

State of Washington Military Department
Washington Youth Academy Modular Classroom Replacement
Bremerton Readiness Center
Project No. 2020-602
RFP 20-004

ADDENDUM # 03
February 14, 2020

TO ALL BIDDERS:

The Bid Documents issued January 31, 2020 for the project noted above are amended by this Addendum # 03.

Receipt of this addendum shall be acknowledged by inserting its number in the space provided on the bid form.

CLARIFICATIONS

- ITEM 1. 011100 SUMMARY OF WORK, 1.11 Hazardous or Regulated Materials and 024119 SELECTIVE DEMOLITION, 1.8.D Hazardous Materials: The Owner is in process of obtaining a Good Faith limited scope hazardous materials survey of the existing modular units to be demolished. Bidders are to not include any costs for mitigation of potentially hazardous or regulated material in their bid.

PROJECT MANUAL ITEMS

- ITEM 2. BID FORM, page 2, LIQUIDATED DAMAGES: Revise liquated damages from "\$ 200.00" to "\$ 600.00."
- ITEM 3. 011100 SUMMARY OF WORK, 1.4 CONSTRUCTION PERIOD AND PHASING OF WORK, Revise to read:
- A. Construction period per the Bid Form.
1. Pending receipt of a responsive and responsible bid within the project budget and receipt of documents required by the Instructions to Bidders and the General Conditions of the Contract prior to executing a contract, the WA MIL Department anticipates to award a contract on or about February 28, 2020.
 2. Off-site work including design, submittals, permitting, L&I review, and construction of the modular units shall commence upon the execution of the contract/NTP.
 3. On-site work including rough-in of new fire water service piping and new foundation stemwall shall commence on or after June 1, 2020.
 4. An Archaeologist may be retained by WA MIL Department to monitor excavation. Contractor to provide 6 work days advance notice of all excavation and trenching work.

5. Delivery of the modular units to the BRC site may take place at any time. A location will be identified within the nominal 30 acre site for the contractor to store the modular units until installation.
6. Demolition/Removal of the existing modular units shall not begin until WYA classes end. Start date for this on-site work is Tuesday, June 16, 2020. All existing utilities to the existing classrooms to remain in service through June 15, 2020.
7. All work on site to be Substantially Complete, including setting of modular units, utility connections and testing, including data systems, and occupancy permit on Tuesday, July 14, 2020.
8. All on-site work performed after July 16, 2020, including punch list work, shall be performed before or after normal scheduled classroom hours.

- ITEM 4. 024119 SELECTIVE DEMOLITION, 3.3 Utility Services and Mechanical/Electrical Service, add subparagraph C as follows: "C. Existing Classroom 9 Utilities and Services to remain. Electric power for Classroom is fed from a separate breaker in the existing main switchboard to remain."
- ITEM 5. SECTION 133423.14 FABRICATED CLASSROOM STRUCTURES, 2.6.A Revised to read: "Provide roof overhangs on all sides of modular units as indicated on drawings with enclosed soffits."
- ITEM 6. 260500 BASIC MATERIALS AND METHODS, 2.5.F Concealed Floor Boxes, revise Hubbell HBLCFB series for concrete floors to "AFB10G55 Series for wood floors with 10GAFBCVRALU cast-aluminum floor box cover with two cable egress doors, ADA compliant."
- ITEM 7. 260580 ELECTRICAL SERVICE: Replace Section 260580 in its entirety with the attached new section.

DRAWING ITEMS

- ITEM 8. C1.00 Civil Site Plan – Fire Sprinkler Service, add note: "Piping, hydrant, PIC, and FDC to be located between modular and the existing split rail fence, see photo below. Exact layout to be approved by Bremerton Fire Department."



ITEM 9. A31.01 Exterior Elevations 1 West and 2 East: Revised roof overhang dimensions to nominal 3 feet.

ATTACHMENTS

Pre-bid Meeting Notes and Sign-in Sheet for reference only, 6 Pages
Section 260580 Electrical Service, 1 Page.

END OF ADDENDUM # 03



PRE-BID WALK-THROUGH

Project Name: Washington Military Department
Bremerton Readiness Center (BRC)
Washington Youth Academy (WYA)
Modular Classroom Replacement

State Project Number: 2020-602
RFP: 20-004

Meeting Date: February 14, 2020
Prepared By: Ron Easterday

1. Welcome and Introduction of Project Team Members

- A. Architect: Rice Fergus Miller, Project Manager Ron Easterday
- B. WA MIL Project Manager: Ron Cross
- C. Other Consultant Team Members: Civil: N.L. Olsen, Port Orchard; Structural: BUILT Engineering, Bremerton; Mechanical and Electrical: Hultz-BHU, Tacoma.
- D. Please sign the Sign-In Sheet. A list of today's Attendees will be attached to today's meeting notes and issued by addendum.
- E. Agenda for this morning:
 - General overview of the project and bidding procedures.
 - Tour existing site conditions.

2. Bid Documents

- A. Bid documents may be obtained from numerous plan centers listed in the Advertisement for Bids or by emailing Ron Cross as noted in the Advertisement for Bid.

3. General Description of the Work

- A. Replace two modular classroom units located at 1202/1204 Carver St., Bremerton Washington, 98312. Demolish existing modular units and replace with new units on existing foundation. Provide WA State L&I approved modular units complete and installed with all utility connections. New fire service water supply from Carver Avenue and modular addition for fire sprinkler riser room.

4. Advertisement for Bids

- A. Bids currently due Thursday, February 20, 2020 at Building 36, Camp Murray.

5. Instructions to Bidders

- A. Responsibility Criteria: Bidders are advised there is a Responsibility Criteria Section Forms 1-5. This information is required from the apparent low bidder within (2) business days after it is requested.
- B. Bidders are reminded this project is subject to Washington State Prevailing Wages.
- C. Bidders are reminded 0% apprentice hour requirements apply to this project.
- D. Bidders are reminded that the contractor awarded the contract shall register and create an account with the DES Diversity Compliance program (B2Gnow) for on-line reporting of the voluntary MWBE diversity goals.

6. Bid Form

- A. This is a single lump sum base bid.
- B. There are no Alternates at this time.
- C. No Allowances or Unit Costs at this time.

7. 011100 Summary of Work

- A. Owner will submit, obtain, and pay for the following permits: City of Bremerton Building permit for foundations.
- B. Contractor shall submit, obtain, and pay for the following permits:
 - 1. WA State L&I Modular building permit.
 - 2. Low Voltage Permit
 - 3. Fire Alarm Permit.
 - 4. Sprinkler Permit
 - 5. Fire water service utility permit through Bremerton Public Works.
 - 6. All other required permits not listed as being submitted, obtained, and paid for by the Owner.
- C. Phasing of the Work and Construction Time: There is a limited window for on-site work due to the Washington Youth Academy program schedule. The work must be complete and occupancy permit issued by Tuesday; July 14, 2020 as noted on the Bid Form.

Liquidated Damages are as listed to cover actual costs of relocating students and use of off-site facilities should the replacement modular classrooms not be available on time.

Bidders are advised to read subparagraph 1.4 Construction Period and Phasing of the Work. This section will be revised by Addendum 3.

1. Pending receipt of a responsive and responsible bid within the project budget and receipt of documents required by the Instructions to Bidders and the General Conditions of the Contract prior to executing a contract, the WA MIL Department anticipates to award a contract on or about February 28, 2020.
2. Off-site work including design, submittals, permitting, L&I review, and construction of the modular units shall commence upon the execution of the contract/NTP.
3. On-site work including rough-in of new fire water service piping and new foundation stemwall shall commence on or after June 1, 2020. Ron Cross advised this date is somewhat flexible but the intent is not to have the site torn up for an extended period.
4. An Archaeologist may be retained by WA MIL Department to monitor excavation. Contractor to provide 6 work days advance notice of all excavation and trenching work.
5. Delivery of the modular units to the BRC site may take place at any time. A location will be identified within the nominal 30 acre site for the contractor to store the modular units until installation.
6. Demolition/Removal of the existing modular units shall not begin until WYA classes end. Start date for this on-site work is Tuesday, June 16, 2020. All existing utilities to the existing classrooms to remain in service through June 15, 2020.
7. All work on site to be Substantially Complete, including setting of modular units, utility connections and testing, including data systems, and occupancy permit on Tuesday, July 14, 2020.
8. All on-site work performed after July 16, 2020, including punch list work, shall be performed before or after normal scheduled classroom hours. Times for classes to end vary per day of the week but can be as late as 4:30 PM.

8. 015000 Temporary Facilities and Controls

- A. Contractor to provide temporary toilet facilities.
- B. Temporary water may be obtained from the existing water service at no usage costs.
- C. Contractor may make arrangements with City of Bremerton to obtain temporary water from a hydrant through the City. Contractor responsible for all costs for temporary water from a hydrant.

- D. Temporary electric power may be obtained from the existing electric service at no usage costs.

9. 016000 Product Requirements

- A. Substitution Requests are due 10 calendar days prior to bid. That date is now past.

10. Closeout/Record Documents/Owner Training

- A. Bidders are encouraged to review Closeout requirements, record drawings, and O&M sections of the project manual. Record drawings are required to be submitted in hard copy and electronically in pdf format.

11. 019113 Energy Code

- A. Modular units to be designed and constructed to meet Washington State Energy Code requirements. There are no sustainability certification requirements.

12. Addendum

- A. Addendum 1 and 2 have been issued.
- B. It is anticipated that Addendum 3 will be issued with notes of this meeting, sign-in sheet, and other minor additions/clarifications.

13. Site Tour and Questions

Q: Do the existing modular units have wheels and axles?

A: No.

Q: Is there some flexibility with the modular unit design such as roof pitch, sizes of floor framing, mechanical unit locations?

A: Yes, the drawings are a basis-of-design for design-build modular units. As long as the design intent and performance requirements are met, flexibility in design will be accommodated. Flexibility will be considered so the units can be transported. The goal is to have functional, durable classroom space.

Q: Can the sprinkler riser and data be moved inside a classroom to avoid the added doghouse?

A: No. All space in the classrooms is needed to accommodate the students.

Attachments: Sign-in Sheet, 2 pages

END OF MEETING NOTES

PRE-BID WALKTHROUGH ATTENDEES

February 14, 2019

Name	Company	Phone	Email
William Griffin	North Shore Electric	253-313-4517	billg@northshoreelectricinc.com
Wes Hillman	South Sound Systems	360.870-9308	Wes@southsoundsystemsllc.com
Bruce Williams	AHEARN ELEC	360.265-5667	bruce@ahearnwElectric, NET
Shane Davis	NED	360-340-6779	shane@newtanbd.com
Lisha Beisley	Rocky Bay Const.	360 801 5337	LBROCKYBAY@GMAIL.COM
Scott Simansky	Central Const.	253-912-1510	SSimansky@CCE-Inc.com
Seth Ewing	Westmark	253-255-5905	sewing@westmarkconst.com
Jim Corbett	Centennial Const	360 204-2571	jcorbett@cce-inc.com
David Fischer	Olympic Peninsula Construction Inc	360 626 1963 bids@olympicpeninsulaconstruction.com	

Name	Company	Phone	Email
LEE ROGERS - DEMO	WOODLAND INDUSTRIES	253-606-9663	LEE@WOODLANDINDUSTRIES.NET
Dan Backman	Port Graham	360-895-5433 360-340-7500	danb@portgraham.tch
KALBARR	K.A. Gurd	206 353 2727	kaecc0@gmail.com
Jeff Owen	DPWain	560 698-5977	dpwain@msa.com
CHRIS BLUMENTHAL	BRONCO ELECTRIC	360-621-7167	CHRIS@BRONCOE.COM
Ryan Poppe	chinook Contractors	360 613 4098	Ryan@chinookcontractors.com
MARSHALL STANER	PACIFIC GENERAL BUILDERS	360-994-0161	MBTOWER@PACIFICGB.COM
HANK KENNEDY	ARIES	425-780-2261	HKENNEDY@ARIESBUILDINGS.COM
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Robert Salem	DCA	753-851-2222	robert@diversecontractors.com

DE LOUKHART - DEMO SOUNDEX Ronda@SoundExcavation.com

SECTION 260580 - ELECTRICAL SERVICE

PART 1 - GENERAL

1.1 SECTION INCLUDES

- A. Electrical Service Requirements

1.2 DESCRIPTION OF WORK

- A. Existing service is metered 400A rain tight panel with (3) three 200A 2-pole breakers. 1 breaker feeds modular in back (No work) and 2 breakers feed modular being replaced. Disconnect existing modular being replaced from service and reconnect new modular building.

1.3 REGULATORY REQUIREMENTS

- A. Contact and coordinate with PSE regarding any electrical service revisions.
- B. Contact and coordinate with Owner regarding telephone and data service requirements.

1.54 UTILITY CHARGES

- A. Any Utility charges will be paid by owner.

PART 2 - PRODUCTS

2.1 MATERIALS AND EQUIPMENT

- A. Materials and Equipment: Conform to requirements of the Utility companies.

PART 3 - EXECUTION

3.1 WIRING METHODS

- A. Install new modular wiring below grade.

END OF SECTION 260580