



## International Trade Center HVAC Renovations Project

**Project No. 1070**

**Task No. 2**

**ADDENDUM # 2**

**February 7, 2020**

The following is being issued for clarification of the requirements for the Project.

1. Ductwork shall be Re-Insulated at the Start of Project and Immediately After Asbestos Abatement work is completed. Abatement is under a separate contract.
2. As an alternative, Contractor may install the Temporary Chiller on the Roof Mounted New Installed Support Structure provided that the associated work shall be Completed and be Fully Operational Before 5:00 AM on Monday Morning with the HVAC Outage starting at 5:00 PM Friday.

Liquidated Damages for this 1<sup>st</sup> Weekend Outage shall apply at the same rate as defined for the 2<sup>nd</sup> HVAC 3 Day Outage for the installation of the 2 New Chillers.

It is critical that the Building be conditioned Prior to the arrival of Tenants.

Installation of a New 200/3 Circuit Breaker in MCC to feed a New Chiller as indicated on Drawing E6.0 will be required to feed the Temporary Chiller provided it is the correct size.

Indicated intent in Preliminary Schedule provided with Bid Package.

3. Boiler Basis of design is a Raypak MVB Type H Model 3003, 208 Volt.
4. As a clarification, if Alternate #1 is Not accepted, the existing Main Pneumatic Control Cabinet in the Penthouse is still required to be demolished. The existing Air Compressor and Refrigerated Dryer are to remain in place to be able to maintain compressed air to the DD VAV Boxes and Hot Water Reheat Coils on the Floor s below. Contractor shall include all necessary Pneumatic Tubing and Manifolding required to maintain the functionality of the Thermostats on Floors 1, 2, 3, and 4.
5. The contractor shall include with his Bid package, a Narrative describing how he or she plans to do the install. Indicate the sequence for which the various portions of work will proceed given the Project timeframe required. Indicate the Delivery Dates for the Equipment you plan to install inclusive of the Chillers and Boilers, and any Equipment with a delivery time longer than 4 weeks.

Provide a Preliminary Schedule based upon Notice to proceed being issued 7 Days after Bid Date.

6. As a clarification, the Electrical Contractor on the Project shall provide and install all necessary Flexible Metal Conduit to run Controls wiring throughout Floors 1, 2, 3, & 4 as required by the portions of the bid work awarded. The Electrical Contractor shall coordinate with the Controls Contractor to ensure all necessary raceways are included in the Bid.
7. It is understood that the cost of installation of the DD VAV boxes will vary dependent upon their location. A reasonable cost should be identified so that the addition or deletion of a box can easily be accounted for if a change order is necessary to alter the quantity of boxes indicated on the plans.

Contractor shall Prior Coordinate with ASPA Project Manager in order to work as efficiently as possible and to minimize conflicts with Office Personnel.  
Nights and weekends are acceptable if prior coordinated.

Replace the Bid Table in Bid Package with the attached Revised Version.

8. About half of the work indicated on the 4th floor is in an Occupied Office Space. There will be some coordination effort required to temporarily relocate the occupants in work area as work is progressing.  
Work in the Dining/Bar/Kitchen areas can generally be accomplished during normal business hours provided it is coordinated with ASAP Project Manager to assure when the space will be used for Meetings which generally occur irregularly.  
Nights and weekends are acceptable if prior coordinated.
9. Coordination of the work effort in the occupied spaces is necessary.  
After the Project is awarded, extensions for the install time Only on Floors 1, 2, 3 and 4 can be Discussed and Separately Evaluated for possible extension due to delays caused by work in the occupied areas.  
Provide a Preliminary Schedule based upon Notice to proceed being issued 7 Days after Bid Date and note any potential delays on the lower Floors.
10. Substantial parts of the preparatory and demolition work can be down while waiting for the Chillers and Boiler to be delivered to Site for installation.
11. Work associated with AHU #3 is to be included in the Base Bid.  
There is not an AHU #4 on this Project.

13. Approved equipment vendors for the Chillers are York, Trane, and Carrier.
14. Approved vendors for the Boiler are Raypak and Camus.
15. Approved vendors for DDC Controls are Honeywell, Trane, and JCI.
16. As a clarification, the Hot/Cold Deck Duct Insulation required for this project shall be a minimum installed R-8 at whatever thickness is necessary.
- The new Duct Insulation used at the Penthouse Level shall be a semi rigid board type insulation.
- Duct insulation used adjacent to new DD VAV boxes shall be R-8 duct wrap.
17. White PVC jacketing is required on all chilled and hot water piping located inside the building at the 4<sup>th</sup> Floor Ceiling and Penthouse.
- Chilled Water Piping at the Building exterior shall be provided with corrugated aluminum or stucco embossed metal jacketing.
- 3/4 " Rubatex type insulation shall be used on all Chilled Water appurtenances.
- Jacketing is not required on appurtenances located within Mechanical Penthouse.
18. Dwg E6.0, Keynote 7 – Revise to read :
- “ BOILER ~ PROVIDE AND INSTALL NEW 25/2 CIRCUIT BREAKER IN PANEL "PH" TO SERVE NEW BOILER AND CONNECT WITH NEW CIRCUIT. 2#10, 1#10G. IN 3/4" RGS CONDUIT. “
19. Drawing E6.0, Keynote 8 – Revise to read :
- “ HVAC PANEL ~  
PROVIDE AND INSTALL NEW 20/1 BREAKERS IN PANEL "PH" TO SERVE NEW MAIN HVAC CONTROLS PANELS AND CONNECT WITH NEW CIRCUIT. 2#12, 1#12G. IN 3/4" RGS CONDUIT. COORDINATE WITH MECHANICAL AND CONTROLS CONTRACTOR AND PROVIDE/INSTALL AS REQUIRED. “
- HW CONTROL PANEL - CONTRACTOR SHALL REUSE EXISTING BOILER CONTROLS 120 VOLT POWER CIRCUIT THAT TERMINATES AT THE EXISTING DISCONNECT SWITCH LOCATED AT THE NORTHEAST CORNER OF BOILER ROOM TO FEED NEW HW DDC CONTROLS PANEL. EXTEND CIRCUIT TO HW CONTROLS PANEL LOCATION. 2#12, 1#12G IN 3/4" CONDUIT.

20. Power Panel "PH" is a GE Model NLAB, Style 2, 120/208V, 3 Phase Panel.
21. Drawing E6.0, Keynote 11 - Contractor may combine New Power Circuits feeding the New Dampers' Actuators provided a new 20/1 Circuit Breaker and 2#12,1#12G in 3/4" Conduit Circuit is adequate. Otherwise provide an additional matching circuit. This includes the Actuators for the Outside Air and Exhaust Air and the Divider Dampers that are shown on Drawing M4.1. Coordinate with Mechanical Contractor
22. New Water Faucet shall be installed between the Chillers on the new Support Structure for maintenance use. The existing adjacent metal Shutoff Valve that extends above the roof shall be remain and be used for new connection to feed faucet. Contractor shall be responsible for damage to this Valve. 3/4" PVC Piping is acceptable. Field Verify and provide/install as required.
23. Lightning Protection 18" Aerials shall be installed on each corner of each of the 2 Chillers and tied into the existing adjacent Lightning Protection System Ground Wires with #2/0 Bare Copper Conductors. Field Verify & provide/install as required.
24. Contractor shall provide Access to the top of both Chillers by reusing existing Access Ladder and modifying as required or provide new Ladder and Platform. Include Sketches in Submittals.
25. Install Permanent Phenolic Tag on front of HVAC Main Control Panel that states :  
" ONLY ONE CHILLER SHALL OPERATE AT A TIME AND SHALL ALTERNATE " .

Please indicate your receipt of this Addendum by adding the Addendum Number in the appropriate place in your Proposal.

**Project Manager:**

*RA Smith Jr PE*

**Rick Smith, P.E.  
ASPA Project Manager**

*2 / 7 / 2020*

**Date**



Alabama State Port Authority  
*Requisition and Proposal*

Project Name International Trade Center HVAC Renovations

Project # 1070 Task # 2

**Contractor's Bid Proposal**

The Contractor hereby agrees to provide specified equipment and perform associated specified work for the prices outlined in the following schedule. The quantities listed may be increased or decreased during project execution. In the event the quantities do change, the unit price shall apply according to Scope of Work.

| <b>Description</b>                                       | <b>Qty</b> | <b>UOM</b> | <b>Unit Price</b> |
|--|------------|------------|-------------------|
| 1. Project Bonds and Insurance                           | 1          | Lump Sum   | \$                |
| 2. Mob/Demob including Port Access Credentials and TWICs | 1          | Lump Sum   | \$                |
| 3. Penthouse Mechanical Room Demolition                  | 1          | Lump Sum   | \$                |
| 4. Temporary Chiller and Connections                     | 1          | Lump Sum   | \$                |
| 5. DX Chiller  | 1          | Each       | \$                |
| 6. Chilled Water Pumps                                   | 1          | Each       | \$                |
| 7. Galv Steel Support Rail Replacement                   | 1          | Lump Sum   | \$                |
| 8. Chilled Water Piping (6")                             | 1          | Foot       | \$                |
| 9. Chilled Water Piping Insulation                       | 1          | Foot       | \$                |
| 10. Steel Support Rails                                  | 1          | Lump Sum   | \$                |
| 11. Boiler and Insulation                                | 1          | Lump Sum   | \$                |
| 12. Hot Water Pumps                                      | 1          | Each       | \$                |
| 13. Hot Water Piping (4")                                | 1          | Foot       | \$                |
| 14. Hot Water Piping Insulation                          | 1          | Foot       | \$                |
| 15. Outside Air Dampers and Actuators                    | 1          | Each       | \$                |
| 16. AHU-2 OA Duct Modification                           | 1          | Each       | \$                |
| 17. Replace Duct Insulation in Penthouse                 | 1          | Lump Sum   | \$                |
| 18. Electrical   | 1          | Lump Sum   | \$                |
| 19. Crane  | 1          | Day        | \$                |
| 20. DDC Controls   | 1          | Lump Sum   | \$                |
| 21. AHU-3 CW Control Valve and Thermostat                | 1          | Each       | \$                |

|                              |           |
|------------------------------|-----------|
| <b>Base Bid Total Amount</b> | <b>\$</b> |
|------------------------------|-----------|



Alabama State Port Authority  
*Requisition and Proposal*

Project Name International Trade Center HVAC Renovations

Project # 1070 Task # 2

| Contractor's Bid Proposal (Continued)                   |   |       |    |
|---|---|-------|----|
| Additive Alternate #1                                   |   |       |    |
| 22. Demo Existing Dual Duct VAV Boxes (12)              | 3 | Floor | \$ |
| 23. New Dual Duct VAV Boxes (12)                        | 3 | Floor | \$ |
| 24. New DDC Controls and Thermostats (12)               | 3 | Floor | \$ |
| 25. Electrical (12)                                     | 3 | Floor | \$ |
| 26. Repair/Replace Ceilings for Access<br>(Lay-In Grid) | 1 | Each  | \$ |
| 27. Repair/Replace Ceilings for Access<br>(Gypsum)      | 1 | Each  | \$ |

|   |           |
|---|-----------|
| <b>Additive Alternate #1 Total Amount</b> | <b>\$</b> |
|---|-----------|

| Additive Alternate #2                       |   |      |    |
|---|---|------|----|
| 28. 4th Floor HW Control Valves & Actuators | 1 | Each | \$ |
| 29. New DDC Controls and Thermostats        | 1 | Each | \$ |

|   |           |
|---|-----------|
| <b>Additive Alternate #2 Total Amount</b> | <b>\$</b> |
|---|-----------|