

**GLYNN ACADEMY HIGH SCHOOL  
CAFETERIA BUILDING (5017) RENOVATION**

**ADDENDUM NO. 1**

**DATE: November 21, 2017**

John A. Tuten & Associates, Inc.  
4680 Hwy 17 North  
Brunswick, GA 31525

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**GENERAL**

1. After the removal and transportation and re-installation of the lab casework from RECA School, the electrical circuits should be made safe and the water and waste lines capped. No other work is required in Room 407 at RECA. The Fume Hood located in Room 410 at RECA is to be disconnected, removed, transported and re-installed at the GA cafeteria building. Notes on Sheet M1.1 describe the roof repair where hood duct work is removed. No other work is required in Room 410 at RECA. The Fume Hood location shown on A2.1 is incorrect the Fume Hood should be located at the right hand end of the re-located wall mounted casework. This location is as shown on the Mechanical drawings. Furnish a finished end for both ends of the 22' re-located base casework. ½" plywood with edge banding.
2. Install two (2) 1 ½" conduits from Mechanical Room 113 over to the basement of the Prep Building to the West. These will be used for intercom and fire alarm respectfully. Provide a pull cord in each conduit.
3. We have contacted Associated Systems of Georgia and asked them to price the intercom and fire alarm work required. We will send ASG a copy of the plan holders list.
4. Sound batt insulation should be installed in all new partitions.
5. Where masonry is infilled, the masonry should be toothed into the existing. Where new opening are installed, brick and block lintels should be installed.
6. Fire extinguisher shown on existing walls will be surface mounted. Fire extinguishers mounted on new wall shall be mounted in a recessed cabinet.
7. Interior metal stud partitions are as called out in Section 092500, Part 2.4, B 1. No further engineering is required.

**PROJECT MANUAL**

1. **TABLE OF CONTENTS**

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- A. Discard issued “Table of Contents” and replace with attached “Table of Contents” dated 11/21/17.

**2. REQUEST FOR PROPOSALS**

- A. Change Proposal due date to **3:00 PM on Monday, December 4, 2017**. Proposals are to be submitted to the Glynn County Board of Education at the same address listed.

**3. PROPOSAL FORM**

- A. On Page PF-9, Section E – The “Base Bid Cost Detail Form” is Attachment #4.
- B. Replace Pages PF11-12, “Base Bid Cost Detail Form” with attached “Base Bid Cost Detail Form” dated 11/21/17.

**4. SECTION 012100 – ALLOWANCES**

- A. Add new “Section 012100” dated 11/21/17 to the Project Manual.

**5. SECTION 087100 – DOOR HARDWARE**

- A. At Part 3.6, Door hardware Sets, make the following changes:
  - 1. At Hardware Set #01 – Add Doors 102 and 104 to this set. Change lock set to 9K37IN16D Cormax Classroom Intruder.
  - 2. Delete Hardware Set #03.

**6. SECTION 092500 – GYPSUM DRYWALL**

- A. At Part 2.6, B. – Add the following: “Install reinforced drywall to 8’-0” AFF. Drywall above 8’-0” will be standard 5/8” drywall to the top of partition.

**7. SECTION 101100 – VISUAL DISPLAY BOARDS**

- A. Add new “Section 101100” dated 11/21/17 to the Project Manual.

**DRAWINGS**

**1. SHEET A2.1 – RENOVATION PLANS & LIFE SAFETY PLAN**

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- A. On Detail #3 delete the note about ½” drywall and metal studs at the entry canopy. There is no scope of work to the canopy ceiling. At this same location add a note to paint the framework around Doors 100 & 100A both on the exterior and interior.
- B.
  - 1. On Detail #1 delete the 1/A5.0 section and note shown in Room 106. Partitions between classrooms are not rated.
  - 2. Remove Door 103 and install Door 104 in its location. Delete new wall partition associated with the original door 104 location.

**2. SHEET A3.0 – DOOR & ROOM FINISH SCHEDULES – DETAILS**

- A. Change the floor finish in Room 115 to be New VCT. After the concrete floor is cut and plumbing installed and concrete patched, remove the balance of the existing VCT flooring and replace with new VCT and rubber base.
- B. At the Door Schedule make the following changes:
  - 1. Door 101 change rating to 45 min.
  - 2. Door 102 change rating to 45 min.
  - 3. Delete Door 103.

**END OF ADDENDUM NO. 1**

**Attachments:**

Table of Contents  
Base Bid Cost Detail Form  
Section 012100  
Section 101100

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Request for Proposals

**ADDENDUM NO. 1**

Instructions to Bidders – AIA A701 – 1997, “Instructions to Bidders”

Proposal Form

**ADDENDUM NO. 1**

Form of Bid Bond – AIA A310 – 2010, “Bid Bond”

Form of Contract – AIA A101 – 2007, “Standard Form of Agreement between Owner and Contractor where the basis of Payment is a Stipulated Sum”

Form of Performance Bond – AIA A312 – 2010, “Performance Bond”

Form of Payment Bond – AIA A312 – 2010, “Payment Bond”

General Conditions of the Contract – AIA A201 – 2007, “General Conditions of the Contract for Construction”

Supplementary Conditions of the Contract

“Georgia Security and Immigration Compliance Act” of 2006 and W-9 Form

Index of Drawings

**SPECIFICATIONS**

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	013200	Construction Progress Documentation	013200 – 2
	013300	Submittal Procedures	013300 – 7
	015000	Temporary Facilities and Controls	015000 – 3
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<b>MASONRY</b>	042000	Unit Masonry	042000 – 2
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	078446	Fire-Resistive Joint Systems	078446 – 5
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**ADDENDUM NO. 1  
NOVEMBER 21, 1917**

<b>DIVISION</b>	<b>SECTION</b>	<b>SUBJECT</b>	<b>PAGES</b>
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	087100	Door Hardware	<b>ADDENDUM NO. 1</b> 087100 – 22
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	096513	Resilient Base and Accessories	096513 – 5
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**ATTACHMENT #4**

**BASE BID COST DETAIL FORM FROM:** \_\_\_\_\_  
Company Name

The Architect will keep the detailed cost information confidential, and will use it only as reference information to confirm that each Proposer and Sub-Contractor are clear about the scope of the work. The Architect and the Architect’s consultants expect to communicate with the Contractor and Sub-Contractors to examine the cost proposals in detail.

SECTION	SUBJECT	SUPPLIER OR SUBCONTRACTOR	COST
010000	General Conditions, Overhead & Profit		
012100	Allowances		\$50,000.00
015000	Temporary Facilities & Controls		
017419	Construction Waste Management and Disposal		
024119	Selective Structure Demolition		
042000	Unit Masonry		
072600	Under Slab Vapor Barrier Retarder		
078446	Fire-Resistive Joint Systems		
079200	Joint Sealants		
081113	Steel Doors and Frames		
081416	Flush Wood Doors		
087100	Door Hardware		
088000	Glazing		
092500	Gypsum Drywall		
095100	Acoustical Ceilings		
096513	Resilient Base and Accessories		
099000	Painting		
101400	Signs		
104416	Fire Extinguishers & Cabinets		
220000	Plumbing		
230000	Mechanical		
260000	Electrical		



**SECTION 012100 – ALLOWANCES**

**PART 1 – GENERAL**

**1.1 SUMMARY**

- A. Section includes administrative and procedural requirements governing allowances.
  - 1. Certain items are specified in the Contract Documents by allowances. Allowances have been established in lieu of additional requirements and to defer selection of actual materials and equipment to a later date when direction will be provided to the Contractor. If necessary, additional requirements will be issued by Change Order.
- B. Types of allowances include the following:
  - 1. Lump-sum allowances.
- C. Related Sections:
  - 1. Divisions 02 through 33 Sections for items of Work covered by allowances.

**1.2 SELECTION AND PURCHASE**

- A. At the earliest practical date after award of the Contract, advise Architect of the date when final selection and purchase of each product or system described by an allowance must be completed to avoid delaying the Work.
- B. At Architect's request, obtain proposals for each allowance for use in making final selections. Include recommendations that are relevant to performing the Work.
- C. Purchase products and systems selected by Architect from the designated supplier.

**1.3 SUBMITTALS**

- A. Submit proposals for purchase of products or systems included in allowances, in the form specified for Change Orders.
- B. Submit invoices or delivery slips to show actual quantities of materials delivered to the site for use in fulfillment of each allowance.
- C. Submit time sheets and other documentation to show labor time and cost for installation of allowance items that include installation as part of the allowance.
- D. Coordinate and process submittals for allowance items in same manner as for other portions of the Work.

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1.4 COORDINATION

- A. Coordinate allowance items with other portions of the Work. Furnish templates as required to coordinate installation.

1.5 LUMP-SUM ALLOWANCES

- A. Allowance shall include cost to Contractor of specific products and materials ordered by Owner or selected by Architect under allowance and shall include **taxes**, freight, and delivery to Project site.
- B. Unless otherwise indicated, Contractor's costs for receiving and handling at Project site, labor, installation, overhead and profit, and similar costs related to products and materials under allowance shall be included as part of the Contract Sum and not part of the allowance.

1.6 ADJUSTMENT OF ALLOWANCES

- A. Allowance Adjustment: To adjust allowance amounts, prepare a Change Order proposal based on the difference between purchase amount and the allowance, multiplied by final measurement of work-in-place where applicable. If applicable, include reasonable allowances for cutting losses, tolerances, mixing wastes, normal product imperfections, and similar margins.
  - 1. Include installation costs in purchase amount only where indicated as part of the allowance.
  - 2. If requested, prepare explanation and documentation to substantiate distribution of overhead costs and other margins claimed.
  - 3. Submit substantiation of a change in scope of work, if any, claimed in Change Orders related to unit-cost allowances.
  - 4. Owner reserves the right to establish the quantity of work-in-place by independent quantity survey, measure, or count.
- B. Submit claims for increased costs because of a change in scope or nature of the allowance described in the Contract Documents, whether for the purchase order amount or Contractor's handling, labor, installation, overhead, and profit.
  - 1. Do not include Contractor's or subcontractor's indirect expense in the Change Order cost amount unless it is clearly shown that the nature or extent of work has changed from what could have been foreseen from information in the Contract Documents.
  - 2. No change to Contractor's indirect expense is permitted for selection of higher- or lower-priced materials or systems of the same scope and nature as originally indicated.

**PART 2 – PRODUCTS (Not Used)**

**PART 3 – EXECUTION**

3.1 EXAMINATION

- A. Examine products covered by an allowance promptly on delivery for damage or defects. Return damaged or defective products to manufacturer for replacement.

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3.2 PREPARATION

- A. Coordinate materials and their installation for each allowance with related materials and installations to ensure that each allowance item is completely integrated and interfaced with related work.

3.3 SCHEDULE OF ALLOWANCES

- A. **Allowance No. 1:** Allow the sum of Fifty Thousand Dollars **(\$50,000.00)** for Owner's Contingency.

**END OF SECTION 012100**



## SECTION 101100 – VISUAL DISPLAY BOARDS

### PART 1 - GENERAL

#### 1.1 SUMMARY

- A. This Section includes the following:
1. Porcelain enamel markerboards.
  2. Vinyl-fabric-faced cork tackboards.

#### 1.2 SUBMITTALS

- A. Product Data: For each type of visual display board indicated.
- B. Shop Drawings: For each type of visual display board required.
1. Include dimensioned elevations. Show location of joints between individual panels where unit dimensions exceed maximum panel length.
  2. Include sections of typical trim members.
  3. Show anchors, grounds, reinforcement, accessories, layout, and installation details.
- C. Samples for Initial Selection: Manufacturer's color charts showing the full range of colors and textures available for the following:
1. Chalkboards and Markerboards: Actual sections of porcelain enamel finish for each type of chalkboard and markerboard required.
  2. Vinyl-Fabric-Faced Cork Tackboards: Fabric swatches for each type of vinyl-fabric-faced cork tackboard indicated.
- D. Samples for Verification: Of the following products, showing color and texture or finish selected. Where finishes involve normal color and texture variations, include Sample sets showing the full range of variations expected. Prepare Samples from the same material to be used for the Work.
1. Visual Display Boards: Sample panels not less than **8-1/2 by 11 inches (215 by 280 mm)**, mounted on the substrate indicated for the final Work. Include a panel for each type, color, and texture required.
  2. Aluminum Trim and Accessories: Samples of each finish type and color, on **6-inch (150-mm-)** long sections of extrusions and not less than **4-inch (100-mm)** squares of sheet or plate. Include Sample sets showing the full range of color variations expected.
- E. Product Certificates: Signed by manufacturers of tackboards certifying that vinyl-fabric-faced cork tackboard materials furnished comply with requirements specified for flame-spread ratings.

1.3 QUALITY ASSURANCE

- A. Installer Qualifications: Engage an experienced installer who is an authorized representative of chalkboard manufacturer for both installation and maintenance of the type of sliding chalkboard units required for this Project.
- B. Source Limitations: Obtain visual display boards through one source from a single manufacturer.
- C. Fire-Test-Response Characteristics: Provide vinyl-fabric-faced tackboards with the following surface-burning characteristics as determined by testing assembled materials composed of facings and backings identical to those required in this Section per ASTM E 84 by a testing and inspecting agency acceptable to authorities having jurisdiction. Identify vinyl-fabric-faced tackboards with appropriate markings of applicable testing and inspecting agency.
  - 1. Flame Spread: 25 or less.
  - 2. Smoke Developed: 10 or less.

1.4 PROJECT CONDITIONS

- A. Field Measurements: Verify field measurements before preparation of Shop Drawings and before fabrication to ensure proper fitting. Coordinate fabrication schedule with construction progress to avoid delaying the Work.
  - 1. Allow for trimming and fitting where taking field measurements before fabrication might delay the Work.
  - 2. Established Dimensions: Where field measurements cannot be made without delaying the Work, establish dimensions and proceed with fabricating chalkboards without field measurements. Coordinate wall construction to ensure actual dimensions correspond to established dimensions.

**PART 2 - PRODUCTS**

2.1 MANUFACTURERS

- A. Manufacturer: Subject to compliance with requirements, provide products by one of the following:
  - 1. Porcelain Enamel Markerboards:
    - a. Best-Rite Chalkboard Co.
    - b. Carolina Chalkboard Co.
    - c. Claridge Products and Equipment, Inc.
    - d. Ghent Manufacturing, Inc.
    - e. Greensteel, Inc.
    - f. Lemco, Inc.
    - g. Marsh Chalkboard Company.
    - h. Nelson Adams Company.



- i. Platinum Visual Systems.
2. Tackboards:
    - a. Best-Rite Chalkboard Co.
    - b. Carolina Chalkboard Co.
    - c. Claridge Products and Equipment, Inc.
    - d. Ghent Manufacturing, Inc.
    - e. Greensteel, Inc.
    - f. Lemco, Inc.
    - g. Marsh Chalkboard Company.
    - h. Nelson Adams Company.
    - i. Platinum Visual Systems.

## 2.2 MATERIALS

- A. Porcelain Enamel Chalkboards and Markerboards: Balanced, high-pressure-laminated, porcelain enamel chalkboards of 3-ply construction consisting of face sheet, core material, and backing.
  1. Face Sheet: 0.024-inch (0.61-mm) enameling grade steel especially processed for temperatures used in coating porcelain on steel. Coat exposed face and edges with a 3-coat process consisting of primer, ground coat, and color cover coat. Coat concealed face with a 2-coat process consisting of primer and ground coat. Fuse cover and ground coats to steel at manufacturer's standard firing temperatures, but not less than 1200 deg F (649 deg C).
    - a. Cover Coat: Provide manufacturer's standard, light-colored, special writing surface with gloss finish intended for use with erasable dry markers.
  2. Core: 3/8-inch- (9.5-mm-) thick, particleboard core material complying with requirements of ANSI A208.1, Grade 1-M-1.
  3. Backing Sheet: 0.018-inch- (0.46-mm-) thick, galvanized steel sheet backing.
  4. Laminating Adhesive: Manufacturer's standard, moisture-resistant, thermoplastic-type adhesive.
- B. Vinyl-Fabric-Faced Tackboards: Mildew-resistant, washable vinyl fabric complying with FS CCC-W-408, Type II, weighing not less than 13 oz./sq. yd. (440 g/sq. m), laminated to 1/4-inch- (6.4-mm-) thick cork sheet. Provide fabric with a flame-spread rating of 25 or less when tested according to ASTM E 84. Provide color and texture as scheduled or as selected from manufacturer's standards.
  1. Backing: Factory laminate cork face sheet under pressure to 1/4-inch- (6.4-mm-) thick hardboard backing.

## 2.3 ACCESSORIES

- A. Metal Trim and Accessories: Fabricate frames and trim of not less than 0.062-inch- (1.57-mm-) thick, extruded-aluminum alloy, size and shape as indicated, to suit type of installation. Provide

straight, single-length units. Keep joints to a minimum. Miter corners to a neat, hairline closure.

1. Where size of visual display boards or other conditions require support in addition to normal trim, provide structural supports or modify trim as indicated or as selected by Architect from manufacturer's standard structural support accessories to suit conditions indicated.
2. Chalktray: Manufacturer's standard, continuous, box-type, aluminum chalktray with slanted front and cast-aluminum end closures for each chalkboard.
3. Map Rail: Furnish map rail at top of each unit, complete with the following accessories:
  - a. Display Rail: Provide continuous cork display rail approximately **1 or 2 inches (25 or 50 mm)** wide, as indicated, integral with map rail.
  - b. End Stops: Provide one end stop at each end of map rail.
  - c. Map Hooks: Provide 2 map hooks for every **48 inches (1220 mm)** of map rail or fraction thereof.
  - d. Flag Holder: Provide one flag holder for each room.

#### 2.4 FABRICATION

- A. Porcelain Enamel Chalkboards: Laminate facing sheet and backing sheet to core material under pressure with manufacturer's recommended flexible, waterproof adhesive.
- B. Assembly: Provide factory-assembled chalkboard and tackboard units, unless field-assembled units are required.
  1. Make joints only where total length exceeds maximum manufactured length. Fabricate with minimum number of joints, balanced around center of board, as acceptable to Architect.
  2. Provide manufacturer's standard vertical joint system between abutting sections of chalkboards.
  3. Provide manufacturer's standard mullion trim at joints between chalkboards and tackboards.

#### 2.5 FINISHES

- A. General: Comply with NAAMM's "Metal Finishes Manual for Architectural and Metal Products" for recommendations relative to applying and designating finishes.
- B. Finish designations prefixed by AA conform to the system established by the Aluminum Association for designating aluminum finishes.
- C. Class II, Clear Anodic Finish: AA-M12C22A31 (Mechanical Finish: nonspecular as fabricated; Chemical Finish: etched, medium matte; Anodic Coating: Architectural Class II, clear coating 0.010 mm or thicker) complying with AAMA 607.1.

### **PART 3 - EXECUTION**

**3.1 EXAMINATION**

- A. Examine wall surfaces, with Installer present, for compliance with requirements and other conditions affecting installation of visual display boards.
  - 1. Surfaces to receive chalkboards or markerboards shall be free of dirt, scaling paint, and projections or depressions that would affect smooth, finished surfaces of chalkboards or markerboards.
  - 2. Surfaces to receive tackboards shall be dry and free of substances that would impair the bond between tackboards and substrate.
  - 3. Do not proceed with installation until unsatisfactory conditions have been corrected.

**3.2 INSTALLATION**

- A. Deliver factory-built visual display boards completely assembled in one piece without joints, where possible. If dimensions exceed panel size, provide 2 or more pieces of equal length as acceptable to Architect. When overall dimensions require delivery in separate units, prefit components at the factory, disassemble for delivery, and make final joints at the site. Use splines at joints to maintain surface alignment.
- B. Install units in locations and at mounting heights indicated and according to manufacturer's written instructions. Keep perimeter lines straight, plumb, and level. Provide grounds, clips, backing materials, adhesives, brackets, anchors, trim, and accessories necessary for complete installation.
- C. Natural-Slate Chalkboards: Align and level joints between adjoining panels and apply manufacturer's recommended joint filler compound. Hone and finish joints to a continuous even plane.
- D. Coordinate Project-site-assembled units with grounds, trim, and accessories. Join parts with a neat, precision fit.

**3.3 ADJUSTING AND CLEANING**

- A. Verify that accessories required for each unit have been properly installed and that operating units function properly.
- B. Clean units according to manufacturer's written instructions.

**END OF SECTION 101100**