



Invitation for Bid 2026-020

Union County Sheriff's Office Fuel Station

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ADDENDUM No. 2

ISSUE DATE: March 24, 2026

Responding Offerors on this project are hereby notified that this Addendum shall be made a part of the above named IFB document.

The following items add to, modify, and/or clarify the IFB documents and shall have the full force and effect of the original Documents. This Addendum shall be acknowledged by the Offeror in the IFB document.

Union County Sheriff's Office Fuel Station
 Project No.: **IFB 2026-2020**
 Issue to: **Bidders**

Union County, Owner
 Contract Document Date: **January 20, 2026**
 Addendum Date: **March 19, 2026**

A. NOTICE TO BIDDER

- 1.1 This Addendum is issued pursuant to the Conditions of the Contract and is hereby made part of the Contract Documents. The addendum serves to clarify, revise, and supersede information in the Project Manual, the Drawings, and previously issued Addenda. The Bidder shall acknowledge receipt of this Addendum in the appropriate space on the Bid Form. Failure to do so may subject the Bidder to disqualification. A list of attachments, if any, is part of this document.
- 1.2 Acknowledge receipt of this Addendum in the space provided in the Bid Form. Failure to do so may disqualify the Bidder.
- 1.3 The date for receipt of bids for this project **is unchanged by this Addendum**. Sealed Bids for Union County Sheriff's Office Fuel Station will be **received by the Union County Procurement Department until 10:00 AM local time on March 31, 2026** at the Union County Procurement Department, 610 Patton Avenue, Monroe, NC 28110.
- 1.4 All questions about the meaning or intent of the Bidding Documents are to be submitted in writing to the Procurement contact person listed on the cover page (Juan.Rodriguez-Cruz@unioncountync.gov). **Deadline for new questions/substitution is 3:00 PM local time on March 17, 2026**. Questions will be addressed via Addenda no later than seven calendar days prior to the date for receipt of bids. All addenda and any associated contract document revisions will be posted to the following websites: Union County, NC State IPS, Duncan Parnell Planroom.

B. QUESTION AND ANSWER SECTION

1.5 General/Contract Requirements

Q1: Are subcontractor bonds required at a certain value or scope?

A1: Subcontractor bonds are not explicitly required by the Contract Documents. Bonding requirements apply to the Prime Contractor. Subcontractor bonding, if required, shall be at the discretion of the Prime Contractor.

Q2: Can a checklist of required bid documents be provided?

A2: No separate checklist will be provided. Bidders are responsible for including all required documents in their bid package as outlined in the Instructions to Bidders. A Bid Form will be provided, but it is the bidder's responsibility to ensure all other required documents are submitted.

Q3: Is the 10% minority participation a goal or a requirement?

A3: The 10% minority participation is a goal. Bidders are required to demonstrate good faith efforts in accordance with the project requirements.

Q4: What permits will be required for this project?

A4: The Contractor shall obtain all required permits, including but not limited to building, electrical, and fuel system permits, as required by the Authority Having Jurisdiction (AHJ).

Q5: What is the Owner contingency referenced in the bid form?

A5: The Owner contingency is an allowance carried within the bid form for Owner-directed use. It shall be included as a separate line item as indicated in the Bid Form and is not to be included within the Contractor's base bid price.

Q6: What is expected for bid submission (documents vs full spec book, bonds, etc.)?

A6: Bidders shall submit completed bid forms and all required documentation as outlined in the project manual, including bid security. Full specification books are not required to be resubmitted.

Q7: Will pre-bid notes be issued?

A7: Responses to pre-bid questions will be issued via addendum. Separate meeting minutes will not be issued.

Q8: Can a list of plan holders or GCs be provided?

A8: Plan holder information is available through the Duncan Parnell bid room. The Engineer will not distribute separate bidders lists.

1.5.1 Architectural/Structural

Q9: Please confirm final CMU wall height.

A9: CMU walls are intended for visual screening and containment. Provide wall height to match the height of the fuel tank, with a minimum height of 10'-0".

Q10: Confirm extents of asphalt removal and replacement.

A10: Asphalt removal and replacement with concrete shall be limited to the fueling area. The fueling area is defined as the area within the extents of the wall enclosure and extending across the drive aisle to the existing curb. This shall be a continuous paving area between the proposed speed bumps. Refer to Sheet M101 for depiction of limits.

Q11: Confirm subbase thickness for concrete paving and tank slab.

A11: Concrete thicknesses are as follows:

- Tank slab: 8 inches thick
- Concrete paving: 6 inches thick

Subbase requirements shall be as indicated in the structural drawings and details.

Q12: Are vapor barriers required?

A12: Vapor barriers are not required for exterior concrete work. Vapor barriers shall only be provided where specifically indicated for interior slabs.

1.5.2 Site/Civil/Utilities

Q13: Will routing of underground utilities outside the fenced area be permitted?

A13: Utility routing shall generally remain within the project limits as shown. Any proposed deviations shall be submitted to the Owner and Engineer for review and approval.

1.5.3 Fuel System/Mechanical

Q14: What size are the fill and dispenser line connections?

A14: The remote fill system, Franklin Fueling Systems Model RFBP-REAR, shall have 3-inch inlet and outlet connections. Downstream piping, pump, and dispenser connections shall be coordinated with the fuel system manufacturer and equipment supplier.

Q15: What piping material is required (carbon vs stainless)?

A15: Provide carbon steel piping for fill, supply, and vent piping systems in accordance with applicable codes and manufacturer requirements.

Q16: If carbon steel is used, what coating system is required?

A16: Carbon steel piping shall be protected with an industry-standard corrosion protection system suitable for exterior fuel service. This shall include, at a minimum, a shop-applied primer and field-applied epoxy or equivalent coating system. Where piping is buried or in contact with soil or concrete, provide additional protection such as wrapping or coatings in accordance with applicable standards and manufacturer recommendations.

Q17: Are connections flanged, threaded, or welded?

A17: Piping shall be primarily welded. Threaded or flanged connections may be used where required for equipment connections and maintenance access, in accordance with manufacturer requirements and applicable codes.

Q18: What type/brand of dispenser is required?

A18: Provide a fuel dispensing system compatible with the specified fuel management system and remote fill components, including coordination with Franklin Fueling Systems equipment and a dispenser pedestal such as Morrison Bros. Co. Model 434, or approved equal.

Q19: What are dispenser requirements (flow rate, hoses, finish)?

A19: Provide a standard commercial fleet fueling dispenser with the following basis of design:

- Standard flow rate, approximately 60 GPM
- Single hose configuration

Final configuration shall be coordinated with the fuel system manufacturer and approved through submittals.

Q20: Is the Hi-Link Level Shield required or only OPW level sensor?

A20: Provide tank monitoring equipment consisting of:

- OPW Fueling Components 200TG mechanical tank gauge
- OPW 444TA tank alarm
- OPW 144TA liquid level alarm

Additional monitoring systems are not required unless specifically indicated.

1.5.4 Fuel Management System

Q21: What is the existing fuel management system and how does integration occur?

A21: Provide a fuel management system consisting of the Syntech Systems FuelMaster 4000 Series. The system shall include a wired connection to the Sheriff's Office telecommunications infrastructure and shall integrate with the County's existing WEX fuel card system. Contractor shall coordinate all integration requirements with the Owner, equipment supplier, and service providers.

1.5.5 Procurement/Materials

Q22: Are Buy American requirements applicable?

A22: Materials shall comply with applicable federal, state, and local procurement requirements. No additional Buy American requirements are specified unless noted otherwise in the Contract Documents.

1.5.6 Bid Form/Alternates

Q23: Clarification on alternates (wall appears in base bid in one location).

A23: The wall enclosure is required as part of the base bid. Alternates apply to the type of wall construction, including options such as standard painted CMU versus split-face CMU with integral color, as identified in the Contract Documents.

END OF ADDENDUM