

ADDENDA #1

SECTION 01 23 00

ALTERNATES

1 General

1.1 Summary

- A. This Section includes administrative and procedural requirements for Alternates.

1.2 Definitions

- A. Alternate: An amount proposed by bidders and stated on the Bid Form for certain work defined in the Bidding Requirements that may be added to or deducted from the Base Bid amount if Owner decides to accept a corresponding change either in the amount of construction to be completed or in the products, materials, equipment, systems, or installation methods described in the Contract Documents.
- B. The cost or credit for each alternate is the net addition to or deduction from the Contract Sum to incorporate alternate into the Work. No other adjustments are made to the Contract Sum.

1.3 Procedures

- A. Coordination:
 - 1. Modify or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
 - 2. Include as part of each alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation whether or not indicated as part of alternate.
- B. Notification: Immediately following award of the Contract, notify each party involved, in writing, of the status of each alternate. Indicate if alternates have been accepted, rejected, or deferred for later consideration. Include a complete description of negotiated modifications to alternates.
- C. Execute accepted alternates under the same conditions as other work of the Contract.
- D. Alternate prices for Alternate 1 and Alternate 2 shall remain valid for 60 calendar days with no change in price. Alternate prices for all remaining Alternates shall remain valid with no change in price for the entire duration of the Project.

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- E. Indicate cost of each Alternate on the Bid Form as an ADD or DEDUCT from the Base Bid Work amount. If no cost change, indicate N/C on the Bid Form. If left blank, it shall indicate that Contractor shall perform the Work at no cost to Owner.
- F. Schedule: A Schedule of Alternates is included at the end of this Section.

2 Products

Not Used.

3 Execution

3.1 Schedule and Description of Alternates

- A. General: See Section 01 11 00, Administrative Provisions and related specification sections and drawings for additional information.
1. **ALTERNATE 1 - ADDITION OF BAY #2 - MULTI PURPOSE BAY BETWEEN COLUMNS 4 AND 5:**
 - THE EXTERIOR WALL AT COLUMN LINE 4 OF THE BASE BID WILL MOVE TO COLUMN LINE 5. ALL PLUMBING, MECHANICAL, FIRE ALARM SYSTEM, SECURITY DEVICES AND ELECTRICAL ITEMS WILL MOVE WITH AND BE EXTENDED TO THE EXTERIOR WALL.
 - THE EXTERIOR CONCRETE APRONS WILL EXTEND TO THE END OF THE BUILDING ADDITION.
 - LIGHTING, ELECTRICAL, FIRE ALARM DEVICES, WET-PIPE SPRINKLER SYSTEM, RADIANT HEATING AND EXHAUST WILL BE ADDED TO THE SPACE.
 - IF ALTERNATE #1 IS ACCEPTED BUT ALTERNATE #2 IS NOT, THE OWNER PROVIDED CONTRACTOR INSTALLED WASH ARM AND SOAP MIXING STATION WILL BE INSTALLED IN BAY #2. THE TRENCH DRAIN WILL BE INSTALLED THE FULL LENGTH IN THE CENTER OF BAY #2 CREATING A MULTI PURPOSE BAY THAT CAN BE USED FOR MAINTENANCE AND WASHING.
 - IF ALTERNATES #1 AND #2 ARE BOTH ACCEPTED, THE TRENCH DRAINS IN BAY #2 WILL BE LOCATED AT THE EXTERIOR OVERHEAD DOORS IN LIEU OF INSTALLED THE FULL LENGTH IN THE CENTER OF THE BAY.
 2. **ALTERNATE 2 - ADDITION OF BAY #3 - WASH BAY BETWEEN COLUMNS 5 AND 6:**
 - THE EXTERIOR WALL AT COLUMN LINE 4 OF THE BASE BID WILL MOVE TO COLUMN LINE 6. ALL PLUMBING, MECHANICAL, FIRE ALARM SYSTEM, SECURITY DEVICES AND ELECTRICAL ITEMS WILL MOVE WITH AND BE EXTENDED TO THE EXTERIOR WALL.
 - A SEPARATION WALL WILL BE ADDED BETWEEN BAY #2 AND BAY #3 WITH DOUBLE DOORS.
 - AN EXTERIOR EGRESS DOOR WILL BE ADDED.

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- THE EXTERIOR CONCRETE APRONS WILL EXTEND TO THE END OF BUILDING ADDITION.
 - LIGHTING, ELECTRICAL, FIRE ALARM DEVICES, SECURITY DEVICES, WET-PIPE SPRINKLER SYSTEM, RADIANT HEATING AND EXHAUST WILL BE ADDED TO THE SPACE.
 - THE OWNER PROVIDED CONTRACTOR INSTALLED WASH ARM AND SOAP MIXING STATION WILL BE INSTALLED IN BAY 3.

 - THE TRENCH DRAIN WILL BE INSTALLED THE FULL LENGTH AND IN THE CENTER OF BAY #3 FOR WASHING.
3. **ALTERNATE 3: EMERGENCY GENERATOR** – INSTALL EMERGENCY BACKUP GENERATOR, ATS AND 18 SPACE CIRCUIT PANEL . SEE ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION. ITEMS TO BE INCLUDED ON GENERATOR: GATE OPERATOR, OVERHEAD DOORS, ERS WIRELESS PANEL, ACCESS CONTROL AND CAMERA PANEL, FIRE ALARM PANEL MDF PANEL, IDF PANEL AND SHADED LIGHT FIXTURES. BATTERY BACKUP WILL NOT BE REQUIRED IF ALTERNATE 3 IS APPROVED FOR PROJECT. BASE BID SHALL INCLUDE PROVIDING A BATTERY BACKUP FOR THE FOLLOWING ITEMS: GATE OPERATOR, ERS WIRELESS PANEL, ACCESS CONTROL AND CAMERA PANEL, FIRE ALARM PANEL AND SHADED LIGHT FIXTURES. BASE BID SHALL INCLUDE PROVIDING A UPS FOR THE FOLLOWING ITEMS: MDF PANEL AND IDF PANEL.
 4. **ALTERNATE 4: EPOXY FLOOR FINISH** – INSTALL EPOXY FLOOR FINISH IN LIEU OF SEALED CONCRETE IN CORRIDOR #110, ELECTRICAL ROOM #111, JANITOR'S CLOSET #112, CORRIDOR #113, MEN'S RESTROOM #114, WOMEN'S RESTROOM #115, BREAK ROOM #116 AND PRINT ROOM #117. SEE ROOM FINISH SCHEDULE AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.
 5. **ALTERNATE 5: EPOXY FLOOR FINISH** – INSTALL EPOXY FLOOR FINISH IN LIEU OF SEALED CONCRETE IN STAIRS #118, PARTS ROOM #119, STORAGE/WORK ROOM #120 AND BAY #1 MAINTENANCE BAY #121. SEE ROOM FINISH SCHEDULE AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.
 6. **ALTERNATE 6: EPOXY FLOOR FINISH** – INSTALL EPOXY FLOOR FINISH IN LIEU OF SEALED CONCRETE IN BAY #2 MULTI-PURPOSE BAY #122. SEE ROOM FINISH SCHEDULE AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.
 7. **ALTERNATE 7: EPOXY FLOOR FINISH** – INSTALL EPOXY FLOOR FINISH (EF03) IN LIEU OF SEALED CONCRETE IN BAY #3 WASH BAY #123. REFER TO ROOM FINISH SCHEDULE AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.

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8. **ALTERNATE 8: MAIN ENTRANCE DRIVE STABILIZATION** – DISC THE TOP 16" WITH CODE L LIME AND RECOMPACT TO 98% STD PROCTOR. SUBJECT TO REWORK AS SUGGESTED BY PROOF ROLL. ALL REWORK IF DEEMED REQUIRED BY PATRIOT TESTING AND THE OWNER'S REPRESENTATIVE SHALL BE AT THE EXPENSE OF THE CONTRACTOR. SEE CIVIL DRAWINGS FOR LOCATION, LIMITS SHOWN HATCHED. STABILIZATION TO EXTEND 2'-0" PAST WIDTH OF PAVEMENT. SEE DETAILS 4 AND 7 ON SHEET C11. ALSO REFER TO SPECIFICATION SECTION 32 11 23; AGGREGATE BASE COURSES; FOR ADDITIONAL INFORMATION.

9. **ALTERNATE 9: COUNTY ROAD RE-BUILD** – RECONSTRUCT EXISTING COUNTY ROAD, 300 FEET IN LENGTH X 24 FEET IN WIDTH, CENTERED ON MAIN ENTRANCE DRIVE, WITH 8" ASPHALT PAVEMENT OVER #53 COMPACTED STONE BASE AND PROPERLY GRADED AND PREPARED SUBGRADE. REFER TO DETAIL 13 ON SHEET C11 AND SPECIFICATIONS FOR ADDITIONAL INFORMATION. SHALL INCLUDE REMOVAL AND DISPOSAL OF THE EXISTING ASPHALT AND PAVEMENT CONSTRUCTION. ALSO, SHALL INCLUDE REMOVAL AND REINSTALLATION OF EXISTING MAILBOXES, CUTTING OF EXISTING ASPHALT, GRADING AND ADDING STONE TO EXISTING CONNECTING PRIVATE DRIVES TO OBTAIN PROPER TRANSITIONS. ALL DISTURBED ADJACENT YARD AREAS SHALL BE REPAIRED, FINAL GRADED, SEEDED AND STRAWED WITH REQUIRED PROPER MAINTENANCE UNTIL FULL GROWTH OF GRASS AS APPROVED BY THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL PROVIDE ALL DIRECTIONAL AND WARNING SIGNAGE, BARRICADES, ETC...AS REQUIRED DURING ALL CONSTRUCTION ACTIVITIES AND AS DIRECTED BY THE OWNER'S REPRESENTATIVE AND THE COUNTY HIGHWAY DEPARTMENT.

END OF SECTION

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SECTION 01 27 00 MONETARY PENALTIES

1 General

1.1 Summary

- A. There shall be Monetary Penalties associated for failure to complete given tasks within the given associated time periods and upon notifications of non-compliance for such tasks listed for the project. These penalties will be handled by issuance of a Deductive Change Order or a Deductive Allowance Authorization to the Contract.

1.2 Related Sections

- A. General Conditions of the Contract for Construction: Progress Payments and Final Payment.
- B. Section 01 11 00 – Administrative Provisions.
- C. Section 01 32 00 – Progress Schedule
- D. Section 01 33 00 – Submittals for required documentation.
- E. Section 01 77 00 - Contract Closeout: Final Payment.

1.3 Schedule of Penalties

- A. Contractor is to notify the Architect and the Owner Representative of the readiness of the project for Punchlist or Final Completion walk-through at least one-week before the actual visit by both to the site.
- B. Number of Substantial Completion Inspections.
 - 1. There will only be three substantial completion-punch list review walk-throughs, and each requested visit represents one of these walk-throughs. For all additional visits beyond the designated three walk-throughs and understanding that the additional visits were not required due to fault of the Architect or the Owner Representative, that the Contractor will be required to pay the Owner all costs, properly itemized and related to the additional services required by the Architect and the Owner Representative.

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C. Number of Final Inspections.

1. There will only be two final completion walk-through inspections, and each requested visit represents one of these walk-through inspections. For all additional visits beyond the designated two and understanding that the additional visits were not required due to fault of the Architect or the Owner Representative, the Contractor will be required to pay the Owner all costs, properly itemized and related to the additional services required by the Architect and the Owner's Representative.

D. **October 11, 2024 Final Subgrade Substantial Completion:** Substantial Completion refers to all site excavation, rough grading, final grading, establishment of final subgrade elevations for all parking lots, drives and installation of the entire building pad completed to final subgrade elevations. This includes soil stabilization of the main drive Alternate 8 if accepted. *Monetary Damages of \$150 per calendar day will apply until correct final subgrade elevation is obtained as determined by the Owner's Representative and A.E..*

E. **July 18, 2025 Substantial Completion:** Substantial Completion refers to all work being completed. All Work shall be completed and ready for the development of a punch list performed by the Architect and Owner's Representative.

1. As determined by the Owner's Representative, If all Work has not been completed by the designated Substantial Completion Date, the Contractor shall be charged \$150.00 per calendar day past the designated Substantial Completion Date unless there is an item or items that can't be completed, as determined by the Owner's Representative and Architect, and has been discussed and agreed to in writing/email with Contractor, Owner's Representative, and A/E.
2. A Change Order will be issued against the Final Payment.

F. Punch Lists:

1. All Punch List items shall be completed within 7 calendar days after the designated Substantial Completion Date, unless there is an item or items on the Punch List that can't be completed, as determined by the Owner's Representative and Architect, and has been discussed and agreed to in writing/email with Contractor, Owner's Representative and A/E.
2. After the seventh calendar day after the date of Substantial Completion, the Contractor shall be charged \$150.00 per calendar day for failure to have completed any of the Punch List Items to the satisfaction of the Architect and Owner's Representative, and a Change Order will be issued against the Final Payment.

G. Project Close-Out Documents Deadline:

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1. All project closeout requirements/documents shall be completed by the Final Completion Date as indicated in the Progress Schedule, Section 01 32 00. All Closeout Documents shall meet the approval of the Architect and Owner's Representative after review. The Contractor shall be charged \$100.00 per day past the designated time noted above for failure to provide all approved/acceptable closeout documents and a Change Order will be issued against the Final Payment.

H. Daily Cleaning:

1. All Contractors on site shall participate in cleaning activities as per Section 01 74 13. Failure of Contractors to participate in daily cleaning activities as per Section 01 74 13 shall incur penalties/costs as indicated in Section 01 56 90.

2 Products

Not Used.

3 Execution

Not Used.

END OF SECTION

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SECTION 01 32 00 PROGRESS SCHEDULE

1 General

1.1 Requirements Included

- A. Compliance and schedules.
- B. Construction schedule.
- C. Project Guideline Schedule: Attached at the end of this Section.

1.2 Compliance and Schedules

- A. Guideline Schedule indicates milestone activities for the Project, as well as anticipated completion dates. Prior to bidding on the Project, all Contractors shall review the guideline schedule to determine if the intent of the schedule can be met. The guideline schedule is to be used for bidding purposes only; however, the indicated completion date of all Work of the Project must be accomplished by Contractor. Coordination between all Contractors and with subcontractors is necessary.
- B. Prime Contractor is responsible for expediting approvals and deliveries of material so as not to delay job progress.
- C. Prime Contractor shall begin each phase of work as quickly as physically possible. Coordinate with subcontractors.
- D. Prime Contractor shall fully cooperate with the Owner's Representative and Architect in the coordination of the Work and the convenience of the Owner.
- E. The Contractor's construction schedule will be established with dates as listed in the Project Guideline Schedule. Prime Contractor shall seek input from all SUB-contractor during the pre-construction meeting. The approved Construction Schedule will be updated every two weeks, reflecting the construction progress. The approved Construction Schedule will not be allowed to deviate from the Substantial Completion and Final Completion Dates as indicated in the Project Guideline Schedule.
- F. Prime Contractors, subcontractors, suppliers, and manufacturers shall schedule materials deliveries and installations to conform with the Contract Documents and provisions to this effect shall be included in all subcontracts.

1.3 Construction Schedule

- A. Contractor's Construction Schedule: Initial schedule, of size required to display entire schedule for entire construction period.

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1. Submit a working electronic copy of schedule, using software indicated, and labeled to comply with requirements for submittals. Include type of schedule (initial or updated) and date on label.
- B. CPM Reports: concurrent with CPM schedule, submit each of the following reports. The format for each activity in reports shall contain activity number, activity description, original duration, remaining duration, early start date, early finish date, late start date, late finish date, and total float in calendar days.
 1. Activity Report: List of all activities sorted by activity number and then early start date, or actual start date if known.
 2. Logic Report: List of preceding and succeeding activities for all activities, sorted in ascending order by activity number and then early start date, or actual start date if known.
 3. Earnings Report: Compilation of Contractor's total earnings from commencement of the Work until most recent Application for Payment.
- C. Construction Schedule Updating Reports: Submit with Applications for Payment.
- D. Daily Construction Reports: Submit at weekly intervals. Reports to be supplied in electronic pdf format to Owner's Representative and Architect.
- E. Site Condition Reports: Submit at time of discovery of differing conditions.
- F. Contractor shall bind himself and his subcontractors to work as per the approved schedule, even though there may be changes in the schedule for his scope of work. Deviation from the Substantial and Final Completion Dates will not be accepted.
 1. Contractor and sub-contractors shall work overtime, second shifts, and weekends, if necessary, to maintain and complete his portion of the project construction schedule and to meet and adhere to the Project Guideline Schedule.
 - a. Overtime, second shift work night work, holiday work, and weekend work will be at no additional cost to the Owner.
 - b. Failure to maintain any portion of the schedule may jeopardize Contractor's pay application approval until substantial proof that Contractor is providing means required to bring all activities into compliance with project guideline schedule.
 - c. If the Contractor does not maintain his portion of the schedule the Owner will have the right to supplement the Contractor's forces. All costs associated with the Owner hiring additional forces to maintain/restore the schedule shall be deducted from the Contractor's contract amount.

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- G. Refer to General Conditions, Items 8.3.1 and 8.3.2 for inclement weather delays.
- H. Neither the Owner, Owner's Representative nor the Architect shall in any way be accountable for acts of omissions by Contractor for non-compliance with the Contract Requirements of the approved progress schedule.

1.4 Coordination

- A. Coordinate preparation and processing of schedules and reports with performance of construction activities and with scheduling and reporting of separate contractors.
- B. Coordinate Contractor's construction schedule with the schedule of values, submittal schedule, progress reports, payment requests, and other required schedules and reports.
 - 1. Secure time commitments for performing critical elements of the Work from entities involved.
 - 2. Coordinate each construction activity in the network with other activities and schedule them in proper sequence.

1.5 Project Guideline Schedule

- A. See Project Guideline Schedule attached at the end of this Section.

2 Products

2.1 Contractor's Construction Schedule, General

- A. Time Frame: Develop schedule from date established for commencement of the Work to date of Substantial Completion.
 - 1. The contract completion date shall not be changed by submission of a schedule that shows a later completion date, unless specifically authorized by Change Order where liquidated damages of \$150 per calendar day will go into effect.
- B. Activities: Treat each story or separate area as a separate numbered activity for each main element of the Work. Comply with the following.
 - 1. Activity Duration: Define activities so no activity is longer than 21 days, unless specifically allowed by the Owner's Representative.
 - 2. Procurement Activities: Include procurement process activities for the following long lead items and major items, requiring a cycle of more than 30 days, as separate activities in schedule. Procurement cycle activities include, but are not limited to, submittals, approvals, purchasing, fabrication, and delivery.

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3. Submittal Review Time: Include review and resubmittal times indicated in Division 01 Section "Submittal Procedures" in schedule. Coordinate submittal review times in Contractor's construction schedule with submittal schedule.
 4. Substantial Completion: Indicate completion in advance of date established for Substantial Completion and allow time for Architect's administrative procedures necessary for certification of Substantial Completion.
 5. Punch List and Final Completion: Include not more than 3 days for completion of punch list items and final completion.
- C. Constraints: Include constraints and work restrictions indicated in the Contract Documents and as follows in schedule and show how the sequence of the Work is affected.
1. Phasing: Arrange list of activities on schedule by phase.
 2. Work Under More Than One Contract: Include a separate activity for each contract.
 3. Work by Owner: Include a separate activity for each portion of the Work performed by Owner.
 4. Work Restrictions: Show the effect of the following items on the schedule:
 - a. Uninterruptible services.
 - b. Provisions for future construction.
 - c. Seasonal variations.
 - d. Environmental control.
 5. Work Stages: Indicate important stages of construction for each major portion of the Work.
- D. Milestones: Include milestones indicated in the Project Guideline Schedule and Contract Documents, including, but not limited to, the Notice to Proceed, Substantial Completion, and final completion.
- E. Upcoming Work Summary: Prepare summary report indicating activities scheduled to occur or commence prior to submittal of next schedule update. Summarize the following issues:
1. Unresolved issues.
 2. Unanswered Requests for Information.
 3. Rejected or unreturned submittals.
 4. Notations on returned submittals.

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5. Pending modifications affecting the Work and Contract Time.
- F. Recovery Schedule: When periodic update schedule indicates the Work is three or more calendar days behind the current approved schedule, submit a separate recovery schedule, for the Owner's Representative's review and approval, indicating means by which Contractor intends to regain compliance with the schedule. If no recovery schedule is submitted, Owner may withhold payments until Contractor submits and approved recovery schedule AND activities on-site demonstrate Contractor recovery work is in-place and proceeding as per recovery schedule.

2.2 Contractor's Construction Schedule (Gantt Chart)

- A. Gantt-Chart Schedule: Submit a comprehensive, fully developed, horizontal, Gantt-chart-type, Contractor's construction schedule within fourteen calendar days of the date established for the Notice of Award. Microsoft project is an approved scheduling software.
- B. Preparation: Indicate each significant construction activity separately. Identify the first workday of each week with a continuous vertical line.
 1. For construction activities that require (1) one month or longer to complete, indicate an estimated completion percentage in 10 percent increments within time bar.
 2. Prepare a list of all activities required to complete the work.
 3. Activities: Indicate the estimated time duration, sequence requirements, and relationship of each activity in relation to the other activities. Include estimated time frames for the following activities:
 - a. Preparation and processing of submittals
 - b. Mobilization and demobilization
 - c. Purchase of materials
 - d. Delivery
 - e. Fabrication
 - f. Utility interruptions
 - g. Installation
 - h. Closeout meeting (At 75% Project Completion)
 - i. Work by Owner that may affect or be affected by Contractor's activities:
 - j. Testing
 - k. Punchlist and final completion

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- l. Activities occurring following final completion. Closeout submittals review and approval.
- m. Critical path activities: Identify critical path activities, including those for interim completion dates. Scheduled start and completion dates shall be consistent with contract milestone dates.

2.3 Reports

- A. Daily Construction Reports: Prepare a daily construction report recording the following information concerning events at Project site:
 - 1. List of subcontractors at Project site.
 - 2. List of separate contractors at Project site.
 - 3. Approximate count of personnel at Project site.
 - 4. Equipment at Project site.
 - 5. Material deliveries.
 - 6. High and low temperatures and general weather conditions, including presence of rain or snow.
 - 7. Accidents.
 - 8. Meetings and significant decisions.
 - 9. Unusual events.
 - 10. Stoppages, delays, shortages, and losses.
 - 11. Meter readings and similar recordings.
 - 12. Emergency procedures.
 - 13. Orders and requests of authorities having jurisdiction.
 - 14. Change Orders received and implemented.
 - 15. Construction Change Directives received and implemented.
 - 16. Services connected and disconnected.
 - 17. Equipment or system tests and startups.
 - 18. Partial completions and occupancies.
 - 19. Substantial Completions authorized.

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- B. Site Condition Reports: Immediately on discovery of a difference between site conditions and the Contract Documents, prepare and submit a detailed report to Architect and Owner's Representative. Submit with a Request for Information. Include a detailed description of the differing conditions, together with recommendations for changing the Contract Documents.

3 Execution

3.1 Contractor's Construction Schedule

- A. Contractor's Construction Schedule Updating: Every two weeks, update schedule to reflect actual construction progress and activities. Issue schedule (2) two days before each regularly scheduled progress meeting.
 - 1. Revise the schedule immediately after each meeting or other activity where revisions have been recognized or made. Issue updated schedule concurrently with the report of each such meeting. Upon review of necessary work activities adjustments to the schedule for work to adhere to Project Guideline Schedule. Upon Owner's Representative's approval of the updated schedule, the schedule shall become the active and current schedule which the Contractor shall adhere to.
 - 2. Include a report with an updated schedule that indicates every change, including, but not limited to, changes in logic, durations, actual starts and finishes, and activity durations.
 - 3. As the Work progresses, indicate final completion percentage for each activity. Failure to submit updated schedule two days before each Progress Meeting and provide an updated schedule approved by the Owner's Representative may result in delay of Contractor payment until schedule is revised, received, and approved by Owner's Representative.
- B. Distribution: Distribute copies of approved schedule to Owner's Representative and Architect, separate contractors, testing and inspecting agencies, and other parties identified by Contractor with a need-to-know schedule responsibility.
 - 1. Post copies in Project meeting rooms and temporary field offices.
 - 2. When revisions are made, distribute updated schedules to the same parties and post them in the same locations. Delete parties from distribution when they have completed their assigned portion of the Work and are no longer involved in performance of construction activities.

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3.2 **PROJECT GUIDELINE SCHEDULE** (Refer to Section 01 27 00 Monetary Penalties for failure to complete given tasks within the given associated time periods listed below)

- **August 8, 2024** – Tentative Date for School Board to Award Contract
- **August 9, 2024 – Notice to Proceed is Issued.** Immediately start development of submittals for all products, materials, and equipment.
- **August 26, 2024 – Pre-Engineered Building (PEMB) Permit Conference** (Exact time to be coordinated and scheduled)
- **August 30, 2024 – Project On-Site Start Date** (Or sooner pending receipt of executed contract documents)
- **September 27, 2024** – All submittals have been submitted and approved.
- **October 11, 2024 - Subgrade Substantial Completion Date:** All site excavation, rough grading, final grading, establishment of final subgrade elevations for all parking lots, drives and installation of the entire building pad completed to final subgrade elevations. This includes soil stabilization of the main drive Alternate 8 if accepted. *Monetary Damages of \$150 per calendar day will apply.*
- **February 1, 2025** or sooner – Pre-Engineered Building Package is delivered.
- **July 18, 2025 – Substantial Completion Date for All Work.**
- **August 1, 2025 – Final Completion / Owner Occupancy**

Substantial Completion: Substantial Completion refers to all work being completed. All Work shall be completed and ready for the development of a punch list performed by the Architect and Owner's Representative.

Final Completion: Final Completion refers to all Closeout documents have been received and approved by the Owner's Representative.

END OF SECTION

ADDENDA #1

SECTION 08 36 13 - SECTIONAL DOORS

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Overhead sectional doors, electrically operated.
- B. Steel insulated panels of flush stile and rail design.

1.02 RELATED REQUIREMENTS

- A. Section 04 20 00 - Unit Masonry: Prepared wall opening in masonry.
- B. Section 05 50 00 - Miscellaneous Metals: Bent steel plate frame for door opening.
- C. Section 08 71 00 - Door Hardware: Lock cylinders.
- D. Section 09 91 00 - Painting: Finish painting.
- E. Section 26 00 00 - Electrical Systems.

1.03 REFERENCE STANDARDS

- A. NEMA - National Electrical Manufacturer's Association.
- B. ANSI A135.4 - Basic Hardboard; 2012 (Reaffirmed 2020).

1.04 SYSTEM DESCRIPTION

- A. Design Considerations:
 - 1. Design Uniform Wind Load: In accordance with requirements of Indiana Building Code applicable codes.
 - 2. Maximum deflection of 1/120 of door width when in an open horizontal position.
 - 3. Dimensions shown on Drawings are nominal opening sizes.
 - a. Increase actual door sizes to allow proper lap at jambs and head.
- B. Panels: Insulated flush steel stile and rail with infill panel.
- C. High lift track and hardware.
- D. Electric operation at on 115 volt, single phase, 60 Hz service to 1/2 hp motor manually operable in case of power failure, with transit time of 12 inches per second.

1.05 SUBMITTALS

- A. See Division 01 for submittal procedures.
- B. Shop Drawings: Indicate opening dimensions and required tolerances, connection details, anchorage spacing, hardware locations, installation details, and templates for setting inserts or attachments affecting work of other trades.
- C. Submit wiring diagrams and electrical details for all automatic door controls.

1.06 OPERATION AND MAINTENANCE DATA

- A. Submit operation and maintenance data under provisions of Division 1.
 - 1. Include data for motor and transmission, shaft and gearing, lubrication frequency, control adjustments, and spare part sources.

1.07 WARRANTY

- A. See Section 01 78 00 - Closeout Submittals for warranty requirements.
- B. Extended Correction Period: Correct defective work and adjustments as required and requested within a 2-year period commencing on Date of Substantial Completion.
- C. Manufacturer Warranty: Provide 5-year manufacturer warranty for electric operating equipment. Complete forms in Owner's name and register with manufacturer.

PART 2 PRODUCTS

2.01 MANUFACTURERS

- A. Sectional Doors:

1. Overhead Door Corporation, Dallas, Texas: Insulated flush steel; Thermacore 596 Series.
2. Haas Door, Wauseon, Ohio: Insulated flush steel; CHT-732.
3. Raynor Garage Doors, Dixon, Illinois: Insulated flush steel; Tri-Core Optima.
4. Substitutions: See Section 01 60 00 - Product Requirements.

2.02 MATERIALS

- A. Sheet Steel: Galvanized to 1.25 ounces per square foot, flat.
- B. Insulation: Polyurethane or polystyrene; fully encapsulated; minimum R-value of 13.5.
- C. Glazing Material: As recommended by the manufacturer.
- D. Finish Paint: As recommended by the manufacturer.

2.03 COMPONENTS

- A. Panels: Flush steel construction, outer steel sheet of 20 gage thick, flat profile; inner steel sheet of 26 gage thick, flat profile; thermal break; ship lap or tongue and groove joints; 16 gage end stiles; header and jamb weather stripping. Provide custom color panels with color to be selected by the Owner.
- B. Track: Minimum 12 gage thick by 3 inch wide rolled steel track, continuous, vertical mounted; galvanized steel mounting brackets, 1/4 inch thick.
- C. Hinge and Roller Assemblies: Heavy duty hinges and adjustable roller holders of galvanized steel; floating hardened steel ball bearing rollers.
- D. Lift Mechanism: Torsion spring on cross head shaft, with braided steel lift cables.
- E. Chain Hoist: As recommended by the manufacturer for the type and size door specified. Chain hoist shall have emergency release installed in the event of a power failure the door can steel be raised or lowered manually.
- F. Electric Operator: NEMA Type 4, UL approved motor; side center mounted on cross head shaft; center mounted draw bar assembly; adjustable safety friction clutch; brake system actuated by independent voltage solenoid controlled by motor starter; enclosed gear driven limit switch; enclosed magnetic cross line reversing starter, mounting brackets, and hardware.
 1. Control Station: Standard three button (OPEN/CLOSE/STOP) momentary type control for the each electric operator; 24 volt circuit.
 - a. Include key operated switch located at exterior location indicated.
 - b. See Electrical Drawings for locations of controls.
 2. Safety Edge: At bottom of door panel, full width; electromechanical sensitized type, wired to reverse door upon striking object; rubber covered to provide weatherstrip seal.
- G. Lock: Inside side mounted, adjustable keeper, spring activated latch bar with feature to keep in locked or retracted position; interior and exterior handle; lock master keyed.
- H. Weatherstripping: Provide EPDM rubber sealing strips at door head and jambs. Provide full width; double contact resilient weatherstripping at bottom of door panel.
- I. Vision Lights: Provide openings and resilient glazing channel for vision lights as shown. Factory glaze with 5/8 inch insulating glass.
- J. Provide one exhaust port at bottom panel at each door opening.

2.04 FINISHES

- A. Steel: Painted with primer. Prepared for paint finish.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Beginning of installation means acceptance of existing surfaces.
- B. Obtain job dimensions prior to erection of any work.
- C. Verify that wall openings are ready to receive work and opening dimensions and tolerances are within specified limits.

3.02 PREPARATION

- A. Prepare opening to permit correct installation of door unit to perimeter air and vapor barrier seal.

3.03 INSTALLATION

- A. Install door unit assembly in accordance with manufacturer's instructions.
- B. Use anchorage devices to securely fasten assembly to wall construction and building framing without distortion or stress.
- C. Install vertical tracks to extend as high as possible prior to turning to horizontal position.
- D. Securely brace door tracks suspended from structure.
- E. Secure tracks to structural members only.
- F. Provide all supplementary parts necessary to complete the installation, though not definitely shown or specified.
- G. Fit and align door assembly, including hardware, level and plumb to provide smooth operation.
- H. Coordinate installation of electrical service.
 - 1. Complete wiring from disconnect to unit components.
- I. Install perimeter trim.

3.04 TOLERANCES

- A. Maximum Variation from Plumb: 1/16 inch (1.5 mm).
- B. Maximum Variation from Level: 1/16 inch (1.5 mm).
- C. Longitudinal or Diagonal Warp: Plus or minus 1/8 inch (3 mm) from 10 ft (3 m) straight edge.
- D. Maintain dimensional tolerances and alignment with adjacent work.

3.05 ADJUSTING

- A. Adjust door assembly for smooth operation and full contact with weatherstripping.

3.06 CLEANING

- A. Clean doors and frames and glazing.
- B. Remove temporary labels and visible markings.

3.07 PROTECTION

- A. Protect installed products from damage until Date of Substantial Completion.

END OF SECTION

ADDENDA #1

SECTION 10 14 00 - SIGNAGE

GENERAL

1.01 SECTION INCLUDES

- A. Exterior mounted aluminum letters and numbers.

1.02 RELATED SECTIONS

- A. Section 04 20 00 – Unit Masonry.
- B. Section 08 81 00 – Glazing.

1.03 SUBMITTALS

- A. See Division 01 for submittal procedures.
- B. Furnish full size spacing templates for aluminum letters and numbers.

1.04 DELIVERY, STORAGE, AND HANDLING

- A. Deliver products to site and store and protect under provisions of Division 1.

PRODUCTS

2.01 MATERIALS

- A. Aluminum Letters and Numbers: Provide with flat faces, free of waves and depressions. Grind all edges smooth.
 - 1. Cast or fabricate aluminum letters.
 - 2. Letters shall be 12" high. Refer to drawings.
 - 3. Letter style as selected by the Architect.
 - 4. Minimum three mounting lugs for each letter.
 - 5. Building Name: See drawings. Verify building name prior to fabrication.
 - 6. Finish: AA - M12C22A34, classic black.
 - 7. Provide all anchors and accessories required for flush stand off mounting.

EXECUTION

3.01 INSTALLATION

- A. Aluminum Letters: Install in accordance with manufacturer's recommendations.
 - 1. Install on the masonry wall in accordance with manufacturer's recommendations.
 - 2. Install on the metal panel siding in accordance with manufacturer's recommendations.

END OF SECTION

ADDENDA #1

SECTION 32 92 19 - SEEDING

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Preparation of subsoil.
- B. Placing topsoil.
- C. Seeding, seeding, mulching and fertilizer.
- D. Maintenance.

1.02 RELATED REQUIREMENTS

- A. Section 31 22 00 - Grading: Preparation of subsoil topsoil in preparation for the work of this section.

1.03 DEFINITIONS

- A. Weeds: Include Dandelion, Jimsonweed, Quackgrass, Horsetail, Morning Glory, Rush Grass, Mustard, Lambsquarter, Chickweed, Cress, Crabgrass, Canadian Thistle, Nutgrass, Poison Oak, Blackberry, Tansy Ragwort, Bermuda Grass, Johnson Grass, Poison Ivy, Nut Sedge, Nimble Will, Bindweed, Bent Grass, Wild Garlic, Perennial Sorrel, and Brome Grass.

1.04 SUBMITTALS

- A. Submit a complete list of seed mixes to be used, including botanical and common names, percent purity, percent germination, and percent maximum weed seed, before seeding.
- B. Submit pesticide product data.
- C. Submit chemical data.
- D. Submit mulch and hydromulch product data and source.

1.05 DELIVERY, STORAGE, AND HANDLING

- A. Deliver grass seed mixture in sealed containers. Seed in damaged packaging is not acceptable. Deliver seed mixture in containers showing percentage of seed mix, year of production, net weight, date of packaging, and location of packaging.
- B. Deliver fertilizer in waterproof bags showing weight, chemical analysis, and name of manufacturer.

1.06 WARRANTY

- A. Correct defective Work within a three month period after Date of Substantial Completion.

PART 2 PRODUCTS

2.01 REGULATORY REQUIREMENTS

- A. Comply with regulatory agencies for fertilizer and herbicide composition.
- B. Pesticides shall be applied by an individual licensed by the State and shall comply with all local codes.
- C. Seed shall be labeled in accordance with the US Dept of Ag. Rules and Regulations under the Federal Seed Act.

2.02 SEED MIXTURE

- A. Seed Mixture:
 - 1. Fine Blade Turf Type Fescue: 85 percent.
 - 2. Norlea Perennial Rye: 15 percent.

2.03 SOIL MATERIALS

- A. Topsoil: Fertile, agricultural soil, typical for locality, capable of sustaining vigorous plant growth, taken from drained site; free of subsoil, clay or impurities, plants, weeds and roots; pH value of minimum 5.4 and maximum 7.0.
- B. Topsoil: Excavated from site and free of weeds, stones, sticks, glass, etc.

2.04 ACCESSORIES

- A. Mulching Material: Oat or wheat straw, free from weeds, foreign matter detrimental to plant life, and dry. Hay or chopped cornstalks are not acceptable.
- B. Fertilizer: Recommended for grass, slow release nitrogen, biological materials, and biostimulant materials; of proportion necessary to eliminate deficiencies of topsoil.
 - 1. Provide common fertilizer with an N-P-K ration of 12-12-12.
- C. Water: Clean, fresh and free of substances or matter that could inhibit vigorous growth of grass.
- D. Erosion Fabric: Jute matting, open weave.

2.05 TESTS

- A. Analyze to ascertain percentage of nitrogen, phosphorus, potash, soluble salt content, organic matter content, and pH value.
- B. Submit minimum 10 oz (280 g) sample of topsoil proposed. Forward sample to approved testing laboratory in sealed containers to prevent contamination.
- C. Testing is not required if recent tests are available for imported topsoil. Submit these test results to the testing laboratory for approval. Indicate, by test results, information necessary to determine suitability.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that prepared soil base is ready to receive the work of this Section.

3.02 PREPARATION

- A. Prepare subgrade in accordance with Section 31 22 00.

3.03 FERTILIZING

- A. Apply fertilizer in accordance with manufacturer's instructions.
- B. Apply after smooth raking of topsoil and prior to roller compaction.
- C. Do not apply fertilizer at same time or with same machine as will be used to apply seed.
- D. Mix thoroughly into upper 2 inches (50 mm) of topsoil.
- E. Lightly water to aid the dissipation of fertilizer.

3.04 SEEDING

- A. Apply seed at a rate of 25 lbs per 1000 sq ft (____ Kg per 1000 sq m) evenly in two intersecting directions. Rake in lightly.
- B. Do not seed areas in excess of that which can be mulched on same day.
- C. Planting Season: March 1 to May 10 and August 10 to September 30.
- D. Do not sow immediately following rain, when ground is too dry, or during windy periods.
- E. Immediately following seeding and compacting, apply mulch to a thickness of 1/8 inches (3 mm). Maintain clear of shrubs and trees.
- F. Apply water with a fine spray immediately after each area has been mulched. Saturate to 4 inches (100 mm) of soil.
- G. Following germination, immediately re-seed areas without germinated seeds that are larger than 2 by 2 inches (____ mm).

3.05 HYDROSEEDING

- A. Apply seeded slurry with a hydraulic seeder at a rate of 50 lbs per 1000 sq ft (____ Kg per 1000 sq m) evenly in two intersecting directions.
- B. Do not hydroseed area in excess of that which can be mulched on same day.

- C. Immediately following seeding, apply mulch to a thickness of 1/8 inches (3 mm). Maintain clear of shrubs and trees.
- D. Apply water with a fine spray immediately after each area has been mulched. Saturate to 4 inches (100 mm) of soil.
- E. Following germination, immediately re-seed areas without germinated seeds that are larger than 4 by 4 inches (100 by 100 mm).

3.06 PROTECTION

- A. Cover seeded slopes where grade is 4 inches per foot (____ mm per m) or greater with erosion fabric. Roll fabric onto slopes without stretching or pulling.
- B. Secure outside edges and overlaps at 36 inch (900 mm) intervals with stakes.
- C. Lightly dress slopes with topsoil to ensure close contact between fabric and soil.

3.07 MAINTENANCE

- A. Maintain seeded areas immediately after placement until grass is well established and exhibits a vigorous growing condition with full coverage with no bare spots as approved by Owner and Owner's Representative.
- B. Water as required to prevent grass and soil from drying out.
- C. Roll surface to remove minor depressions or irregularities.
- D. Control growth of weeds. Apply herbicides in accordance with manufacturer's instructions. Remedy damage resulting from improper use of herbicides.
- E. Immediately reseed areas that show bare spots.

END OF SECTION