

January 28, 2021

ADDENDUM NUMBER 1

TO THE BIDDING DOCUMENTS FOR

WEST BANK YARD BUILDING

ST. CHARLES PARISH, LOUISIANA

PARISH PROJECT NO. 190401

The original bidding documents for this project, dated December 10, 2020 are amended as follows:

1. Section 00101, Supplemental Instructions to Bidders, Paragraph 8.1

DELETE: "... pay Owner Three hundred dollars \$300.00 per day ..."

REPLACE WITH: "... pay Owner One Thousand Five Hundred Dollars (\$1,500.00) per day ..."

2. Section 00500, Contract, Paragraph 3.01

DELETE: "... within _____ calendar days ..."

REPLACE WITH: "... within 240 calendar days ..."

3. Section 00500, Contract, Paragraph 4.01

DELETE: "... pay Owner Insert Written Amount dollars \$Insert Numerical Amount per day ..."

REPLACE WITH: "... pay Owner One Thousand Five Hundred Dollars (\$1,500.00) per day ..."

4. Division 1

DELETE: Sections 01 2500, 01 2531, 01 3100, 01 3310, 01 6000, 01 7823, 01 7839, and 01 7900

5. Sheets G.0.2, A.6.0, M1.0, M2.0, E1.0 and E2.0

Relabel "Men's Restroom 118" to "Women's Restroom 108"

6. Sheets G.0.2, A.6.0, M1.0, M2.0, E1.0 and E2.0

Relabel "Conference Room 114" to "Conference Room 113"

7. Section 07 2600 – Moisture Control System

Remove from the project manual in its entirety.

8. Section 09 0561 – Moisture Vapor Emission Control

Add to the project manual in its entirety.

9. Section 13 3419 – Metal Building Systems

Substitution Request Form Attached approving Ideal Steel.

10. The metal studs throughout shall be 16 gauge.

11. The roof slopes shall be 2 on 12 per Sheet A.5.0.

12. All appliances shall be owner provided and owner installed.

13. Smoke wall shall continue to underside of roof and be fire caulked.

14. Contractor shall be required to remove existing concrete and gravel, as required to install new building 10' away from existing building.

15. Contractor is required to install 45' x 85' concrete parking area, as shown on Sheet A.0.1.

16. Please see attached sign-in sheet from the Pre-Bid Meeting held on January 26, 2021.

17. Attached is a survey with existing ground elevations prepared by Gassen Surveying, LLC.

18. The finished floor shall be at 11'-0".

19. Question / Answer Section

Question: Drawings S.1.1; Notes, Piles, 2 Indicates a 40 FT Treated Timber Pile. Specification 02300 Indicates an 80 FT Composite Pile.

Answer: Piles shall be 40 FT.

Question: (1) Is the vinyl base 4" or 6"? (2) Is all floor tile CT1 12x24 Kimona Silk? (3) What is the show floor for the slope? Kimona Silk 2x2? (4) On A.4.3, A7 &

H7 Show CT2 going above 7' on back wall of ADA Toilet area, is that not supposed to be there? What color is the CT2 color appeal? These are priced according to the color group.

Answer:

1. Vinyl base shall be 4".
2. Yes all floor tile shall be CT-1.
3. Shower floors shall be Kimona Silk 2x2.
4. CT-2 color shall be Pecan Grove C132.

Question: (1) In spec section 093000 Tiling, there isn't a size listed for CT-2. What size is this tile? (2) In the Finish Schedule, when ceramic tile is listed as the floor finish, is this CT-2 or CT-2, or is this another tile product? (3) For the Restrooms, what product is the ceramic base listed on the schedule? Is this the coordinating base to CT-1? (4) Are the showers shown in the restrooms to receive floor tile? If so, what tile? (5) For the shower wall tile, on sheet A.4.3 Detail A-7, it is only shown to receive tile on the back wall. Is this correct or will it also receive tile on the left and right walls of the shower?

Answer:

1. CT-2 shall be 1x1.
2. CT-1 shall be used on the floor.
3. CT-1 shall be used for base (cut to 6x24)
4. Shower floors shall be CT-1 in 2x2 size.
5. All walls of shower shall receive tile CT-2.

Question: Please verify the interior elevations of the restroom walls. One drawing has tile to 7 feet aff. and above sheetrock. The other side of the same elevations says it is ceramic tile and not sheetrock. It is located on A-4.3.

Answer: Tile shall be on wet wall only. The tile shall go to 7' AFF and have painted gypsum above.

Question: Spec Section 03 3000, subsection 2.6 calls for all structural concrete to be 4000psi. Plan Page S1.1, Concrete note 1 calls for the structural concrete to be 3000psi. Please advise which is correct.

Answer: The project manual governs.

Question: Plan page A.4.3 shows shower seats in both the men's and women's showers. Please provide a spec on them since they are not called out in the Toilet Accessory specification.

Answer: Shower seat shall be Bobrick B-5181 shower seat.

Question: On plan Page A.3.1, details A-7 and A-12 both show the exterior walls to have both 4" vinyl back insulation and 6" R-13 Batt Insulation. Is this correct? Please advise.

Answer: Provide insulation as show on the plans.

Question: On Plan Page A.0.1 the cut section (A-9/A.0.2) between the parking lot and the sidewalk seems to be incorrect. Please advise.

Answer: Detail A-9/A.0.2 between the parking lot and sidewalk shall be replaced with detail G-13/A.0.2.

Question: Specification section 02 3110, subsection 3.5 Item A.1 – States to strip the site laterally 10' beyond the 8.5' contour line. After review of the project drawings, there is no existing survey providing contour lines. Please advise.

Answer: Contractor shall stripe site 10' beyond extent of building and paving shown on Sheet A.0.0.

Question: There is no fixture schedule on plans.

Answer: Please refer to Sheet E3.0 for lighting schedule.

Question: Per Specification 01530, subsection 1.06, Item D – States the contractor is responsible for any utility delay, removal, or replacement. Does this also include unforeseen utility conditions not identified on the contract document? If so, this would be a violation of state bid laws. Please advise.

Answer: This does not apply to unforeseen utilities.

Question: Per division 1, Testing services are "by owner". Per specification 02300, subsection 3.6, Item B – Pile load testing is by contractor. Please advise if the contractor is to provide the testing services for the pile load test?

Answer: Pile load test shall be provided by the contractor per specification.

Question: I worked through the plans and did not see any epoxy listed on the finish schedule – there were epoxy specs. Also, I did not see any resilient base specs but it is listed on the finish schedule.

Answer: Contractor shall install finishes scheduled on Sheet A.4.0. Contractor shall install standard 4" vinyl base, color to be selected by architect.

***** END OF ADDENDUM NO. 1 *****

SECTION 09 0561 MOISTURE VAPOR EMISSION CONTROL

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings, general provisions of the Contract, and other related construction documents such as Division 01, Division 03, and Division 09 specifications that apply to this Section

1.2 SUMMARY

- A. This Section includes a single-coat, fast-curing, 100% solids epoxy moisture management system formulated to suppress excessive moisture vapor emissions in new or existing concrete prior to installing an ARDEX Underlayment.
 - 1. ARDEX MC™ RAPID One-Coat Moisture Control System
 - 2. ARDEX ARDIFIX™ Low Viscosity Ridid Polyurethane Crack and Joint Repair
 - 3. ARDEX ARDISEAL™ RAPID PLUS Semi-Rigid Joint Sealant
 - 4. ARDEX HC 100™ High-Capacity Self-Leveling Underlayment
- B. Related Sections include the following:
 - 1. Section 03 3000, Cast-In-Place Concrete
 - 2. Section 09 0561, Moisture Vapor Emission Control
 - 3. Division 09 Flooring Sections

1.3 REFERENCES

- A. ASTM 109M, Compressive Strength Air-Cure Only
- B. ASTM C348, Flexural Strength of Hydraulic-Cement Mortars

- C. ASTM E84, Surface Burning Characteristics of Building Materials
- D. ASTM F710, Standard Practice for Preparing Concrete Floors to Receive Resilient Flooring
- E. ASTM C1708, Standard Test Methods for Self-Leveling Mortars Containing Hydraulic Cements
- F. ASTM C1583, Standard Test Method for Tensile Strength of Concrete Surfaces and the Bond Strength or Tensile Strength of Concrete Repair and Overlay Materials by Direct Tension
- G. ASTM E96, Standard Test Methods for Water Vapor Transmission of Materials
- H. ASTM D1308, Chemical Resistance of Finishes
- I. ASTM F3010, Standard Practice for Two-Component, Resin Based Resin-Forming Moisture Mitigation Systems For Use Under Resilient Floor Coverings

1.4 SUBMITTALS

- A. Product Data: Submit manufacturer's product data and installation instructions for each material and product used. Include manufacturer's Safety Data Sheets.
- B. Qualification Data: For Installer

1.5 QUALITY ASSURANCE

- A. Installation of the ARDEX Topical Moisture Mitigation System must be completed by an ARDEX approved applicator, such as an ARDEX LevelMaster[®] Elite or Choice Contractor, using mixing equipment and tools approved by the manufacturer. Please contact ARDEX Engineered Cements (724) 203-5000 for a list of approved installers.
- B. Manufacturer Experience: Products used for work in this section shall be manufactured by companies which have successfully specialized in production of this type of work for not less than 10 years. Contact Manufacturer Representative prior to installation.
- C. Silicate-based concrete admixtures or curing agents must not be used in conjunction with ACMS System.

1.6 WARRANTY

- A. Approved applicator must file a pre-installation checklist with the manufacturer and receive written confirmation of the approval to proceed in order to obtain the extended

20-Year Limited Warranty for the ARDEX Concrete Management Systems (ACMS™)™, which includes the ARDEX MC RAPID as well as ARDEX HC 100™ or ARDEX HC 100R™.

- B. ARDEX HC 100™ or HC 100R™ underlayment installed as part of a floor system, shall be installed in conjunction with the recommended ARDEX Tile & Stone Installation Materials or WW HENRY Flooring Adhesive, as appropriate, to obtain the ARDEX SystemOne Comprehensive Warranty.

1.7 DELIVERY, STORAGE AND HANDLING

- A. Deliver products in original packaging, labeled with product identification, manufacturer, batch number and shelf life.
- B. Store products in a dry area with temperature maintained between 50° and 85°F (10° and 29°C) and protect from direct sunlight.
- C. Handle products in accordance with manufacturer's printed recommendations.

1.8 PROJECT CONDITIONS

- A. Do not install material below 50°F (10°C) surface and air temperatures. These temperatures must also be maintained during and for 48 hours after the installation of products included in this section. Install quickly if substrate is warm and follow warm weather instructions available from the ARDEX Technical Service Department. The ARDEX MC RAPID must be allowed to cure for 4 hours before receiving traffic or getting wet. In the event that the ARDEX MCRAPID gets wet after 4 hours, any ponding water should be immediately removed from the surface and allowed to dry.

PART 2 - PRODUCTS

2.1 MOISTURE VAPOR EMISSION CONTROL

- A. One-Coat Moisture Control System for Concrete to Receive ARDEX Underlayments and Toppings
 - 1. Acceptable Products:
 - a. ARDEX MC™ RAPID; Manufactured by ARDEX Engineered Cements: 400 Ardex Park Drive, Aliquippa, PA 15001 USA 724-203-5000, www.ardexamericas.com
 - 2. Performance and Physical Properties: Meet or exceed the following values for material cured at 70° F +/- 3°F (21° C +/- 3°C) and 50% +/- 5% relative humidity:

- a. Application: Manual
- b. Material Requirements on CSP 3 Prepared Concrete: Approx. 170 – 190 sq. ft. (16 – 18 m²) per unit for 14 mils
- c. Permeability (ASTM E96): 0.06 perms
- d. 14 pH solution (ASTM D1308): No effect
- e. Working Time: 20 minutes
- f. Pot Life: 20 minutes
- g. VOC: 19.9g/L, A+B (ASTM D2369)
- h. Walkable: Minimum of 4 hours
- i. Install Underlayment: Minimum 4 hours

2.2 HYDRAULIC CEMENT UNDERLAYMENT

A. Hydraulic Cement-Based, Self-Leveling Underlayment

1. Acceptable Products:
 - a. ARDEX HC 100™ High-Capacity Self-Leveling Underlayment
2. Performance and Physical Properties: Meet or exceed the following values for material cured at 70° F+/-3°F (21° C+/-3°C) and 50% +/-5% relative humidity:
 - a. Application: ARDEX ARDIFLO™ Pump System
 - b. Flow Time: 10 minutes
 - c. Initial Set: Approx. 30 minutes
 - d. Final Set: Approx. 90 minutes
 - e. Compressive Strength: Minimum 4500 psi at 28 days, ASTM C109M
 - f. Flexural Strength: 1000 psi at 28 days, ASTM C348
 - g. VOC: 0

2.3 WATER: Water shall be clean, potable, and sufficiently cool (not warmer than 70°F).

PART 3 – EXECUTION

3.1 PREPARATION

- A. The Concrete Substrate: Prepare substrate in accordance with manufacturer's instructions.
 1. Prior to proceeding please refer to ASTM F710 Standard Practice for Preparing Concrete Floors to Receive Flooring. All concrete after initial 3-7 day cure must receive a brush blast shot blast.

B. Crack and Joint Treatment

1. Dormant control joints and dormant cracks greater than a hairline (1/32'' / 0.79 mm) must be pre-filled with ARDEX ARDIFIX™. Dormant cracks and dormant control joints must be filled in strict accordance with the installation instructions provided by the ARDEX Technical Service Department. Once the dormant cracks and dormant control joints have been filled properly, broadcast sand to refusal, and allow these areas to cure thoroughly. Remove all excess sand prior to proceeding with the ARDEX MC RAPID installation.
2. All moving joints and moving cracks must be honored up through the ARDEX MC RAPID, the ARDEX underlayment and the floor covering by installing a fully flexible sealing compound designed specifically for use in moving joints, such as ARDEX ARDISEAL™ RAPID PLUS.

3.2 APPLICATION OF ARDEX MC™ RAPID:

- A. Examine substrate and conditions under which materials will be installed. Do not proceed with installation until unsatisfactory conditions are corrected.
- B. Coordinate installation with adjacent work to ensure proper sequence of construction. Protect adjacent areas from contact due to mixing and handling of materials.
- C. Mixing: Comply with manufacturer's printed instructions and the following.
 1. Each individual 22 lb. unit contains separate, pre-measured quantities of hardener (Part B) and the resin (Part A). After opening each container, stir the individual components thoroughly as described in (2) below before blending. The hardening agent (Part B) is added to the resin (Part A).
 2. Pour all of the hardener into the resin portion and mix thoroughly for a minimum of 3 minutes using a low speed drill and an epoxy mixing paddle. Once mixed, pour some of the epoxy back into the hardener container, mix for 10 seconds, and then pour all of the contents back into the resin container. Mix for an additional 30 seconds before applying.
- D. Application: Comply with manufacturer's printed instructions and the following.
 1. Apply a coat of freshly mixed ARDEX MC™ RAPID to the prepared concrete surface in a uniform direction at an application rate of up to 190 sq. ft. per unit to achieve a minimum coating thickness of 14 mils. Use a short-nap paint roller or notched squeegee for smoother surfaces, and a longer nap roller for more uneven substrates. To minimize the potential for pinhole formation, work the ARDEX MC™ RAPID into the surface with the roller to ensure maximum penetration. ARDEX MC™ RAPID can also be worked into the surface with a paintbrush for

hard to reach areas and corners.

- a. While this coat is still in a fresh state (maximum 20 minutes), broadcast to excess of kiln-dried silica sand (less than 1/50 of an inch in grain size or 98.5% passing sieve size #35 or #30) consistently over the entire area.
Note: When broadcasting sand, use a NIOSH approved particulate respirator “dust mask” in conformance with OSHA requirements regarding the handling of sand. Do not stand or walk on the freshly applied epoxy when broadcasting the sand.
- b. Once an area has been completely covered with sand, the surface of the sand can be walked on, being careful not to disturb or expose the epoxy at any time. Use approximately 1 lb. of sand per square foot of area. Once the sand broadcast is complete, avoid all traffic over the surface for a minimum of 4 hours.
- c. After 4 hours, broom sweep and vacuum the surface to remove all loose sand. The clean, prepared surface of the sand is the priming system for the ARDEX Underlayment. No additional priming is required.
- d. Following the application of ARDEX MC™ Rapid and sand broadcast, survey substrate using ARDEX Ardipegs™, install ARDEX HC 100™ or ARDEX HC 100R™ in accordance with printed instructions found in the corresponding technical data sheet.
- e. It is not necessary to test the substrate for moisture emissions prior to installing the coating or floor covering.

3.3 FIELD QUALITY CONTROL

- A. Where specified, field sampling of the ARDEX products is to be done by taking an entire unopened bag/unit of the product being installed to an independent testing facility to perform testing. There is no in-situ test method applicable for this system.

3.4 PROTECTION

- A. Prior to the installation of the finish flooring, the surface of the underlayment should be protected from abuse by other trades by the use of plywood, Masonite or other suitable protection course.

END OF SECTION

SECTION 01 2531 - SUBSTITUTION REQUEST FORM

To: Murray Architects
13760 River Road
Destrehan, LA 70047

Project: West Bank Yard Building
166 Scorpio Street
Hahnville, LA 70057

From: Pintail Contracting

Date: 1-20-21

Specified Item: 13 494 2.1 Manufacturers
(Section No.) (Page No.) (Paragraph) (Description)

We believe that the following product is equal or superior to the specified product in appearance, durability, performance, and in every other respect, and we hereby submit it for your consideration as a substitute for the specified item for the above-mentioned project:

A. Proposed Substitution: Ideal Steel

B. Reason for Substitution: familiarity of building systems and components

C. COSTS (*Construction Phase Only* - Provide complete breakdown of costs including the cost amount to be DEDUCTED from the Contract Sum if the proposal/substitution is accepted. Include documentation for both materials and labor: N/A

D. SCHEDULE (*Construction Phase Only* - Describe substitution's affect on construction schedule): N/A

E. Supporting Data:

1. Cut sheets: Attach complete technical data, including laboratory tests, if applicable.
2. Installation: Include complete information on changes to Drawings and/or Specifications describing the steps that the proposed substitution will require for its proper installation.
3. Samples: Submit with request all necessary samples and substantiating data clearly marked to prove equal quality and performance to that which is specified.

F. List ways in which the proposed substitution affects dimensions shown on Drawing: N/A

G. List effects of proposed substitution on other trades: N/A

H. List ways in which proposed substitution would be affected by applicable code requirements and agency approval: N/A

I. List differences between proposed substitution and specified item: N/A

J. Manufacturer's warranties of the proposed and specified items Same Different

Explain: _____

K. List information on availability of maintenance service and source of replacement materials: _____

L. Certification of, and Assumption of Liability for, Equivalent Performance: The undersigned states that the function, appearance, and quality of the proposed substitution is equivalent or superior to the specified item and is in full compliance with the Contract Documents and applicable regulatory requirements **NOTARIZATION IS REQUIRED FOR SUPPLIER DURING BIDDING PHASE. NOTARIZATION IS REQUIRED FOR BOTH SUPPLIER AND CONTRACTOR DURING CONSTRUCTION PHASE.** FAILURE TO PROVIDE DESIGNED AND NOTARIZED SUBSTITUTION REQUEST WILL RESULT IN AUTOMATIC REJECTION OF PROPOSED SUBSTITUTION.

Ideal steel LLC
Supplier

(337) 560-9667
Telephone

[Signature]
Signature

1-20-2021
Date

Signature must be by person authorized to legally bind his/her firm to the above terms. Failure to provide legally binding signature will result in rejection.

NOTARY: [Signature]
Princo Contracting
General Contractor

1-20-2021
Date
[Signature]
Signature

NOTARY: _____
Ideal steel LLC
Supplier/ Subcontractor

1-20-2021
Date
[Signature]
Signature

A/E'S REVIEW AND ACTION (to be filled-in by Architect)

- Substitution Proposal Rejected because not complete
- Substitution Accepted
- Substitution Accepted as noted
- Substitution Rejected
- Substitution Proposal Rejected because received too late.

By: [Signature]
Date: 1/21/2021
Remarks: _____

St. Charles Parish Public Works
West Bank Yard Building
SIGN-IN SHEET

NAME/INITIALS	COMPANY/ADDRESS	TELEPHONE#/FAX#	EMAIL ADDRESS
MILES BINGHAM <i>mb</i>	PUBLIC WORKS	985-783-5102	mbingham@stcharlesgov.net
BOB WILLIAMS <i>BW</i>	PUBLIC WORKS	985-783-5102	bwilliams@stcharlesgov.net
DON EDWARDS <i>DE</i>	PUBLIC WORKS	985-783-5102	dedwards@stcharlesgov.net
JANE LANIER <i>JL</i>	PUBLIC WORKS	985-783-5102	ilanier@stcharlesgov.net
MICHAEL TABB <i>MT</i>	MURRAY ARCHITECTS, INC.	985-764-7275	tabb@murrayarchitects.net
VICKY CAZENTRE <i>VC</i>	MURRAY ARCHITECTS, INC.	985-764-7275	vicky@murrayarchitects.net
Craig Alphonso	Icon Contractors LLC 4321 River Rd Bridges City, LA	504-281-3514	craige@iconcontractors.com
Paul Tholen	Foret Contractors Group, LLC	985-413-2072	blts@foretgroup.com
Peyton Keller	Pintail Contracting Services LLC	504-388-4121	pintail-peyton@gmail.com
Ben Falgarst	Centric gulf coast	504.267.2800	benf@centricgc.com
Brian Larousser	ABT Contracting Inc of LA	985-400-1221	office@abtcontract.com
Patrick Rowland	TUNA CONSTRUCTION 2420 DARTON ST KENNER, LA 70062	504-305-2244	blts@tunaconstruction.com
LANNY BARNES	Onshore Construction Co. LLC 920 Kenner	985-227-4425	estimating@onshoreco.com
Joe Lopez	WastePro of Louisiana Kenner LA	985.212.5147	jolopez@wasteprousa.com

5' SERVITUDE FOR WATER
COB 257/356

LOT DV-1

ELEVATION SHOTS AT
PROPOSED BUILDING
166 SCORPIO STREET
ST. CHARLES PARISH, LOUISIANA

SCALE: 1" = 60'
JANUARY 27, 2021

LOUIS J GASSEN JR, PLS
(985) 785-0745
Registration No. 4945
1026 GASSEN STREET
LULING, LOUISIANA 70070

GASSEN SURVEYING, LLC



Louis J. Gassen, Jr.

NO. 166

FINISHED FLOOR
ELEV. 10.30

309.69'

S22°03'14"E

25.16'

x^{9.5}

x^{9.8}

x^{9.8}

x^{9.0}

x^{9.0}

x^{9.2}

x^{8.9}

x^{9.0}

x^{9.3}

N67°56'46"E

81.86'

83.63'

S22°06'55"E

138.96'

150.00'

160.00'

150.00'

S67°53'05"W

460.00'

87

S06°55"W

87.50'

87.50'

S06°55"E

89

90

91

92

1

SMITH STREET