001 for locations (see note 12).

Add in WORDS: _____

Add in FIGURES: _____