

ADDENDUM #4

Nesbett Courthouse Clerks Office Remodel Project No. ANC-C-25-0009

Date: April 9, 2025

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 UNCHANGED. It remains: April 18, 2025 at 12:00 p.m

The modifications directed by this Addendum #4 are described on this page.

CHANGES TO ADDENDA

1. None.

Addendum #4

SUBMITTED QUESTIONS AND ANSWERS:

Nesbett Courthouse Clerks Office Remodel Bid Questions & Answers
4/8/25

4/4/25 From Nolan Youngmun, President, YH Constructors, Inc.

1. On A-102 in Pretrial Services (Room 167) ACT is dashed but there is no keynote reference. Is ACT existing to remain or demo & replace?
 - a. Response: Refer to A-102 "General Notes – RCP Demolition" Note #5 and A-112 Keynote #62.
2. A-701 > Window Treatment states all sidelights are to receive window shades. However, there is no indication on the dwgs at these location that the sidelights are to receive window treatment.

Response:

 - a. Response: Refer to A-701: "Window Treatment" Notes #1 & #2. These note(s) are intended to include window treatments that may not be shown in plan/elevation. See door schedule for new doors with sidelites and provide manual roller shades at those sidelite locations.
3. A-701 > Wall Protection states chair rails are to be installed. No chair rail locations are shown on the dwgs. Please advise
 - a. Response: On A-701 under "Wall Protection" remove Note #2. Chair rails are not to be included in this project.
4. Keynotes 56 & 57 states that signage if OFOI. A-701>Signage states signage is OFCI. Please advise.

- a. Response: On A-112, Keynotes 56 & 57 are referring to queue screens. A-701 "Signage (OFCI)" is referring to non-electrified standard suite signage including but not limited to room identification signs and code required signage.
- 5. Will parking passes be provided by the owner?
 - a. Response: Parking passes will not be provided.
- 6. Does facilities have extra carpet tiles that can be used for carpet patches? If so can contractor assume carpet is OFCI?
 - a. Response: Yes, the ACS has extra tiles.
- 7. Will contractor be given full access to all work areas for the duration of the project?
 - a. Response: Contractor will have full access for duration, but must pass background checks.

4/5/25 From Nolan Youngmun, President, YH Constructors, Inc.

- 1. Lounge/Stor. 162 call for new RF flooring. No demo of existing flooring is shown on A-101. Please advise
 - a. Response: Refer to A-101 "General Notes – Demolition" Note #4.
- 2. KN 40 on A-111 calls to prep wall for new court schedule screens. Is this directing the contractor to install blocking at this location to support wall equipment? Please advise. Are the four court schedule screens OFOI or OFCI?
 - a. Response: The intent of A-111 Keynote #40 is to prep the wall as required so if blocking is required to support the screens, then yes, include blocking. Refer to A3/A-203 interior elevation indicating that the existing screens are OFCI.
- 3. There is an Applied Fireproofing Specification 07 80 00. However, no applied fireproofing work is shown on the dwgs. Please designate a location if this work is applicable or specify a quantity to budget.
 - a. Response: Refer to Spec 07 80 00 "Summary." The intent of Spec 07 80 00, as described under the "Summary" section, is to provide information for patching of existing fireproofing if it is disturbed during construction. Refer to G-002 for rated wall locations.
- 4. A-101 KN 5 states to demo the partition wall along gridline H. This wall runs to bottom of GWB soffit above. On A-112 there is no indication to repair the GWB soffit/ceiling in this location. It appears this should be labelled KN 67. Please advise.
 - a. Response: On B1/A-112, add Keynote 67 between GL 4 & 5 along GL H.
- 5. Spec. 12 48 10 is provided for entrance floor mats. None are shown in the dwgs. Please advise
 - a. Response: Refer to A-003 Spec 12 48 10 "Summary," which includes the locations of the entrance floor mats.
- 6. Is a section of the partition wall to be demo'd on A-101 along gridline G (between the two columns)?
 - a. Response: Yes. Refer to A-101 "Demolition Legend" > "Existing to be demolished" dashed lines.
- 7. Is the signage shown on A-606 owner furnished? If contractor is to supply, please provide a signage schedule.
 - a. Response: Refer to A-701 "Signage (OFCI)" Section for additional direction. Details on A-606 include requirements for signage installation.
- 8. Finish Legend on A-701 calls for New ACT-1 Grid to remain. KN 25 on A-102 calls to preserve existing grid in these areas for reuse. Please advise
 - a. Response: A-701 and A-102 Keynote 25 are indicating the same thing. A-701 Finish Schedule-Room states "New ACT, (E) Ceiling grid to remain" under most of the rooms' "Comments." ACT stands for acoustic ceiling tile (not including the grid), E stands for Existing.

4/5/25 From Nolan Youngmun, President, YH Constructors, Inc.

1. Is Owner to remove all furnishings & documents prior to contractor starting work?
 - a. Response: Owner will be responsible for removing furnishings that are not specifically part of the demo.

4/5/25 From Nolan Youngmun, President, YH Constructors, Inc.

1. A-001 GN 3 states for contractor to pay for permit. Article 7 in Supp. Conditions states that the owner is to pay for MOA building permit. Please advise
 - a. Response: Contractor is responsible for obtaining all necessary permits and that the cost of permits is included in the contract price.

4/7/25 From Knut Boersma, PM, Fullford Electric, Inc.

1. Sheet E302 shows a new fire alarm horn strobe near gridline G4. There is an existing horn strobe at that location not shown on demo sheet E301. Is the intent to replace the existing device with a new one, or to reuse the existing device?
 - a. Response: The intent is to reuse existing Horn/Strobe.

END OF ADDENDUM #4