EAST ROSWELL LIBRARY
ADDENDUM NO. 10.3-1
June 4, 2013

This Addendum No. 10.3-1 dated, June 4, 2013, issued by Ajax Building Corporation of Georgia is hereby made part of Bid Package 10.3 – WALKWAY COVERS for the East Roswell Library. The changes and/or clarifications included in this Addendum shall be considered as part of the Bidding Documents and shall supersede, amend, add to, or subtract from those conditions included in the original Bidding Documents, including the Project Bid Package, Drawings, Specifications, previous Addenda, etc. This Addendum must be acknowledged in the space provided on the Proposal Form (included in Section II of the Bid Package). Failure to acknowledge this Addendum may subject Bidder to disqualification.

1. PRE-BID CONFERENCE

   A. Incorporate Pre-Bid Conference Meeting Minutes, Pre-Bid RFI Form, and Sign-In Sheets. (total of 8 pages).

.

END OF ADDENDUM NO. 10.3-1

ATTACHMENTS: Pre-Bid Conference Meeting Minutes (4 pages)
Pre-Bid RFI Form (1 page)
Pre-Bid Conference Sign-In Sheets (3 pages)

XC: All BP 10.3 Bidders
FTP Site – Bid Documents

PRE-BID CONFERENCE MEETING MINUTES

1. Date of Pre-Bid Conference: May 30, 2013 / 2:00 PM

2. Location of Pre-Bid Conference: East Roswell Park Community Room

3. Bid Packages included in Bid Group C: Bid Packages
   6.2 Cementitious Panels
   8.1 Doors, Frames, Hardware
   10.7 access Flooring
   21.1 Fire Protection
   22.2 Plumbing

4. Bid Packages included in Bid Group D: Bid Packages
   6.1 Millwork
   7.2 Waterproofing, Air and Moisture Barriers
   9.2 Hard Tile
   9.3 Carpet and Resilient Flooring
   9.4 Accoustical Ceilings and Treatments
   9.5 Paintings Coatings and Wall Coverings
   10.3 Walkway Covers
   10.5 Library Furniture
   35.1 Landscaping

5. Bid Date for Bid Groups A and B: June 13, 2013 / 2:00 PM Local Time

6. Bid Delivery Options:

   Mailed or Hand Delivered Bids
   Fulton County Department of Purchasing and Contract Compliance
   c/o Ajax Building Corporation – East Roswell Library, Fulton County Public Safety Building
   130 Peachtree Street, S.W., Suite 1168, Atlanta GA 30303

   E-mailed or Faxed Bids
   Attn: Linda Walton
   Email: Linda.Walton@fultoncountyga.gov (copy to: mhahn@ajaxbuilding.com)
   Fax #: 404-335-5029

7. Pre-Bid Conference Attendees: Sign-In Sheet was passed around the room.

8. The Pre-Bid Conference was NOT mandatory.

9. Introduction of Project Team
   A. Fulton County- Atlanta – Fulton Public Library System — Owner
   B. Ajax Building Corporation of Georgia — Construction Manager
   C. HBM — Library Design Architect
   D. KHAFRA — Architect of Record
   E. KHAFRA — Structural/Electrical/Mechanical Engineer

10. Project Description and Scope
    A. Site Plan

B. East Roswell Library will be located in the City of Roswell (Fulton County) on a 2.7 acre wooded corner of East Roswell Park at the intersection of Holcomb Bridge Road and Fouts Road. The new library is an approximately 17,000 SF primarily single-story building with a construction budget of 4.9 million. Project is anticipated to be LEED "Silver" and one of the main focuses of the design is a connection with the wooded surroundings to create a functional library space within a canopy of trees. Sitework is expected to commence in June 2013 with completion in 2014.

11. The agreement will only be entered into with responsible subcontractors found to be satisfactory to the Owner and the Construction Manager, qualified by experience and in a financial position to do the work specified. The bidder must, upon request, be able to prove his financial ability to carry on the work until such time as he received his first payment, and to finance the work between payments until the contract is completed and accepted.
    A. Ajax's standard Bidder Qualifications Questionnaire is available on Ajax's FTP Site for this project.

12. Bidding Documents
    A. Are currently available
    B. Documents Include:
        1. Bid Package – Posted on Fulton County's Bid Board & Ajax FTP Site
        2. Drawings and Specifications – Posted on Ajax's FTP Site
        3. Addenda issued during the Bidding Phase- Will be posted on Fulton County's Bid Board and Ajax FTP Site.
    C. All changes and/or clarifications to the Bidding Documents will be issued by Ajax Building Corporation in the form of Addenda.
        1. All Addenda issued by the Architect, Engineers and/or Owner will be incorporated into Addenda issued by Ajax Building Corporation.
        2. The Ajax Addenda numbering convention will be specific to each bid package. For example, the first Ajax Addendum for BP 3.1 Concrete will be "Addendum No. 03.1-1".
    D. Electronic Document Distribution.
    The drawings and specifications are available on the Ajax FTP site at the address listed below.

FTP Site Address:	ftp://ftp.ajaxbuilding.com/
Web Access:	http://ftp.ajaxbuilding.com/
Username:	eastroswellsub
Password:	201209sub

    E. Documents can also be reviewed at Ajax's Office, or a CD with plans/specifications picked up.
        1. Please call ahead to schedule.
    F. Review Pre-Bid RFI Requirements
        1. Forms and Procedures
        2. Goal to have all RFI's submitted by 06/04/2013
        3. Goal to issue final Addenda by 06/05/2013 or 06/06/2013. (i.e. 1 week before bids are due)
        4. All questions and all answers will be provided to all bidders by Addenda.
        5. All Pre-Bid RFI's are to be sent to Ajax Building Corporation via email to: rebecca@ajaxbuilding.com
    G. Substitutions – Only if approved in writing by Addenda.
        1. (Alternatively, these may be listed in the Voluntary Alternates section of the Proposal Form.)

13. Bid Package Review
    A. General Review of Bid Package Contents
    B. Detailed Review of Proposal Form
        1. Proposal Form Review
            a. Base Bid

b. Breakdown of Base Bid as required on Bid Proposal Form
c. Bid Package Alternates
    i. Refer to Bid Package, Schedule "A", Item B.5
    ii. Shall be held good for the period indicated
    iii. May be used as a basis of selection by the Owner and Construction Manager.
d. Voluntary Alternates
    i. Examples include:
        i. Bid Adjustments for Value Engineering Options.
        ii. Bid Adjustments for Alternative Materials and/or Equipment.
    ii. Shall be held good for a minimum of 120 days.
    iii. Will be considered and may be used as a basis of selection by the Owner and Construction Manager.
e. List cost of Payment and Performance Bonds
    i. Bidder shall provide Lump Sum amount for bond cost related to their Base Bid.
    ii. Bidder shall provide percentage (%) for alternates (add or deduct).
f. Bid Security section can be marked as N/A, Item 4.
g. List Addenda on Proposal Form – Include issuing firm (example: "Ajax Building Corporation Addendum # X dated XX/XX/XX").
h. Bidder information.
i. "Live" Officers signature.
j. Seal only applicable for Corporations.

2. Bid Security Requirements
    a. None. Bid Security is not required.
3. Bid Submittal Requirements
    a. Bids shall be on the form provided by Ajax and may be Mailed, Hand Delivered, Emailed, or Faxed. Location information is listed on the first page of these minutes. See Bid Package for specific requirements.
    b. Exceptions to the Bid Proposal Forms are not allowed. If a bidder has an exception to any portion of the Contract Documents, it must be submitted in writing for approval prior to the Bid date. Acceptance will be issued via addendum.
4. Opening of Bids
    a. Ajax Building Corporation will meet with the Owner to open all bids.
    b. Bid opening will NOT be public.
    c. Final bid tabulations will be provided to Fulton County.
5. All Bids shall be held good for 90 days

C. Review Subcontract Agreement
D. Review Schedule "A" – Scope of Work
    1. Particularly note section B.3 – Additional Project Specific Requirements. An example discussed was BIM (Building Information Modeling) shop drawing requirements for the following trades: Structural, Mechanical, Electrical, Plumbing, and Fire Protection.

14. Questions from the attendees:
    1. Q: How will OCIP (Owner Controlled Insurance Program) affect my bid?
    A1: For the purpose of bidding, there is no effect. Include the cost for all typical and required insurance in your bid price.
    A2: If awarded a subcontract, there will be an enrollment process for the OCIP program. This affects post-award General Liability Insurance only, and only while on the project site.

2. Q: What is the anticipated schedule for the building pad Surcharge?
   A: The surcharging process is expected to take approximately two months. Specific surcharge activities are shown on the responsibility-sort schedule in Bid Package 2.1 Sitework & Utilities. The surcharge is an additive alternate for Bid Package 2.1 Sitework & Utilities.

3. Q: What is the threshold for bonding being required?
   A: Payment/Performance Bonds will be required for subcontracts $40,000 and greater.

4. Q: For contracts above the bonding threshold, are there any other options available?
   A: Ajax has used a "Subguard" insurance program in lieu of bonding in the past. Participation in this program is not guaranteed, and would be determined on a case-by-case basis.

5. Q: When would shop drawings and submittals be due?
   A: Submittal preparation would be expected to start within 10 days of subcontract award. It is understood that more time may be needed for preparation of detailed shop drawings compared to basic product data. The site surcharging period should help give ample time for this process.

6. Q: Is this a Davis-Bacon project?
   A: No.

7. Q: Is it required that full packages be bid?
   A: Yes, Ajax intends to award all packages in Groups A and B as full packages. An example discussed was paving, which is a part of the full Bid Package 2.1 Sitework & Utilities. Ajax can assist sub-subs with making contact with prime subs.

8. Q: Is there any additional bidding information expected.
   A: Yes. The minutes of this meeting will be issued via addenda, and along with that will be issued a clarification on the fire line size. Any subsequent addenda would be solely to answer questions from bidders.

9. Q: Is there a minimum number of bids required for subcontract award.
   A: Yes, three bids for each package are required by Fulton County.

10. Q: Is there a limit to the number of packages a subcontractor can bid on?
    A: No, each package that is bid upon must contain a separate proposal.

PRE-BID REQUEST FOR INFORMATION ("RFI")

Job Id: 201209 **Name:** East Roswell Library	**RFI No.** **Reference:** **Issue Date:** **Requested by:**
Issued To: Ajax Building Corporation Attn: Matt Hahn 5950 Shiloh Road East, Suite S Alpharetta, GA 30005 mhahn@ajaxbuilding.com	**Issued By:**

RFI Question:

Receiver's Reply:

Reply Date:

References:

Spec Section Codes:

Attachments:

- Type:

Note: This reply is not an authorization to proceed with work involving additional cost, time or both. If any reply requires a change to the Contract Documents, a Change Order, Construction Change Directive or a Minor Change in the work must be executed in accordance with the Contract Documents.

East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group C
Sign-In Sheet

Print Name	Company Name	Phone No.	Email Address	BP 6.2	BP 8.1	BP 10.7	BP 21.1	BP 22.1
✓ 1. Chris Murphy	Harrison Contracting	770-949-5776	info@harrisoncontracting.com		✓			
✓ 2. Michael Gist	Craft-Tech Builders	4/246-4556 4/756-1050	michael.gist@craft-tech builders.			✓	✓	
~~3. Tony Bim~~	~~TCS, Inc.~~	~~(770) 455-6081~~	~~tc~~					
✓ 4. Chad Zellner	Simplex Grinnell	(7)483-4490	czellner@simplexgrinnell.com				✓	
✓ 5. Coby Tarr	SimplexGrinnell	470-214-6717 cell	CTarr@SimplexGrinnell.com				✓	
6. Linda Walton	Fulton County Purchasing		Linda.Walton@fultoncountyga.gov ✓					
✓ 7. Richard Telesford/Angela Nelson	D'BABS, Inc	404-559-8889	ANelson@dbabsinc.com ✓	✓	✓	✓	✓	✓
✓ 8. Michael Karlin	M&M Interior Solutions	770 364 8273	michaelk@mminteriorsolutions.com			✓		
✓ 9. Shirlaine Clarke	Corporate Environments	4.679.8991	SClarke@CEDFGA.com					
10.								
11.								
12.								
13.								
14.								
15.								

East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group D
Sign-In Sheet

	Print Name	Company Name	Phone No.	Email Address	BP 6.1	BP 7.2	BP 9.2	BP 9.3	BP 9.4	BP 9.5	BP 10.3	10.5 35.1
✓	1. CHRIS MURPHY	HARRISON CONTRACTING	770-949-5776	info@harrisoncontracting.com						✓		
✓	2. SHANNON KING	Kings Landscaping	678 378 4787 678 378 4913	SKING@Kings-Lawncare.com								✓
✓	3. MICHAEL GIST	CRAFT-TECH BLDRS	4/246-4558 4/756-1050 fax	michael.gist@craft-techbuilders.com	✓		✓	✓		✓		
✓	4. Mary Catherine Cochran	Austin Outdoor	678-410-3001	mcochran@austinoutdoor.com								
✓	5. Cory TARR	SIMPLEX GRINNELL	470-214-6717 CELL	CTARR@SIMPLEXGRINNELL.com								
✓	6. Deborah Brown	Purchasing + OCC	404-612-7885	deborah.walker-brown@fultoncountyga.gov	FULTON COUNTY							
✓	7. TONY KIM	ICS, Inc.	(770) 455-6081	ICSTONYKIM@YAHOO.com						✓		
✓	8. Richard Telesford	D'BABS, Inc.	404-559-8889	ANELSON@DABSINC.com	✓	✓	✓	✓	✓	✓	✓	
✓	9. Linda Walton	Fulton County Purchasing		Linda.Walton@fultoncountyga.gov	FULTON COUNTY							
✓	10. DAN MILLS	NORTHSTAR FLOORING	(404) 932-0504	MDANIELMILLS@MSN.COM				✓				
✓	11. TASHA REID	VISIONARY CONSTRUCTION MGMT	678-913-8337	info@VISIONARY-CONSTRUCTION.com				✓				
✓	12. Aaron Patrick	Patrick & Partners, LLC	404-423-7931	apatrick@patrickandpartners.com	✓					✓		
	13.											
	14.											
	15.											

East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group D
Sign-In Sheet

	Print Name	Company Name	Phone No.	Email Address	BP 6.1	BP 7.2	BP 9.2	BP 9.3	BP 9.4	BP 9.5	BP 10.3	
✓	16. JOE STINSON	ALPHA	770-424-8600	JSTINSON@ALPHAIWP.com		X						10.5 35.1
✓	17. Dorsey El-Amin	Pettway Construction	770-527-2637	Dorsey@pettwayconstruction.com	X							
✓	18. Rickey Miller Sr	RLM MASONRY INC	770-956-2734	RLM MASONRY@cs.com	X		X			X		22.1
✓	19. David Flowers	" "	" "	" "								
✓	20. SALVADOR GARCIA	" "	" "	" "								
✓	21. Linton Burns	Burns Preferred	770-318-5896	linton b1@bellsouth.net	22.1							
✓	22. Karen Trader	DeKalb Office	770-360-0242	KTrader@DeKalbOffice.com								10.5
✓	23. STEVE JONES	MDI CREATIVE	4046380580	STEVE.J@MDICREATIVE.NET								
✓	24. Hope Myles	Allseating	404.441.3245	hope.myles@allseating.com								
	25.											
	26.											
	27.											
	28.											
	29.											
	30.											