

Addendum One

March 27, 2012

NOTE: The following amendments, additions, and deletions shall be made to the Construction Documents and Contract Documents. Insofar as those documents are at variance with this Addendum, this Addendum shall govern.

Clarifications and Pre-Bid Discussion Items

Item No. Description

1. The bid opening date is April 11 at 2:00 PM at 743 Greene Street Columbia, SC room 53. If bids are mailed, contact Juaquana Brookins at 803-777-3596 to verify receipt of the bid.
2. The deadline for questions is April 4, 2012 by 5:00 PM. The last Addendum will be issued to official registered plan holders (registered by the Engineer when ordering plans or on the USC Purchasing site when downloading plans) no later than April 5 at 2:00 PM.
3. This project requires a Performance and Payment Bond from the Contractor to USC. In addition if any subcontractor contract is greater than \$500,000.00 the subcontractor will be required to provide a Performance and Payment Bond to the General Contractor. Within 24 hours of the receipt of bids the successful bidder shall submit to the Owner a letter from the surety company that the subcontractor can provide the required bond.
4. This project includes special standards of responsibility for the Heating and Air Conditioning Contractor and the Asbestos Abatement Contractor. Within 48 hours of receipt of bids the successful bidder shall submit to the Owner proof of meeting these requirements.
5. Consult the project manual OSE Form 00201 Page 10 for the special condition of the work. Also consult Specification Section 02080 page 1 for Abatement Contractor Special Standards of Responsibility. Also consult Specification Section 230010 page 1 for Heating and Air Conditioning Contractor Special Standards of Responsibility.
6. Clarification: The special standards of responsibility apply to any Contractor performing Asbestos Abatement as detailed in the project documents, with the exception of the Roofing Contractor. A Roofing

Contractor that is removing roofing material containing asbestos and is properly licensed by DHEC is not required to comply with the Special Standards of Responsibility.

7. Clarification: It was asked if the Phases need to be broken out when bidding. The Phases are not broken out. The contractor shall submit a lump sum bid and an alternate and any unit prices per the bid form.
8. Asbestos abatement for this project is a partial abatement as required to install the new systems. The contractors will be working around materials containing asbestos as detailed in the project documents. Asbestos containing materials to remain will be protected during construction. Unlicensed Contractors cannot cut or disturb asbestos containing materials, this can only be done by a DHEC licensed Asbestos Abatement Contractor.
9. Per the documents there is textured ceiling containing asbestos above the core area Corridor lay in ceilings to be removed in Phase A.
10. Phase A work includes installing the new pumping systems and new steam systems and placing them in operation to serve the Ground floor and First Floor Equipment. The existing pumps and steam systems will remain in service after Phase A to serve the 2-18th floor Resident Rooms.
11. Phase A includes the Basement, Ground Floor, First Floor, core areas of Floors 2-18, and the Roof replacement.
12. Phase B includes the Resident Rooms on floors 2-18, the new ventilation unit on the Roof and removal of existing pumps and steam systems in the Basement.
13. Basement level has been previously abated of asbestos and work can begin in those areas on the first day of construction.
14. Hoistways, cranes, lifts or helicopters are acceptable to use during construction, as long as permanent damage is not done to the building or surroundings. Trees need to be protected.
15. The University will contract with ATT to remove wireless devices on the acoustical ceilings to be removed, this is not included in the Contractor's bid.
16. Asbestos abatement plans and documents include estimated quantities to base the bid on and also asks for unit pricing for these materials.

17. The project duration is 86 days. The building will need to be placed back in operation per the construction schedule in Specification Section 010000 page 2. The students cannot live in a construction zone. There are multiple substantial completion dates to allow for room cleaning and furniture move in.
18. There are three elevators available for contractor use during construction. These elevators are relatively new and will require protection during construction. Once USC begins room cleaning after the first substantial completion date one elevator will need to be used by USC and can be coordinated with USC.
19. When the building is turned over to the Contractor on May 7 a construction core key will be issued to the Contractor there will be full access 7 days a week, 24 hours per day.
20. A site visit of the construction areas was conducted immediately following the meeting. All parties are required to stay together and be escorted while in the occupied building. If anyone needs any further access to the building to prepare bids, notify Bill Livingston and it may be possible to schedule an additional site visit. Contractors cannot visit the site without a pre-scheduled visit and a University Housing escort.

END OF ADDENDUM

Attachments

Pre-Bid Meeting Sign In Sheet



University of South Carolina
Columbia, South Carolina 29208

Project Name & Number: South Tower Mechanical Renovations/H27-6082-NA
Pre-Bid, March 26, 2012 @ 3pm

ATTENDEE'S NAME

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Make sure to include your company name (on this form) as registered with LLR.



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ATTENDEE'S NAME

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