



**Addendum No. 1 ITB 2023-32
Wakulla County Sheriff's Office Vehicle Maintenance Building**

Issued October 24, 2023

SECTION 1.0 SCHEDULE OF EVENTS

Failure to comply with this or any other paragraph of this ITB shall be sufficient reason for rejection of the Bid.

All times listed in the Schedule of Events are Eastern Standard Time (EST).

<i>Event</i>	<i>Date/Time</i>
Bid Advertisement Date	September 28, 2023
Release of Invitation to Bid	September 28 2023
Mandatory Pre-Bid Conference	October 10, 2023 @ 10:00 A.M.
Bid Questions Due from Prospective Bidder	October 17, 2023 by 5:00 P.M
Responses to Bid Questions Due	October 24, 2023
BIDS DUE TO BOCC	October 31, 2023 @ 3:00 P.M.
Posting of Intended Award	November 7, 2023
Board Consideration of Intended Award	November 20, 2023
Posting of Notice of Award	November 21, 2023

This addendum is being posted to provide responses to the questions that were received.

**ITB 2023-32 Wakulla County Sheriff's Office Vehicle Maintenance Building
Questions due October 17th until 5:00 p.m. and responses to bid questions due on
or before October 24th**

Questions and Answers

Q1: Is building permit cost the contractor's responsibility?

A1: Yes

Q2: Is all civil work by owner?

A2: The County will be responsible for building the parking lot, driveways and providing sewer and water connections to the contractor stub outs. Refer to question 16 below.

Q3: Can we turn in a lump sum bid price instead of per unit pricing?

A3: Yes

Q4: Will the owner mark the corners of the building?

A4: No. It is the contractor's responsibility to have the corners surveyed. Refer to question 16 below.

Q5: Is the contractor responsible for supplying the cabinets? If so, we need a detail of the bar across from the sink in break room.

A5: Yes the Contractor is responsible for providing cabinets. Cabinet elevations and counter tops are shown on A3.01, detail 6.

Q6: Is the contractor responsible for supplying furniture? Bar stools are shown. If so, we need info/bases of design & details.

A6: No

Q7: Is the contractor responsible for supplying bottled water dispenser. If so, we need info/ bases of design & details.

A7: No

Q8: On page A1.01, wall type legend: W-01 insulation shows R-30 in 2x4 studs. Should this be R-13 Kraft?

A8: Yes, R-13 should used

Q9: If Spray foam is deleted and replaced with vinyl faced metal building insulation, please specify R-Value needed at walls and ceiling (FYI : 3" = R-10, 4" = R-13, 6" = R-19).

A9: R values are specified in the Energy forms, page 26.

Walls R-11

Ceiling R-19

Contractor should provide a base bid for spray foam on exterior walls and ceiling of the PEMB.

Q10: Is the contractor responsible for supplying lockers? If so, we need info/bases of design & details.

A10: No

Q11: What is basis of design for flooring?

A11: The finish schedule (A1.01) identifies a stained concrete finish. Maintenance Bays do not require staining. Concrete surface in the bays should be left in their natural concrete state.

The owner has requested that Luxury Vinyl plank be substituted for the concrete stain in the 'Built-Out' area. Contractor shall provide a unit cost for the purchase and installation of 768 s.f. of Luxury Vinyl Plank.

Basis of Design: Life proof Luxury Vinyl Plank
12mil x 12"W x 28"L
Locking Waterproof Tile

Q12: Can we use metal door frames?

A12: Yes

Q13: Are we only painting drywall, wood trim, and door frames?

A13: The question is unclear? The Contractor is responsible for painting all areas within the 768 s.f. of build out area. That includes walls, ceilings, drywall, wood trim door frames and doors. Additionally, the drawings call out that the spray foam insulation will be required to be painted black.

Q14: Permits - Who is responsible for procuring and paying for the building permits?

A14: Refer to Question 1

Q15: What is the estimate or budget for this project?

A15: The County prefers to not provide their anticipated costs at this time. It is anticipated that the contractor will be responsible for providing their fair and accurate proposed bid. If the project bids higher than the County's projected budget for the project, the County intends to enter into negotiation with the lowest responsible bidder.

Q16: The plans call for sitework to be done by others, will we be provided with a dirt pad, compacted and graded to within 1/10th of an inch?

A16: Refer to Question 2 above. The building pad site will be cleared and grubbed by the County. It will be the contractor's responsibility to lift the building pad to the appropriate elevation, as defined by the civil plans, prepared by Dewberry Engineers Inc.. Staking of the building and compacting the building pad to the structural requirements outlined in the geotechnical and structural documents will be the responsibility of the selected contractor.

Q17: There is a bottled water dispenser on sheet A1.01 and a refrigerator on sheet A3.01. Is the contractor responsible for these items or the hook up of these items? If the contractor is responsible, please provide necessary specs for these items.

A17: Refer to Question 6. Contractor is not responsible for furniture and appliances.

Q18: Architectural plans call for build out area studs walls to be framed with 2x4s, but the structural plans call for stud walls to be 2x6s. I assume structural plans govern. Is that correct?

A18: Architectural drawings govern. 2 x 4 wall studs will suffice for the interior build-out.

Q19: In the contract documents, substantial completion is to be done in 180 days and final to be at 210 days (from NTP). We do not believe this will be enough time. We are looking at contract document and shop drawings to take 1 month, fabrication and erection of PEMB to take 4 months, and completing the build out in the metal building to take 3 months. In total that is approximately 250 days to substantial completion. Will you reassess the timeframe for this project?

A19: Time to Substantial Completion is extended to 250 days requested.