

ADDENDUM NO. 1

This Addendum shall become and form a part of the drawings and specifications for the project:

Career Tech Classroom Renovation

For

Kettering City School District
580 Lincoln Park Blvd.
Kettering, Ohio 45429

November 20, 2020

Prepared by:
Ruetschle Architects, Inc.
222 Linwood Street
Dayton, Ohio 45405
937-461-5390 (phone)
937-461-6829 (fax)

TO ALL BIDDERS:

This Addendum, including all corrections listed hereinafter, shall become a part of the original contract drawings and specifications and shall be taken into account in preparing the "Proposal" and shall become a part of the Contract.

The Architect requests that the Bidder bid the project in strict accordance with the drawings and specifications. Products which are not listed in the Specifications or in this Addendum as approved equals will not be accepted by the Architect. Products and manufacturers not listed in the Specifications or in this Addendum may be bid as Substitutions. The bidder is cautioned that Substitutions may be rejected, if upon later review, said Substitutions are found to be less than standard.

CHANGES TO THE PROJECT MANUAL:

ITEM 1: GENERAL NOTE

- A. Disregard any mention of LEED Requirements or LEED Submittals.
- B. This is a NON-PREVAILING WAGE Project.
- C. See attached Pre-Bid Meeting Agenda
- D. See attached Pre-Bid Meeting Sign-In Sheets

ITEM 2: BOND FORM

- A. Updated Bond Form attached to this addendum

ITEM 3: BUILDING PERMIT

- A. All Bidder's shall include the cost of the Building Permit in their base bid amount. The Building Permit fee from the City of Kettering is \$978.50. All Bidder's shall also include the cost for all Plumbing, HVAC and Electrical permits in their base bid amount.

ITEM 4: SECTION 10 11 00 – VISUAL DISPLAY BOARDS

- A. To Section 10 11 00, Page 10 11 00 – 01, Article 2.01 – Manufacturers, add the following as an approved manufacturer:

K-Pro/Educational Equipment, Kent, Ohio 44240; Phone 330-673-4881

CHANGES TO THE DRAWINGS:

ITEM 5: SHEET AD1.1 – DEMOLITION PLAN

- A. Contractor shall remove all miscellaneous wall mounted items not specifically noted on Demolition Plan
- B. Contractor shall remove all miscellaneous wood framed tables and storage shelving not noted on Demolition Plan.

ITEM 6: SHEET A1.1 – REVISED FLOOR PLAN

- A. Delete Construction Note 21.
- B. IT Closet – the closest IT Closet/Cabinet is in Classroom 518 (Classroom just north of project area) on the mezzanine.

ITEM 7: SHEET A7.1 – REFLECTED CEILING PLAN

- A. Revision to gypsum board soffit at SW corner of room. See attached Sheet A7.1 – Reflected Ceiling Plan

STATEMENT BY CONTRACTOR:

Each bidder shall sign the following acknowledgement and include it as an attachment to the proposal for the Career Tech Classroom Renovation

We acknowledge receipt of Addendum No. 1, dated November 20, 2020, comprising reference to the following:

- Item 1: General Note
- Item 2: Bond Form
- Item 3: Building Permit
- Item 4: Section 10 11 00 – Visual Display Boards
- Item 5: Sheet AD1.1 – Demolition Plan
- Item 6: Sheet A1.1 – Revised Floor Plan
- Item 7: Sheet A7.1 – Reflected Ceiling Plan

Signed _____ Date: _____
(Contractor)

END OF ADDENDUM NO. 1

Attachments:

- Pre-Bid Agenda
- Pre-Bid Sign In Sheet
- Bond Form – Revised
- Sheet A7.1 – Reflected Ceiling Plan

PRE-BID MEETING AGENDA

Career Tech Classroom Renovation
Kettering Fairmont High School
3301 Shroyer Road
Kettering, Ohio
November 19, 2020

1. INTRODUCTIONS

A. ARCHITECT

1. All questions and communications during the bidding phase shall be directed to Dana Harrah of Ruetschle Architects, Phone (937) 461-5390, dana@ruetschle.com

B. CONSULTING ENGINEER

1. Heapy Engineering
1400 West Dorothy Lane
Dayton, Ohio 45409
(937) 224-0861

C. OWNER

1. Contractors wanting to visit the site should make arrangements with the Owner prior to the visit. All requests for visits should be made through:
Mr. Ken Lackey
500 Lincoln Park
Kettering, Ohio
ken.lackey@ketteringschools.org
Phone: (937) 499-1418

2. BIDDING INFORMATION

- A. A single prime contract will be awarded for the entire bid package. Bid package is inclusive of all trades.
- B. The General Trades Contractor shall be the Lead Contractor and will establish a schedule, in cooperation with their prime sub-contractors, for completing the work.
- C. The Owner is tax exempt.

3. DRAWINGS AND SPECIFICATIONS

- A. Electronic and hard copies of the drawings and specifications are available from Media Resources Corp., 2121 Lyons Road, Miamisburg, Ohio 45342, 937-428-7831

4. BID DATE

- A. Bids will be due at the Kettering City School District Board of Education located at 500 Lincoln Park Blvd., Suite 300, Dayton, Ohio 45429 until 3:00 p.m. EST on December 1, 2020. Bids will be opened by the Director of Business Services as soon thereafter at the Board of Education Offices.

5. ADDENDA

- A. An addendum will be issued this week that will include this agenda, the sign-in sheet and answers to any questions received, and any revisions required by the design team

6. REQUEST FOR SUBSTITUTIONS

- A. Bid the project in accordance with the drawings and specifications. Any products not listed in the specifications or approved by addendum will be rejected if they are submitted during the shop drawing phase.
- B. A voluntary substitution form has been made a part of the bidder's proposal. Contractors wishing to submit products without prior approval may use this form. Only voluntary substitutions listed by the low bidder on his proposal will be considered.

7. SITE INSPECTION

- A. The building will be available for inspection following this meeting.
- B. The building will be occupied for the duration of this project. There is direct access available to the classroom from the exterior.

8. BIDDING

- A. Bidders are cautioned that they are responsible for preparing bids that are based on both the Specifications and the Drawings.

9. PERMITS

- A. Drawings and specifications have been submitted to the City of Kettering for permit.
- B. Contractor will be responsible for the cost of all permits. The cost of those permits will be listed in an addendum.

10. ENVIRONMENTALS

- A. To the Owner's best knowledge there are no hazardous materials within the project area. During the course of the project, if any materials are discovered please contact Ruetschle Architects as soon as possible

BID GUARANTY
&
PERFORMANCE BOND

"KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned _____
_____ as principal and _____
_____ as sureties, are hereby held and firmly bound unto
the Board of Education for Kettering City School District, Montgomery County, Ohio, as obligee in
the penal sum of the dollar amount of the bid submitted by the principal to the obligee on
_____ to undertake the project known as _____

_____. The penal sum referred to herein
shall be the dollar amount of the principal's bid to the obligee, incorporating any additive or
deductive alternative proposals made by the principal on the date referred to above to the obligee,
which are accepted by the obligee. In no case shall the penal sum exceed the above of
_____ dollars. (If the
foregoing blank is not filled in, the penal sum will be the full amount of the principal's bid, including
alternates. Alternately, if the blank is filled in, the amount stated must not be less than the full
amount of the bid including alternates, in dollars and cents. A percentage is not acceptable.) For the
payment of the penal sum well and truly to be made, we hereby jointly and severally bind ourselves,
our heirs, executors, administrators, successors, and assigns.

Signed this _____ day of _____, _____.

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, that whereas the above named
principal has submitted as bid for _____.

Now, therefore, if the obligee accepts the bid of the principal and the principal fails to enter into a
proper contract in accordance with the bid, plans, details, specifications, and bills of material; and in
the event the principal pays to the obligee the difference not to exceed ten percent of the penalty
hereof between the amount specified in the bid and such larger amount for which the obligee may in
good faith contract with the next lowest bidder to perform the Work covered by the bid; and in the
event the obligee does not award the contract to the next lowest bidder and resubmits the project for
bidding, the principal pays to the obligee the difference not to exceed ten percent of the penalty
hereof between the amount specified in the bid, or the costs, in connection with the resubmission, or
printing new contract documents, required advertising, and printing and mailing notices to
prospective bidders, whichever is less, then this obligation shall be null and void, otherwise to

remain in full force and effect; if the obligee accepts the bid of the principal and the principal within ten days after the awarding of the contract enters into a proper contract in accordance with the bid, plans, details, specifications, and bills of material, which said contract is made a part of this bond the same as though set forth herein;

Now, also, if the said _____ shall well and faithfully do and perform the things agreed by the Board of Education for Kettering City School District, Montgomery County, Ohio to be done and performed according to the terms of said contract; and shall pay all lawful claims of subcontractors, materialmen, and laborers, for labor performed and materials furnished in the carrying forward, performing, or completing of said contract; we agreeing and assenting that this undertaking shall be for the benefit of any materialman or laborer having a just claim, as well as for the obligee herein; then this obligation shall be void; otherwise the same shall remain in full force and effect; it being expressly understood and agreed that the liability of the surety for any and all claims hereunder shall in no event exceed the penal amount of this obligation as herein stated.

The said surety hereby stipulates and agrees that no modifications, omissions, or additions, in or to the terms of the said contract or in or to the plans or specifications therefore shall in any wise affect the obligations of said surety on its bond."

PRINCIPAL:

BY: _____

TITLE: _____

SURETY: _____

BY: _____

Attorney-in-Fact

FACSIMILE COPIES OF OR FAILURE BY ANY PARTY TO SIGN BID GUARANTY AND CONTRACT BOND SHALL RESULT IN REJECTION OF BID.

SURETY COMPANY ADDRESS:

Street

City

State

Zip

(Area Code)

Telephone

Fax

SURETY AGENT'S ADDRESS:

Agency Name

Street

City

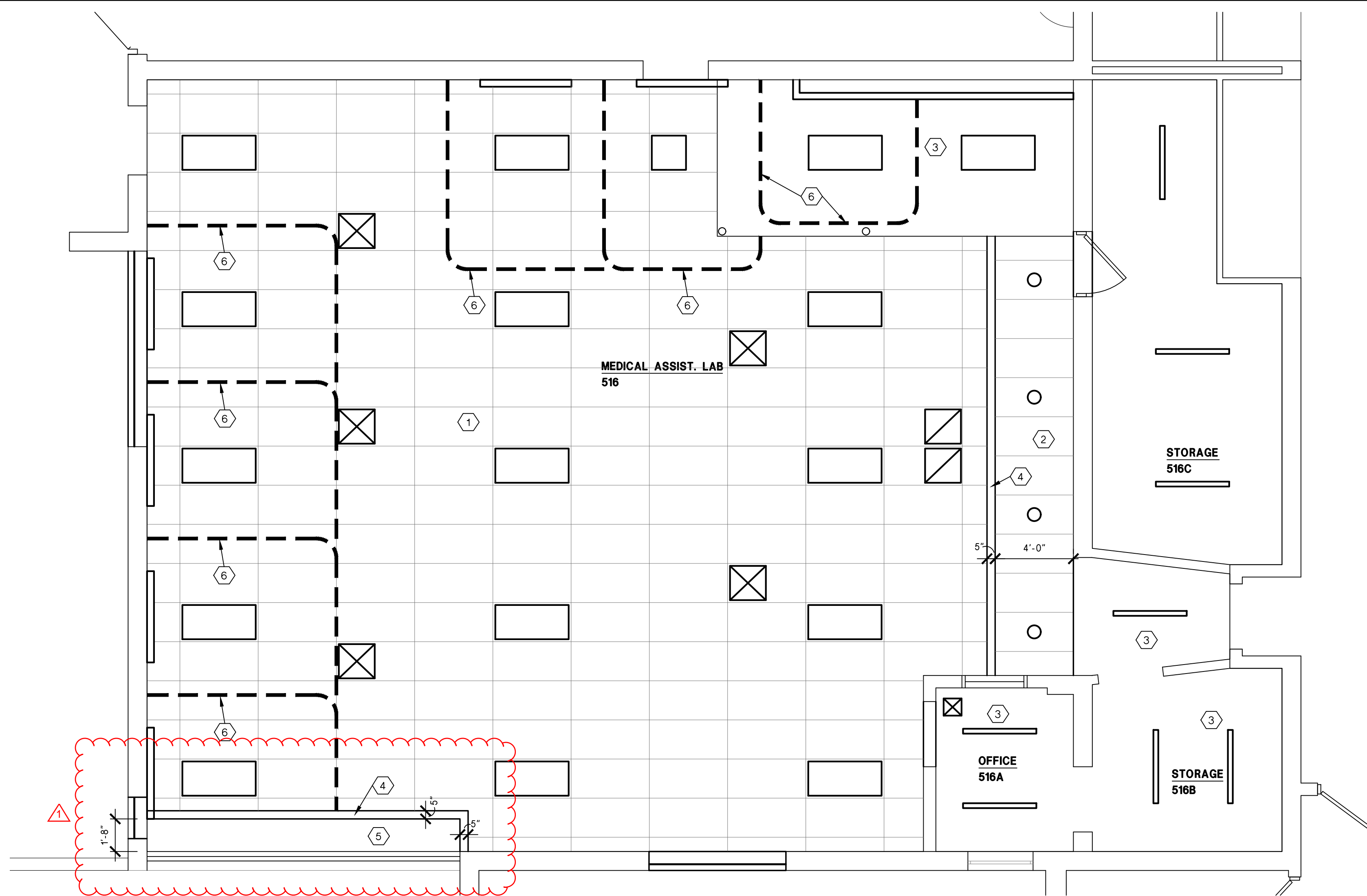
State

Zip

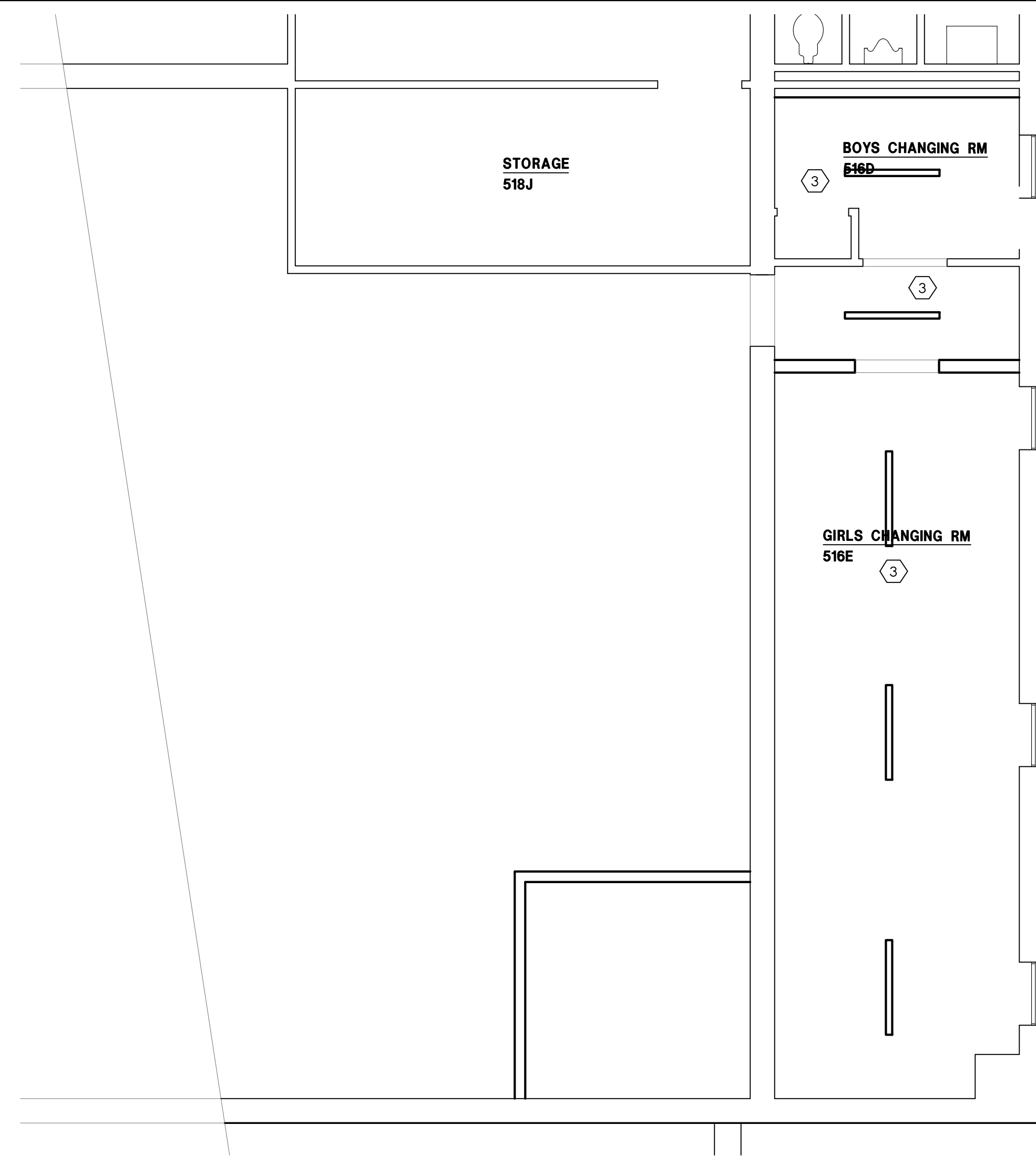
(Area Code)

Telephone

Fax



PARTIAL FIRST FLOOR REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"

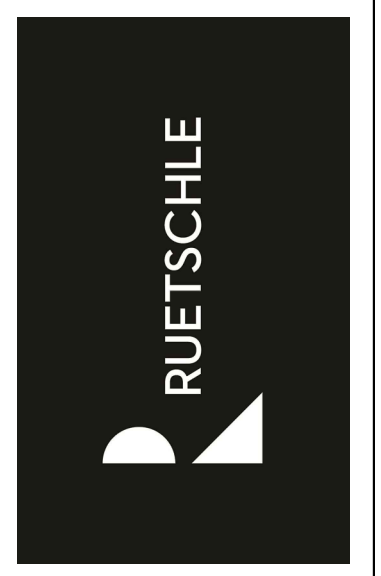


PARTIAL MEZZANINE REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"

CEILING CONSTRUCTION NOTES

1. NEW 2'x4' LAY-IN ACOUSTIC TILE CEILING AT 10'-0" A.F.F.
2. NEW 2'x4' LAY-IN ACOUSTIC TILE CEILING AT 16'-0" A.F.F.
3. PATCH AND PAINT EXISTING PLASTER OR CONCRETE CEILING.
4. NEW GYPSUM BOARD SOFFIT AT 9'-10" A.F.F.
5. NEW GYPSUM BOARD SOFFIT AT HEAD OF EXISTING WINDOW
6. NEW CUBICLE CURTAIN AND TRACK.

222 LINWOOD STREET
DAYTON, OHIO 45405
TEL: 937-461-5390
FAX: 937-461-6829
RUETSCHLE.COM



Issued
11.06.2020
Bid/Construction

Revisions:
11.20.2020
ADDENDUM NO. 1

Kettering Fairmont High School
CAREER TECH CLASSROOM RENOVATION
3301 Shroyer Road
Kettering, Ohio 45429

Comm No.
31906

Partial First Floor
Reflected Ceiling Plan

Sheet No.

A7.1