

ADDENDUM NO. 01

EIFS EXTERIOR WALL REPLACEMENT
ED EDELMAN
CHILDREN'S COURT

ED EDELMAN CHILDREN'S COURT
201 CENTRAL PLAZZA DRIVE
MONTEREY PARK, CA. 91745

JCC PROJECT NUMBER: FM-0046136

JUDICIAL COUNCIL OF CALIFORNIA
455 GOLDEN GATE AVE.
SAN FRANCISCO, CA. 94102

August 15, 2017

DC ARCHITECTS
820 N. MOUNTAIN AVENUE, SUITE 200
UPLAND, CALIFORNIA 91786



RICHARD D. DUNCAN, AIA, LICENSE #C-21818

1. PART 1 – GENERAL

1.1 THE FOLLOWING REVISIONS AND/OR CLARIFICATIONS SHALL BE MADE TO THE BIDDING REQUIREMENTS AND CONTRACT DOCUMENTS. REVISE AND AMEND THE DOCUMENTS FOR THE ABOVE NAMED PROJECT IN ACCORDANCE WITH THIS ADDENDUM. THE BID SHALL REFLECT THESE ADDENDUM CHANGES AND EACH BIDDER SHALL MAKE REFERENCE IN THEIR BID TO THIS ADDENDUM.

1.2 ALL BIDDING REQUIREMENTS AND CONTRACT DOCUMENTS SHALL APPLY TO THIS ADDENDUM AS ORIGINALLY INDICATED IN THE APPLICABLE PORTIONS OF THE CONTRACT DOCUMENTS, UNLESS OTHERWISE MODIFIED BY THIS ADDENDUM.

1.3 GENERAL CLARIFICATIONS

1.3.1 The following items are issued as responses to Pre-Bid Requests for Clarification submitted by the bidders:

1.3.1.1 See attached Bid "**Form for Vendor Submission of Questions ATTACHMENT 4**" which is bidder questions and answers. Total of 11 pages with two (2) attachment details.

1.3.1.2 There are two (2) additive alternates for this project. The two (2) additive alternates are described as follows;

Additive Alternate # 1

Stolit® Lotusan Freeform shall be an additive EFIS application. The Stolit® Lotusan Freeform shall be additive alternate # 1. See attached bid form with the line item for additive alternate # 1. The Contractor/applicator specializing in in the installation of the Stolit® Lotusan Freeform must have minimum 5 years documented experience. Stolit® Lotusan Freeform contractor/applicator must be certified by the Stolit® Lotusan Freeform manufacturer prior to bid and provide to the Owner written certification letter from the Manufacturer. Stolit® Lotusan Freeform contractor/applicator shall be a specialty contractor normally engaged in this type of work and shall have prior experience in the installation of these types of materials. Contractor shall provide a mock-up of the product for approval of the Court personnel.

Minimum mock-up area shall be from panel joint to panel joint or 7' by 7'-6" unless noted otherwise on the drawings or specified in the specifications.

Additive Alternate # 2

The Court will include the window gasket removal and replacement as part of the contract shall be additive alternate # 2. See attached bid form with the line item for additive alternate # 2. The specified construction time 270 calendar days in the Request for Proposal shall be extended to 330 calendar days from the issuance date of the Notice to Proceed letter date. The means and methods to seal the existing window glazing to the existing window system are up to the contractor; however the court wants a wet seal application around all exterior window glazing. The sealant used shall be silicone base sealant and provide the maximum warranty by the manufacture for any defects in the product. Sealant manufacturer shall spot check the installation is in accordance to the sealant manufacture strict standard and the sealant installed is water tight.

2. PART 2 – PLANS

2.1.1 The following Items are modifications to the plans as directed by the Architect and/or JCC.

2.1.1.1 NONE

3. PART 3 – PROJECT MANUAL

3.1 The following Items are modifications to the project manual as directed by the Architect and/or JCC.

3.1.1.1 NONE

END OF ADDENDUM NO. 01 INCLUDING REFERENCED ENCLOSURES

Total Number of Pages: 15 including Bid Narrative & Drawings

ENCLOSURES:

New Drawings: 2 attachment Drawings

New Specifications: 0 Pages

Previous Addendums: NONE

**Form for Vendor Submission of Questions
ATTACHMENT 4**

Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
1	Will the DVBE Requirement be mandatory or will a "Good Faith Effort" be satisfactory?	RFP Page 14, Paragraph 9	DVBE requirements is Mandatory
2	Are drawings of the existing shell available? They are need to prepare painting bids.	General Questions	Record Drawings will be down loaded on the FPP Site
3	Are detail drawings of the Floor 2 Judges Terrace Trellis available?	General Questions	<p>SGH: The elevation call-out for the Judges' Terrace shown on sheet A1.01 is incorrect; the correct reference is 6/A2.12. These elevations reference details 5 and 6/A3.06 which show the interface between the new EIFS and the existing trellis framing. See related comment on 4 below.</p> <p>The original construction drawings by Kajima Associates, dated 05-01-90, include a wall section through the trellis, 4A/A5.7, which references details 16/A5.10 and 47/A5.11.</p>

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
4	As discussed at the job walk, a flashing should be added above the steel beam for the Terrace Trellis. Provide detail.	General Questions	SGH: Details 5 and 6/A3.06 indicate the EIFS to be sealed to the trellis ledger at the top and bottom. See attached SK-1 for a modified detail with a sheet metal flashing incorporated at the top of the trellis ledger.
5	There are several drip edge cross section details similar to Detail 1/A3.03. At some locations this is called to be S.S. and others GSM. Please verify materials call-outs are correct.	Details 1/A3.03, 1/A3.04, 7/A3.04, 1/A3.05, 4/A3.05 7/A3.05 and 1/A3.06	SGH: We do not notice any locations in the referenced details that include S.S. drip edge flashing. Generally, all drip edge flashings should be GSM where not in contact with soil or adjacent to paving. We can provide additional clarification if the specific conflict is identified.
6	The tile specifications list 2 types of tile and the drawings call for 3 types of tile.	Details 6-7-8 on A2.11 and Spec 093000 Para 2.1.2.	SGH: The drawings indicate 3 tile patterns; the actual tile is the same in each pattern. The specification only indicates one type of tile and appears to be correct; DCA should confirm. Owner to confirm tile remains in project.

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
7	Detail 6&7&8 on A2.11 refer to 8/A3.06 for a cross section. Detail 7/A2.11 has a blow up showing reveals and the tile. Is the ½” border around the tile a reveal cut into the EIFS or a ½” caulk joint?	Detail 6&7&8 on A2.11, 8/A3.06, 7/A2.11	SGH: The ½ in. border around the tile shown in detail 7/A2.11 is a fillet seal joint around the tile edges, as shown in the cross section detail 8/A3.06. Note, however, there are reveal cuts in the EIFS that come to the edge of sealant border. See attached sketch SK-2. Owner to confirm tile remains in project.
8	Will onsite parking be provided for construction parking?	General Question	The contractor can use portion of the bus and trash entrance area provided parking of any construction vehicles will not impede the entering and exiting of the buses, trash vehicles and fire vehicles fire lane. Otherwise, the Court will look at portions of the existing parking structure designated for construction vehicle parking at no cost to the contractor. Special parking passes will be given to the contractor for all construction vehicles.
9	Could RFI’s from the first bid be provided?	General Question	There was no previous bid RFIs. Any questions and changes to the plans, specifications and scope of work was added to the new revised RFP.

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
10	The landscaping project demo and replacement schedule to start during this project, can the landscaping project be postponed.	General Question	The Landscape project is on hold and the contractor does not need to worry if any of the existing landscaping next to the building is damage due to the placement of the scaffolding or construction in general.
11	The existing railing at the courtyard which is anchored to the existing wall is an issue to install plaster finish or the specified EIFS material.	General Question	The contractor shall remove the existing welded railing as necessary to remove the existing EIFS material and install the new EIFS material and any elastomeric paint to the existing plaster wall material. Once all finish material is install the existing railing shall be re-welded in place. Use the same type of welds that were existing. All welding of the existing railing shall be inspected by a certified welding Inspector. Inspector shall be furnished and paid for by the Court.

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
12	<p>During the job walk it was noticed the south employee bridge from the parking structure to the main building the south underside/fascia to the existing plaster finish was damaged.</p>	<p>General Question</p>	<p>The contractor shall patch the damage plaster finish by removing any additional damage plaster, installing new weather proof paper with metal expanded lath and re-plaster the damaged area. The exterior plaster patch and repair finish shall match the existing exterior plaster finish. All plaster patch and repair work shall be done in accordance to the plaster institute recommended requirements for exterior plaster repairs. Once all damage exterior plaster repair work is completed the contractor shall elastomeric paint the entire exterior plaster surface in accordance to the plans and specification.</p>
13	<p>Court informed all present during the job walk the day-care outdoor facility will be closed during the construction for the length of the construction schedule timeframe.</p>	<p>General Question</p>	<p>Court informed all present during the job walk the day-care outdoor facility will be closed during the construction for the length of the construction schedule timeframe.</p>
14	<p>The specified visqueen protective covering over the windows shall be dark color or clear.</p>	<p>General Question</p>	<p>Use the dark color visqueen.</p>

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
15	At the back side or roof side of all existing parapet walls it was noticed there were some damage areas to the existing exterior plaster finish. What are the contractors to do?	General Questions	The contractor shall figure 10% of the lineal length of the back side of the existing exterior plaster finish to be patched and repaired in accordance to the plaster institute recommended requirements for exterior plaster repairs. Once all damage exterior plaster repair work is completed the contractor shall elastomeric paint the entire exterior plaster surface in accordance to the plans and specification.
16	Question is their Liquidated Damages specified for this project?	General Question	No Liquidated Damages specified for this project.

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
17	<p>During the job walk it was conveyed to the contractors (from the Court) to leave in-place the scaffolding for window gasket removal and installation. Add Alternate # 2.</p>	<p>Additive Alternate</p>	<p>The Court will include the window gasket removal and replacement as part of the contract. The specified construction time 270 calendar days in the Request for Proposal shall be extended to 330 calendar days from the issuance date of the Notice to Proceed letter date. The means and methods to seal the existing window glazing to the existing window system are up to the contractor; however the court wants a wet seal application around all exterior window glazing. The sealant used shall be silicone base sealant and provide the maximum warranty by the manufacture for any defects in the product. Sealant manufacturer shall spot check the installation is in accordance to the sealant manufacture strict standard and the sealant installed is water tight.</p>

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
18	<p>During the job walk it was notice areas on the existing EFIS wall surfaces existing electrical boxes, conduits, electrical panels. What are we to do?</p>	<p>General Question</p>	<p>If not identified on the plans or specified in the specifications, the contractor shall remove all existing electrical boxes, surface mounted conduits, electrical panels or and electrical, mechanical, other surface mounted devices to apply the specified EFIS wall finish material. Once the EFIS wall finish material is completed the contractor shall re-install all surface mounted electrical, mechanical or other devices back to their original locations. Reuse (if not damaged during removal) existing anchorage screws or bolts. If damage replace with matching anchorage item matching same size and length. All new anchorage screws, bolts, nuts and washers shall be galvanized. When reapply any existing panels, conduits etc. secure to the new EFIS wall finish snugly (do not over tighten screws/bolts) so as not to damage or cause cracking to the new EFIS wall finish. Provide approved sealant at all anchor points/locations and around entire surface mounted devices or recessed flanges.</p>

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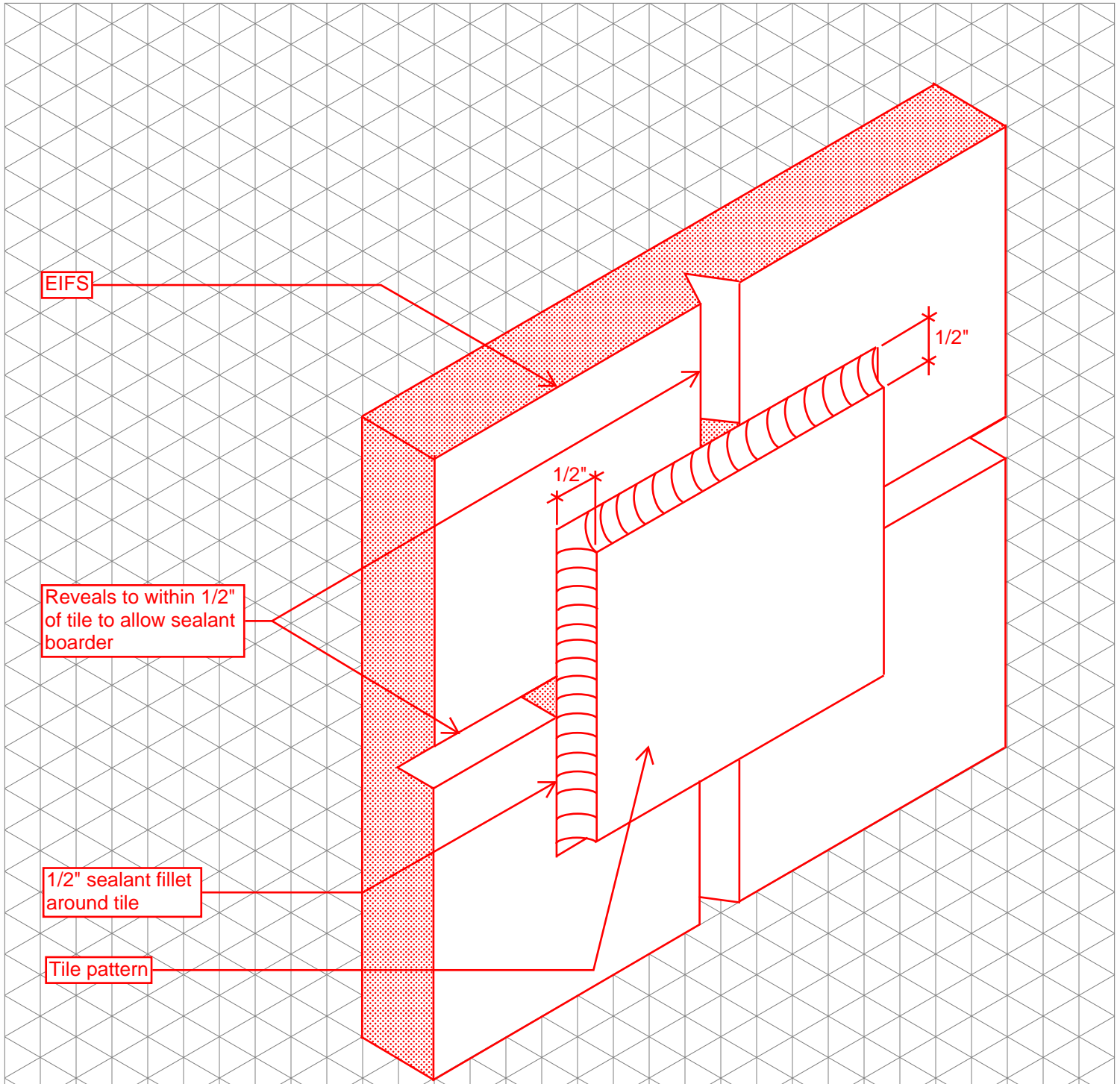
Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
19	<p>During the job walk it was notice there are several existing ladders mounted to the existing EIFS wall finish. What to do?</p>	<p>General Question</p>	<p>If not identified on the plans or specified in the specifications, the contractor shall remove all existing ladders to apply the specified EIFS wall finish material. Once the EIFS wall finish material is completed the contractor shall re-install all surface mounted ladders back to their original locations. Reuse (if not damaged during removal) existing anchorage bolts. If damage replace with matching anchorage bolts matching same size and length. All new anchorage bolts, nuts and washers shall be galvanized. When reapply the existing ladders, secure to the new EIFS wall finish snugly (do not over tighten screws/bolts) so as not to damage or cause cracking to the EIFS wall finish. However the ladders need to be secured according to the original anchorage requirements or to OSHA strict standards. Provide approved sealant at all anchor points/location and around entire surface angle support brackets that make contact to the new EIFS wall finish.</p>

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Q #	Questions	RFQ Reference (Document & Page-Section-Item)	Answers
20	During the job walk the Court stated the existing Heliport platform that all patch, repair new finish will be done by others and is not part of the scope of work for this project.	General Information	During the job walk the Court stated the existing Heliport platform that all patch, repair new finish will be done by others and is not part of the scope of work for this project. The exterior plaster around the heliport shall still receive
21	At the bus delivery entrance and trash removal area have large openings and scaffolding will be an issue.	General Question	Contractor will need to design and implement spanning the scaffolding the length of the bus entrance and trash entrance. Especially at the bus entrance the turning radius for the buses need to be taken in consideration for spanning the bus entrance.

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22	Add Alternate # 1.	Additive Alternate	<p>Stolit® Lotusan Freeform shall be an additive EFIS application. The Stolit® Lotusan Freeform shall be additive alternate # 1. See attached bid form with the line item for additive alternate # 1. The Contractor/applicator specializing in in the installation of the Stolit® Lotusan Freeform must have minimum 5 years documented experience. Stolit® Lotusan Freeform contractor/applicator must be certified by the Stolit® Lotusan Freeform manufacturer prior to bid and provide to the Owner written certification letter from the Manufacturer. Stolit® Lotusan Freeform contractor/applicator shall be a specialty contractor normally engaged in this type of work and shall have prior experience in the installation of these types of materials. Contractor shall provide a mock-up of the product for approval of the Court personnel. Minimum mock-up area shall be from panel joint to panel joint or 7' by 7'-6" unless noted otherwise on the drawings or specified in the specifications.</p>



SK-2

EIFS Reveals at Tile Pattern T2