

S F E I R  
A R C H I T E C T S

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**August 9, 2022**

**TRI-CITY MEDICAL CENTER**

**TCMC EMERGENCY DEPARTMENT**

4002 VISTA WAY  
OCEANSIDE, CA 92056

SA # 02026.01

**BID ADDENDUM NO. 2**

General:

All Contractors submitting proposals for the above-named project shall take note of the following changes, additions, interpretations, clarifications, etc., in connection with the drawings and specifications and other general documents.

The following instructions have precedence over anything contrarily shown on the drawings or described in the specifications and shall be included in the contractor's bids.

Acknowledge receipt of this addendum by inserting its number and date in the space provided in the Bid Proposal.

Failure to do so may subject bidder to disqualification.

This addendum No. 1 consists of (1) page.

**RFB:**

Item No. 1 - REQUEST FOR BIDS

DELETE:

RFI Due: 5:00 P.M. July 19, 2022

ADD:

RFI Due: 5:00 P.M. August 12, 2022

Item No. 2 - REQUEST FOR BIDS

Add the attached "BID ALTERNATES ADDITIONAL TERMS AND CONDITIONS" DATED 8/9/22, To the "REQUEST FOR BIDS AGREEMENT DOCUMENT".

**PROJECT MANUAL:**

No IETMS.

**DRAWINGS:**

No IETMS.

**GENERAL**

Item No. 1 -

PARKING:

DEB RFI 001: "Please confirm if contractor parking will be provided or if contractor should include costs to pay for parking".

TCMC: "Parking will be provided, location to be coordinated with TCMC".

Item No. 2 -

DUMBSTER

DEB RFI 002: "Please confirm if there will be a designated location for the dumpster and staging area for material. If so, please confirm if construction fence is to be provided".

TCMC: "Dumpster location will be designated, to be coordinated with TCMC".

Item No. 3 -

RESTROOMS:

Deb RFI 003: "Please confirm if restrooms are available for use or if the contractor is to provide temp facilities".

TCMC:" Facility restrooms can be used by contractor".

Item No. 4 - PREFERRED VENDORS:  
DEB RFI 004:" Please confirm if there are any required or preferred vendors for scopes such as fire alarm, fire sprinkler, low voltage, security, roofing, nurse call, and/or pillow speaker".

TCMC:" TCMC Preferred vendors are: Fire Alarm JJJ, Low Voltage and Security: HCl, Roofing: Tremco and Nurse Call: West-Com".

Item No. 5 - PREFERRED HVAC CONTROLS VENDORS:  
DEB RFI 005:" Please confirm if there is a preferred HVAC controls contractor for this project. If so, please provide contact information".

TCMC:" Climatec, [bshandler@climatec.com](mailto:bshandler@climatec.com), 858-391-7036".

Item No. 6 - UTILITIES TIE-IN TIME  
DEB RFI 006:" Please confirm if utility tie-ins need to be performed off-hours or if these can be done during regular construction hours".

TCMC: "ED is operational 24 hours. Utilities tie-ins timing shall be coordinated with TCMC".

Item No. 7 - LOUD NOISE  
DEB RFI 007:" Please confirm non-loud construction activities can be done during regular working hours of 6am-3pm".

TCMC: "Confirmed".

- Item No. 8 - RE-MOBILIZATION:  
DEB RFI 008: "Please confirm the work for each phasing will be done consecutively and re-mobilization from the contraction will not be required".
- TCMC:" GC shall allow in construction schedule for Design Team, HCAi and CDPH inspections and approval including partial occupancy substantial completion before starting the subsequent phase".
- Item No. 9 - START OF CONSTRUCTION:  
DEB RFI 11: "Please confirm anticipated project start time for this project".
- TCMC:" November 2022".
- Item No. 10 - SLAB ON GRADE:  
DEB RFI 13: "Please confirm if the where the scope of work area of the emergency room is slab on grade.".
- TCMC:" West of column line 20.8".
- Item No. 11 - ELECTRICAL PANEL:  
DEB RFI 14:" Please provide photos of the existing panels 1B1, EC1B, EL1A, 1B1, and existing Motor Control Center EMCCR including surrounding location, the make and model, all breaker types with AIC ratings, the panel schedule and all labels".
- TCMC:" Refer to construction documents".
- Item No. 12 - PROCEDURE LIGHTS STORAGE:  
DEB RFI 16:" Please confirm if general contractor is to provide temporary storage for procedure lights during construction".
- TCMC:" TCMC will provide space to temporarily store procedure lights".

Item No. 13 - NATIONAL CABINET LOCKS:  
DEB RFI 17:" Specifications note National Cabinet Locks are to be installed. Please confirm locations where the national cabinet locks are to be installed".

TCMC:" Refer to construction documents. Locks on all cabinet doors and drawers".

Item No. 14 - LOCKS ON CABINETS:  
DEB RFI 18:" Please confirm if the design intention is to install locks on new casework".

TCMC:" Refer to construction documents. Locks on all cabinet doors and drawers".

Item No. 15 - PLASTIC LAMINATE:  
DEB RFI 19:" Elevation sheet keynotes #6 and #36 indicate solid surface and granite tops are to be installed. Please confirm it is acceptable to install plastic laminate in areas otherwise not noted to indicate to have solid surface or granite countertops".

TCMC:" Plastic laminate countertops are not acceptable, counter tops are either granite or solid surfaces per construction documents".

Item No. 16 - PLASTIC LAMINATE:  
DEB RFI 22:" Please provide Environmental Report and Soils Report, if possible".

TCMC:" Not available. GC to provide compaction report before installation of new concrete slab. Building was built in 1988".

Item No. 17 - CERTIFICATION:  
DEB RFI 24:" Please confirm if the certification to occupy of phase 1 prior to the start of phase 2 must be included as part of the schedule".

TCMC:" Confirmed".

- Item No. 17 - ALLOWANCES:  
DEB RFI 025:" Per General plan note 17 – Please confirm seismic anchoring of existing conditions can be carried as an allowance as unforeseen conditions. If so, please advise how much should be carried.  
  
TCMC:" See RFB Item No. 2 above".
- Item No. 18 - MORTOR DEPTH:  
DEB RFI 26:" Please confirm the depth of mortar bed we are to assume will need to be removed as part of the demolition process".  
  
TCMC:" Refer to construction documents".
- Item No. 19 - LEVELING COMPOUND:  
DEB RFI 027:" Per general plan note 16 /A4.10, please confirm if placement of leveling compound can be addressed as an allowance due to unknown extent of existing conditions at time of bid. If so, please advise how much should be carried.  
  
TCMC:" See RFB Item No. 2 above".
- Item No. 20 - CONSTRUCTION SCHEDULE:  
DEB RFI 28:" Please confirm the verification of existing seismic conditions along with Engineering and retrofitting of these conditions can be completed with no impact to overall construction timeline".  
  
TCMC:" Seismic anchorage of existing conditions shall be included in the construction schedule".
- Item No. 21 - CONSTRUCTION SCHEDULE:  
DEB RFI 029:" Please confirm the completion and submittal of MEP pathway overlays can be processed with no impact to overall construction timeline".

TCMC:" Construction coordination time shall be included in construction schedule".

Item No. 22 - OFCl:  
DEB RFI 031:" Please confirm intent is for General Contractor is to include manhours to complete overall installation of OFCl materials noted on the equipment schedule per plan sheet A4.40".

TCMC:" Confirmed".

Item No. 23 - PROCEDURE LIGHTS:  
DEB RFI 32:" Please confirm the temp bracing of existing procedure lights to remain in place does not need to include Engineered details".

TCMC:" See RFB Item No. 2 above".

Item No. 24 - GLASS PATTERN:  
DEB RFI 33:" Please advise if there is a proprietary vendor for the Glass Pattern outlined on details 9 & 10/A4.46".

TCMC:" There is no proprietary vendor for the glass pattern application and material. Pattern is a surface applied film".

Item No. 25 - PRE-CONSTRUCTION SERVICES:  
DEB RFI 034:" Please advise if load and coordination study of existing electrical can be completed prior to start of construction".

TCMC:" TCMC:" See RFB Item No. 2 above".

Item No. 27 - GLASS PATTERN:  
CNC RFI 002:" Is there a specific vendor for the corridor-North and Lobby East patterned Glass? If so, please provide the contact information.

TCMC:" There is no proprietary vendor for the glass pattern application and material. Pattern is a surface applied film".

END OF ADDENDUM

## BID ALTERNATES

### ADDITIONAL TERMS AND CONDITIONS:

8/9/22

The following BID ALTERNATES are added to the agreement. All allowances submitted in the BID are deleted from this agreement. All Bid Alternates will be executed on as needed basis. If needed, Contractor shall submit cost broken down in labor and material to owner for review and approval before commencing work on any of the following Alternates.

#### **BID ALTERNATE 001:**

Concrete sealer per BID construction drawing A0-00 note 24 is:

Guaranteed Maximum Price of \$1.47 per square foot.

#### **BID ALTERNATE 002:**

Guaranteed Maximum Price of \$50,000.00 to cover the following:

1. Trace, relocate and anchor existing infrastructure and associated material if any to include but not limited to:
  - a. Mechanical ductwork.
  - b. Plumbing lines.
  - c. Electrical conduits.
  - d. Low voltage lines.
  - e. Existing Exam Lights.

#### **BID ALTERNATE 003:**

Fire Watch daily fee is \$615.00 per 16 hours.

#### **BID ALTYERNATE 004:**

Remove and dispose of, replace unsuitable excavated soil with new soil, soil compaction included, cost is as follow:

1. \$233.75/ per cubic yard.

**BID ALTERNATE 005:**

Remove and dispose of, replace unsuitable excavated soil with new concrete slurry to be specified by the Structural Engineer of Record, cost is as follow:

1. \$316.25/ per cubic yard.

**BID ALTERNATE 006:**

Concrete sealer per BID construction drawing A4-10 General Note 16.

Check field levelness conditions per the construction drawing. If the conditions required per construction drawing cannot be achieved, allow for a Guaranteed Maximum Price of \$500.00 per door.

**ADDITIONAL TERMS AND CONDITIONS:**

- 1- Contractor will start pre-construction services prior to start of construction to be performed within 140 business days at no additional cost to the owner. These pre-construction services will be 40 business days and will include but not limited to:
  - a. Procurement of long lead construction materials.
  - b. Submittals including Shop drawings and specifications.
  - c. Existing infrastructure anchorage shop drawings.

After all of the above is identified, the Contractor will produce a construction schedule for review and approval by owner.

- 2- Contractor shall submit subcontractors' documents as follows prior to signing the contract:
  - a. DIR registrations.
- 3- Contractor is confirming in the Bid that all long lead items have been accounted for in the schedule.