

Question	Response	Responsible Party	Progress Comments
On the electrical drawings (Sheet E1-102M) it shows a Fire Alarm Panel (FACP) in the new addition. Can you please confirm this FACP will not be located here, and the fire alarm devices in this addition will be tied in with the existing Siemens fire alarm panel in the Palmer State Office Building?	Remove FACP from the new addition. Connect fire alarm devices in the new addition to existing Siemens fire alarm panel in the Palmer State Office Building.	Stantec	
"I have one question regarding Phase 2 – the new structure for the jury assembly room. Can this structure, or at least core and shell be completed congruently with Phase 1?"	Yes.	ACS	
I have question about the dry well. The Specs call out for 60", which is not as easy to find . Will you accept a 48" or a 72" as a substitution?	The contractor can substitute the 72" Drywell for the 60" we currently have spec'd and for now assume the same depth. Another perc test was to be performed once the ground was no longer frozen and with those results, we may be able to adjust the depth.	Stantec	
<p>The product listed in the attached substitution request are of equal or superior to the basis of design and will provide more value to the client by providing competition in product materials. The supplemental product information can be obtained from the URL Link that is included on the substitution request form.</p> <p>Closers: Norton 8000 Series Closers: Corbin Russwin DC8000 Series Exit Devices: Corbin Russwin ED4000/ED5000 Series</p>	Substitutions not accepted. Based on the submitted substitution request forms, these substitutions apply to two door hardware sets only. Since they would be the only two sets with different MFRs, it is unclear why these should be substituted, especially since doing so would require building maintenance to familiarize themselves with and keep maintain a different MFR's product not used in the building.	Stantec	
1. G0-003 General Notes States that signage is OFOI per ACS/SOA standards, A4-102M General Notes Finishes - Signage is listed as CFCI. Please advise a. Provide sign schedule if contractor is to furnish.	Signage is CFCI; refer to Addendum #3 and revise G0-003, General Notes, as follows: D. SIGNAGE: CFCI PER ACS / SOA STANDARDS AT ADDITION; MATCH EXISTING AT EXISTING CONNECTOR & BASEMENT	Stantec	
1. Per A1,A3/A1-102P - Judge's office 142 & Assisant office is to receive new gwb per callouts. Contractor wants to verify that new wall assemblies are compatible with the existing door frame 141.	Where new GWB terminates at existing door frame 141, cap new GWB with paintable drywall U trim around perimeter of existing door frame, both sides.	Stantec	

<p>3.6 General Notes - Demo #1 states that the drawings are based on "best available information," are "not intended to limit the scope," and that bidders must verify all existing conditions prior to bid. The pre bid walkthrough provided only general visual access and did not include any destructive investigation as the facility was occupied. While bidders may request additional site access, such access remains non destructive and does not allow verification of concealed or undocumented existing conditions. Given the scale and complexity of the facility, it is not feasible for bidders to trace, expose, or confirm all existing utilities or assemblies prior to bid, and bidders cannot assume liability for existing conditions accuracy beyond what is shown in the contract documents.</p> <p><u>Confirm whether bidding contractors and subcontractors are to assume all risk associated with existing building conditions not shown on the drawings or if these change in conditions will be dealt with on a case by case change order basis.</u></p>	<p>Yes, this is the intent.</p>	<p>ACS</p>	
<p>1. Confirm that the owner is to pay for special inspections.</p>	<p>Yes, ACS will pay for special inspections as needed. In "1 Palmer Expansion PAL-C-26-0003.pdf", Section 00 8000, page 3, Under section 12.3.2, remove strike through.</p>	<p>ACS</p>	
<p>1. Page A0-101M shows the exterior walls having a 1-hour fire rating. Do all of the aluminum storefronts, doors, and glass need to have a 1-hour fire rating? The specs call out the aluminum storefront as just being standard Kawneer or Oldcastle materials, and the glazing spec doesn't mention the glass needing to be fire rated.</p>	<p>No, the aluminum storefronts, windows, doors, and glass do not need to have a 1-hour fire rating</p>	<p>Stantec</p>	

<p>6. Mechanical General Demolition Note 1 states that all existing information shown on the drawings was taken from past design documents; that equipment, ductwork, and piping are shown only in approximate locations based on "best information available"; that these conditions "may not reflect actual conditions"; and that the Owner and Engineer have not independently verified any of this information. The note further states that the contractor is responsible for verifying existing conditions and determining all work necessary to renovate, alter, change, or repair existing systems based on actual field conditions.</p> <p><u>Given that the Owner and Engineer acknowledge the existing conditions information is approximate, unverified, and potentially inaccurate. Please confirm whether it is ACS's intent that all bidding contractors and subcontractors assume full responsibility and liability for any existing conditions not explicitly shown, accurately depicted, or correctly detailed in the contract documents. If this is ACS's direction, please confirm so all bidders can price the project accordingly. If this is not the intent, please clarify that undocumented, concealed, or inaccurate existing conditions will be treated as differing conditions and addressed through the change order process.</u></p>	<p>Yes, this is the intent of the document.</p>	<p>ACS</p>	
<p>1. Please confirm whether contractor is able to use Palmer Courthouse building utilities to aid in construction activities throughout the project.</p>	<p>Yes.</p>	<p>ACS</p>	
<p>NEW QUESTIONS as of 5/11/2026</p>			
<p>I don't see a spec section for the telecom cabling. Will one be provided?</p>	<p>See attached specification "271313 - Communications Copper Backbone Cabling"</p>	<p>Stantec</p>	
<p>Please find the attached substitution request for the Palmer Courthouse project. We are proposing G&S Acoustics Fabric-Wrapped Acousti-Panels for the WP-5 scope. Relevant documentation is included in the attachment.</p>	<p>Proposed substitution is accepted at 1.5" thickness.</p>	<p>Stantec</p>	
<p>Note 11 on plumbing schedule states all equipment is to be Buy America Act compliant. I did not see this note anywhere else or in the specs. Please confirm if there are Buy America Act requirements on this project?</p>	<p>Plumbing equipment and fixtures are not required to be Buy America Act compliant. P0-003: Under Plumbing Fixture Schedule Notes, delete #11. P1-101P, PD-101C, P1-101C, P1-201C, PD-101B, P1-101B, P1-101M, P1-102M, P1-3-1M, P3-401M: Under General Notes, delete #18.</p>	<p>Stantec</p>	
<p>Note 7 on the lav faucets say to provide a water filter. Please confirm if the lavs get water filters, or if that note just applies to the kitchen faucet?</p>	<p>Water filters are not required for lavatory faucets. Note 7 applies to designated fixtures only (e.g., break/food prep sinks). No filtration is required unless specifically indicated.</p>	<p>Stantec</p>	

<p>Addendum 2 rerouted the 1-1/2" gas north in the civil drawings (C1-401M). Note 1 says to refer to mechanical drawings for continuation. Continuation is not shown the mechanical drawings. Instead addendum 2 gas piping diagram shows "new underground service by utility" and a new gas meter. Please confirm gas piping intent.</p>	<p>- Note: this bid question is referring to Addendum #1, not Addendum #2. - At existing PSOB building, contractor is to coordinate with the utility company to connect the new gas line to the existing gas line and to install the new gas line and the new gas meter at contractor's expense. - Revise Addendum #1 sheet C1-401M as follows: On "Proposed Utility Plan," delete natural gas notes 3 & 4 and note 1 located at the existing PSOB building; under "Natural Gas" notes, delete notes 3 & 4 and revise note 2 as follows: CONTRACTOR TO COORDINATE WITH GAS COMPANY 1-1/2" GAS LINE INSTALLATION FROM METER TO NEW BUILDING AT CONTRACTOR'S EXPENSE. - Delete sheets P1-201C & P1-101P; these sheets were superseded by Addendum #1.</p>	<p>Stantec</p>	
<p>Plumbing drawings (PD-101C) states all existing fixtures to remain. Architectural drawings mention remove/reinstall fixtures as an alternate. Please confirm pricing to remove/reinstall fixtures shown on PD-101C should be included with Alternate #1?</p>	<p>Existing fixtures are to remain unless demo and/or installation of ceramic tile requires that a fixture be removed and reinstalled.</p>	<p>Stantec</p>	
<p>Please confirm Alternate #2 just applies to window treatments? No summary of alternate was found.</p>	<p>See response to line item 33.</p>	<p>Stantec</p>	
<p>Please confirm if sink in Lab B15 (shown on PD-101B) is to be removed/reinstalled to accommodate notes in architectural drawing (AD-101B)?</p>	<p>Yes, the sink in B15 is to be removed/reinstalled.</p>	<p>Stantec</p>	
<p>All water closets, urinals, and lavs in the new expansion are to have hardwired flush valves/faucets. Transformers are not shown in the electrical drawings and several of the specified flush valves/faucets do not appear to be capable of being hard wired. Please confirm intent.</p>	<p>Plumbing Response: Per the fixture schedule, the water closet and urinal flush valves (FV-1 and FV-2) are sensor-operated and shall be provided as hardwired units with integral battery backup. Electrical shall provide all required power connections, transformers, and wiring to these fixtures. The lavatory faucet (F-1) is currently specified as a sensor-type faucet typically provided with battery operation. The kitchen sink (F-2) and janitor sink (F-3) faucets are manual fixtures and do not require power. Accordingly, hardwired power shall be provided for flush valves only, while faucets shall remain as specified (battery-operated or manual) unless otherwise directed.</p> <p>Electrical Response: New Addition (M): Connect the new hardwired plumbing fixtures to the next available free circuit in the panel board. Basement (B): Connect the new hardwired plumbing fixture to the next available unswitched circuit.</p>	<p>Stantec</p>	

<p>The AHU Sequence of Operations indicates that the unit is provided with packaged controls and is also required to communicate with the Facility DDC system. The existing facility DDC network is a Siemens proprietary Apogee system.</p> <ul style="list-style-type: none"> • Please confirm whether the AHU is to be treated as a fully packaged control system with factory-provided controls. • If so, confirm that the intended integration with the facility BAS is via open protocol (e.g., BACnet) interface only, without replacement or modification of the factory-installed controls. • Given that the existing DDC system is a Siemens Apogee network, please clarify whether the packaged AHU controls are capable of communicating via Siemens P1 FLN protocol. • If P1 FLN communication is not supported, confirm that BACnet integration is the required method and acknowledge that protocol conversion may be necessary, which could introduce additional integration complexity and long-term support considerations. • Additionally, clarify the intended division of control responsibility between the packaged unit controls and the facility DDC system. 	<p>Trane AHU will not come with controls. Siemens should provide field installed controls.</p>	<p>Stantec</p>	
<p>The project specifications identify various field devices (including temperature sensors, humidity sensors, pressure sensors, differential pressure switches, and thermostats); however, Siemens is not explicitly listed as an approved manufacturer for these components.</p> <ul style="list-style-type: none"> • Please confirm that Siemens-manufactured field devices are acceptable for use on this project. 	<p>Take no exception to Siemens manufactured field devices.</p>	<p>Stantec</p>	
<p>The modular plans indicate the use of fin tube baseboard heating; however, no corresponding schedule or detailed control requirements have been provided.</p> <ul style="list-style-type: none"> • Please confirm the intended control strategy and flow rates for fin tube baseboard systems. • Clarify whether BAS control is required and, if so, provide details regarding control components (e.g., control valves, thermostats, zone control requirements). • Confirm whether Siemens is to include controls for the fin tube baseboard systems as part of the scope of work. 	<p>If the baseboard is attached to a zone with a new VAV box. See Note 7 on MD101B, or MD-101, the controls are also demolished. Baseboard needs to work in conjunction with VAV Box sequence. Provide new controls as required per sequence. Example of this situation would be room JA-107B for VAV C-7 and baseboard. Revised sequence for VAV box with baseboard as follows:</p> <ol style="list-style-type: none"> 3. IN UNOCCUPIED COOLING MODE, BASEBOARD IS DISABLED. 4. IF THE SPACE TEMPERATURE DECREASES TO THE UNOCCUPIED HEATING SETPOINT (ADJUSTABLE), THE ATU CONTROLLER SHALL MODULATE THE REHEAT COIL CONTROL VALVE SHALL OPEN TO MAINTAIN DISCHARGE AIR TO THE SPACE TEMPERATURE SETPOINT (ADJUSTABLE), AND MODULATE THE ATU DAMPER TO MINIMUM POSITION. WHEN SPACE TEMPERATURE INCREASES SUFFICIENTLY ABOVE THE UNOCCUPIED HEATING SETPOINT, THE BASEBOARD CONTROL VALVE SHALL CYCLE TO MAINTAIN THE SPACE TEMPERATURE SETPOINT (ADJUSTABLE). CALL FOR ZERO CFM AIRFLOW AND TURN OFF ALL REHEAT COIL. 	<p>Stantec</p>	
<p>New questions as of 5/12/2026</p>			

<p>Page A0-101M shows the exterior walls having a 1-hour fire rating. Do all of the aluminum storefronts, doors, and glass need to have a 1-hour fire rating? The specs call out the aluminum storefront as just being standard Kawneer or Oldcastle materials, and the glazing spec doesn't mention the glass needing to be fire rated.</p>	<p>See response to line item 10.</p>	<p>Stantec</p>	
<p>The specification list in the 01 Invitation To Bid document does not match the 14 Specifications Index. For an example, 01 Invitation to Bid includes Existing Conditions referencing Hazardous Materials. Please advise</p>	<p>Please refer to the Specification Index.</p>	<p>ACS</p>	
<p>Does the 05 Contractor Questionnaire need to be turned in with our bid or after award?</p>	<p>It needs to be turned after award.</p>	<p>ACS</p>	
<p>What information should be included in the Phase One Technical Offer and in the Phase Two – Priced Bid? 13 Multi-Step Competitive Bid Requirements describes the technical requirements but no direction is provided as to what is required in each of the two phases. Please advise</p>	<p>Review the document that is called Multi Step Bid Requirements - it provides all the details of what is being requested as part of the bidding process.</p>	<p>ACS</p>	
<p>02 Instructions to Bidders - #13 Documents Required for Bid states bid amounts must be included for "all Alternate Bids listed". #15 Bid Award also addresses Bid Alternates. 06 Bid Schedule #3 says "If Bid Alternates are included in the Bid Documents....". The Base Bid Schedule shows pricing lines for Ad. Alt #1 and Ad Alt. #2. Are any Bid Alternates requested with this project? If so, please advise where to find the listed alternates in the RFP documents.</p>	<p>See response to line item 33.</p>	<p>Stantec</p>	
<p>Please provide a revised G0-002 Sheet Index that matches the Architectural drawing order that is available for download in the Plans Room.</p>	<p>G0-002 Sheet Index is based off of the drawing set posted to [https://aws.state.ak.us/OnlinePublicNotices/Notices/View.aspx?id=223604] by ACS and will not be revised to match the drawing order shown on another platform.</p>	<p>Stantec</p>	
<p>There are multiple alternates called out on the plans, such as Alt-1A, Alt-1C, and Alt-2C. The bid form calls for alternates #1 and #2. Can you provide more clarification on which alternates are to be priced and included in alternates #1 and #2 in the bid form?</p>	<p>Scope noted under Add Alt 2C referring to window treatments is to be included in base bid. A1-101C, A6-103C: Under Keynotes, revise #48 as follows: 48: NEW MIRROR WINDOW FILM WF-1, SSM-1 SILL, MANUAL ROLLER SHADE WT-1, & ACOUSTIC DRAPERY AD-1. AD-301B: Under General Notes, delete note #2.A. Spec Section 00 30 00 BID Schedule, Page 3: Under Base Bid List, delete Ad. Alt #2 line.</p>	<p>Stantec/ACS</p>	

ALL STORAGE TO BE REMOVED. REPAIR FLOOR AS NEEDED FOR NEW FLOOR FINISH. CONTRACTOR TO VERIFY STORAGE LOCATION, QUANTITY, AND NEEDED SCOPE TO COMPLETE THIS WORK. This is a multiple-part question: A) Will the contractor be responsible for removing storage? A.1) If by the contractor, will the storage be disposed of by the contractor or salvaged and moved to a new location by the contractor? B) Can an allowance be provided by the owner for the floor repair due to the contractors not being able to do destructive measures during the site walk to figure out what is needed for the floor repair? B.1) Can the owner provide a clearer scope of work for this area for contractors to provide an accurate price?	1) There is no storage in this room at this time, just the filing unit. Contractor is NOT responsible for storage. There will be no allowance given for floor repair - contractors should price on similar type systems that have been removed and flooring repaired in the past. The scope includes removal of the high density filing system and addressing any repairs to the floor. The room will then be renovated to the Grand Jury room as noted in the design.	ACS	
Will the site walk sign-in sheet be provided?	Yes, it is provided as part of Addendum #4.	ACS	
Storefront manufacturer substitution request: CMI Architectural	CMI Architectural is an acceptable storefront manufacturer substitution.	Stantec	
New questions as of 5/15/2026			
Is this project a Davis Bacon wage project?	Please refer to Davis Bacon are called out in "1 Palmer Expansion PAL-C-26-0003.pdf" spec section 00 1000, page 5, #22.	ACS	
Will working hours be normal working hours Monday thru Friday 7 am to 5 pm?	Alaska Court System business hours are 8am-5pm. Contractors may work outside those as needed with an approved background check and access card permissions.	ACS	
Room finish schedule PT-4-Paint MFR. Wolf Gordon ScuffMaster, smooth pearl is a 4-part product- Base coat \$129.60 per gal. (x2 coats) Effect coat \$248 per gal (X2 coats) Clear Coat \$175 per gal. plus the Master link additive to each. One kit (base, effect , and a clear coat will cover approximately 350 sf at \$552 and that does not include shipping to Alaska and application by a professional with the proper equipment- the product itself will require twice the time it would take to apply a regular latex paint, which is currently on the walls in the courthouse common areas. – It is not available locally, has to be shipped to Alaska. Maintenance will be an issue- it is not a matter of just touching it up or rolling it on the wall. Paint purchased locally that can be easily touched up is approximately \$98 to cover the same approximate 350 sf. • My question is can we change the paint product to a Sherwin Williams product that can be purchased locally, instead of shipping in a product that is more than 5x the cost (not including shipping or professional installation) and will require a professional to maintain it?	Paint manufacturer substitutions are acceptable, as well as substitution that would allow for wall protection including but not limited to regular paint and chair rail or wainscot (to match materials called out in the Connector drawings).	Stantec	
I have a question about some of the demo for this project. According to sheet AD-101B, Note 15 calls for the removal and salvage of existing standards and brackets and to repair partition and prep for finish. It also calls for the demo of a few other items in Office B09. Jumping to sheet MD-101B, it calls for those same items as Not In Contract (NIC). Can you clarify if they are to be demoed and or salvaged for later use?	- AD-101B "Demolition Floor PPlan - Basement": dashed lines matching those shown in the Demolition Plan Legend indicate items to be demolished. The dashed rectangles, shown in B09 and B14, indicate existing partial height standards and brackets that are to be demolished. - MD-101B "Mechanical Demolition Plan - Basement": the architectural demolition plan is shown in the background and should not be referenced for architectural scope. Also, filled regions indicating scope or material on the architectural drawings are not transferrable to other disciplines unless they are explicitly called out and defined by that discipline.	Stantec	