

**Addendum #2**

**HVAC Improvements & Alterations 2022  
Troy Junior High School  
Troy City Schools**

January 13, 2022

Troy City School District  
500 N. Market Street  
Troy, Ohio 45373

This Addendum modifies and shall become a part of the original Contract Documents and is hereby made part of the Bidding Documents for the referenced project.

All bidders shall indicate in their bid/proposal that this Addendum has been received and considered in their bid proposal.

The Addendum items are intended to supplement, clarify or correct parts of the bid proposal package. Items in the addendum shall take precedence over items corrected and shall be of equal value with items supplemented or clarified. Any questions in reference to this addendum must be directed, in writing, to:

Jonathan Schaaf  
RDA Group Architects  
7945 Washington Woods Drive  
Dayton, Ohio 45459  
937.610.3440  
jrs@rda-group.com

**Addendum Items:**

1. Pre-Bid Meeting Minutes and Sign in Sheets are attached to this addendum.
2. Environmental Concerns / Asbestos Containing Materials: Troy City Schools has contracted with WesTech Environmental to review the conditions at the area of the work of the project. The sampling has not been accomplished, nor a report identifying any ACM materials provided at this time. Any impact is anticipated as minor by Troy City Schools. Any abatement work required will be separately contracted outside the scope of this project. However, the Contractor of this project shall assist in coordinating the work, if required, and anticipate the same in the overall project schedule.
3. Elevator: Troy City Schools will allow use of the elevator. The elevator has a 1,500 pound load limit. The Contractor shall ensure the elevator is not overloaded. Contractor to provide protection of the finishes in the elevator and restore to original condition if damaged. Coordinate with Troy City Schools as necessary.
4. Data Cabling above Ceiling: Troy City Schools will assist in addressing any issues with existing data cabling currently located above the ceilings at the areas of work where the data cabling is laying on the ceiling grid, not-supported, etc. Coordinate with Troy City Schools as applicable.
5. Bid Form: REPLACE the previous version of the bid form with the updated version attached to this addendum

- 5.1. Add Alternate #2: CLARIFICATION: The intent of the HVAC duct cleaning is to clean ALL ductwork in the academic wing of the building at the first and second floor. This technically exceeds the "area of work" as noted on the bid form.
- 5.2. ADD "Add Alternate #3" to the bid form for the installation of a new disconnect as outlined in this addendum.
6. Access for setting HVAC Units on the roof: It is permissible to set the crane behind the building, provide all protection of the pavement, lawn, etc. Restore any damage caused.
7. Drawing Sheet E3.1, E3.2: Drawing Note #1: CLARIFICATION: Re-lamp existing light fixtures with new fluorescent lamps. Lamps shall be GE# F32T8/SPX35 or equal. Color temperature shall be verified with existing lamps and match the existing lamps. Contractor should verify lamps are as specified prior to ordering.
8. Drawing Sheet E4.0: Existing Main Distribution Panel is an Arrow-Hart brand which is obsolete.
  - 8.1. The Contractor, in the Base bid, is to find a NOS or good used breaker for existing MDP gear.
  - 8.2. If a NOS or good used breaker is not available, as part of Alternate #3, the Contractor shall tap the existing bus and provide a fused disconnect mounted next to the gear mounted on Unistrut structure. Utilize 2 SETS OF (4) # 3/0 CU, (1) #1 CU GRD IN 2.5"C to serve new 600A/3P disconnect fused at 400A.
9. Prevailing Wage Requirements: REPLACE the wage decision provided in Addendum #1 with the updated Wage Decision Dated January 7, 2022 included with this addendum.

End of Addendum #2.

January 6, 2022

## **Pre-Bid Meeting Minutes**

### **HVAC Improvements & Alterations 2022 Troy Junior High School Troy City Schools**

#### **1. Sign-in & Introductions**

- 1.1. Sign in sheets are attached
- 1.2. Introductions for RDA and Troy City Schools Team were made.
- 1.3. This Pre-Bid meeting is a mandatory pre-bid meeting for the prime contractors who intend to submit bids for the project. The meeting is non-mandatory for sub-contractors.

#### **2. Project Discussion**

- 2.1. Review of Project Scope.
  - 2.1.1. A general description of the work was provided. The project is substantially an HVAC replacement project for the replacement of [4] rooftop units, associated ductwork and electric reheat boxes, related electrical replacement, related finish replacement at the 2 story academic wing at the south side of the Junior High School.
    - 2.1.1.1. Finishes are limited to the areas impacted by the work.
    - 2.1.1.2. Note that the Contractor should review ancillary items and those that should be protected [i.e. wall clocks, etc.] during the project.
    - 2.1.1.3. Interior protection of the work areas, adjacent classrooms, library, etc. shall be included in the project.
    - 2.1.1.4. The project includes protection of the roof system at the area of work. The existing roof is under warranty with Firestone.
  - 2.1.2. It was noted by L2 Engineering that they considered multiple approaches to the project with different manufacturers of HVAC equipment, etc. The use of a different manufacturer as outlined or as a substitution request, may be acceptable and provide a viable alternative solution. Any impact to the design intent shall be considered, including curb adapters, ductwork modifications, electrical / utility connection modifications, etc. This must be fully vetted by the Contractor. Any updates or changes to the bid documents because of a proposed substitution request will result in a fee from the A/E team to the Contractor to update the documents for these changes.
- 2.2. Project Schedule
  - 2.2.1. Refer to the outline of the Contract Period and Work Schedules in section 01 00 00.
  - 2.2.2. This is a summer 2022 project. Work shall be completed by August 12, 2022. ALL work complete, de-mobilized from the project – 100% complete.
    - 2.2.2.1. Please do not bid this project unless you have the manpower available, no weather days, no time extensions will be granted.
    - 2.2.2.2. The burden of meeting the schedule is upon the Contractor.

#### **3. Review of Bidding Requirements**

- 3.1. Bid Form
  - 3.1.1. Base Bid – all work outlined in the documents for the HVAC, electrical, ancillary and finish trades work. Base bid includes the Contingency Allowance and Building Permit Allowance as outlined on the bid form.
  - 3.1.2. Add Alternate #1: Add replacement of the corridor light fixtures to the project [in lieu of removal and reinstallation]
  - 3.1.3. Add Alternate #2: Add cleaning of all HVAC ductwork in the academic wing of the building.

- 3.2. Bid Submission
    - 3.2.1. Bids are due to Troy City Schools on January 20, 2022 at 1:00 PM for a public opening.
      - 3.2.1.1. Only hard copies of bids will be accepted, delivered by the bid due date at the Board of Education Offices.
    - 3.2.2. Submit: Bid Form, Bond, Tax Affidavit, and AIA A305 contractor qualification statement [Contractor can submit on their letterhead as long as the requested information is provided]
  - 3.3. Prevailing Wages – Davis Bacon Prevailing Wages ARE required for this project due to the funding source.
  - 3.4. Bonds – this project requires a contract bond in the full amount of the bid
  - 3.5. Addenda – RDA will be issuing via email to all known bidders and plan holders.
  - 3.6. Substitution Requests –
    - 3.6.1. Submitted from a bidding contractor, not suppliers / sub-contractors.
    - 3.6.2. Submit to RDA, RDA will review and respond.
- 4. Review of Owner Requirements**
- 4.1. Owner point of contact – Tytus Jacobs, Jeff Price
  - 4.2. Hours of Work – see section 01 00 00. No limit on work hours over the summer.
    - 4.2.1. It is anticipated that the work will require additional manpower, additional shifts, crews, etc. to accomplish on schedule. This shall be fully considered and included within the bid amount.
  - 4.3. Building Occupancy – building will be generally vacant in the areas of work. There will be administrative staff, other activities, etc. in other portions of the building – any utility outages, etc. will need to be coordinated.
  - 4.4. Owner Concerns
    - 4.4.1. Protection of the adjacent spaces, roof, etc.
    - 4.4.2. Do not leave debris, etc. on the grounds.
  - 4.5. Project Award: Troy intends to conduct a scope review interview with the apparent low bidder between the bid submission date and early February. It is planned to present the recommendation to the Board at their February 14<sup>th</sup> meeting and have a contract issued to the Contractor directly thereafter.
    - 4.5.1. RDA / L2 Engineering will expedite submittal review of the project to assist in keeping the project moving forward.
- 5. Job Site Conditions**
- 5.1. Utilities – utilize existing utilities in the building as appropriate, supplement as needed for the proper performance of the project.
  - 5.2. Project staging area. – in areas of work, may be able to provide a classroom or adjacent space to store materials.
  - 5.3. Parking. Existing site parking may be utilized – south parking lot
- 6. Site Visit**

End.

January 6, 2022

Pre-Bid Meeting Sign in Sheet

HVAC Improvements & Alterations 2022  
 Troy Junior High School  
 Troy City Schools

Name	Company	Phone	Email
Austin Nutter	The K Company	614 496-2943	austin@thekcompany.com
Larry Spurgen	Carey Electric	937-623-1566	lspurgen.careyelectric@gmail.com
Jonathan Stumpf	Starco Inc.	937-470-0422	jstumpf@starco-inc.com
Tim Siegenthaler	Westenheide	937-844-3609	tim@westenheidecc.com
ALEC SHALLABARGER	ALCON	937-692-6330	ALECSHALLABARGER@ALCONBUILDINGS.COM
Justin Esdoh	EnviroControl Systems	937-275-4718	estimating@ecs hvac.net



January 6, 2022

Pre-Bid Meeting Sign in Sheet

HVAC Improvements & Alterations 2022  
Troy Junior High School  
Troy City Schools

Name	Company	Phone	Email
Adam Kyrne	MSD	937-608-4012	MKyrne@msdinc.net
JEFF WEIZEL	L2 ENG.		JEFF.WEIZEL@L2WDE.COM
Jake Schneider	Shoreline Power	231-357-6964	jakes@shorelinepowerservices.com
Joe Wendeln	Koester Electric Inc	419-678-3302	joe@koesterelectric.com
Jeremy Wyrick	FRYE Mechanical	937-503-6086	Jwyrick@fryemechanical.com

# Bid Form [revised]

To: Troy City Schools  
500 North Market Street  
Troy, OH 45373

Having carefully read and examined the "Scope of Work", "Specifications", "Plans", and any addendum for:

## HVAC Improvements & Alterations 2022

Troy Junior High School

Troy City Schools  
500 N. Market Street  
Troy, OH 45373

*As prepared by:*  
RDA Group Architects, LLC.  
7945 Washington Woods Drive  
Dayton, OH 45459  
Phone: 937.610.3440

And having inspected the premises and all conditions affecting the work, the undersigned proposes to furnish all materials and perform all labor necessary for the performance and completion of the work indicated below, all in compliance with the documents named above, and further agrees that each separate item of trade or employment further agrees that, if any or all of said bids are accepted, he will enter into a Contract according to the form required by the Owner for the faithful performance of the labor and the furnishing of all materials included in such bid or bids so accepted.

Submitted by: \_\_\_\_\_  
Contracting Firm

Having read and examined the Contract Documents, prepared by the Associate for the above-referenced Project, and the following Addenda:

Addendum No.	Date of Receipt
_____	_____
_____	_____
_____	_____

The undersigned Bidder having full knowledge of the site and the requirements of the Project proposes to perform all Work in accordance with the Contract Documents for the Sums as indicated on this Bid Form:

**BID ITEM #1: PIQUA HIGH SCHOOL ALTERATIONS 2021:** ALL LABOR, MATERIALS, EQUIPMENT and PERMIT FEES for the sum of

Base Bid Amount \$ \_\_\_\_\_  
Contingency Allowance – \$25,000 \_\_\_\_\_  
Permit Allowance – \$5,000 \_\_\_\_\_

Total Bid Amount including All Allowances

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
[FIGURES] [WORDS]

**ALTERNATES:**

**ADD ALTERNATE #1:** REMOVE EXISTING, INSTALL NEW LIGHT FIXTURES AT THE FIRST AND SECOND FLOOR HALLWAYS AS INDICATED, IN LIEU OF REINSTALLATION OF EXISTING LIGHT FIXTURES. ALL LABOR, MATERIALS, EQUIPMENT and PERMIT FEES for the sum of

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
[FIGURES] [WORDS]

**ADD ALTERNATE #2:** PROVIDE CLEANING OF ALL EXISTING HVAC DUCTWORK LOCATED WITHIN THE AREA OF WORK [ALL DUCTWORK AT THE FIRST AND SECOND FLOOR OF THE ACADEMIC WING OF THE BUILDING]. ALL LABOR, MATERIALS, EQUIPMENT and PERMIT FEES for the sum of

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
[FIGURES] [WORDS]

**ADD ALTERNATE #3:** TAP THE EXISTING BUS AND PROVIDE A FUSED DISCONNECT MOUNTED NEXT TO THE GEAR MOUNTED ON UNISTRUT STRUCTURE. UTILIZE [2] SETS OF (4) # 3/0 CU, (1) #1 CU GRD IN 2.5"CONDUIT TO SERVE NEW 600A/3P DISCONNECT FUSED AT 400A. ALL LABOR, MATERIALS, EQUIPMENT and PERMIT FEES for the sum of

\$ \_\_\_\_\_ \$ \_\_\_\_\_  
[FIGURES] [WORDS]

**UNIT PRICE SCHEDULE - N/A**

**PROJECT SCHEDULE**

Bidder acknowledges the project schedule as stated in the Bid Documents and agrees to complete the work within the contract period scheduled. Failure to complete the work by the dates in the Bid Documents will be cause for enforcement of liquidated damages.

\_\_\_\_\_  
[Bidder Initials]



The full name and address of all persons and parties interested in the foregoing proposals as principals are as follows:

Company\_\_\_\_\_

Name\_\_\_\_\_

Address\_\_\_\_\_

Phone\_\_\_\_\_ Fax\_\_\_\_\_

Bidder's Signature\_\_\_\_\_

Typed Name\_\_\_\_\_

Title\_\_\_\_\_



BRICKLAYER.....\$ 28.74 16.49

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BROH0022-010 07/01/2021

Rates Fringes

TILE FINISHER.....\$ 24.98 9.85

TILE SETTER.....\$ 27.70 14.60

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ELEC0082-004 11/30/2020

Rates Fringes

ELECTRICIAN.....\$ 32.15 20.51

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ELEV0011-002 01/01/2021

Rates Fringes

ELEVATOR MECHANIC.....\$ 48.82 35.83

PAID HOLIDAYS:

a. New Year's Day, Memorial Day, Independence Day, Labor Day, Veterans Day, Thanksgiving Day, the Friday after Thanksgiving, and Christmas Day.

b. Employer contributes 8% of regular hourly rate to vacation pay credit for employee who has worked in business more than 5 years; 6% for less than 5 years' service.

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ENGI0018-034 05/01/2018

Rates Fringes

POWER EQUIPMENT OPERATOR

Crane.....\$ 35.89 15.09

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ENGI0066-045 06/01/2017

Rates Fringes

POWER EQUIPMENT OPERATOR

Forklift.....\$ 28.87 19.66

Grader/Blade.....\$ 32.42 19.66

Mechanic.....\$ 32.92 19.66

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IRON0044-020 06/01/2021

Rates Fringes

IRONWORKER, ORNAMENTAL.....\$ 31.32 21.00

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IRON0290-006 06/01/2021

Rates Fringes

IRONWORKER (Reinforcing and Structural).....\$ 30.99 23.10

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\* LAB01410-005 07/22/2021

Rates Fringes

LABORER

Asbestos Abatement (Removal from Ceilings, Floors, and Walls).....	\$ 29.25	11.80
Mason Tender - Brick.....	\$ 25.10	10.90

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PAIN0249-005 06/01/2020

	Rates	Fringes
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PAINTER (Brush and Roller).....	\$ 24.17	11.22
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PAIN0387-002 06/01/2020

	Rates	Fringes
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GLAZIER.....	\$ 27.03	15.67
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\* PLUM0050-009 10/04/2021

	Rates	Fringes
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PIPEFITTER (Excludes HVAC Pipe Installation).....	\$ 44.04	27.72
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PLUM0162-009 06/01/2021

	Rates	Fringes
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PLUMBER (Includes HVAC Pipe Installation).....	\$ 33.40	27.09
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ROOF0042-001 08/01/2020

	Rates	Fringes
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ROOFER.....	\$ 28.45	17.05
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SFOH0669-009 04/01/2021

	Rates	Fringes
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SPRINKLER FITTER (Fire Sprinklers).....	\$ 39.25	25.81
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\* UAVG-OH-0021 01/01/2019

	Rates	Fringes
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OPERATOR: Oiler.....	\$ 27.56	16.37
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\* UAVG-OH-0025 01/01/2018

	Rates	Fringes
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SHEET METAL WORKER, Excludes HVAC Duct and Unit Installation.....	\$ 28.10	23.41
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SUOH2012-094 08/29/2014

	Rates	Fringes
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CARPENTER.....	\$ 21.80	7.13
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CEMENT MASON/CONCRETE FINISHER...\$ 26.07	12.34
DRYWALL HANGER AND METAL STUD INSTALLER.....\$ 21.02	4.21
FORM WORKER.....\$ 22.41	9.01
LABORER: Common or General.....\$ 19.55	6.44
LABORER: Mason Tender - Cement/Concrete.....\$ 22.95	8.60
LABORER: Pipelayer.....\$ 23.98	8.58
OPERATOR: Backhoe/Excavator/Trackhoe.....\$ 31.97	9.08
OPERATOR: Bobcat/Skid Steer/Skid Loader.....\$ 30.26	12.58
OPERATOR: Bulldozer.....\$ 26.01	4.95
OPERATOR: Loader.....\$ 29.99	12.80
OPERATOR: Paver (Asphalt, Aggregate, and Concrete).....\$ 30.28	13.29
OPERATOR: Roller.....\$ 28.25	12.61
PAINTER: Spray.....\$ 22.78	12.40
SHEET METAL WORKER (HVAC Duct and HVAC Unit Installation Only).....\$ 24.11	12.98
TRUCK DRIVER: Dump (All Types)...\$ 22.08	11.51

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WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

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Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at [www.dol.gov/whd/govcontracts](http://www.dol.gov/whd/govcontracts).

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

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The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of ""identifiers"" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

#### Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than ""SU"" or ""UAVG"" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union, which prevailed in the survey for this classification, which in this example would be Plumbers 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

#### Survey Rate Identifiers

Classifications listed under the ""SU"" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

#### Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

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WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- \* an existing published wage determination
- \* a survey underlying a wage determination
- \* a Wage and Hour Division letter setting forth a position on a wage determination matter
- \* a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour Division National Office Branch of Wage Surveys. If the response from this initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations  
Wage and Hour Division  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.  
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END OF GENERAL DECISION"