

GROVE & DALL'OLIO
ARCHITECTS PLLC

MEMORANDUM

To: All Bidders

From: Matthew Grove
Grove & Dall'Olio Architects PLLC
304 267-2120

Date: December 8, 2014

Re: Charles Washington Hall
ADDENDUM No. 6

The following information amends or supersedes the Project Manual dated October 28, 2014, Architectural drawings dated October 22, 2014, Landscape Drawings dated October 14, 2014, structural and MEP drawings dated September 26, 2014, Addendum No. 1 dated November 11, 2014, Addendum No. 2 dated November 17, 2014, Addendum No. 3 dated November 24, 2014 and Addenda No. 4 & 5 dated December 2, 2014.

1. Drawing A2.1 incorrectly calls out the replacement of the south wall foundations as Add Alternate No. 1 when it should be "Add Alternate #2".
2. Item 44 of addendum no. 4 last sentence should read "In both base bid and add alternate 2, the entire . . .".
3. The Form of Proposal has been updated to include acknowledgements for all six addenda and Add Alternate #3 extending the storm sewer from the curb line to the storm sewer main. Please see attached Form of Proposal Rev. and SK3.
4. The #3 vertical reinforcement shall be incorporated into the coursing of the brick work. A vertical void will be created in the middle wythe of the reconstructed wall where the reinforcement will be placed. The void can be created by adjusting the layout of the middle wythe or cutting a brick short. Following the placement of reinforcement, this void will be grouted solid. A construction sketch will be issued to illustrate the vertical bar layout. Horizontal reinforcement is standard ladder joint reinforcement placed in the horizontal bed joint.
5. Provide a 30" x 30" painted and insulated plywood access panel in the kitchen's lower ceiling to access unit AHU-4. Trim out opening with solid 3/4" wood trim.



6. M100 FireGard roll down fire door by Cornell shall be an acceptable equal provided this product can be provided with all of the optional features of the specified unit.
7. Door 302A is an insulated hollow metal door.
8. Section 122413 1.6 A 1 calling for extra materials shall be deleted.
9. Normally a ramp would have a landing at both ends, but in the case of the existing ramp in room 203, there is insufficient room for a landing on the Charles Washington Hall side of the door. For this reason, the construction documents call for an automatic door opening device from the base of the ramp with a timer delay to hold the door open until the occupant in a wheelchair can pass through the opening.
10. Provide ½" heat strengthened glass balustrade as indicated on drawing 1/A5.3. Anchor ramp glass railing system securely to floor/ramp framing. Julius Blum glass railing system is an acceptable manufacturer. Provide a 2" diameter bronze railing cap with finished end pieces.
11. Paint all interior steel stair and hand railing parts unless noted otherwise.
12. Treads on staircase between first and second floor and second floor and balcony shall be stained 5/4" premium grade rift sawn southern yellow pine. Steel risers (between first and second floor) and wood risers (between second floor and balcony) shall be painted.
13. See item 48 in addendum no. 4 for clarification regarding reconstruction of south façade.
14. The stage ceiling has been incorrectly noted as a wood ceiling. The stage ceiling is plaster on wood lath. The Contractor shall replace missing wood lath and restore the plaster ceiling and paint.
15. The painting contractor does not need to be a member of the American Institute for Conservation of Historic & Artistic Work. However, their credentials for completing similar work in historic structures shall be a part of the submittals requirements and subject to approval by the Architect.
16. The requirement for the millwork shop to be AWI certified has been deleted. However, the credentials of the millwork shop shall be a part of the submittals requirements and subject to approval by the Architect.
17. Sprinkler service entrance and equipment shall be located in the East Basement room B01. According to the Water Department, the water line pressure is 55 lbs. Spaces such as the mechanical space between the Kitchen ceiling and the roof above shall be required to be sprinklered. Because there are several sprinklered

spaces that are not conditioned, a dry pipe system will be required in those areas. Sprinkler pipes and fittings shall be concealed in finish spaces.

18. Delete reference to grounding of weathervane on drawing 7 of A9.1.
19. Alternative wheelchair lifts are acceptable provided they physically fit in the space and meet the specifications.
20. On drawing P3.1, the new 6" water line will enter the building on the south façade (Washington Street) instead of the east (George Street). The new water line will be tapped into the existing 12" ductile iron water main on Washington Street which runs about 5' south of the curb line. See attached SK-2. The 6" water line work between the main and the curb will be completed by the Water Department. The Contractor will connect to a ductile iron pipe flange at the curb and extend into the East Basement where the domestic water will branch off to various components such as the meter and other fittings as called out on the drawings. The Contractor shall be responsible for backfilling trench as per the Water Department's regulations as stated in the water and sewer manuals found on CTUBWV.com . The water line is approximately 4 feet below grade. Minimum depth requirement of the water line is 42". The City will be responsible for all tap and review fees.
21. The new waste water line shall reconnect to the existing PVC sewer line exiting the building from the West Basement.
22. The Contractor shall be responsible for the installation of the new storm water line shown on drawing L1.2. Provide a separate cost (add alternate #3) to extend the storm water line from the curb line to the main line across the street. (see SK-2). Review fees, if any, for this work will be paid by the City. The WVDOH provides minimum specifications for backfilling and pavement patching of State highways.
23. The exterior stair treads and grating shall be stainless steel. Note in specification 055000, 2.3, E, 4. incorrectly notes the finish to be painted. These parts do not require a shop or field finish.

End Addendum No. 6

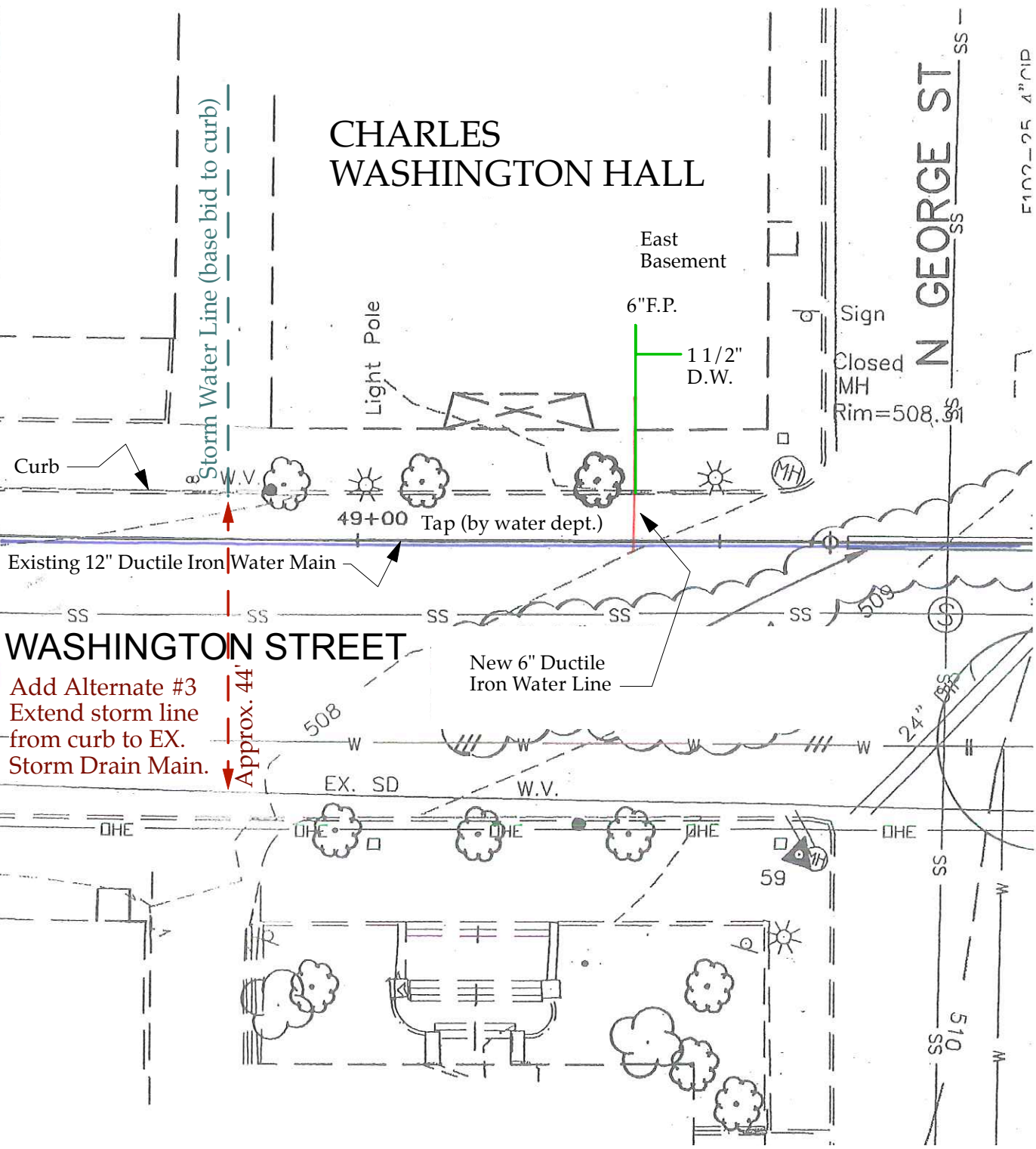
SEE SHEET W35 OF 39

CH LINE

CHARLES WASHINGTON HALL

N GEORGE ST

1100-25 4" CID



Add Alternate #3
 Extend storm line
 from curb to EX.
 Storm Drain Main.

Approx. 44'

SK
2

Water Service Entry Plan

Scale: Not To Scale

Project: Charles Washington Hall

120814
11935

FORM OF PROPOSAL

To Owner: **CITY OF CHARLES TOWN**

Project: **Charles Washington Hall Renovation**
100 West Washington Street
Charles Town, WV

The undersigned, hereinafter called the Bidder, being familiar with and understanding the Bidding Documents and also having examined the site and being familiar with all local conditions affecting the Project hereby proposes to furnish all labor, material, equipment, supplies and transportation, and to perform all Work in accordance with the Bidding Documents shall achieve Substantial Completion within _____ days, for the sum of:

BASE BID: _____ \$ _____

(Amount to be shown in both words and numbers. In the event of a difference between the written amount and the number amount, the written amount shall prevail. Complete bid breakdown for the various parts of the project.)

Provide new standing seam metal roof as indicated on the drawings and specifications

Add #1: _____ \$ _____

Provide new foundation walls and footings on the South Façade as indicated on drawings

Add #2: _____ \$ _____

Provide new storm sewer line from curb to exg. storm sewer main in parking lane across street

Add #3: _____ \$ _____

Acknowledgement of Addendum #1() Addendum #2 () Addendum #3 () Addendum #4 ()
Addendum #5() Addendum #6 ()

I agree to honor the above bid figures for sixty (60) days past the bid due date:

Signature: _____ Date: _____
(Signature in ink)

Name: _____
(Please Type or Print) (Title)

Contractor Co. Name: _____

Contractor Co. Address: _____

Telephone Number: _____ Email Address: _____

Contractor's WV License No.: _____ Charles Town Bus. License No.: _____

West Virginia State Code 21-11-2 requires that all persons desiring to perform contractual work in this State must be duly licensed. The West Virginia Contractors Licensing Board is empowered to issue the Contractors license. Application for a contractor's license may be made by contacting The West Virginia Department of Labor, 1800 Washington Street, E., Charleston, WV 25305. Telephone (304)-558-7890. West Virginia Code 21-11 requires a Bidder to include its contractor's license number on its bid. The successful Bidder will be required to furnish a copy of its contractor's license prior to issuance of a Purchase Order/Contract.

CHARLES WASHINGTON HALL BID BREAKDOWN

The following figures provided by the Contractor shall include labor, materials, overhead, profit and taxes necessary to perform the full extent of the work as described in the enclosed Drawings and Bidding Documents.

Description of Work	\$ Amount
1 General Conditions	_____
2 Demolition & Site Work (utilities).....	_____
3 Concrete & Gravel	_____
4 Masonry	_____
5 Metal Work	_____
6 Wood.....	_____
7 Thermal & Moisture Protection	_____
8 Openings.....	_____
9 Finishes	_____
10 Specialties.....	_____
11 Equipment.....	_____
12 Furnishings	_____
14 Conveying Equipment.....	_____
22 Plumbing	_____
22 Sprinkler System.....	_____
23 Mechanical	_____
26 Power & Electrical.....	_____
.....	_____
Total	=====

LIST OF SUBCONTRACTORS

TRADE	NAME
Demolition	
Shoring	
Excavating	
Concrete	
Masonry	
Metalwork	
Rough Carpentry	
Finish Carpentry	
Window Restoration	
Glazing	
Drywall Finishing	
Painting	
Plaster	
Tile Work	
Mechanical	
Plumbing	
Fire Suppression	
Electrical	
Superintendent	

- END OF FORM OF PROPOSAL -