

GC-3

Project: Western Municipal Water District: Headquarters TI Build Out Project

Date: 2-5-2010

Request for Information List #1:

1. Article 33 of the General Conditions states that the Contractor shall be responsible for providing the inspector's field office. Is a separate field office required on this size of project?
[Article 33 has been omitted.](#)
2. **BID FORM QUESTIONS.**
 - a) The bid form has a box for the total project with 6 alternates. Can we assume that the TOTAL project lump sum cost (with exterior improvement & spec suite) shall be entered as the Total Bid price and each alternate would be essentially a deduct to the project, except Alt #5 (see Question 1b)
[Refer to revised bid form](#)
 - b) Please clarify that Bid Alternate #1 shall be a deduct from the base bid to perform the Spec Suite work concurrently with the project and Bid Alternate #5 shall be if the Owner deems to do this work after the completion of the other project work where the Spec Suite would be a stand alone project.
[Refer to revised bid form](#)
 - c) Alternate #6 is shown on the bid form; however, there is no description. Please clarify.
[Refer to revised bid form](#)
 - d) Page 1 of the Bid Form states "Please attach bid breakdown by trade or subcontractor". This is not consistent with lump sum public bids. Is there a specific form that is to be included to have the value of each subcontractor as a percentage of the total cost? Can this information be provided within 24 hours of the bid?
[Refer to revised bid form](#)
 - e) The bottom of Page 1 of the Bid Form states that the unit price shall prevail in a discrepancy between the unit price and the item cost and the unit price shall be utilized as the basis for the lowest responsive, responsible bidder. The bid form provided is not consistent with a unit cost bid project. Please provide revised bid form if unit prices
[Refer to revised bid form](#)
3. Spec 01230, 1.3 list Alternate 1 for R-11 insulation and Alternate 2 for electric operation of the operable partitions. Sheet A2.1 also lists these add alternates. Please clarify where this cost shall be shown on the bid form.
[Refer to revised bid form](#)
4. Keynote 33 on sheet A2.1 states "Provide Add Alternate for new exterior front door to match existing". Please clarify where this cost shall be shown on the bid form.
[Note #33 has been omitted from the plans. Not used](#)
5. Add Alternates A & B on Sheets A4.1 & A4.2 call out for options to the acoustical ceiling tile. Please clarify where this cost shall be shown on the bid form.
[Refer to revised bid form](#)
6. Keynote #10 on Sheet A4.2 does not exist on the plans. Please verify where this keynote applies.
[Note #10 has been omitted from the plans. Not used.](#)
7. Note #3 under the Scope Matrix on Sheet AV-0 states "All AV equipment and AV related cabling will be provided by the client under a separate contract. Refer to Scope Matrix for additional information" The scope matrix states what the AV contractor shall provide and install. Alternate #4 on the bid form indicates that a cost should be included for the Audio Visual equipment. Is the GC supposed to carry the contracts of both the AV and Data Contractor? If so, the total cost for the complete AV package will be included in the Total Bid Price and a cost can be figured as a deduct for Bid Alternate #4 if the Owner is to provide the equipment and cabling. If this is the case, please provide a list of components that the Owner will purchase so that it will not be included in the bid cost.
[Omit alternate #4, a cost for the AV equipment will not be necessary at this time.](#)
8. Per Specification Section 01455, Water Vapor Emission Control Testing is required for this project. Furthermore, the specifications state that the treatment of floors shall be included. There is no way to know the extent of the areas requiring treatment until the testing is completed. Please clarify if this can be removed from the specifications or provide a stated allowance for all bidders to include in their cost.
[This section cannot be omitted from the scope. Provide a bid number for this scope.](#)
9. One of the qualifications of the GC is to have completed at least one (1) LEED Silver (min) Certified Commercial Interior project within the last 5 years. With this being said, what is the team's goal for LEED Certification for this project? Has there been a scorecard developed yet? Is this project already registered with USGBC? Is there a LEED specification for this project?
[Goal is for LEED Gold, minimum Silver. Scorecard has been developed. Project has been submitted to USGBC. LEED specification will be part of an addendum.](#)
10. Are there any requirements to have a LEED certified project team member involved with the project?
[Refer to the attached addendum A section of the project manual.](#)
11. Detail 5/L2.1 shows a public display case per the signage package. There is no signage package provided in the drawings. The signage specification does not address this sign. Please provide specification
[Disregard from bid, signage package is not required at this time.](#)

GC-3

Project: Western Municipal Water District: Headquarters TI Build Out Project
Date: 2-9-2010

Request for Information List #2:

1. FIRE ALARM
 - a) Please provide location of existing fire alarm panel.
Not available at this time.
 - b) Please provide manf and model number of existing fire alarm system
Not available at this time.
 2. Plan Note #5 on Sheet AD.1 calls out to remove the stepped floor feature against the lobby stairs. We are assuming that new stone flooring will have to be installed after this floor feature is removed. Will the owner provide material to match the existing stone flooring? If not, please provide a specification for this material.
Refer to addendum A
 3. Plan Note #6 on Sheets AD.1 and AD.2 call out to remove the rubber base at stringer; however, there appears to be stone base along the stringers. Is the stone base to be removed and replaced with Rubber base, RB-1?
Existing tile base to remain.
 4. Detail C on Sheet A7.2 calls out "Provide "Logo" Film on glass, location, TBD". Please provide size of log required in order to include appropriate costs.
Final logo design to be determined. Provide a \$2,500.00 allowance for the new logo.
 5. The interior elevations show side by side refrigerators to be provided by GC; however, Spec Section 11452 calls out for a Built-in bottom freezer refrigerator. Please confirm that the specification supersedes the interior elevations. If not, please provide model of side by side refrigerator required.
The same refrigerator specified in section 11452 can be used in a side by side application.
 6. Specification Section 08215, Plastic Faced Wood Doors, is provided; however, the door schedule does not show any of these doors. All wood doors appear to be stain finish. Please clarify location of the plastic faced wood doors.
Doors are wood stained. Refer to Addendum A, (this section has been revised)
 7. Please clarify if GC shall provide the American and State Flags. If so, please provide a specification.
GC to provide American and State flags. Size of flags to be determined based recommended size based on the height of the flagpole identified in Section 10350, Flagpoles.
 8. PFT-1, Porcelain Floor Tile, comes in 24x24. Please verify that 12x12 is desired as these tiles will be field cut.
Per addendum A, PFT-1 has changed to a 12x24 tile (standard size), (install in a ashler pattern)
 9. GL-1 through GL-4, Glass Wall Tiles, are specified on the finish legend; however, no size is given. The tile sizes are to be per the elevations; however, the elevations do not show these tiles. Please advise.
GL-1 thru GL-4 are small tiles which come in sheets and are applied similar to wall tiles.
 - 10 a) Break Room 163: Sheet A5.1 calls out PL-1; however, Elevation shows full height SSM-1 backsplash. Please confirm that PL-1 countertop is desired in break room.
b) Staff Lounge 145: Sheet A5.1 calls out PL-3 for the countertop at the south side of gridline D; however, Elevation A/A8.2 calls out SSM-1 for the countertop. Please confirm that PL-1 countertop is desired at this location
c) Office 268: Sheet A5.2 calls out for PL-5; however, Elevation L/A8.4 calls out for PL-1. Please clarify.
d) Copy Room 363: Sheet A5.2 calls out for PL-3; however, Elevations G&H/A8.4 call out for PL-1. Please clarify
e) Reception 210: Sheet A5.2 calls out for PL-5 at the reception desk; however, Detail E/A8.6 calls out for PL-1. Please clarify.
f) Break Room 220: Sheet A5.2 calls out for PL-3; however, Elevation F/A8.5 shows SSM-2. Please clarify
g) Conf Room 240: There is no countertop shown on the wood cabinet at Grid E/7. Please clarify if ST-1 top is required at this location.
h) Break Room 250: Sheet A5.2 calls out SSM-2 and PL-3 for the countertop. Elevation C/A8.4 does not call out countertop. Please advise.
i) Conf Room 245: Sheet A5.2 calls out for PL-1 countertop. Elevation E/A8.4 calls out for ST-1. Please clarify.
 - 11 There are no head/sill details for Door Type C on Sheet A10.1 and A10.2 for the Headquarters TI build out drawings. Sheet A4.1 of the Spec Suite drawings refers to detail 14/A5.2 for detail at the glazing. Should Detail 14/A5.2 be used for Type C doors throughout the headquarters project as well?
Use the same as the aforementioned detail
 - 12 At the Rear Patio Enlargement on Sheet L5.1, please verify that the two-36" box trees shown in dark lines are new trees to install by GC.
The trees are new.
 - 13 At the Building Entry Enlargement Plan on Sheet L5.1, there are four 36" box trees shown to be relocated. After a site visit, there doesn't seem to be 4 trees as shown on the drawing. Please advise. (See attached picture)
Refer to addendum A
- Responses to Items 10a thru 10i.
- 10 a) Break Room 163: Provide SSM-2
b) Staff Lounge 145: SSM-2 is required at the countertops in lieu of PL-1 with GL-5 full height backsplash. SSM-2 is also required at the island countertop. SSM-2 Spec: Caesar Stone Quartz Surfaces, 3141 Eggshell. (GL-5) is specified on addendum A.
c) Office 268: Provide PL-5.
d) Copy Room 363: Provide PL-1
e) Reception 210: Provide PL-1
f) Break Room 220: Provide SSM-2 on the countertop.
g) Conf Room 240: Elevation calls out for ST-1 on the countertop .
h) Break Room 250: Provide SSM-2 on the countertop
i) Conf Room 245: Provide ST-1 on the countertop.