

Notice of Addendum #1

ELSA Vehicle Storage Building

600 Whitehead Road, Block 1202, Lot 2

RVE Project: 1102-M-026

Township of Lawrence, Mercer County, New Jersey

Prospective bidders for the ELSA Vehicle Storage Building are notified that Addendum #1 has been issued. Addendum #1 will become part of the contract documents. The following additions to the contract documents will be written into the Contract for the “ELSA Vehicle Storage Building” project and must be considered in rendering a proposal for work.

The following items are additional directions or response to contractor questions for clarification and shall be revised as follows:

1.1 Is there a basis-of-design manufacturer for the Pre-Engineered Metal Building?

*RVE Response: There is no basis of design manufacturer for the metal building. Pre-engineered building manufacturer that can provide signed and sealed drawings by a New jersey licensed Engineer, meeting all applicable code requirements, meeting requirements in the specifications including this addendum, qualifies as an acceptable manufacturer.*

1.2 Drawing S-4 and S-5 calls for Insulated Metal Roof and Wall Panels. However, no specifications are provided for these panels in Section 050300 or elsewhere in the project manual, and drawings. Please provide the panel profile, gauge, R-Value, etc.

*RVE Response: In compliance with the ICC, minimum “R” Values for the roof insulation shall be R-30. Panel gauge, profile, and other parameters shall be provided by the building manufacturer.*

1.3 Please confirm that this project is exempt from sales and use taxes.

*RVE Response: This project is exempt from sales and use taxes.*

1.4 Refer to detail B/S-6. Please provide the connection details of the metal stud framing above the CMU wall to the underside of the pre-engineered metal building structure.

*RVE Response: A detail has been provided for the proposed metal stud connection above the CMU. The metal stud wall cantilevers off top of CMU fire wall and attaches only to expansion joint at the roof level. Detail B/S-6 should note two (2) threaded rods at 4'-0” on-center for the stud wall attachment to the CMU Fire Wall.*

- 1.5 Drawing S-1 calls for Metal Decking. However, detail C/S-6 shows a poured-in-place concrete decking over the toilet room. Please clarify.

*RVE Response: Drawing S-1 shall be considered accurate. The toilet room is a future improvement and not to be constructed under this contract except for the plumbing stub ups.*

- 1.6 Please provide specifications for the expansion joint material identified in detail 1/ S-3.

*RVE Response: Expansion joint material shall be as specified by the manufacturer of the pre-engineered metal building.*

- 1.7 Please confirm that the note 'Remove Existing Continuous 2-inch x 12-inch Concrete Footings' is accurate.

*RVE Response: Drawing is accurate. ELSA staff will relocate the existing shelter, but removal of any footing is part of the site work.*

- 1.8 The Geotechnical Boring locations on C-6 do not correlate with the 'Boring and Test Pit Location Plan' provided in the Geotechnical Report. Please clarify.

*RVE Response: The locations on the plan sheet C-6 are incorrect and shall be ignored.*

- 1.9 Boring logs B-1 through B-3 in the geotechnical investigation report do not indicate existing millings and asphalt pavement. However, the site demolition plan calls for the Removal of Existing Millings and the Removal of existing Asphalt in these boring locations. Please specify the thickness of the existing asphalt pavement.

*RVE Response: There are milling in the building and site footprint are as part of the historical fill and site stabilization. Removal is required as needed to prepare the site.*

- 2.1 Drawing S-2 calls for 10-inch-thick slab-on-grade. However, detail B/S-6 calls for 8-inch-thick slab on grade. Please clarify.

*RVE Response: Sheet S-2 is correct. A 10" slab shall be provided on-grade.*

- 2.2 Please provide the detail for 16" x 16" Masonry Pilaster identified on drawing S-2.

*RVE Response: A detail entitled "Fire Wall Pilaster Detail" has been provided for the masonry pilaster and is attached as part of this addendum.*

- 2.3 Drawing S-3 calls for (25) and (22) 16" x 8" Flood Openings. However, there are 34 Flood Openings when counted on elevations. Please clarify. Also, are there Flood Openings on both sides of the 12-inch CMU interior wall along column line 4? Please refer to Drawing S-3.

*RVE Response: West Portion of the building shall have twenty-three (23) flood vents provided. The East portion of the building shall have twenty-five (25) flood vents provided. Each overhead door is noted on the plans to have two (2) flood vents. The total quantity of flood vents to be 48 for the entire building. No flood vents are in the fire wall.*

2.4 Please confirm that snow guards on the roof are not required.

*RVE Response: Snow guards shall be required on the roof front section only to provide protection at the garage door openings.*

2.5 Please confirm that the gas pipe running from the existing building to the new Vehicle Storage Building is part of this contract and not by the Gas Company.

*RVE Response: The natural gas line shall be considered part of this contract. The connection is after the gas company meter.*

2.6 Please confirm that there is no security systems and no tele-data systems work on this project other than the Fire Alarm. The subcontractor declaration Form lists both Tele-data and Security Systems. Please confirm that the General Contractor is not required to identify the Security Systems Contractor on the Subcontractor Declaration form.

*RVE Response: There is no tele-data or security system installations as part of this contract other than the proposed fire alarm.*

2.7 Please be advised that the Pre-Engineered Metal Building (PEMB) structure is a 'Special Construction – Division-13 of CSI Master format,' and generally, PEMB does not fall within the Structural Steel contractor's scope of work. Also, there is no Ornamental Ironwork scope on this project. Please confirm that the General Contractor is not required to identify the Structural Steel and Ornamental Iron work contractor on the Subcontractor Declaration form.

*RVE Response: The Contractor shall not be required to identify the structural steel or ironwork contractors for the pre-engineered building work.*

3.1 Please specify floor and wall finishes for the garage space and Toilet room.

*RVE Response: The concrete finish for the vehicle storage building floors shall have a crack resistant polished concrete sheen finish by Green Ice Cure or equal. This product is by Green Umbrella of Rochester, NY. Contact Phil Chmielecki @ 856-777-4849 for pricing and application details.*

*The masonry wall shall have two coats of paint. The toilet room is future and not part of this contract.*

3.2 Please provide a schedule for toilet accessories in the toilet room.

*RVE Response: A toilet room is not a part of this contract.*

3.3 Who is responsible for the Builder's Risk Policy?

*RVE Response: The Contractor shall be responsible for maintaining a Builder's Risk Policy which covers all materials and sub-contractors.*

- 3.4 There is conflicting information regarding who is responsible for payment of Testing and Inspections. Please confirm that the Owner is responsible for paying for the following Third-Party special inspections via. the allowances. Per Statement of Work – page 5 – para 1.08E.
- a. Soil compaction inspections.
  - b. Footing compaction test.
  - c. Concrete Mix Testing.
  - d. Rebar Testing.
  - e. PEMB steel bolted connections.

*RVE Response: Contractor will be responsible for coordinating and paying for all inspections and testing referenced above. Inspections shall be paid under the Allowance bid item based on actual costs. Inspection shall be as required by code or directed by the engineer.*

- 3.5 Refer to detail B/S-6. The masonry wall is 12 inches thick. 2-hour rated wall. The width of the Clark-Dietrich 800S162-54 metal stud is 8-inches, and with two layers of ½” gypsum board on each side of wall frame, it adds up to a total width of 10 inches. Please confirm that the design intent is to construct a 12-inch CMU wall with a 10-inch drywall assembly above it.

*RVE Response: Design intent is to have twelve-inch CMU wall transition into ten-inch-thick assembly wall.*

- 3.6 Please identify the location of stabilized construction entrance pad on soil erosion and sedimentation control plan.

*RVE Response: A stabilized construction entrance is identified on the Soil Erosion and Sediment Control Plan. Actual location will be determined at the pre-construction meeting to best minimize impact and to accommodate on-going activities at the wastewater treatment plant.*

- 4.1 Please confirm the wall and roof panel type for this project.

*RVE Response: Panel gauge, profile, and other parameters shall be provided by the building manufacturer.*

- 5.1 Please confirm how Sanitary Sewer Lift Station shall be paid?

*RVE Response: Sanitary Sewer Lift Station shall be paid under the bid item Plumbing Systems.*

- 5.2 Please provide clarification of the four-inch SDR-35 sanitary sewer lateral.

*RVE Response: The sanitary sewer lateral shall be installed with cleanouts at all bends and otherwise every 100 linear feet along the proposed length. There is no oil/water separator or grease trap proposed as part of this contract. The location shown is for future installation if determined to be necessary.*

- 5.3 Please provide the size of the existing water main to be tapped for the proposed water service?

*RVE Response: The existing water main is a six-inch ductile-iron main.*

5.3 The Planning Board Approval requires the Vehicle Storage Building mounted lights to be blue light with elements not to attract bugs.

*RVE Response: The electrical sub-contractor shall provide a light submission complying with this bug resistant condition of approval.*

**Please complete the “Acknowledgement of Receipt of Addenda” attached hereto, for receipt of this Addendum letter and include with bid documents submission.**

**The Acknowledgement of receipt of addenda page is a mandatory required document and failure to submit shall be deemed a fatal defect.**

This Addendum Must Be Returned With All Bids

I acknowledge receipt of this Addendum:

\_\_\_\_\_  
(Signature)



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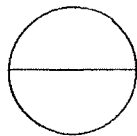
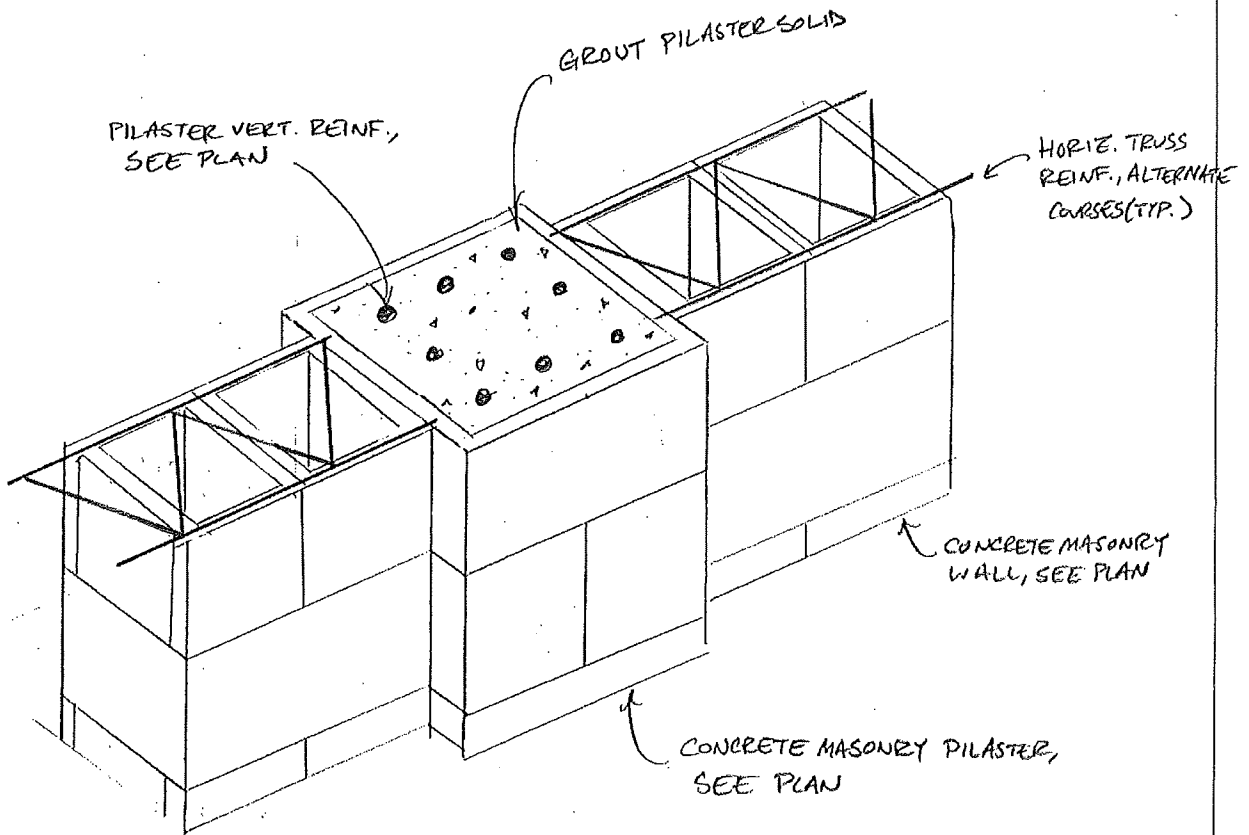
JOB ELSA - VEHICLE STORAGE BUILDING

SHEET NO. \_\_\_\_\_ OF \_\_\_\_\_

CALCULATED BY ASK DATE 4/15/25

CHECKED BY \_\_\_\_\_ DATE \_\_\_\_\_

SCALE 1/102 MO26



FIRE WALL PILASTER DETAIL

N.T.S.