

ADDENDUM NO. 2

Date of Issue: **DECEMBER 6, 2023**

Project: **CONTRACT NO. 23-5
PLUMBING REPLACEMENT
SCHUYLKILL HAVEN HIGH RISE**

Project Owner: **SCHUYLKILL COUNTY HOUSING AUTHORITY**
245 Parkway, Schuylkill Haven, PA 17972

Bid Due Date: **DECEMBER 13, 2023 AT 11:00 AM (Local Prevailing Time)**
At the office of the Schuylkill County Housing Authority

The following changes, additions, revisions and/or clarifications are hereby incorporated into and shall become part of the contract documents and are issued to amend or clarify the drawings or specifications. Any items not mentioned herein nor affected hereby shall be performed in strict accordance with the original specifications and drawings. Failure of any bidder to acknowledge receipt of this Addendum in the space provided in his Proposal, may be sufficient cause for rejection of his Proposal.

Prior to submission of a bid for this project, all Contractors are urged to visit the Levkusic Associates website at www.levkusicgroup.com to view the most current information pertaining to this project.

I. GENERAL CLARIFICATIONS:

1. As a clarification, any drywall removal or disturbance for any operations performed as part of the contract for both base bid and bid add alternate shall be handled in accordance with environmental requirements outlined within project drawings, technical specifications and clarifications within Addendum No. 1. Contractor shall be responsible for means, methods, techniques, sequences and other aspects of the work.
2. An RFI was received from O&M Multi-Trade, Inc. Questions are listed below. Answers follow each question.
 - Q1: Please provide the labor rate for asbestos removal if the piping is being removed. The rate in the determination sent with contract documents is for asbestos worker that piping is going to get reinsulated. I am assuming all the quantity of fittings identified in the Bid Propose Form for ACM is for domestic water piping that this bid is replacing. There are two different rates for asbestos worker depending on pipe being removed or if pipe is just getting reinsulated.
 - A1: Bidders are reminded this project is subject to Davis Bacon Federal Building Wage Rates. The most up-to-date wage rates are bound within the project manual. Such wages reflect the minimum wage to be paid to workers. Wages will need to be certified prior to Owner issuing payments for the project.
 - Q2: Please advise as to what extent the waste piping/supply water piping is getting replaced going back to each existing fixture in the base bid.
 - A2: Kitchen sinks: Supply shall be replaced from main to faucet and shall include new angle stops and new braided flexible connections. Waste shall be replaced from main to trap. Existing tailpiece and trap shall remain.

Bathroom Sinks: Supply shall be replaced from main to faucet and shall include new angle stops and new braided flexible connections. Waste shall be replaced from main to trap. Existing tailpiece and trap shall remain.

Toilets: For toilets scheduled for replacement, supply shall be replaced from main to fixture, including new angle stop and braided flexible connections. Waste shall be replaced from main to fixture. First floor toilets shall have supply replaced as outlined above. Inaccessible waste plumbing below slab shall remain.

Tub/Shower: As part of the base bid, supply piping shall be replaced from main to shower control. Control and associated cover plate described within Addendum No. 1 shall be replaced. Tub fill and hand showers shall remain. Existing waste piping from main to tub drain shall be replaced. Tub drain and cover shall be replaced. As part of the Add Alternate, in addition to work outlined above, tub fill, hand shower and associated piping shall be replaced.

Miscellaneous other fixtures within the first floor shall have supplies run to existing angle stops and waste run to existing traps.

- Q3: Please advise if the Tub waste and vent piping can be accessed from the chases between apartments.
- A3: According to the Owner, tub waste and vent piping is accessible from existing chases.
- Q4: What Is the existing building floors construction? Is it precast or pour in place concrete.
- A4: Existing floors are poured in place.
- Q5: Drawing P7 alternate to remove tub, wall tile, FRP and floor tile. The new tub w/ shower panels should cove wall. What is the plan for the floor tiles. Once ACM tiles are remove what is going in its place. I don't see a spec for new floor tiles.
- A6: Flooring tile shall be Armstrong Standard Excelon 12"x12" tile

END OF ADDENDUM
LA Project No. 23-003

ADDENDUM NO. 1

Date of Issue: **DECEMBER 1, 2023**

Project: **CONTRACT NO. 23-5
PLUMBING REPLACEMENT
SCHUYLKILL HAVEN HIGH RISE**

Project Owner: **SCHUYLKILL COUNTY HOUSING AUTHORITY**
245 Parkway, Schuylkill Haven, PA 17972

Bid Due Date: **DECEMBER 13, 2023 AT 11:00 AM (Local Prevailing Time)**
At the office of the Schuylkill County Housing Authority

The following changes, additions, revisions and/or clarifications are hereby incorporated into and shall become part of the contract documents and are issued to amend or clarify the drawings or specifications. Any items not mentioned herein nor affected hereby shall be performed in strict accordance with the original specifications and drawings. Failure of any bidder to acknowledge receipt of this Addendum in the space provided in his Proposal, may be sufficient cause for rejection of his Proposal.

Prior to submission of a bid for this project, all Contractors are urged to visit the Levkusic Associates website at www.levkusicgroup.com to view the most current information pertaining to this project.

I. GENERAL CLARIFICATIONS:

1. As a clarification, environmental testing has been conducted within sample units. Attached is the environmental testing report identifying positive materials. (3 pages)
2. Bidders have expressed concerns with the utilization of PEX and other plastic supply materials regarding the building water pressure. Existing pressures on the equipment train upstream of the pressure reducing valve are approximately 160 psi. Pressures after the pressure reducing valve are approximately 80 psi. This falls within the acceptable pressures for plastic materials specified. As an option, Contractor shall be permitted to utilize type K copper materials for the project, provided the system is a complete system that is compatible with all existing and new systems. Provide dielectric fittings where required per code. Fittings may be pressed or soldered.
3. As part of the base bid, existing dual lever hot and cold shower controls shall be replaced with new Delta T13H103 single lever control. Provide RP29827 Renovation Cover Plate for a complete installation. Existing tub fill and hand shower shall remain.

Refer to add alternate description on Drawing Sheet P7 for alternate bid work description.
4. As a clarification, Contractor shall provide new clean outs on all waste plumbing risers above sink and toilet tie-ins for all floors and all risers.
5. As a clarification, hot water diagram on Drawing Sheet P4 is incorrect. System consists of hot water distribution of 1 ½" main riser within closet plan north of existing elevators. Main feeds a 2 ½" distribution header in the ceiling of the 12th floor and 1 ½" branch mains into each riser. Hot water mains feed from 1 ½" at the 12th to 6th floors, 1 ¼" from 6th to 4th floors and 1" at the second floor. Mains turn into returns at the ceiling of the first floor. A 1" return loop is located within the ceiling of the first floor.
6. All piping shall be labelled in accordance with ANSI A13.1 – latest edition.

7. An RFI was received from Vision Mechanical, Inc. Questions are listed below. Answers follow each question.

Q1: Please provide a specification for the P-6 Tub required for the alternate listed on drawing P-7.

A1: Tub shall be Sterling Performa 71041120 with 80011032 shower surround or approved equal.

Q2: Are contractors responsible to maintain builders' risk coverage? What is the primary limit for umbrella coverage?

A2: Insurance requirements are outlined in the Special Conditions portion of the Bidding Requirement portion of the Technical Specification manual for the project.

Contractors are required to maintain builders' risk coverage for the project.

Umbrella coverage is not required provided the insurance requirements outlined in paragraph 6 of the Special Conditions are met, however umbrella coverage may be utilized to satisfy limit requirements of other coverages.

8. An RFI was received from Vision Mechanical, Inc. Questions are listed below. Answers follow each question.

Q1. Section 220700 Plumbing Insulation, Part 1 General, 1.1 Description talks about field applied insulation for 1 HVAC piping and equipment, 2.Plumbing piping and equipment. 3 Boiler plant mechanical systems. 4 Insulation of breeching, plumbing piping, and boiler plant piping. Based on the SUMMARY OF THE WORK and the notes on the drawings, I believe that the only mechanical insulation required for this project would be for domestic water piping. Can this please be clarified?

A1: The only items intended to be insulated are the domestic hot and cold water supply piping and the domestic hot water return piping.

Q2. Section 220700 does not give a type and thickness schedule for domestic cold-water piping.

A2: Thickness for all insulation shall be minimum 1" fiberglass.

Q3. Drawing P1 is showing the HW piping for 5ea risers going up into chases as 1/2". On the same drawing P1 it is showing the HW piping that loop around to each riser as 1/2". Drawing P4 detail #4 is showing the riser at the 1st floor as 2". Please clarify.

A3: Refer to clarification 5 above.

Q4. Drawing P1 there is a line showing running thru room #114 (Transformer Room). Please advise as to the size of this HW pipe. Also, will there be any issues running plastic pipe thru electrical room.

A4: Drawing incorrectly indicates the line running through the Transformer Room. A 1" Hot water recirculation line, 2" cold water and 2" hot water line run from the first floor loop to the north most corner of Maintenance Room 113.

- Q5. I did not see any Domestic Water Piping in the specifications or Waste & Vent Piping in the specifications can they be provided.
- A5: For domestic supply piping, refer to clarification 2 above. All waste piping shall be schedule 40 DWV PVC piping.
- Q6. Can you specify the design criteria for the Max pressure of the domestic water piping & Max temperature for Domestic Hot Water.
- A6: Refer to clarification 2 above for pressures.
- Q7. Please advise if bid due date can be extended 1 week. With hunting and Thanksgiving, I am struggling to get pricing.
- A7: Bid due date shall be extended to Wednesday, December 13, 2023 at 11:00 AM. Bids shall be delivered to the Schuylkill County Authority office, 245 Parkway, Schuylkill Haven, PA 17972.
- Q8. Does the proposed new waste/vent piping and new domestic water piping meet the current International Plumbing Code that the AHJ follows. Please advise.
- A8: We discussed the project with the AHJ indicating the project intent is to replace existing plumbing systems with no significant changes other than materials. As such, existing plumbing methods that may not adhere to current IPC shall be acceptable. The AHJ agreed with our assessment. The code official also indicated permitting fees will be 2% of the construction cost.

END OF ADDENDUM

LA Project No. 23-003

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dparker

11/2/2023 9:17:17 AM

Federal Express

773941572767

MOUNTAIN ENVIRONMENTAL & RADON SERVICES

92 White Rock Terrace Courtdale, PA 18704

570-499-0882

david@mountainradon.net

Chain of Custody

Desired Testing: PLM Bulk

Project Name: Schuylkill County High Rise

Turn Around: 5 Day

Project Location: Unit 510

Date: 11/1/2023

Special Instruction: STOP at First Positive

[illegible]

Relinquished to lab by: Donna Savoca

Date/Time: 11/1/2023

Received by lab:

Date/Time:



Analysis Report

Schneider Laboratories Global, Inc

2512 W. Cary Street • Richmond, Virginia • 23220-5117
804-353-6778 • 800-785-LABS (5227) • Fax 804-359-1475

Customer: Mountain Environmental & Radon Services (5024)
Address: 92 White Rock Terrace
Courtdale, PA 18704

Order #: 538464

Attn:

Received 11/02/23
Analyzed 11/06/23
Reported 11/08/23

Project: Schuylkill County High Rise
Location: Unit 510
Number:

Method: EPA 600/R-93/116 & 40 CFR App. E Sub. E Pt. 763

PLM Analysis

Sample ID	Collected	Cust. ID	Location	Asbestos Fibers	Other Materials
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538464-001	11/01/23	1101-01	Bathroom		
Layer 1: Mastic Beige, Soft				No Asbestos Detected	6% CELLULOSE FIBER 92% NON FIBROUS MATERIAL 2% SYNTHETIC FIBER
Layer 2: Floor Tile White, Organically Bound				6% CHRYSOTILE	94% NON FIBROUS MATERIAL
Layer 3: Mastic Black, Bituminous				2% CHRYSOTILE	98% NON FIBROUS MATERIAL

538464-002	11/01/23	1101-02	Bathroom		
Layer 1: Mastic Beige, Soft				No Asbestos Detected	5% CELLULOSE FIBER 95% NON FIBROUS MATERIAL

Layer 2: Floor Tile

Not analyzed due to positive stop instructions.

Layer 3: Mastic

Not analyzed due to positive stop instructions.

538464-003	11/01/23	1101-03	Bathroom		
Layer 1: Mastic Beige, Soft				No Asbestos Detected	5% CELLULOSE FIBER 95% NON FIBROUS MATERIAL

Layer 2: Floor Tile

Not analyzed due to positive stop instructions.

Layer 3: Mastic

Not analyzed due to positive stop instructions.

Reporting Limit: 1% Gravimetrically Reduced Reporting Limit: 0.01% PLM analysis is based on Visual Estimation and NESHAP recommends that any friable sample with an asbestos content less than 10 percent be verified by Point Count or TEM Analysis. The EPA recommends that any attic loose fill vermiculite should be treated as asbestos containing material. This report must not be reproduced except in full with the approval of the laboratory. The test results apply to the sample as received.

Project: Schuylkill County High Rise
Location: Unit 510
Number:

Method: EPA 600/R-93/116 & 40 CFR App. E Sub. E Pt. 763

PLM Analysis

Sample ID	Collected	Cust. ID	Location	Asbestos Fibers	Other Materials
538464-004	11/01/23	1101-04	Bathroom		
Layer 1: Joint Compound White, Granular				<1% CHRYSOTILE	100% NON FIBROUS MATERIAL
538464-005	11/01/23	1101-05	Bathroom		
Layer 1: Joint Compound White, Granular				<1% CHRYSOTILE	100% NON FIBROUS MATERIAL
538464-006	11/01/23	1101-06	Bathroom		
Layer 1: Joint Compound White, Granular				<1% CHRYSOTILE	100% NON FIBROUS MATERIAL

EPA Regulatory Limit: 1%

Total layers analyzed on order: 8

538464-11/08/23 03:41 PM



Analyst **Michael Alers**



Reviewed By: **Thoria Nadiem**
Analyst

Reporting Limit: 1% Gravimetrically Reduced Reporting Limit: 0.01% PLM analysis is based on Visual Estimation and NESHAP recommends that any friable sample with an asbestos content less than 10 percent be verified by Point Count or TEM Analysis. The EPA recommends that any attic loose fill vermiculite should be treated as asbestos containing material. This report must not be reproduced except in full with the approval of the laboratory. The test results apply to the sample as received.