
ADDENDUM II

Date of Addendum: July 13,2020

Project Name: Quail Hollow Club – Maintenance Buildings.

PROJECT INFORMATION

- A. Owner: Quail Hollow Club.
- B. Architect: LS3P.
- C. Architect Project Number: 9600-197950.

NOTICE TO BIDDERS

- A. This Addendum is issued to all registered plan holders pursuant to the Instructions to Bidders and Conditions of the Contract. This Addendum serves to clarify, revise, and supersede information in the Project Manual and Drawings. Portions of the Addendum affecting the Contract Documents will be incorporated into the Contract by enumeration of the Addendum in the Owner/Contractor Agreement.
- B. The Bidder shall acknowledge receipt of this Addendum in the appropriate space on the Bid Form.
- C. The date for receipt of bids is unchanged by this Addendum, at same time and location.
 - 1. Bid Date: July 27, 2020 4:00pm

ATTACHMENTS

- A. This Addendum includes the following attached Documents and Specification Sections:
 - 1. None
- B. This Addendum includes the following attached Sheets:
 - 1. General Sheet G-001, dated 07/13/2020, reissued.
 - 2. Architectural Sheet A-102, dated 07/13/2020, reissued.
 - 3. Architectural Sheet A-104B, dated 07/13/2020, reissued.
 - 4. Architectural Sheet A-252, dated 07/13/2020, reissued.
 - 5. Architectural Sheet A-301, dated 07/13/2020, reissued.
 - 6. Architectural Sheet A-401, dated 07/13/2020, reissued.
 - 7. Architectural Sheet A-702, dated 07/13/2020, reissued.
- C. [This Addendum includes the attached Addendum Drawings:]
 - 1. None

CLARIFICATIONS

Item I-01. Note: The attached the Question and Answer Summary is a part of the Addendum itself. Items that require changes in the Contract Documents will hereby be considered addressed by the question and answer summary included with this Addendum.

Item I-02. Summary of questions and answers:

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- A. “I did not find specifications for the lockers on this project. Can you provide us with a locker spec?”
- a. See legend on sheet A-720 for locker basis of design.
- B. “Who will be responsible for the fueling system decommissioning and reconnection?”
- a. General contractor will be responsible.
- C. “Referencing A-210/A1 & B1; are no gutters and downspouts required?”
- a. Assume you are referring to Sheet A-201, not A-210.
- b. The Phase 1 wash and fueling building does not have gutters and downspouts.
- D. “Referencing A-102, room 213; What is the box adjacent to the vanity?”
- a. Accessible bench on the plan north side.
- b. Combination paper towel dispenser and waste receptacle semi recessed on the plan south side.
- E. “Referencing A-102, room 215; please provide a spec for the locker bench.”
- a. Toilet Accessory Schedule revised.
- F. “Referencing A-102, room 215; who supplies the book & glove dryer rack.”
- a. Contractor.
- b. Note added to sheet for specification.
- G. “Referencing A-102, room 217; who furnishes the washer and dryer?”
- a. Contractor.
- b. Note added to sheet for specification.
- H. “Who provides boot washing station?”
- a. See Sheet P-401, note 6.
- I. “Are ESD plans for information only, or is the GC to solicit pricing from Waste2Water?”
- a. ESD plans are part of the bid scope.
- b. Contractor is to contract directly with ESD and provide equipment.
- J. “On sheet ‘ESD-wash water system’ there appears to be 12 additional bollards at the fueling station. Please confirm, if so, what size.”
- a. Refer to A1/A-101 for bollard locations. 4 added, for a total of 8, for this building.
- b. See bollard detail E1/A-501.
- K. “Referencing A-104B; who provides the lube storage units?”
- a. Lubricant cabinets are existing / owner provided and relocated.
- b. Clarifying note added to sheet.
- L. “Referencing A-102 & A-602, alternate #9; why would all of the ‘A’ type windows be changed and not ‘K’ type?”
- a. Alternate #9 note revised/corrected.
- M. “Referencing A-720; lists corner guards-per plans, the only location these are shown are on detail A1/A-501-please confirm.”
- a. See Sheet A-722, detail A1.
- N. “Will the Owner provide power for construction at no charge to GC?”
- a. Yes.
- O. “Will the Owner provide water for construction at no charge to GC?”
- a. Yes.
- P. “Reference A1/A301 & C6/A-551; no roof insulation is shown. “Normally” minimal roof insulation is used in this type of construction. Please clarify.”
- a. Correct. No insulation is shown in these details. This building is open and unconditioned.

- Q. “Reference B1-C5-B5-E4/A-301 & A5/A-551: sections show insulation in the canopy’s, detail does not. Please clarify.”
- The detail is correct.
 - Building sections have been revised.
- R. “Reference C-100/Grading/Note #4; please provide the geotechnical report.”
- Geotech report issued.
 - Geotech Addendum issued.
- S. “Reference C-700; are we to assume that the water vault is private and no tap/connection/capacity fees or conversion to an above ground PBPD w/cover will be required?”
- All water and sewer connections are private so there are no tap fees or Charlotte Water backflow prevention requirements.
 - Public system is protected with backflow at the connection at Gleneagles.
- T. “Reference C-700; who is responsible for the sewer tap fee?”
- All water and sewer connections are private so there are no tap fees or Charlotte Water backflow prevention requirements.
 - Public system is protected with backflow at the connection at Gleneagles.
- U. “Who is responsible for removal of the fuel tanks and gas pumps?”
- General Contractor.
- V. “Who is responsible for installing the new fuel tanks, where?”
- Existing propane tank to remain.
 - General Contractor responsible for installing new tanks at fueling building (gasoline and diesel).
- W. “On alternate #3; it states to deduct the wall and roof insulation. Deleting the roof insulation in an enclosed space in a metal building will cause condensation. Please clarify if we are to delete this insulation.”
- If alternate #3 is accepted (no insulation), alternate #4 will also not be accepted. Therefore, this space would remain unconditioned, aside from the freeze protection.
- X. “Reference sheets B1/A-201 & A-601; Doors 301B, 302B & 302C are listed on the schedule as sectional but shown as coiling on the elevation. Please clarify.”
- Model numbers added in Addendum 01 for clarification.

A. REQUIREMENTS

Item I-01. Document See revised Sheets

REVISIONS SPECIFICATIONS.

ADDITIONAL ACCEPTABLE MANUFACTURERS

- A. None.

REVISIONS TO DRAWING SHEETS

Item I-01. Sheet G-001 – Project Information Sheet (reissued).

- Sheet Index: Revised sheets clouded.

Item I-02. Sheet A-002 – Construction Subsystems (reissued).

1. Metal Panel Notes: Finish alternate note added.

Item I-03. Sheet A-101 – Phase 1 – First Floor Plan (reissued).

1. Drawing A1: Bollards added.

Item I-04. Sheet A-102 – Phase 2 – First Floor Plan (reissued).

1. Drawing A1: Note added for washer and dryer basis of design specification.
2. Alternate Legend: Alternate 9 revised to add window type “K”
3. Alternate Legend: Alternate 10 added.

Item I-05. Sheet A-104B – Phase 4 – First Floor Plan (reissued).

1. Drawing A1: Note revised for lubricant storage cabinets.

Item I-06. Sheet A-252 – Building Sections (reissued).

1. Drawing A3: Toilet accessory tag added.
2. Toilet Accessories Legend: Updated to include manufacturer and model numbers.

Item I-07. Sheet A-301 – Building Sections (reissued).

1. Drawing B1: Roof overhang revised to show no insulation.
2. Drawing B5: Roof overhang revised to show no insulation.
3. Drawing C5: Roof overhang revised to show no insulation.
4. Drawing E4: Roof overhang revised to show no insulation.

Item I-08. Sheet A-401 – Enlarged Plans (reissued).

1. Drawing A4: Tag added for combination paper towel dispenser and waste receptacle. Note added for boot and glove dryer basis of design specification.
2. Toilet Accessories Legend: Updated to include manufacturer and model numbers.

Item I-09. Sheet A-722 – Phase 2 Finish Plans (reissued).

1. Drawing A4: Toilet accessory tags added.
2. Drawing B4: Toilet accessory tags added.
3. Toilet Accessories Legend: Updated to include manufacturer and model numbers.

END OF ADDENDUM II