

ADDENDUM:

#1

**TODAY'S
DATE: 11/14/2024**

PROJECT NAME: 600 Building Bathroom Remodel

CONTACT / TITLE: Don Hatfield

PROJECT MANAGER

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This Addendum is used to Identify Items in the Original Documents with Action as Follows:

☐ BID

☐ RFQ

☐ RFP

☒ CLARIFY

☐ CHANGE

☐ DELETE

☒ ADD

☐ SUBSTITUTE

4 Page(s) Total for this Addenda including this page.

Add: The contractor will supply and leave one box of each tile used, including grout.

Clarify: All toilets and urinals are to receive new flush valves. It will be up to the Contractor to verify that the water supply to the new flush valve is in the correct location before installation.

Change: On Section 001010 - Scope of Work, under Demo in all four bathrooms, the first bullet point should read: "All tiles on floors and walls." – See attached.

Clarify: All MEP Contractors are responsible for obtaining all necessary over-the-counter permits required for their work.

Question: On the bid form, it says to provide a schedule at the time of bid. In the B.12 schedule section of the bid package it says we need to provide a schedule within 14 days after letter of award. Can the requirement for the schedule at bid time be removed and the awarded contractor can develop a schedule?

Answer: Clarification of B.12 Section A: A preliminary schedule must be sent with the bid. If your firm/company/whatever is selected, a final schedule must be submitted to KCHA within 14 days after the Letter Of Award.

Question: The subcontractor listing form indicates we must provide UBI numbers and addresses among other items for the subcontractors we intend to use. It also states that a final subcontractor list will need to be submitted prior to the notice to proceed. Can the bidding general contractor just list the company name and trade at bid time, and provide all of the other information prior to the notice to proceed?

Answer: Clarification of B.8 Subcontractor-First-Tier Listing: KCHA procurement policy requires that the names, addresses, UBI numbers, etc., asked on form B.8 are to be completely filled in with accurate information. Please note you may be asked for this same information in other bid documents, and should your firm be selected for this project, follow-up paperwork.

Clarify: BID DROP OFF LOCATION: The main entrance to the 600 building is closed for construction. All Bids will be accepted at the 700 building lobby from 12 pm to 1 pm. (700 Andover Park West, Tukwila, WA 98188)

Clarify: Please find attached the rooftop photo that was distributed during the pre-bid meeting for your review

END OF ADDENDUM # 1

SECTION 001010 SCOPE OF WORK

1.0 PROJECT SUMMARY

King County Housing Authority's Central Office Building, located in the City of Tukwila, is a two-story concrete tilt-up building constructed in the 1980s. This project involves remodeling four bathrooms in the 600 building. While this project is going on, the building will be occupied. All bathrooms have a dropped ceiling with wiring, plumbing, insulation, and sprinkler lines possibly running through them. The floor consists of tile over lightweight gypcrete. After the floor and wall tile removal, it will be up to the contractor to bring both areas back to their original condition. The contractor will supply dust protection at each bathroom. This project will consist of (but not limited to) the following scope:

Demo in all four bathrooms (but not limited to):

- ~~All tile on ceiling and walls~~ All tiles on floors and walls
- Drywall removal on walls and ceilings
- Remove ceiling insulation
- Detach and reset of the toilets
- Urinals stay in place and will be protected
- Partition walls at toilet stalls, including all bracket hold-downs
- Lighting at ceilings/ walls
- Demo selective wiring
- Demo exhaust and supply grills in the ceilings
- Sinks/ faucets/ flush valves, drain and supply lines
- Soap dispenser, paper towel dispenser, trash can, toilet paper holder, grab bars, mirrors, counter-tops, cabinets, and back-splash
- Protect Entry Doors, Elevator Machine Door, and Electrical Room door
- Sprinkler head removal in 4 Bathrooms
- Remove and reinstall fire alarm equipment Wiring will stay in place
- Selective Wiring
- Any plumbing pipes and wiring in the ceiling area that may have to be relocated for new ceiling
- Move and relocate any plumbing, HVAC, conduit, or wiring in ceilings that may interfere with new ceiling framing
- Rooftop fans
- Provide Dumpster for Demo items
- Install floor protection on all floors at entry, hallways, and elevator
- Protect all doors during the construction

Install in all four Bathrooms (but not limited to):

- Reframe ceilings per plan
- The contractor will cut and patch the Gypcrete flooring in both upper bathrooms, which shows cracks in the tiles. The contractor will allow 40 square feet of gypcrete and subflooring repairs in each upper bathroom.
- New framing and backing for bath hardware
- New electrical wiring for new wall and ceiling lighting
- Provide new electrical plugs and cover plates
- Install alarm system at the original location
- Modify the existing sprinkler system to accommodate new coffered ceilings
- Add insulation to ceilings or walls



10/02/2024