

ADDENDUM # 1

CITY OF TORRANCE
3031 Torrance Blvd.
Torrance, CA 90503

BID NO. B2022-05

Bid for Restroom Renovation at Greenwood Center

ADDENDUM # 1- Issued 02/24/2022

THE FOLLOWING CHANGES ARE HEREBY INCORPORATED INTO AND MADE A MANDATORY PART OF SUBJECT BID:

CLARIFY: The Bid Due Date remains on **Wednesday, March 2, 2022 by 3:00 PM** in the Office of the City Clerk, 3031 Torrance Blvd., Torrance, CA 90503.

Below are questions raised during the bid preparation period with answers in bold:

1. Was the project required any special labor agreement, as PLA or CWA?

No special labor agreement required.

2. KN 6 on A201 called (N) Epoxy Floor at Entire Room. Since the (E) Floor was Terrazzo, please confirm that (N) Epoxy Coating on the (E) Terrazzo Floor. Please provide the (N) Coating Detail on the existing floor finish.

Loose tile will have to be removed. Then grind tile, and apply a self- leveling cement (A-81 SQ) to fill the grout lines. Then apply a crack isolation membrane (Cheminert SC Membrane) Then you can apply the epoxy coating.

3. After Demo the (E) Wall Tile (KN 8/A201), then applying Epoxy Coating on the (E) Gyp Board; however, Epoxy manufacturers NOT recommended applying the epoxy coating on the Gyp Board. Please provide (N) Epoxy wall detail plan. We may demo the (E) Gyp Board Wall up to 6'-6" h and install (N) Cement Board to receive the (N) Epoxy Coating. Please advise with the Wall Detail Plan.

Remove existing wall tile and base to studs. Install ½" fiberglass cement board, then epoxy coating. Have a continuous cove at floor to wall transition. Color and finish to match epoxy flooring.

4. There was 50% Self Perform by the Prime Contractor requirement per the Instructions to Bidders, para. N. What were the Special Trades that were excluded/waived from the 50% requirement?

There are no specialty trades listed in the bid. Each Bidder shall comply with the Chapter of the Public Contract Code including sections 4100 through 4114. The Contractor shall perform, with its own organization, Contract work amounting to at least 50 percent of the Contract price. When a portion of an item is subcontracted, the value of the work subcontracted will be based on the estimated percentage of the Contract Unit Price, determined from information submitted by the Contractor, subject to approval by the City Manager (or his designate representative). This percentage will be based on direct labor hours used on the project. Supervision and overhead are not included in this calculation.

- 5. KN 8 on A201 called for Remove and Replace the Exhaust Fan “Grille” only; however, the Owner instructed to replace the (E) Exhaust Fan Unit to New during the Jobwalk. Please Confirm that the (N) Exhaust Fan was required under this project, not only grille replacement. If (N) Exhaust Fan was required, please provide its Specification (Mfg Name & Model No.).

Regarding the exhaust vent grills. Pull out existing ceiling exhaust fan and replace with new Greenheck SP-A ceiling exhaust fan or equal, set at 250 CFM minimum, install with new grills in each restrooms. Rewire into existing circuits. Install new ductwork from ceiling exhaust fan unit to existing duct that penetrates through the roof.

- 6. What was the Working Hour for this Project? There was a Working Hour restriction on Spec Section 013200, para. 1.1.B.

Working Hours for this project are 7:30 a.m. to 6:00 p.m., per Torrance Municipal Code. No noisy work before 7:30 a.m. or between the hours of 12:00 p.m. – 2:30 p.m., construction to end by 6:00 p.m. each day.

- 7. Please Confirm that there was (E) 6” Concrete Curb under the (E) Exterior Wall as per 9/A702

Per as-built plans, there is a 3-1/2” wide, 6” high concrete curb under every existing wall in the restrooms. When removing walls in the demolition plan, include the concrete curb removal.

Also, at the far end accessible stall, the end toilet is to be removed, a new toilet installed at the far corner (where there used to be one). Include new support carrier appropriate to the toilet, provide piping, and connect into existing sewer lines in the plumbing chase.


- 8. Requesting the brand and model of the new water fountains that will be located outside of the new Men’s and Women’s restrooms.

DF-8A: Access compliant dual height white porcelain enamel cast iron wall-mounted drinking fountains; furnish with brass free waterways, integral basin shank vandal-resistant bubbler heads, cast brass waste strainers, stream adjustable push button operation pressure regulating valves. Bottom cover plates, low profile 1-1/4 inch cast brass traps, and stainless steel screen water supply strainer. Access compliant and certified to ANSI/NSF 61 and ANSI/NSF 372 lead free. Furnish a 3/16 inch thick steel mounting plate number 6715, which can also be installed with model No. 6800 concealed carrier steel struts for additional support where wall-mounted fountain may be subjected to excessive leverage. **(To be specified for indoor or outdoor general use.)**

HAWS	MURDOCK	HALSEY TAYLOR	OR EQUAL
1501 Mounting Plate # 6715	A152J00S	HRRFG-SEBP-VR	

- 9. Regarding the spec for the toilet compartments. They call for 1" thick material with a 1/4" radius edge. This is Solid Plastic. Phenolic is 3/4" doors and panels and 1/2" panels. Please clarify if we are quoting Solid plastic (Scranton Products) or Phenolic.

Both drawings and specifications ask for solid phenolic core with surface laminate by Bradley. See snapshot below:

	TOILET PARTITION	BRADLEY	SOLID PHENOLIC CORE W/ SURFACE LAMINATE. SERIES 400 OVERHEAD BRACED.	<small>ARCHITECT REFERENCE</small> SUBMIT SURFACE LAMINATE COLOR FOR OWNER/ARCHITECT APPROVAL <small>4-1/4" x 4-1/4" WALL TILE</small>
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Please return this addendum with your bid proposal. Failure to acknowledge addenda and submit it with your proposal may render the proposal non-responsive and cause it to be rejected. I hereby acknowledge receipt of this addendum.

Name of Company

Address

City State Zip Code