

DATE: October 26, 2021
TO: Potential Respondents
FROM: Carrie Stoeckert—Senior Contract Administrator
SUBJECT: Questions #1
RFCSP763-22-149315CS
Research and Education Building 4th Floor Lab Renovation

This document is being issued to answer questions that have been submitted as follows:

1. Please clarify the extent of the finishes that are to be updated if Alternate 1 or 2 are accepted. **Extent of finishes are defined by hatch patterns on A1/G001. Alternate description is on G001.**
2. On Sheet AD-104, the walk-in coolers are called out to be removed. Please confirm that the walk-in coolers are no longer in place. **Walk-in coolers are currently still in place. Removal of them is part of the scope of this project. Ref note 6 on AD104.**
3. On Sheet AD-104, the casework is called out to be salvaged, during the site walk UNTHSC noted the casework could be removed. Please clarify the scope for the existing casework. **Casework is to be removed and returned to owner; ref note 2 on AD104.**
4. On Sheet AD-104, a requirement for floor leveling is noted. Please provide an allowance amount for floor leveling at floor drains where the walk-in coolers to be removed. **Provide for 2 floor drains to be patched.**
5. Please specify deck height. **Ref C1/A301. Dimensions are from as-built drawings, field verify final dimensions.**
6. On Sheet A-154 a note calls for ceilings to be painted, please specify if this requirement is needed for MEPF systems as well. **Ref Interior Painting spec 09 9123 section 3.3.**
7. On Sheet A-154 a note calls for structural support for ceiling hung equipment – please specify which items needed structural support and provide drawings. **From a laboratory equipment perspective, the snorkel exhausts are the only items hung from the ceiling. Provide manufacturers standard mounting to be reviewed in shop drawings.**
8. Please provide allowance for patching existing mechanical chase. **Assume 10% of mechanical chase will need to be patched.**
9. Please clarify if the UNTHSC paint shop will be providing paint. **For this project, paint to be purchase and provided by Contractor.**
10. On Sheet A701 the case work is identified as AWI, is AWI required. **AWI is not required, it is the basis of design for the project.**

11. On Sheet P900 – Detail 2 and Detail 7 provide two types of sprinkler heads, please clarify which detail is required. **Sprinkler heads should be provided per the specifications. The specifications allow for flexible hose sprinkler heads to be used as an approved option.**
12. On Sheet M301, it appears that the existing duct has fire dampers. Modifications to the existing duct work on previous projects found that the existing ductwork doesn't have fire dampers at the rated walls. Please confirm. **Provide FSD as shown on construction documents.**
13. Does the existing fire alarm panels have enough space. **Contractor to confirm. The quantity of devices being removed is similar to the quantity of new devices. Confirming battery calculations shall be submitted as part of the fire alarm submittal.**
14. Please confirm that the exposed stainless ductwork is not required to be painted. **Reference Interior Painting spec 09 9123 section 3.3.**
15. On Sheets T104, AVI104, and SC104 the alternates are not identified, should contractor proposals incorporate the entire floor in the base bid? **IT/AV/SC will be part of alternates. Ref alternate scope on G001.**
16. On Sheet T104 multiple Wireless access point are identified, please clarify if the devices are OFCI. **Wireless access points are owner furnished.**
17. On sheet A700, Laboratory room 460 calls for RB2 as the floor type. Please provide a specification for this floor type. **Reference question #27 and addendum drawings.**
18. On sheet A700, Huddle Room 404F calls for D3T1 as the floor type. Please provide a specification for this floor type. **Flooring is to be CPT1, ref addendum drawings.**
19. On sheet A810, Support Lab room 460C shows a snorkel exhaust without an equipment tag. Please clarify if this room will need a snorkel exhaust. **Room will require snorkel exhaust, ref elevation C/A820 & exhaust schedule on A801.**
20. Please specify the location of the construction dumpster. **Dumpster can be located at the RES loading dock area. Ensure dumpster is placed so that it is clear and free from obstructing delivery trucks accessing the loading dock. GC will also be responsible for coordinating with Owner moving the dumpster once a week to allow for Owner access to own dumpsters.**
21. Please provide sign-in sheet for site walk and pre-bid. **Please refer to website for this information.**
22. Please clarify if full time superintendent is required on site at all times. **Yes, this will be required.**
23. Clarify the types of temporary partitions that are required. **Vinyl dust barrier sheeting is acceptable, such as ZipWall system.**
24. If alternate 1 and 2 are not accepted, will building tenants occupy the office spaces during construction? **Yes.**
25. Specifications do not indicate a Bid Bond being required. Please confirm a Bid Bond is NOT required to be submitted with the proposal due on November 8th, 2020. **Please refer to Proposal Form 004100-3.**

26. Please confirm approximate dates that Abatement will be completed by the Owner. **End of December 2021.**
27. Reference drawing A700 - Rooms 460, 460A and 460B calls for RB-2. Is this meant to be RF-2? **This is meant to be RF-2. Ref addendum drawings for updated sheet**
28. Reference Base Bid and Alternates: Will the Base Bid Fire Alarm scope include the upgrade to the ENTIRE floor, or just the area designated as the Base Bid? If certain alternates are not accepted, this may create an issue. **The existing fire alarm system shall remain in operation as required. Temporary outages shall be coordinated with the Owner in order to remove /install conductors necessary to keep the existing system in operation.**
29. Please confirm that after-hours demolition is NOT required. **After hours demo is not required.**
30. Are there specific days and times that are restricted for material deliveries? **No restriction, as long as GC coordinates with Owner with advanced notice and ensures a representative will be present to receive materials.**
31. Reference Spec Section Div 01 - General Commissioning Requirements: It indicates that the Owner will hire the Commissioning Agent. Is the GC to carry an allowance or any costs regarding this scope of work? **This will be Owner's responsibility. GC is not required to carry an allowance.**
32. Please confirm existing Freight Elevator is available for use on this project. **Yes, there is freight elevator located in the North East corner of building. Badge access required.**
33. Please confirm dumpster locations are allowable at the rear Loading Dock of 1055 Montgomery Street. **This is acceptable.**
34. Please confirm existing Fourth Floor Employees/Tenants will not be present during construction. **Tenants will not be occupying the areas noted in base bid scope. There will be tenants occupying the southside of building where shown in alternate scope.**
35. Please confirm use of existing 4th Floor Restrooms are available for use of Contractors. **Contractors will be required to provide their own temporary toilet facilities by means of porta-potty rentals. Location of temp toilet facilities to be coordinated with Owner.**
36. Will after-hours work be required for any Level 3 scopes of work - i.e. Plumbing (P-103)? **Yes.**
37. Reference Security / Access Control & Video Surveillance - Is Digital Air Control, Inc. a required Vendor for this scope of work? **UNT to confirm if DAC is a preferred vendor**
38. Is electrical contractor to provide/install PBB and SBB's in MDF/IDF rooms? **Per notes on sheet T001. Building Grounding System by the Electrical Contractor.**
39. Is data contractor installing any other system cabling; such as cameras, BAS, elevator, A/V (projector, ceiling, wall, floor outlets) all of these being cable only? **AV contractor should provide AV cabling for AV devices. (All Data that routes to MDF/IDF head ends should be provided by data contractor)**
40. Is data contractor responsible for demo of old cabling? **General Contractor along with data sub are responsible.**

41. Are there any backbone requirements; fiber, copper feeder or extend DMARC? **Horizontal cabling is feeding to the adjacent floor data closet**

42. We've been contacted by contractors to provide pricing for the testing and balancing services at the subject project. The specifications for this project states that the TAB and Commissioning providers are to be selected and employed by the owner. Have these contracts already been awarded? If not should we provide pricing directly to you or proceed with submitting pricing to the contractors? **Contract to be handled by Owner through IDIQ contract. Do not submit pricing.**

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**UNT HSC
RES 4TH FLOOR RENOVATION**
1055 MONTGOMERY ST FORT WORTH, TX 76107

hsc

PATRICK JONES - ARCHITECT

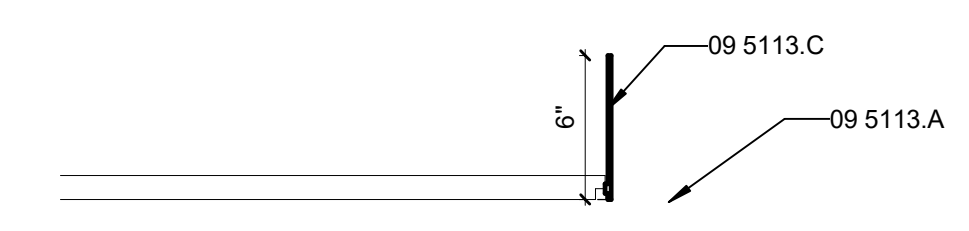
REVISIONS

NO	DESCRIPTION	DATE
1	Addendum 01	10/26/21

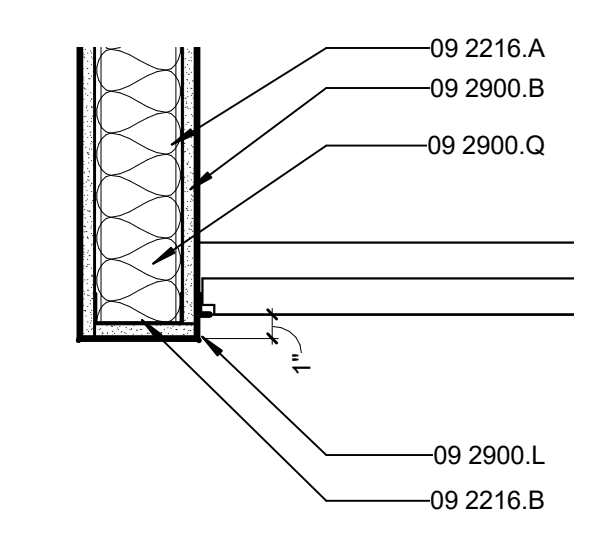
A400

INTERIOR DETAILS

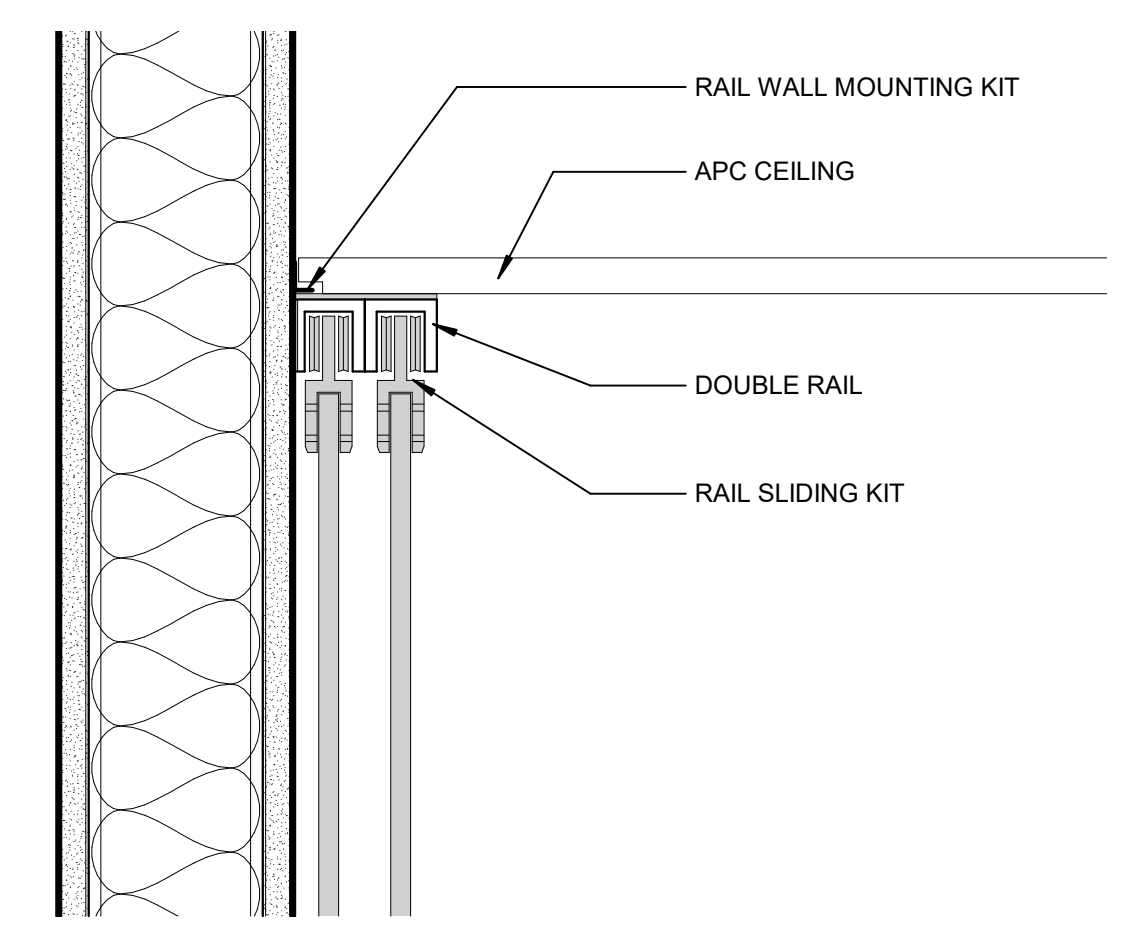
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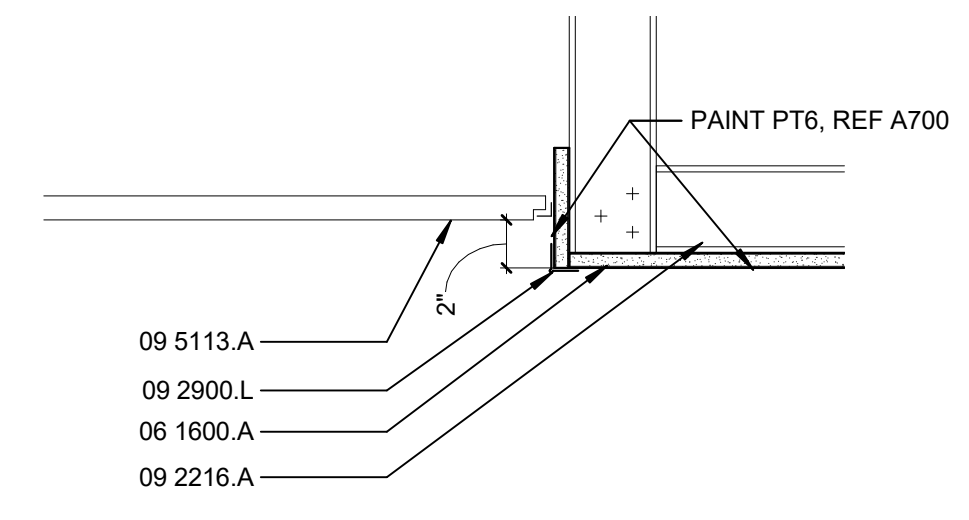
TYP APC TRIM DTL D1
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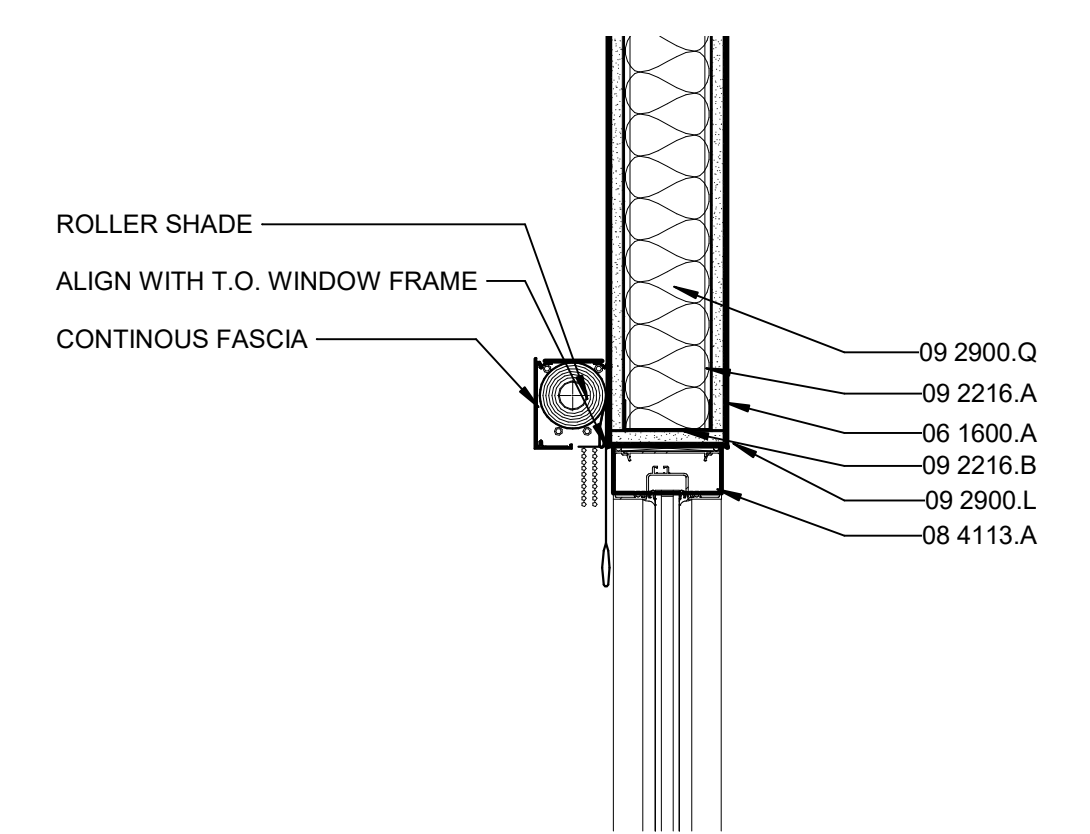
TYP OFFICE GYP BULKHEAD D2
1 1/2" = 1'-0"



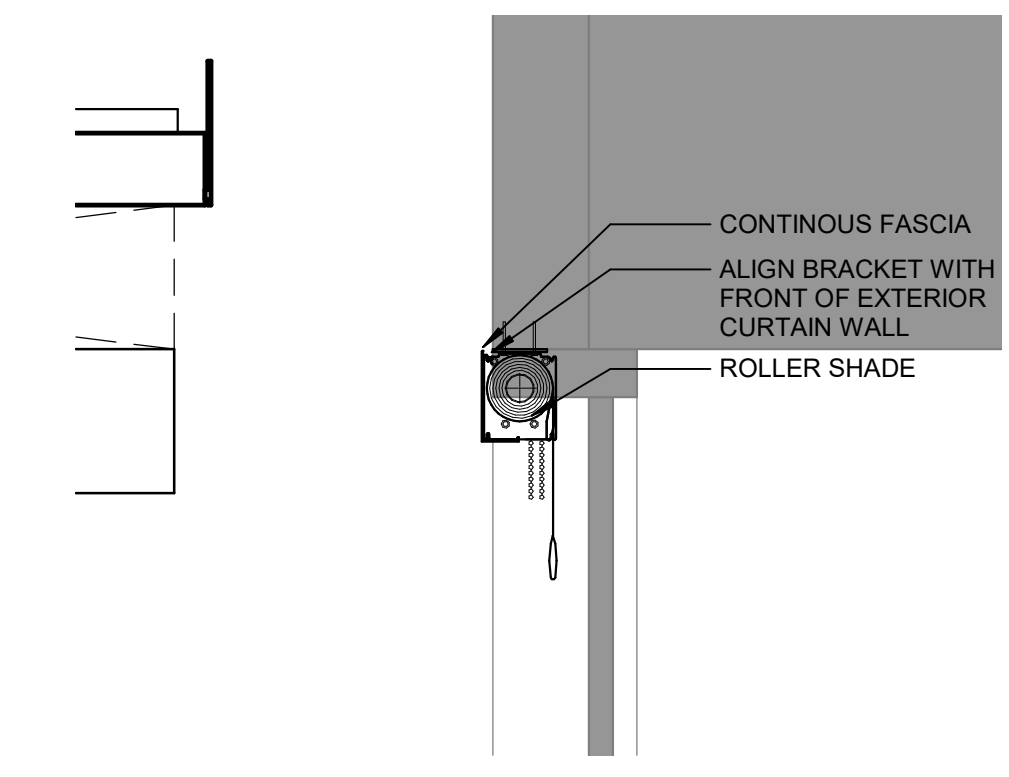
FELT PANEL CEILING SECTION D3
3" = 1'-0"



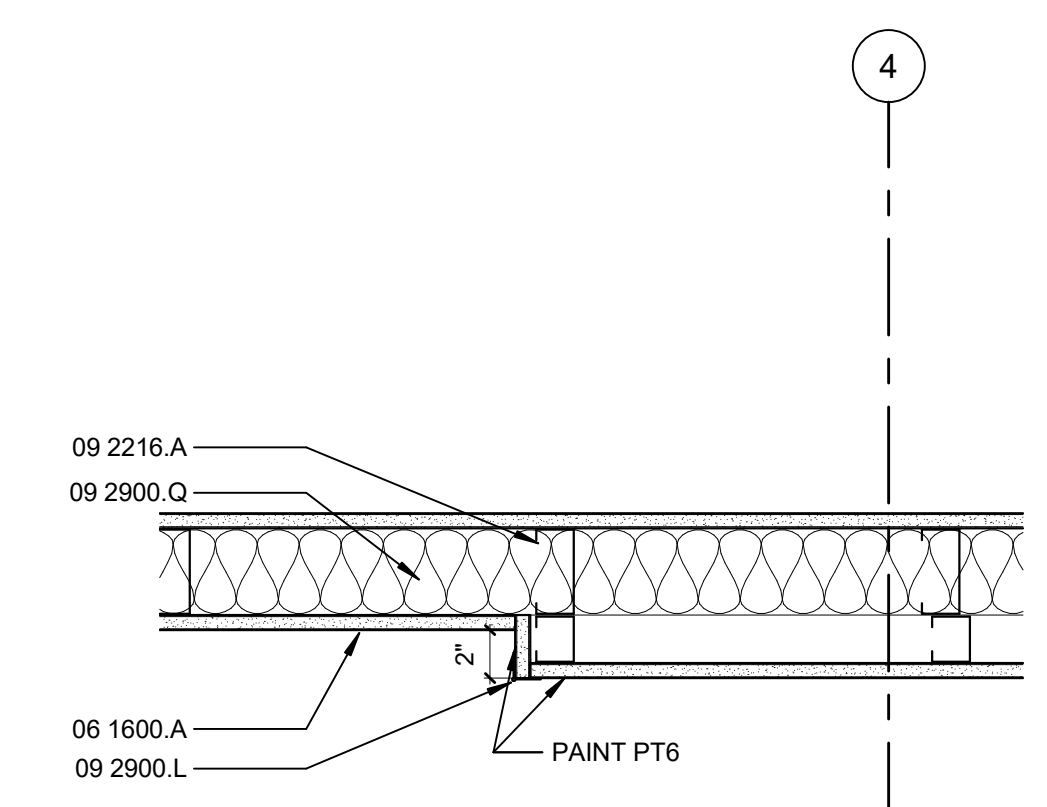
HUDDLE ROOM DTL B1
1 1/2" = 1'-0"



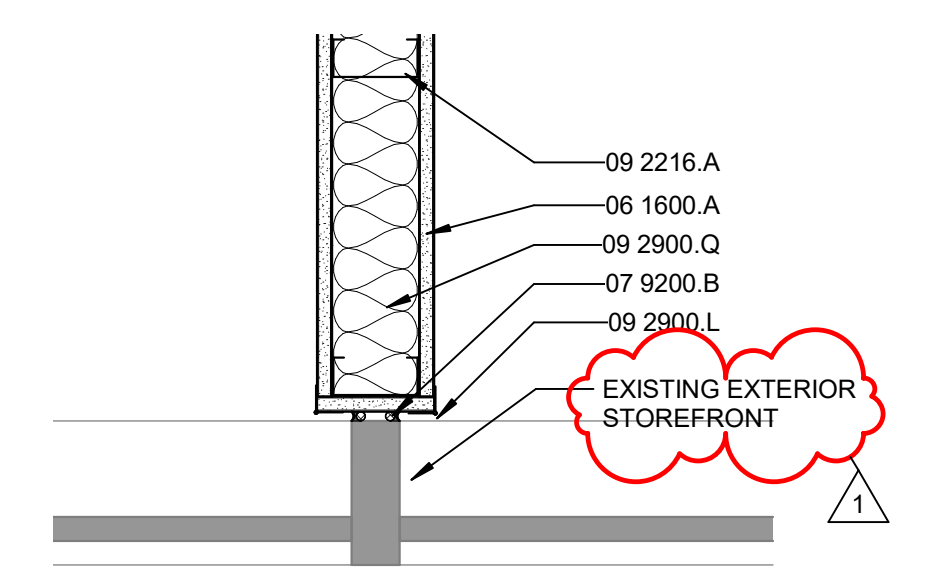
CONFERENCE ROLLER SHADE B2
1 1/2" = 1'-0"



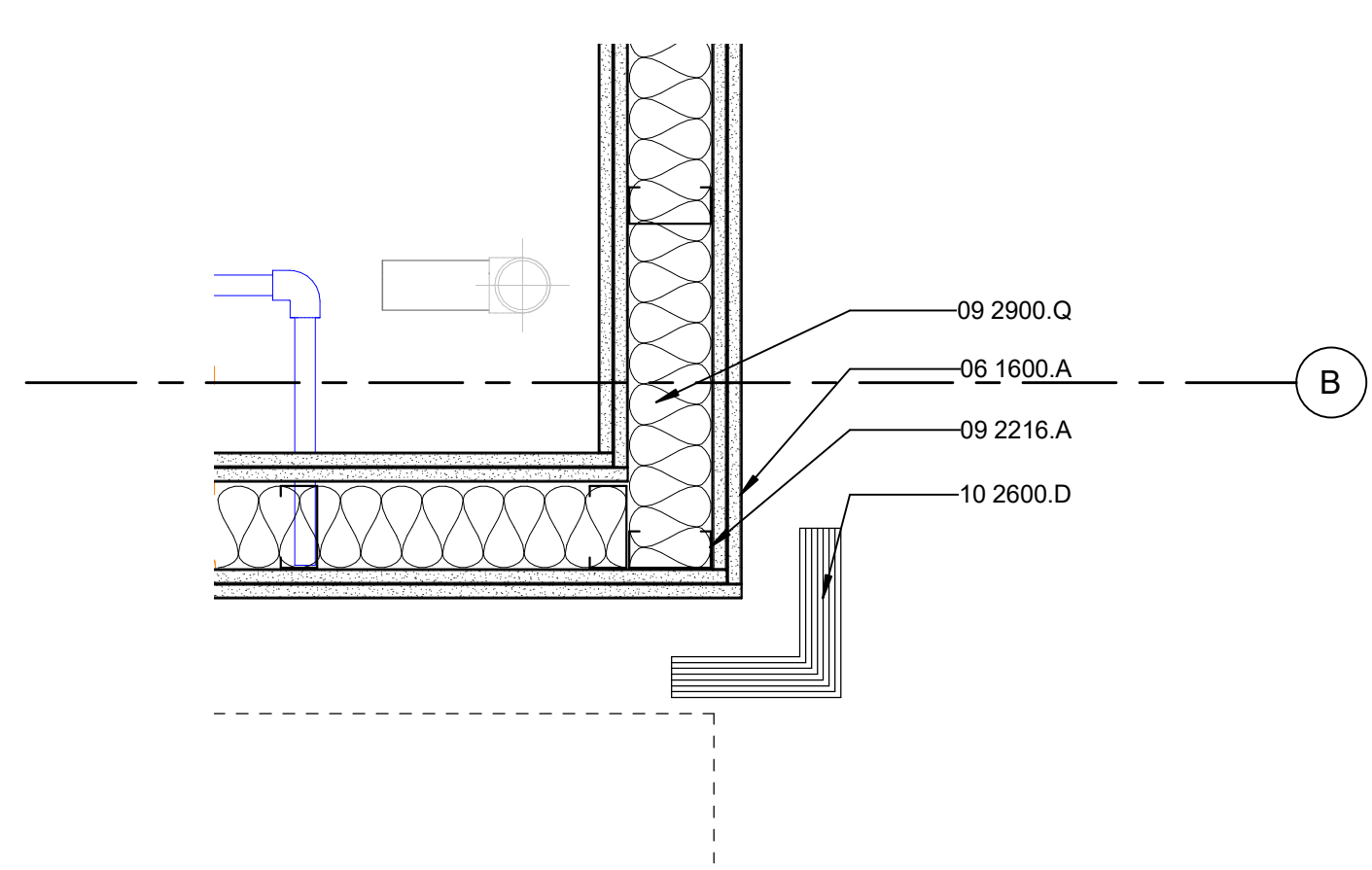
S1 ROLLER SHADE B3
1 1/2" = 1'-0"



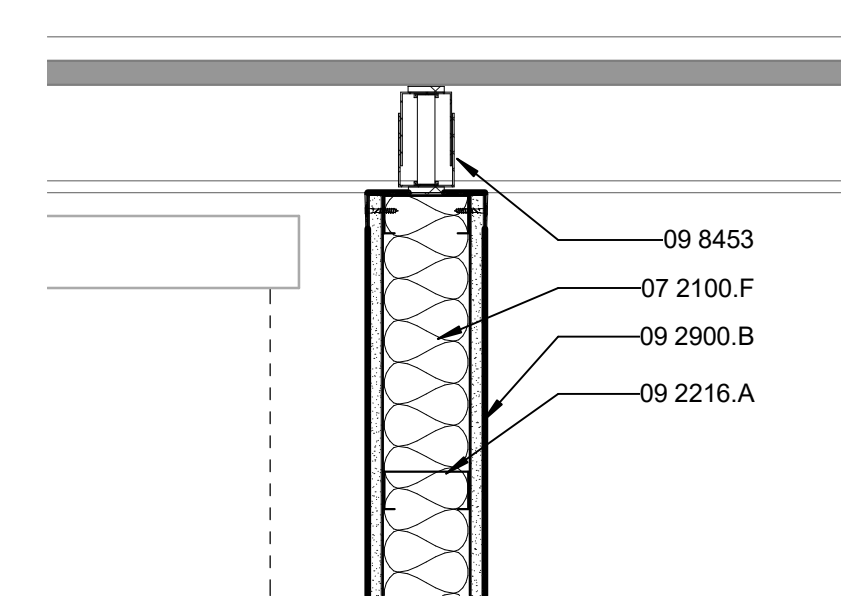
HUDDLE ROOM WALL DTL A1
1 1/2" = 1'-0"



TYP WALL TO MULLION DTL A2
1 1/2" = 1'-0"

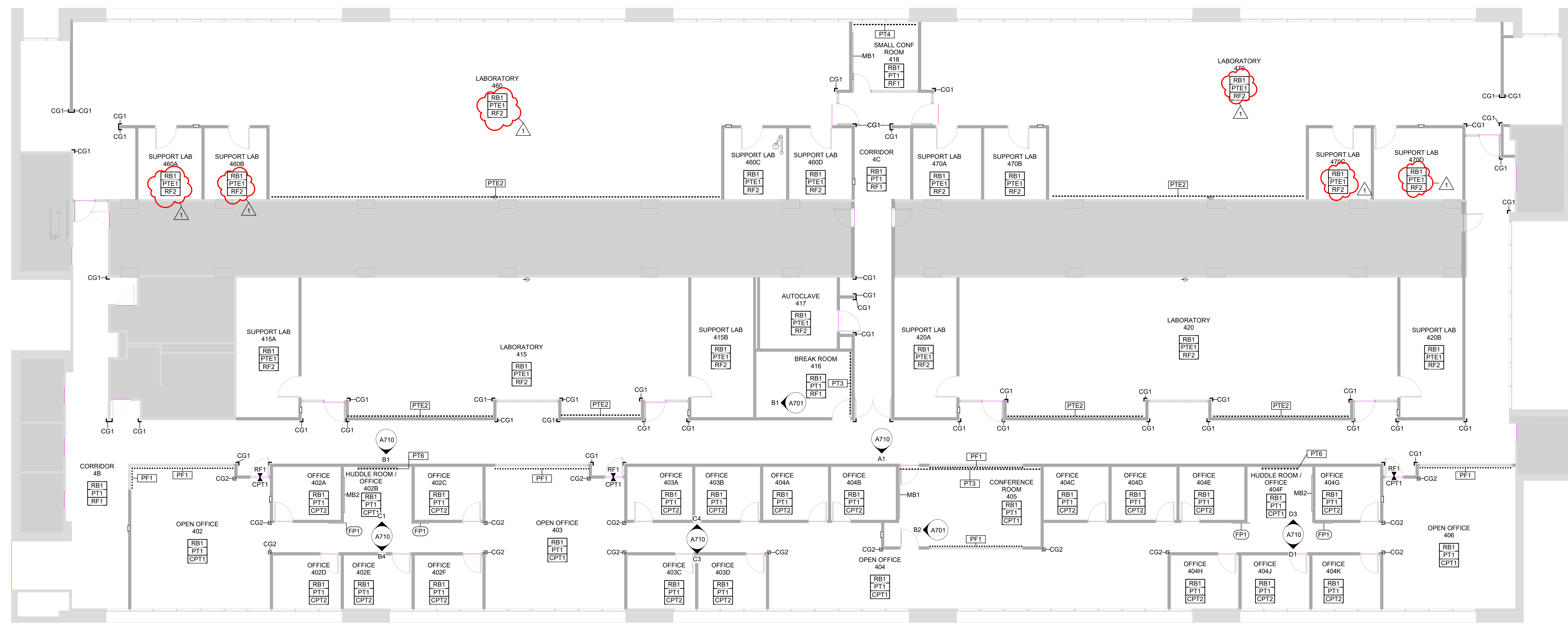


RATED WALL INTERSECTION A3
1 1/2" = 1'-0"



WALL TO WINDOW DTL A4
1 1/2" = 1'-0"

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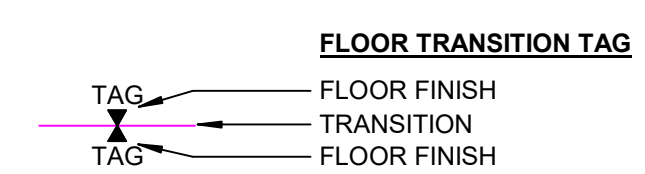
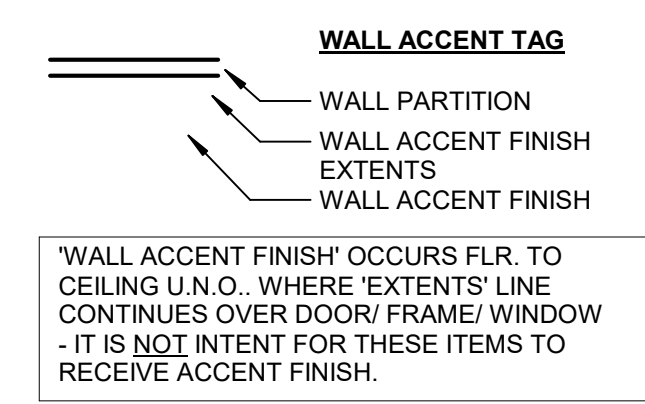
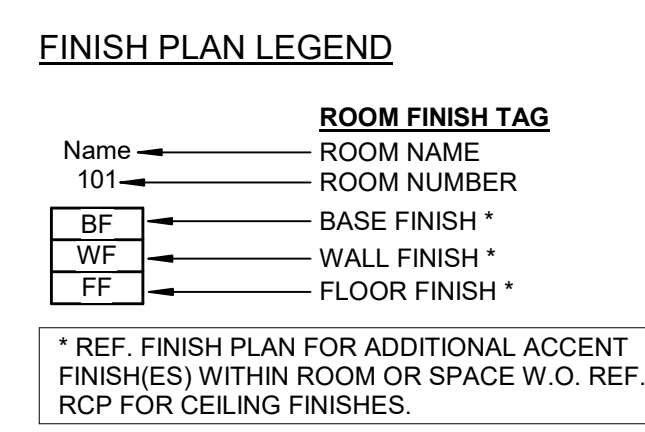


NOTE: OFFICE SUITE SHOWN WITH ALTERNATE 1B

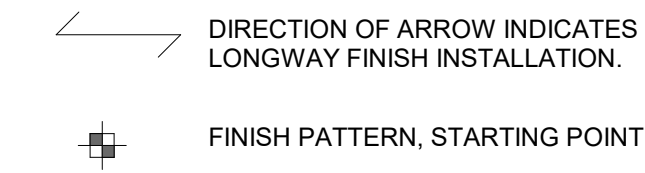
LEVEL 4 FINISH PLAN B1
1/8" = 1'-0"

Table with 5 columns: KEY NAME, MATERIAL, MANUFACTURER, STYLE / COLOR / SIZE, REMARKS. Includes sections for FLOOR FINISH, BASE FINISH, PAINT, CEILING FINISHES, MILLWORK FINISHES, WINDOW TREATMENTS, and MISC. FINISHES.

- GENERAL INTERIOR NOTES
1. REF. BASIS OF DESIGN (A700) FINISH SCHEDULE FOR FINISH MATERIAL TYPE, PRODUCT, COLOR, INSTALLATION PATTERN/METHOD, AND ADDITIONAL INFORMATION. CONFIRM ORIENTATION OF DIRECTIONAL MATERIAL WITH ARCHITECT PRIOR TO INSTALLATION.
2. ROOM FINISH PLANS IDENTIFY FINISH FLOOR TYPE(S), WALL BASE TYPE(S), WALL FINISH TYPE(S), REFERENCE RCP'S FOR CEILING FINISH TYPE(S).
3. REF. INTERIOR ELEVATIONS, FOR ADDITIONAL INFORMATION.
4. FINISH FLOORING CONTINUES UNDER COUNTERTOPS, KNEE SPACES, TOE KICKS, VANITIES, PLUMBING FIXTURES, REMOVABLE MILLWORK, FURNITURE, AND EQUIPMENT, ETC. UNO.
5. HATCH PATTERN(S) FOR MATERIAL GRAPHIC REPRESENTATION ONLY AND ARE NOT INDICATIVE OF PATTERN, SIZE, ORIENTATION OR INSTALLATION METHOD OF ANY FINISH PRODUCT. UNO.



FLOOR TRANSITIONS IDENTIFIED ONLY WHERE FLOOR MATERIAL CHANGES OCCUR WITHIN A ROOM OR SPACE - REFERENCE ROOM FINISH TAGS FOR FINISH CHANGES BETWEEN ROOMS.



FINISH PLAN LEGEND

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TREANORHL

ADDENDUM NO. [01]

PROJECT: UNTHSC RES 4th Floor Renovation
HE0698.2101.00

DATE: 10/26/2021

DISTRIBUTION: UNTHSC Facilities

For corrections or clarifications, contact: Micah Davis

This Addendum becomes part of the Contract Documents and shall be acknowledged by each bidder on the proposal form. All parts of the original specifications and drawings shall remain in force except as noted below:

- 1.1 ***DRAWINGS REISSUED WITH MODIFICATIONS***
- 1.2 A400: Updated annotation for existing curtain wall to existing storefront

A700: Updated flooring type in northern labs, adjusted marker board types to be consistent with manufacturers offerings

END OF ADDENDUM

