

ADDENDUM # 1

Project: HVAC Replacement of 237-255 Essex Street, Lawrence MA

TBA Project: 1268.1

Date: September 16, 2016

The attention of bidders submitting proposals for the above subject project is called to the following addendum to the specifications and drawings. The items set forth herein, whether of omission, addition, substitution, or clarifications are all to be included in and form a part of the proposal submitted.

THE NUMBER OF THIS ADDENDUM MUST BE ENTERED IN THE APPROPRIATE SPACE "B" PROVIDED AFTER THE WORD "No." ON PAGE "00 41 13-1" OF THE CONTRACT FORM ENTITLED "GENERAL BID FORM" or AFTER THE WORD "No." ON PAGE "00 43 21-1" OF THE CONTRACT FORM ENTITLED "SUB-BID FORM"

Item A1

- Q What area of the buildings is required to be occupied by January 1, 2017?
- A Floors 1 through 4 of 255 Essex Street and a portion of the first floor of 237 Essex Street are to be occupied by January 1. The specific area of 237 Essex Street is indicated in the attached drawing, SK-1.0 (one page). All partitions dividing the space from the remainder of the first floor of 237 Essex Street will be constructed by the city. The basement areas of both 237 and 255 Essex will NOT be occupied space.

Item A2

- Q Can we use the elevator at the back of 255 Essex to access the basement level?
- A The elevator has been decommissioned. (It is shown on the attached SK-1.0 between Office #133 and a door to the Alley at the top of the drawing.) The hoistway goes from the basement to the second floor only and has been sealed by the elevator maintenance company. The City does not intend to reactivate the elevator and would consider this use should you wish to employ the hoistway by opening the doors and lawfully removing and disposing of the equipment so long as the hoistway would be fully and permanently sealed and interior finishes completed by January 1.

Item A3

- Q Several partitions and ceilings have been removed and there is debris in the affected areas. Will this work be complete and debris removed before we begin work?
- A Yes. All debris will be removed before your work begins.

Item A4

- Q In the boiler room of 255 Essex we observed some pipe insulation that may involve asbestos containing materials (ACM). Will we need to remediate the ACM?

- A No. The City has commissioned a remediation company to remove all ACM before your work begins. There is no ACM remediation in your scope of work.

Items E1-E20

- Q The riser diagrams, one-line diagrams, panel schedule, and floor plans do not match up when it comes to the panels being replaced & installed. Please advise on how to carry this work.
- A Please see the attached letter from the electrical engineer VGNA with responses revising the electrical scope of work. This includes changes to the replacement of electrical panels and other clarifications to the electrical scope (2 pages).

Item 7

- Q Will the electrical filed sub-bid date be extended?
- A No. The bid schedule is unchanged.

Item 8

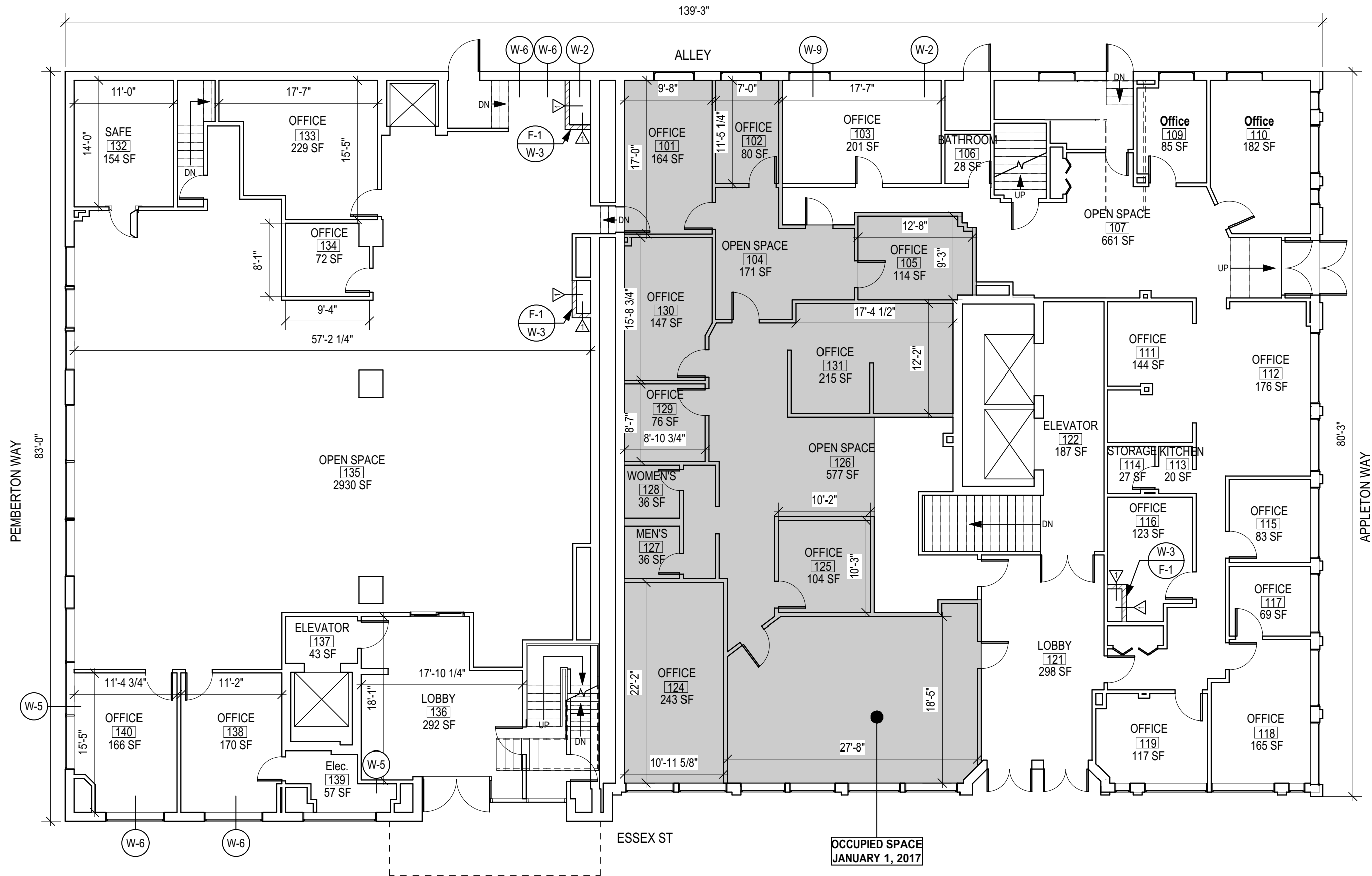
- Q Per Section 00 01 11 Respondent's Checklist, it is stated that each bid must include a Notarized Statement of Bidder's Qualifications. However, there is no a Statement of Bidder's Qualification with the Specification. Is one going to be provided in an Addendum or should this be omitted and not included in the bid package?
- A Respondent's Checklist – DELETE – Notarized Statement of Bidder's Qualifications.

Attachments:

- TBA drawing titled 237 Essex Street Occupied Space, number SK-1.0 dated 9/15/16 (1 sheet)
- VGNA letter to TBA dated September 16, 2016 (2 pages)

Total number of pages of this addendum including attachments is 5.

End of Addendum



Verne G. Norman Associates, Inc.

Electrical Consultants, Engineers and Designers

210 Winter St. Suite 301 Weymouth, MA 02188-3323
Tel: 781-335-4200 E-mail: vgna@vgna.com
Fax: 781-335-5737

Mr. Russel Feldman
TBA Architects, Inc.
43 Bradford Street Suite 300
Concord, MA 01742

September 16, 2016

Project: 237-255 Essex Street
Lawrence, MA

Dear Russ, The following is the electrical addendum on the aforementioned project.

- Item-E1 Drawing E-1.0 Air handling unit near lower stairwell should read electric humidifier.
- Item-E2 Drawing E-1.1 Electrical contractor shall wire "CFC" units in office 133 and office 140 to panel "L1A".
- Item-E3 Drawing E-1.1 Electrical contractor shall wire "CFC" units in lobby 138 to panel "L1A".
- Item-E4 Drawing E-1.1 Air handling unit in open space 107 should read furnace.
- Item-E5 Drawing E-1.1 Air handling unit AHU-4 shall be wired with disconnect switch. (See note #7 on drawing).
- Item-E6 Drawing E-1.2 Electrical contractor shall wire "CFC" unit in office 232 to panel "L2A".
- Item-E7 Drawing E-1.2 The electrical contractor shall disconnect and remove existing branch circuit wiring for exhaust fans in Men's room "203" and Women's room "204".
- Item-E8 Drawing E-1.2 The electrical contractor shall wire new exhaust fan in Women's room "204" to panel "L2C".
- Item-E9 Drawing E-1.3 The electrical contractor shall disconnect and remove existing branch circuit wiring for exhaust fans in Men's room "303" and Women's room "304".
- Item-E10 Drawing E-1.3 The electrical contractor shall wire new exhaust fan in Women's room "304" to panel "L3C".

- Item-E11 Drawing E-1.4 The electrical contractor shall disconnect and remove existing branch circuit wiring for exhaust fans in Men's room "403" and Women's room "404".
- Item-E12 Drawing E-1.4 The electrical contractor shall wire new exhaust fan in Women's room "404" to panel "L4C".
- Item-E13 Drawing E-1.4 Makeup Air units "MAU" in open space should read air handling units "AHU".
- Item-E14 Drawing E-1.4 The electrical contractor shall modify existing panel "L4B" to accommodate three (3) new heat pumps. The electrical contractor shall remove six (6) existing single pole circuit breakers and install three (3) new 25 ampere – 2 pole circuit breakers in existing panel "L4A".
- Item-E15 Drawing E-1.5 Add panel "BR" to panel schedule. Panel "BR" shall be 120/208 volt, three phase, four wire with 100 ampere main lugs. Panelboard shall contain twelve (12) 20 ampere – 1 pole circuit breakers, two (2) 20 ampere – 3 pole circuit breakers and two (2) 45 ampere – 3 pole circuit breakers.
- Item-E16 Drawing E-1.5 See Item"17" for a list of panels not to be replaced under this contract.
- Item-E17 Drawings E-3.0 & E-3.1 Delete the replacement of the following panelboards:
- | | |
|----------------|---|
| Building "237" | Panels "B", "HP", "HT1A", "HT1B", "HT2", "HT2A", "HT3A", "HT4A", "L11", "L1A", "L2C", "L2D", "L3B", "L3C", "L4B", "L4C", "UPS", "PP11". |
| Building "255" | Panels "B", "C1", "C2", "L1A", "L2A", "L2B", "L3A", "L4A" |
- Item-E18 Drawing E1.0 Two(2) panel "MDP" will be furnished with the project. Refer to Power one line diagrams on drawings E3.0 and E3.1.
- Item-E19 Drawing E1.0 There is a new panel "MDP" located at 237 Essex Street and 255 Essex Street.
- Item-E20 Drawing E3.1 The only new feeders are feeders "F1" and "F-2". There are new service entrance conductors between the National grid terminal boxes, service main disconnect switches and panel "MDP" in each building. The service entrance conductors shall consist of 3-4" conduits with each conduit containing 4#600kcmil, 1#3/0 ground conductors.