

ADDENDUM NO. 1

March 13, 2024

PROJECT: Renovations to Bolton High School
Alexandria, LA

PROJECT NO: 22022

ISSUED BY: Alliance Design Group, LLC



This Addendum is issued for the purpose of modifying and /or clarifying the specifications and drawings and is to be construed as being as much a part of the original Contract Documents as though originally contained therein.

PRE-BID CONFERENCE

The mandatory Pre-bid conference called for in the advertisement for bids was attended by the following persons representing the below listed general contractors and/or sub contractors. Provided they are licensed in accordance with the contract documents, the following general contractors that attended and/or were represented at the mandatory pre-bid meeting are eligible to bid the project:

General Contractors:

M.D. Descant – Trent Descant
PERC Development – Kasey Kay
Tudor Inc. – Justin Floyd
Pat Williams Construction – Favin Deville
Bayou Rapides Corporation – Austin Kerry
ARL Construction – Eddie Payton

Owner/Architect:

Alliance Design Group – Adam Grunzinger
RPSB – Jennifer Scott
RPSB – Kathy Baden

Sub Contractor:

Satcher Electric – Karen Satcher
Central Electric – Charles McTire
American AVL – Mack Blake
ACA – Travis Adams
Bayou Roofing – Jason Ebarb
Flynn Building Specialties – John Flynn
Mid-western Commercial Roofers – Chuck Smith
Matrix Industries – Jan Hopkins

PRIOR APPROVAL

The following is a list of products, materials, and/or manufactures prior approved to bid the respective equipment and materials. Note that approval of a material or manufacturer does not constitute approval of a specific product. Products must meet or exceed plans and specifications in every aspect and are subject to shop drawing review.

321218 – Track Surfaces: Beynon
075419 – Polyvinyl-Chloride Roofing: Sika
233500 – Air Conditioning Equipment:

Mini Split, LG
Exhaust Fan, Acme

265000 – Lighting

F1, F2, F3, F4, F5, LD1: HE Williams & Spectrum
LA2, LA3, LB1: ILP & Cree
LA4: Etech
LC1: Visioneering
LC2, LC3: Columbia & Visioneering
L1, L2: Litecontrol & Lumenwerx
LS1: KIM lighting & Brownlee

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LV1: HE Williams & Cree
S1, W1, W1E: LSI & Cree
V: Certolux

SPECIFICATIONS

General

1. The full project name is “Renovations to Bolton High School”. There are places in the bidding documents that uses the abbreviated name “Bolton High School”. Either name will be acceptable on the bid form, envelope, and other documents.
2. The General Contractor will be tax exempt. This does not apply to any subcontractors.

Standard Form of Agreement Between Owner and Contractor – AIA A101

1. Under article 3.3.1, revise number of calendar days to 365 days.

011000 – Summary

1. Under Article 1.5, revise paragraph B to read: Access to Site: 7 days a week 7:00 am to 5:00 pm. Contractor will have unimpeded access to the last week in May to the second week in August. All other times, contractor shall work around owner occupancy.

014000 – Quality Requirements

1. Under Article 1.7 clarify that the contractor will be responsible to pay for any testing that is explicitly called out in specific specifications sections: concrete, dirt, mechanical testing and balancing, etc. Any testing over and above what is called out in the specifications will be the owners responsibility.

015000 – Temporary Facilities and Controls

1. Under Article 1.13 clarify that parking and staging shall be in the locations indicated on the attached sheet. Staging areas shall be surrounded with temporary fencing.

075419 – Polyvinyl-Chloride (PVC) Roofing

1. Clarify that the roof system shall be a fully adhered PVC roof membrane over a mechanically fasten cover board.

096400 – Spung Floor

1. In Article 2.2, add paragraph F that states “Floor Transition: Manufacturer’s standard poly-resin floor transition or Stage Step Flooring Solutions, dance floor transition ramp or equal.
2. In Article 2.2, revise paragraph C to: vinyl, glue down, welded seams, thickness 2mm, basis-of-design cascade.

224000 – Plumbing Fixtures

1. Add the following:
“2.3.11 Water Closet (WC-T) – Sloan WETS-8009-8010 pressure-assist tank-type, vitreous china, floor mounted, elongated bowl, 17-1/2” accessible rim height, pressure clean operating system. Provide Bemis #1655-C or Beneke 533 open front white seat with check hinge, less cover, 1.28 GPF, fully-glazed trapway, water supply with keyed stop, polished chrome-plated trip lever, tank and tank cover, and white plastic snap-on bolt caps. Connection sizes: CW = 1/2”, WD = 4”.

“2.3.12 Water Closet (WCH-T) – Sloan WETS-8029-8010 pressure-assist tank-type, vitreous china, floor mounted, elongated bowl, 16” comfort rim height, pressure-clean operating system. Provide Bemis #1655-C or Beneke 533 open front white seat with check hinge, less cover, 1.28 GPF, fully-glazed trapway, water supply with keyed stop, polished chrome-plated trip lever, tank and tank cover, and white plastic snap-on bolt

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caps. Connection sizes: CW = ½", WD = 4".

DRAWINGS

SHEET T-101

1. Under Phasing, add fence work to phase 1. All fence work shall be completed within the first 3 months of the contract.

SHEET A-001

1. On Site plan C4, revise location of new fence and gate on either side of the ROTC building to location shown on the attached sheet. Provide panic hardware on gate indicated.
2. On Site plan C4, remove fence and gate between Boy's Gym and Shop building as indicated on attached sheet.

SHEET A-110

1. In the kitchen on the Southwest corner of the building provide the following:
 - a. Remove and replace 30) 6x6 quarry tiles. Tiles are sporadically located around the kitchen and locations will be determined in the field. New tile and grout shall match existing.
 - b. Repair the finished surface of 10) 6x12 glazed masonry wall blocks. Existing surface shall be chiseled down to allow for installation of new 6x12 glazed wall tile flush with surrounding wall surface. Color of glazed wall tile shall match existing.
2. In the Boy's bathroom located between door 1-30 and 1-29, remove and replace 5) wall hung china lavatories. New lavatories shall be lavatory type LH. Provide new trap and shut off valves and connect to existing water and sanitary rough-ins.

SHEET A-113

3. Revise last sentence in General Note 1 to read "...Install new roof membrane over **new cover board** mechanically fasten to existing roof deck."
4. In keyed notes, remove any reference to slip sheet.

SHEET A-121

1. On South elevation B1, replace 15'-0" of missing downspout on the West side of the building. New downspout shall match existing size and material.

SHEET A-133

1. Revise ramp width as shown on revised sheet.

SHEET A-140

1. Stone wall panels and toilet partitions referenced in keyed note O and N that are not being repurposed shall be salvaged and returned to the owner.

SHEET A-150

1. Revise keyed note 16 to read: "Provide new cover board over existing insulation."

SHEET A-151

1. Revise keyed note 8 to read: "PVC roof membrane over **new cover board**."

SHEET A-201

1. On Boy's Gym Floor Plan F1, replace canopy soffit on the exterior of the building above doors 2-4, 2-5, 2-11, and 2-12. Existing plaster soffit shall be removed and new flush panel metal soffit equal to Pac-Clad flush solid



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soffit shall be installed. Provide J-closure around perimeter of new soffit. Provide additional metal stud framing as required to support new soffit.

SHEET A-601

1. Work on door 1-19 has been completed by owner. New access control system shall integrate with existing system (geovision: gv-asmanager, gv-as4111kit controller, gv-r1352 card reader, and altronix acm power supply. Existing system was installed by security first la.
2. Revise door 1-9 and 1-10 to reflect existing vertical rod latching device with new Von Duprin 6200 mortised electric strike – top strike only.
3. On door 1-2, 1-9, 1-10, and 1-20, disable bottom rod from latching.

SHEET M-200

1. On floor plan M4, revise the note for the 3) sinks in the East bathroom from MD8 to **MD4**.

SHEET M-300

1. On floor plan M9, revise the size of the new bathroom to match the size shown on E5/A-110.

SHEET M-400

1. On floor plan M12, in the event that a 2" water line is not readily accessible, the CW header can be reduced to 1-1/4" with a 1/2" tap for lavatory and water closet and 3/4" tap for the urinal. The water closets should be changed to WC-T and WCH-T. Contractor shall verify prior to ordering.

SHEET E-600

1. On floor plan E13, revise the size of the new bathroom to match the size shown on E5/A-110.

ALLIANCE DESIGN GROUP

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William A. Tudor AIA - Architect
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CONTRACTOR STAGING
AND PARKING IS LIMITED
TO THIS AREA

PROVIDE PANIC BAR
- DAC 6040-B OR
EQUAL

REMOVE, FENCE,
GATE, AND FOOTINGS
- BACKFILL

NEW GATE AND
FENCE - SEE
E4&E5/A-001

CONTRACTOR STAGING
AND PARKING IS LIMITED
TO THIS AREA

28'-0" F.V.

32'-0" F.V.

12'-0"

33'-0" F.V.

