ADDENDUM #6

Snowden Admin Building Mechanical Upgrades Project No. ANC-C-23-0001

Date: November 30, 2022

To All Plan Holders:

The following changes, additions, clarifications, and/or deletions are hereby made a part of the Contract Documents for the above noted project, fully and completely as if the same were fully contained therein. All other terms, conditions, and specifications of the original Invitation to Bid remain unchanged.

This amendment must be acknowledged in the space provided on the Bid Schedule.

The Submittal Date and Time is <u>CHANGED</u>. It will now be: <u>December 16</u>, <u>2022 at 10:00 a.m.</u>

The modifications directed by this Addendum #6 are described on this page.

CHANGES TO ADDENDA

1. None.

CHANGES TO SPECIFICATIONS

Addendum #6

NOTE: all Addendum's must be acknowledged in your proposal.

SUBMITTED QUESTIONS AND ANSWERS:

1) It appears there is a significant amount of architectural cut & patch work at floors, walls, and ceilings that is required to facilitate the work of other trades. However, not all cut & patch work is specifically identified in the architectural drawings. Will this type of repair/restoration work, if not specifically identified in the architectural drawings, be treated as change order OR shall these cut & patch efforts be considered incidental to the contract?

It should be treated as incidental to the contract.

2) Section 01 1400 3.4 C.2. states "Contractor shall move and cover office furniture, furnishing, and equipment as needed to perform the Work and prior to the following business day shall return the office to the configuration; level of cleanliness and functionality in which it was found." If a contractor's approach is to relocate building occupants, please confirm that all efforts associated with moving, relocating, and protecting office furnishings falls under the contractor's responsibility.

Correct but there will be assistance from Court staff for coordination, etc.

3) If a contractor's approach is to relocate building occupants, please clarify who shall be responsible for providing, installing, and removing temporary cubicles at this new location. Please also advise who shall be responsible for providing adequate power and lighting to each temporary work station.

Question 3a: Who shall be responsible for temporary cubicles to function as temporary work stations for ACS employees?

Alaska Court System shall be responsible.

Question 3b: Who shall be responsible for providing power and lighting to each temporary work station?

The contractor shall be responsible.

4) If a contractor's approach is to relocate building occupants, please confirm that all electronic devices such as computers, printers, routers, etc. will be moved, relocated, and setup by the Alaska Court System's IT department.

Alaska Court System IT department will handle the move of all electronic devices.

5) In order to facilitate the work at certain rooms containing a significant amount of electronics, computers, or stored evidence/documents, please advise who will be responsible for moving such items.

Alaska Court System IT department and / or admin staff will be responsible for removal of these items.

6) When referring to Detail 7/S501, how far shall the double and triple joists extend perpendicular to the new floor penetration in an existing wood framed floor assembly? For example, shall the double and triple joists for each new opening extend to the nearest bay or beam, or all the way to the exterior wall?

The double and triple joists shall extend to match existing parallel joists. For example, if the existing joists extend to the nearest girder, then the new double/triple joists should extend to the nearest girder. (RMI 11/29/22)

7) Detail 4/S501 calls for two sections of new C6x13 channel. The shorter section scales to approximately 4-ft long, but a length is not provided for the longer section of new channel and the detail is cut off which prevents us from scaling. For bidding purposes, please provide an approximate length for the longer section of new C6x13 channel associated with this detail.

The longer channel in this detail spans from existing concrete beam to existing concrete beam. Approximate longer channel length is 9'-0"; contractor to field verify per general notes. (RMI 11/29/22)

8) Are there sprinkler as-built drawings available? If so, please provide.

No, these are not available.

9) Sheet S103 contains a note stating "See 3/S501 SIM". There only appears to be one location where this detail is identified in plan view. Detail 3/S501 itself appears to apply at two locations per the detail notes. Please confirm.

3/S501 SIM is called out on plan sheet S102 and S103. Detail 3/S501 is a typical detail that applies to (N) openings per arch/mech. (RMI 11/29/22)

10) RCP General Note 1 on Sheets A901, A902, A903, A904, A905, and A906 states: "REPLACE ANY TILES THAT ARE REMOVED AND HAVE EXISTING DAMAGE AS WELL AS ANY TILES THAT ARE DAMAGED IN THE COURSE OF THE WORK. WHERE 50% OR MORE OF THE TILES ARE REMOVED IN CEILINGS OVER 144 SF, THE CEILING MUST BE EVALUATED FOR COMPLIANCE WITH THE SEISMIC PROVISIONS OF ASCE 7. UPGRADE SEISMIC BRACING TO COMPLY WITH ASCE 7 AND THE REQUIREMENTS OF 2018 IEBC SECTION 302.8 AS LOCALLY AMENDED." In order to establish the basis of bid scope for all bidding contractors, please provide an approximate quantity of existing ceiling tiles having damage that must be replaced, the approximate quantity where 50% or more of the tiles are removed in ceilings over 144 SF, and the approximate quantity of how many SF of ceilings are anticipated to require upgraded seismic bracing. Please provide these approximate basis of bid quantities for the Base Bid and Alternate #1.

Approximately 3% of the existing ceiling tiles exhibit damage. The meaning of "Damage" shall include visible holes, cracks, abrasion, or stains exceeding ½" length or width on the exposed portion of the panel.

In the Base Bid, where ceiling demolition is not explicitly indicated in the drawings, the extent of ceiling removal, replacement, and seismic upgrades are dependent on contractor means and methods as needed to perform the work. The contractor must plan the extent of removal and apply the note accordingly.

In Additive Alternate #1, Note #1 of "REFLECTED CEILING PLAN GENERAL NOTES" would only apply where existing ceilings outside the outlined area of Additive Alternate #1 must be removed to perform the work.

The attached revised sheets A901, A902, and A903 clarify the extent of existing ACT ceiling systems, which in many cases extend over existing partitions. The existing ACT ceilings were installed in 1997. Seismic bracing was installed at the time, but it is presumed that it does not satisfy all current requirements for ceiling bracing.

END OF ADDENDUM #6

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HUMAN

RESOURCES

RECEPTION

123

ACT SYSTEM

AREA: ~42 S.F.

VEST.

121

LOBBY

122

ACT SYSTEM

AREA: ~1235 S.F.

HR ANALYST

160

GENERALIST

HR OPEN

OFFICE

ACT SYSTEM

AREA: ~238 S.F.

HR DIRECTOR

1 FIRST FLOOR RCP - DEMOLITION 1/8" = 1'-0"

ACT SYSTEM

AREA: ~901 S.F.

HR DEPUTY

DIRECTOR

NOTIFICATION OF POTENTIAL HAZARDS

DUST IN AND ON ARCHITECTURAL, STRUCTURAL, MECHANICAL, AND ELECTRICAL

COMPONENTS OR SYSTEMS THROUGHOUT THE BUILDING. ALL TRADES SHALL

ASBESTOS, LEAD, AND OTHER HAZARDOUS MATERIALS ARE PRESENT IN THE BUILDING AND MAY IMPACT THE WORK OF ALL TRADES. REGULATED AIR CONTAMINANTS, INCLUDING ASBESTOS AND LEAD, ARE ALSO PRESENT IN SETTLED AND CONCEALED

COORDINATE WITH OTHER TRADES AND CONDUCT THEIR WORK TO PREVENT WORKER

EXPOSURE OR SITE CONTAMINATION. REFER TO SPECIFICATION DIVISIONS 0, 1, AND 2

FOR SPECIFIC INFORMATION CONCERNING DISTURBING, REMOVING, AND DISPOSING OF

THESE MATERIALS AND THE INSTALLATION OF THE NEW MATERIALS OR COMPONENTS.

THIS NOTIFICATION IS PROVIDED IN ACCORDANCE WITH EPA AND OSHA REQUIREMENTS.



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REFLECTED CEILING PLAN GENERAL NOTES

- REMOVE AND REINSTALL EXISTING CEILING TILES AS NEEDED TO INSTALL NEW EQUIPMENT. REPLACE ANY TILES THAT ARE REMOVED AND HAVE EXISTING DAMAGE AS WELL AS ANY TILES THAT ARE DAMAGED IN THE COURSE OF THE WORK. WHERE 50% OR MORE OF THE TILES ARE REMOVED IN CEILINGS OVER 144 SF , THE CEILING MUST BE EVALUATED FOR COMPLIANCE WITH THE SEISMIC PROVISIONS OF ASCE 7. UPGRADE SEISMIC BRACING TO COMPLY WITH ASCE 7 AND THE REQUIREMENTS OF 2018 IEBC SECTION 302.8 AS LOCALLY AMENDED.
- PLANS DO NOT INDICATE ALL CEILING FIXTURES. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR ADDITIONAL CEILING FIXTURE, AND EQUIPMENT
- RELOCATE LUMINAIRES AND OTHER CEILING FIXTURES AS REQUIRED FOR NEW VENTILATION
- WHERE NEW ACT CEILINGS ARE DIRECTLY ADJACENT TO EXISTING, TIE NEW GRID INTO EXISTING AND ALIGN FOR CONTINUOUS, SEAMLESS APPEARANCE.
- SEE MECHANICAL AND ELECTRICAL DRAWINGS FOR FINAL LAYOUT OF DEMOLISHED AND NEW CEILING MOUNTED FIXTURES (INCLUDING LIGHT FIXTURES SUPPLY/RETURN FIXTURES, ETC.).

ADDITIVE ALTERNATES — — —

ADDITIVE ALTERNATE #1

DEMOLISH ALL 2'X4' ACT CEILINGS IN THE OUTLINED AREA. INSTALL NEW 2'X4' ACT CEILING IN SAME LOCATION AND HEIGHT AS DEMOLISHED 2'X4' ACT CEILINGS. TYPE C1(E) LOCATIONS SHALL BE REPLACED WITH TYPE C1, AND TYPE C2(E) SHALL BE REPLACED WITH TYPE C2.

ADDITIVE ALTERNATE #2

DEMOLISH ALL LIGHTING AND INSTALL NEW LIGHTING IN ALL LOCATIONS IN THE OUTLINED AREA. SEE ELECTRICAL FOR MORE

DEMO RCP LEGEND

C1(E) - EXISTING 2'x4' SUSPENDED ACT C2(E) - EXISTING 2'x4' SUSPENDED ACT

CEILING W/ TEGULAR EDGE "2X2 LOOK" TILES

DEMOLISH 2x4 SUSPENDED ACT CEILING AND LIGHTING

C4(E) - EXISTING GWB CEILING (SUSPENDED UNLESS NOTED OTHERWISE)

DEMOLISH GWB CEILING (SUSPENDED UNLESS NOTED OTHERWISE)

EXISTING LIGHT FIXTURE; SIZE AND TYPE VARY - SEE ELECTRICAL

DEMOLISH LIGHT FIXTURE; SIZE AND TYPE VARY - SEE ELECTRICAL.

— — DENOTES PERIMETER OF EXISTING ACT

Description No. Date 11/29/22 BID ADDENDA

1 INCH AT FULL SIZE

IF NOT 1 INCH,

SCALE ACCORDINGLY Designed by: Checked by: 21805

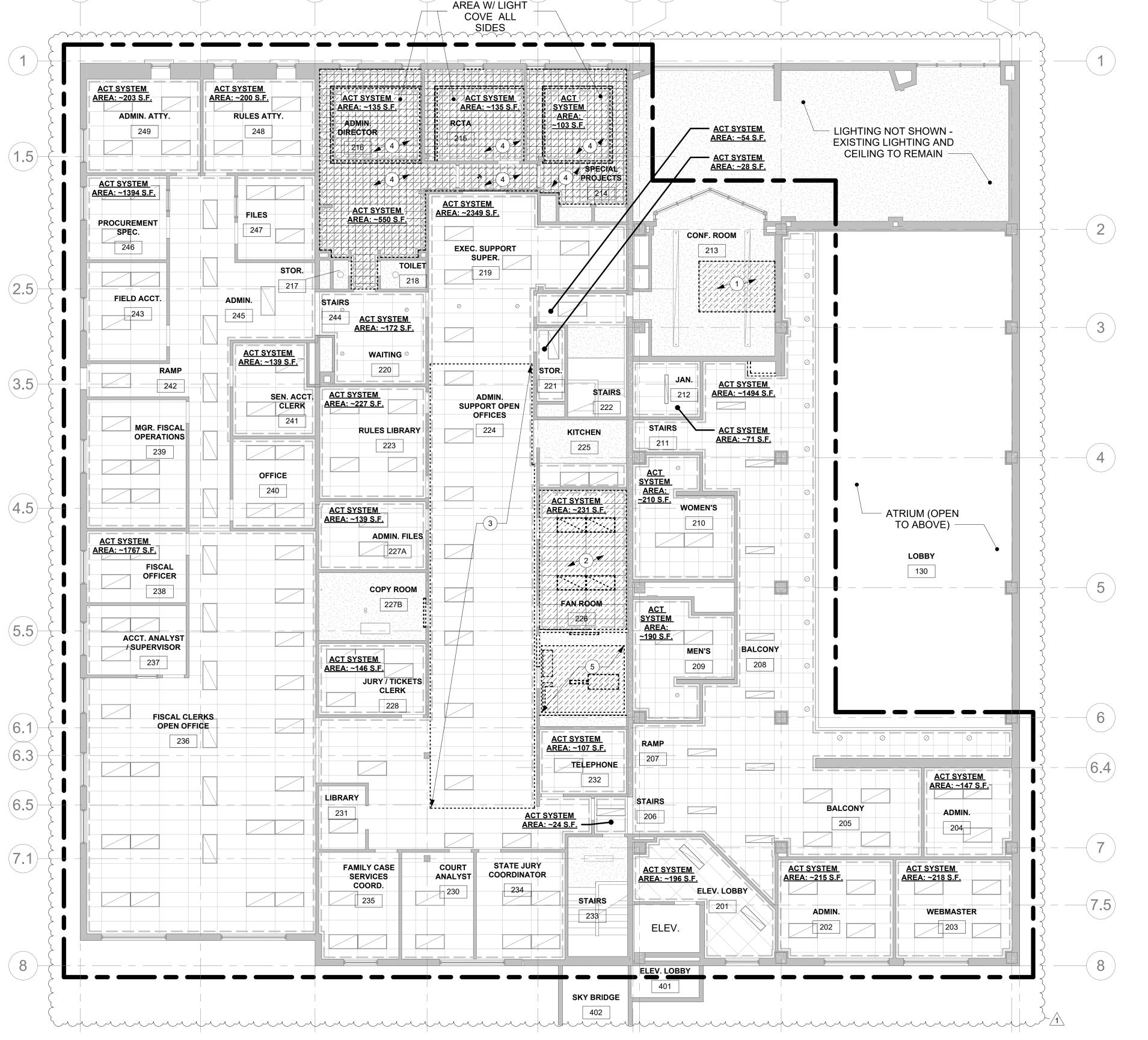
AMC Project:

08/08/2022 Date: Project Phase

PERMIT DRAWINGS

FIRST FLOOR RCP DEMOLITION

Sheet Number A901



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NOTIFICATION OF POTENTIAL HAZARDS

ASBESTOS, LEAD, AND OTHER HAZARDOUS MATERIALS ARE PRESENT IN THE BUILDING AND MAY IMPACT THE WORK OF ALL TRADES. REGULATED AIR CONTAMINANTS, INCLUDING ASBESTOS AND LEAD, ARE ALSO PRESENT IN SETTLED AND CONCEALED DUST IN AND ON ARCHITECTURAL, STRUCTURAL, MECHANICAL, AND ELECTRICAL COMPONENTS OR SYSTEMS THROUGHOUT THE BUILDING. ALL TRADES SHALL COORDINATE WITH OTHER TRADES AND CONDUCT THEIR WORK TO PREVENT WORKER EXPOSURE OR SITE CONTAMINATION. REFER TO SPECIFICATION DIVISIONS 0, 1, AND 2 FOR SPECIFIC INFORMATION CONCERNING DISTURBING, REMOVING, AND DISPOSING OF THESE MATERIALS AND THE INSTALLATION OF THE NEW MATERIALS OR COMPONENTS. THIS NOTIFICATION IS PROVIDED IN ACCORDANCE WITH EPA AND OSHA REQUIREMENTS.

KEYNOTES - SECOND FLOOR RCP - DEMOLITION

- 1 DEMOLISH GWB CEILING
- DEMOLISH ACT GRID CEILING
- DEMOLISH GYPSUM BOARD ON BOTTOM OF STRUCTURE ABOVE SUSPENDED CEILING AS NEEDED FOR INSTALLATION OF SISTERED JOISTS PER STRUCTURAL
- DEMOLISH 12X12 ACOUSTICAL TILES AND CONCEALED GRID SUSPENSION SYSTEM; PLYWOOD FRAME WITH LIGHT COVE AND WOOD TRIM TO REMAIN
- DEMOLISH GWB CEILING WHERE REQUIRED FOR TEMPORARY REMOVAL OF FRAMING AND DECK ABOVE FOR AHU

REFLECTED CEILING PLAN GENERAL NOTES

- REMOVE AND REINSTALL EXISTING CEILING TILES AS NEEDED TO INSTALL NEW EQUIPMENT. REPLACE ANY TILES THAT ARE REMOVED AND HAVE EXISTING DAMAGE AS WELL AS ANY TILES THAT ARE DAMAGED IN THE COURSE OF THE WORK. WHERE 50% OR MORE OF THE TILES ARE REMOVED IN CEILINGS OVER 144 SF , THE CEILING MUST BE EVALUATED FOR COMPLIANCE WITH THE SEISMIC PROVISIONS OF ASCE 7. UPGRADE SEISMIC BRACING TO COMPLY WITH ASCE 7 AND THE REQUIREMENTS OF 2018 IEBC SECTION 302.8 AS LOCALLY AMENDED.
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DEMOLISH 2x4 SUSPENDED ACT CEILING AND LIGHTING

C4(E) - EXISTING GWB CEILING (SUSPENDED UNLESS NOTED OTHERWISE)

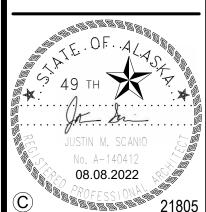
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DEMOLISH LIGHT FIXTURE; SIZE AND TYPE VARY - SEE ELECTRICAL.

— — DENOTES PERIMETER OF EXISTING ACT

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IF NOT 1 INCH,

SCALE ACCORDINGLY Designed by: Checked by: 21805 AMC Project:

> 08/08/2022 Date: Project Phase

PERMIT DRAWINGS

SECOND FLOOR RCP - DEMOLITION

Sheet Number

A902

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AREA: ~61 S.F.

1 THIRD FLOOR RCP - DEMOLITION 1/8" = 1'-0"

AREA: ~73 S.F.

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08.08.2022

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DEMOLISH LIGHT FIXTURE; SIZE AND TYPE VARY - SEE ELECTRICAL.

— — DENOTES PERIMETER OF EXISTING ACT SYSTEM

Revisions

No. Date Description

11/29/22 BID ADDENDA

1 INCH AT FULL SIZE

IF NOT 1 INCH,

Designed by: MG

Checked by: BAM

AMC Project: 21805

Date: 08/08/2022
Project Phase
PERMIT DRAWINGS

Sheet Title THIRD FLOOR RCP -DEMOLITION

Sheet Number
A903