

HUFFMAN ARCHITECTS, PA
632 PERSHING ROAD
RALEIGH, NORTH CAROLINA 27608
PHONE (919) 699-4324

TO: ALL PRIME BIDDERS OF RECORD

This Addendum forms a part of the Contract Documents and modifies the original Project Manual and Construction Documents dated February 19, 2024. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification. This addendum consists of two (2) pages, four (4) 8 ½" x 11" attachments, and one (1) 36"x24" attachment. All documents are distributed digitally.

BID DOCUMENTS

<u>Item No.</u>	<u>Description</u>
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| 1. | Supplemental General Conditions: Article 23: Paragraph "a" Change the text to read " The time of completion for this project is 250 consecutive calendar days from the date stated in the designer's notice to proceed issued to the contractor." |
| 2. | Remove the Contractor Vaccination-Testing Requirements Attestation Form from the Specifications. |

DRAWINGS

<u>Item No.</u>	<u>Description</u>
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| 1. | Sheet A101 – Phasing Note 1 – Modify note 1 to read "SEVEN SHOWERS AND FIFTY-SEVEN TOILET/SHOWER ROOMS SHALL BE RENOVATED. GROUPS OF FOUR TOILETS/SHOWER ROOMS SHALL BE RENOVATED AT A TIME AND SHALL BE COMPLETED IN 8 BUSINESS DAYS. 2 BUSINESS DAYS BETWEEN EACH PHASE IS REQUIRED TO ALLOW THE OWNER TIME TO REPLACE FIXTURES IN THE COMPLETED PHASE AND REMOVE FIXTURES IN THE UPCOMING PHASE. |
| 2. | Sheet A421 – Replace Sheet A421 with attached. |

CLARIFICATIONS

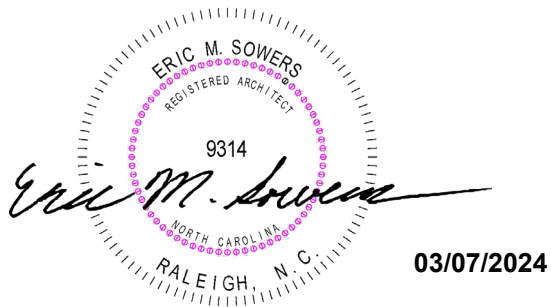
<u>Item No.</u>	<u>Description</u>
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- | | |
|----|---|
| 1. | See attached Pre-Bid Conference Minutes. |
| 2. | Clarifications from the Pre-Bid Walkthrough |
| | a. Use pick-proof caulk at all locations. |
| | b. Central Regional Hospital will be responsible for removing and reinstalling fire alarm devices in the shower rooms. |
| | c. The Covid Vaccination and Testing Requirements listed in the specifications are no longer required. The current requirement is to follow the protocol in the facility. The |

contractor should understand that the Covid Policies are subject to change in response to covid outbreaks and CDC recommendations.

- d. The deadline for questions is 12:00 Noon on March 6, 2024.
- e. Bidding will be formal.

END OF ADDENDUM NUMBER ONE





HUFFMAN ARCHITECTS

632 Pershing Road
Raleigh, North Carolina 27608

PRE-BID CONFERENCE

Project: Central Regional Hospital Patient Bathroom Safety Upgrades – A Tower
SCO ID# 17-18175-01B
Huffman Architects Project Number 1826-B

Date: February 29, 2024, at 2:00 PM.

Location: Virtual

The following is a summary of the primary points of the meeting:

- A. Introduction.
- B. The project is for the Patient Bathroom Safety Upgrades in A Tower at Central Reginal Hospital located at 300 Veazey Road, Butner, NC 27509. Sealed bids from general contractors will be received until 3:00 PM on Thursday March 14, 2024. All bids will be opened and read aloud at 3:00 PM. Bidders will be required to meet in the lobby of Central Regional Hospital prior to 3:00 pm. All bidders will then be escorted to a conference room where the bids will be opened and read.
- C. A site visit will be held at 10:00 am on 3/4/2024, at Central Regional Hospital, 300 Veazey Rd, Butner, NC 27509. All attendees of the site visit shall meet in the lobby of Central Regional Hospital by 10:00 am.
- D. The project will be constructed under a single prime contract between the Owner and Contractor for the State of North Carolina (GS 143-128). All contractors must have proper license under the state law governing their trade.
- E. The work includes renovation of seven shower rooms and fifty-seven single patient toilet/shower rooms. The project adds new hygienic wall covering and safety flooring over the existing wall and floor tiles. Existing toilet accessories and plumbing fixtures must be removed and reinstalled. New grab bars shall be provided within all accessible toilet/shower rooms that are renovated.
- F. All contractors shall understand the Patient Rights and Confidentiality requirements listed on the construction drawings and included in the project specifications.
- G. The project shall be completed in Phases as indicated on sheet A101 in the Construction Documents.
 - a. Groups of four toilet/shower rooms shall be renovated at a time. The time frame for each phase is going to be adjusted from what is currently shown in the construction documents and will be addressed in an addendum. (2) two business days are required between each phase to allow the Owner time to replace fixtures in the completed phase and remove fixtures in the upcoming phase.
 - b. The Owner shall determine the order in which the toilets/showers shall be renovated.
 - c. A punchlist will be done at the completion of each group of four toilets.

- d. Care must be taken to prevent dust, fumes, and odors from entering the occupied areas of the building.
- H. All communication is to go through the Architect and must be in writing.
 - a. Adrienne Franz of Huffman Architects will be the point of contact for any contractor questions. (919) 699-4324, adrienne@huffmanarch.com
 - b. The cut-off date for questions is Wednesday March 6, 2024, at 12:00 PM. The final addendum will be issued on Thursday March 7, 2024, to all plan holders through Accent Imaging.
- I. The Contract time for completion of the project is currently 150 consecutive calendar days from the Notice-To-Proceed. The Contract time is going to be changed in an addendum. The time will be increased.
- J. The rate of Liquidated Damages is \$300 per consecutive calendar day.
- K. Minority Business Requirements: See the guidelines for minority business participation in the specifications. The goals for participation by minority firms is set at 10%. Bids without the correct MBE forms will be discarded. Submit with the bid the Identification of HUB Certified/Minority Business Participation form and Affidavit A or Affidavit B. The apparent low bidder will be required to submit Affidavit C or Affidavit D within 72 hours. All are included in the specifications.
- L. Bonds:
 - a. 5% Bid Bond is required for Bid.
 - b. 100% Performance and Payment Bond are required.
- M. Work hours for this project shall be 7:00 AM to 5:30 PM, Monday through Friday, unless otherwise coordinated and approved by the Owner.
- N. Absolutely no tobacco products of any kind, including vaping, will be allowed within the building or on site.
- O. Reminder that these spaces are occupied by vulnerable populations.
 - a. Contractors are to be restricted to work area.
 - b. Contractors, subcontractors, and workers shall not interact with patients in any way.
 - c. Contractors, subcontractors, and workers will be expected to Sign a Contractor Confidentiality Form.
 - d. Contractors are required to provide their own toilet facilities outside of the building. The use of existing building toilet facilities will not be permitted. Toilet facilities must be lockable.
- P. Alternates include the following:
 - a. Preferred Alternate A: Hygienic Wall Covering – Provide Whiterock wall covering as manufactured by Altro.
 - b. Preferred Alternate B: Safety Flooring – Provide Aquarius by Altro.
 - c. The Pre-Bid Conference also serves as the open public meeting for the two Preferred Alternates.
- Q. Unit Prices include:
 - a. The complete renovation of a non-accessible toilet/shower room
 - b. The complete renovation of an accessible toilet/shower room.
- R. The general contractor is responsible for coordinating all trades.

- S. The contractor is reminded that bids must be provided in sealed envelopes and must be signed and sealed or they may be rejected.
- T. Question/Comments.
- a. Masks are to be worn at the walk through. Contractors are to arrive early as there is a check-in process.
 - b. All workers must avoid swearing, offensive language, and discussion of controversial or offensive topics while on site.
 - c. Wear clothing that does not contain any offensive or controversial language or imaging. If possible, wear company branded clothing.
 - d. Material storage outside the building will be available.
 - e. All doors must remain locked during construction and all tools and materials must be kept secured at all times.
 - f. Care must be taken when bringing materials into the building.
 - g. Will a master key be provided?
 - i. **Response: One key will be provided to the general contractor. An escort will also be provided.**
 - h. Will masks, face shields, and other COVID PPE be required?
 - i. **Response: A surgical mask will be required, but a face shield will not.**
 - i. Will the drywall need to be furred out?
 - i. **Response: The drywall above the tile will need to be furred out to provide an even surface for the new wall material. See Construction Drawings for details.**
 - j. Will the electrical boxes need to be adjusted for the new walls?
 - i. **Response: Electrical boxes will need to be adjusted for the new walls.**
 - k. Will the electrical work need to be done by a certified electrician?
 - i. **Response: Yes, the electrical work must be done by a certified electrician.**
 - l. Who will the SCO monitor be?
 - i. **Response: This will be determined around the time of the pre-construction meeting.**
 - m. What happens if a toilet breaks during removal?
 - i. **Response: CRH has a company that make replacement toilets if needed.**
 - n. Is the site visit mandatory?
 - i. **Response: The site visit is not mandatory but is very strongly recommended.**

These minutes represent my understanding of the pertinent issues discussed. Any corrections or additions to these minutes must be submitted to the Architect in writing within five (5) days of the distribution or the minutes shall be deemed to be an accurate representation of the issues discussed.

Minutes prepared by:

Eric Sowers, AIA, Huffman Architects

cc: All Attendees:

HUFFMAN ARCHITECTS

632 Pershing Road
Raleigh, North Carolina 27608

Central Regional Hospital Patient Bathroom Safety Upgrades – A Tower

February 29, 2024 2:00 PM
Pre-Bid Conference

March 4, 2024 10:00 AM
Pre-Bid Walkthrough

X	NAME	COMPANY	PHONE	E-MAIL
1	R Hampton Fields~*	DHHS / Prop & Construction	919.855.4881	hampton.fields@dhhs.nc.gov
2	BJ Johnson~*	Central Regional Hospital	336.382.5924	Bobby.johnson@dhhs.nc.gov
3	Eric Sowers~	Huffman Architects	919.740.5669	eric@huffmanarch.com
4	Adrienne Franz~*	Huffman Architects	919.699.4324	adrienne@huffmanarch.com
5	Josh Reeder~*	Salisbury Moore	948.302.7838	Joshua.reeder@salisburymoore.com
6	Mike Brewer~	Salisbury Moore		mike@salisburymoore.com
7	Joey Reeder*	Salisbury Moore		
8	Jamie Bladen~	HM Kern	336.668.3213	
9	Jerry Smith~*	Eagle Hammer Construction	828.493.4478	jerrysmith@eaglehammer.com
10	Britni Homan~*	Riley Construction	919.467.6104	estimating@rileycontracting.com
11	Bill Hartis*	D9 Services	704.458.8192	D9services@icloud.com
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23				

~Attended Prebid Conference

* Attended Walkthrough



HUFFMAN ARCHITECTS

632 PERSHING ROAD
RALEIGH, NORTH CAROLINA 27608
P 919.417.3788
WWW.HUFFMANARCH.COM

CENTRAL REGIONAL HOSPITAL - PATIENT BATHROOM SAFETY UPGRADES - A TOWER

300 VEAZEY RD
BUTNER, NC
27509

DHHS

CONSULTANTS

MECHANICAL, ELECTRICAL, & PLUMBING
SIGMA ENGINEERED SOLUTIONS
6555 FALL OF NEEUSE RD, SUITE #101, RALEIGH, NC 27603
CORPORATE LIC # C-2449
919.840.9300 T

CONTRACTOR REQUIREMENTS

Patient Rights and Confidentiality
For ALL Contractors working at Central Regional Hospital.

Central Regional Hospital is a psychiatric facility administered by the State of North Carolina, Department of Health and Human Services. Patients at Central Regional Hospital have the right to dignity, privacy, and humane care but cannot be expected to always act in a rational manner. Many patients have access to the hospital buildings and grounds during the day and may have access to your work area(s) as discussed at the pre-construction meeting. When encountered, patients are to be treated as other personnel in the construction/work area. That is to say that casual conversation is fine, however do not allow them to endanger themselves or others, or to interfere with work. Ask them to leave if any problem occurs. If a problem escalates or persists, have hospital staff handle the situation. Call 575-7990 if assistance is needed (Inside phone Ext: 57990)

- Do not discuss any personal information with patients.
- Do not use profanity around patients.
- Do not borrow, give or lend money or personal belongings to patients.
- Do not engage in sexual or romantic activities with patients.
- Do not threaten or verbally abuse patients.
- Do not discuss any patient by name or any identifiable way outside the hospital.
- Do not give patients rides on or off campus.
- Do not take pictures in which any patient could be identified.
- If you would happen to see someone you know, do not discuss it with ANYONE.

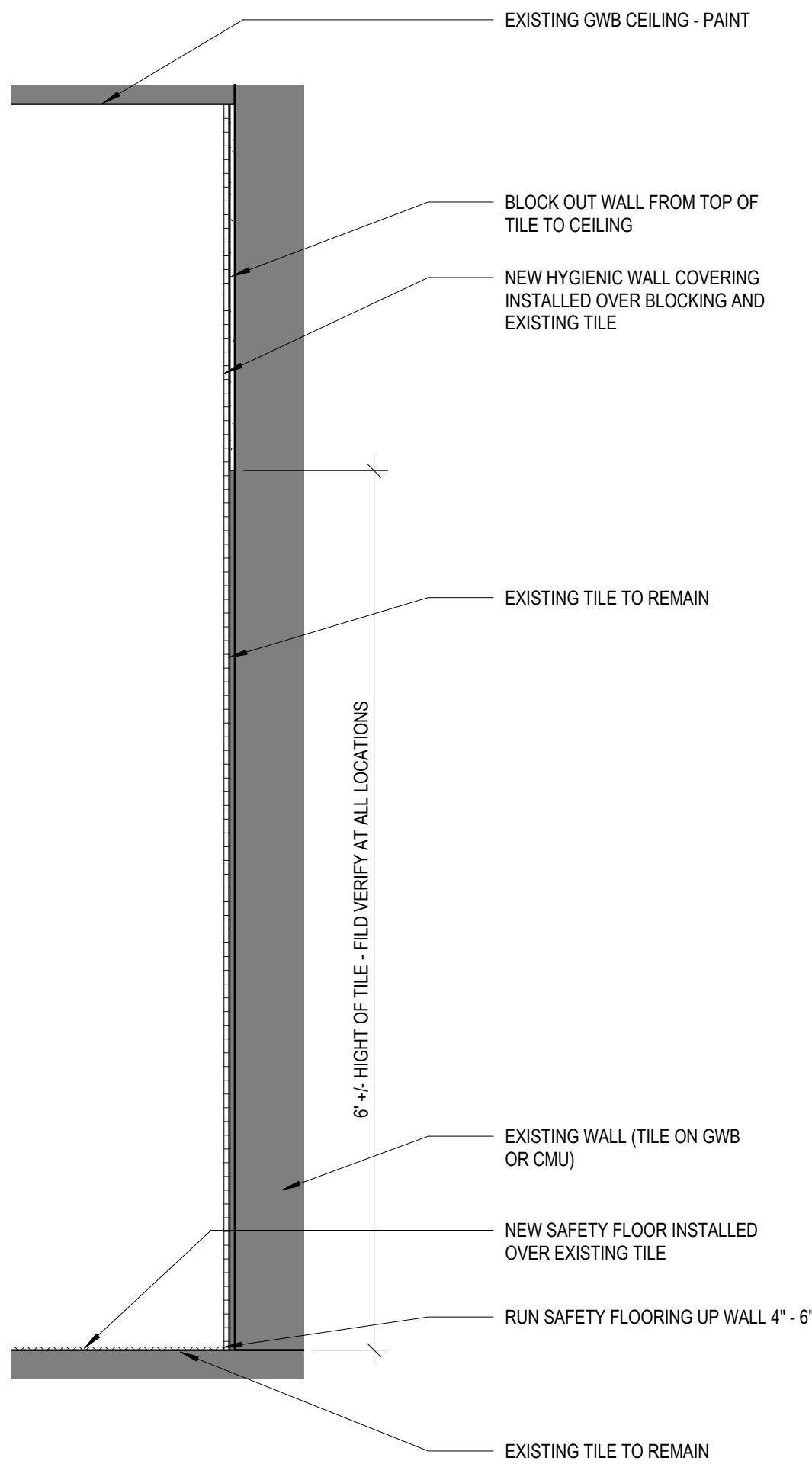
Violation of any of the above can result in removal from the site, civil, and/or legal action against the individual charged. All laws apply at Central Regional Hospital as they do elsewhere.

Safety Notice to Contractors

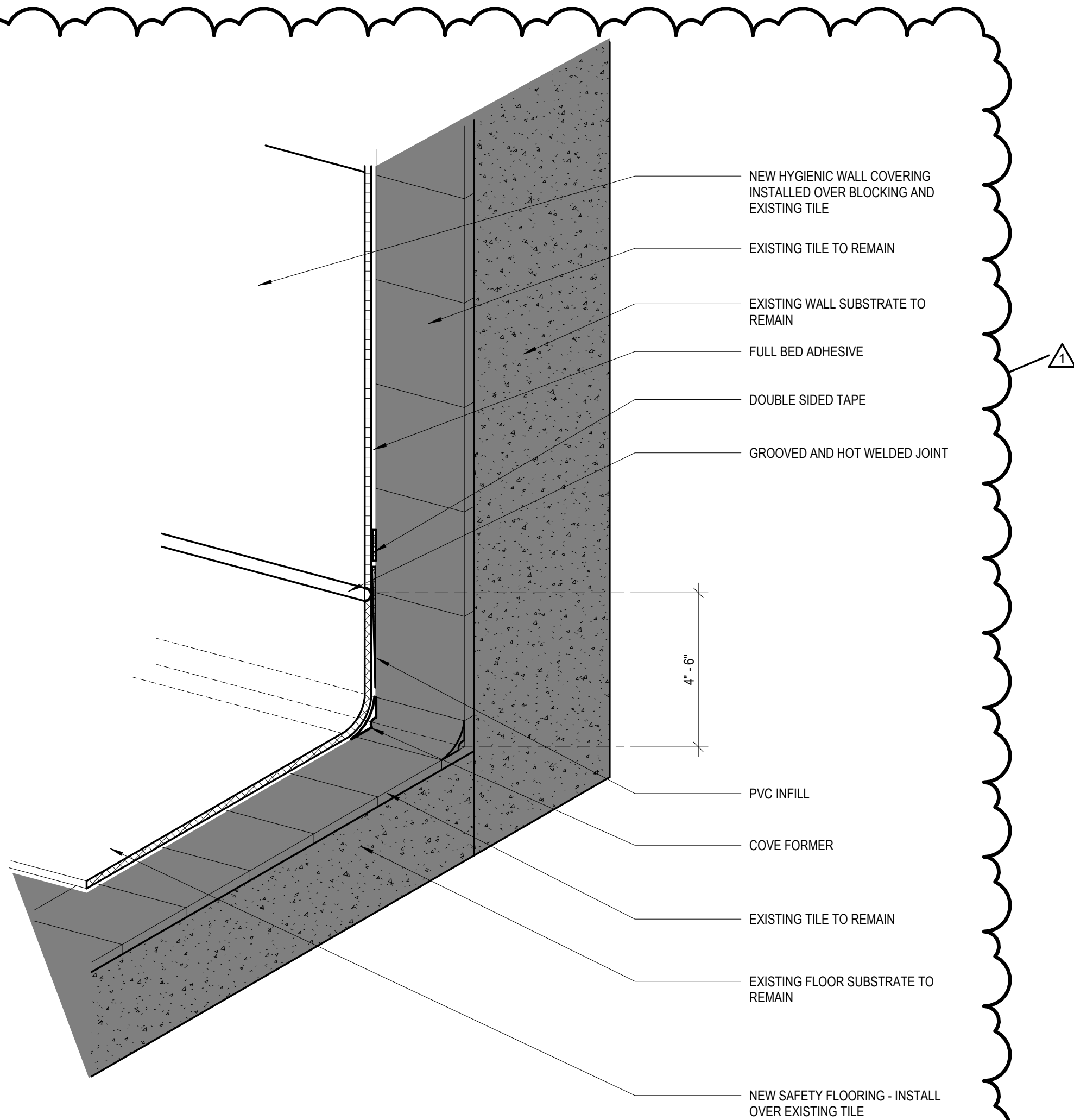
Because this is a psychiatric hospital, we ask that you take extra precautions while working in this facility. Plant Operations staff will assist in keeping the areas safe for everyone and will serve as a contractor escort in providing access and unencumbered travel in and out of the buildings.

We expect you to do the following as a minimum:

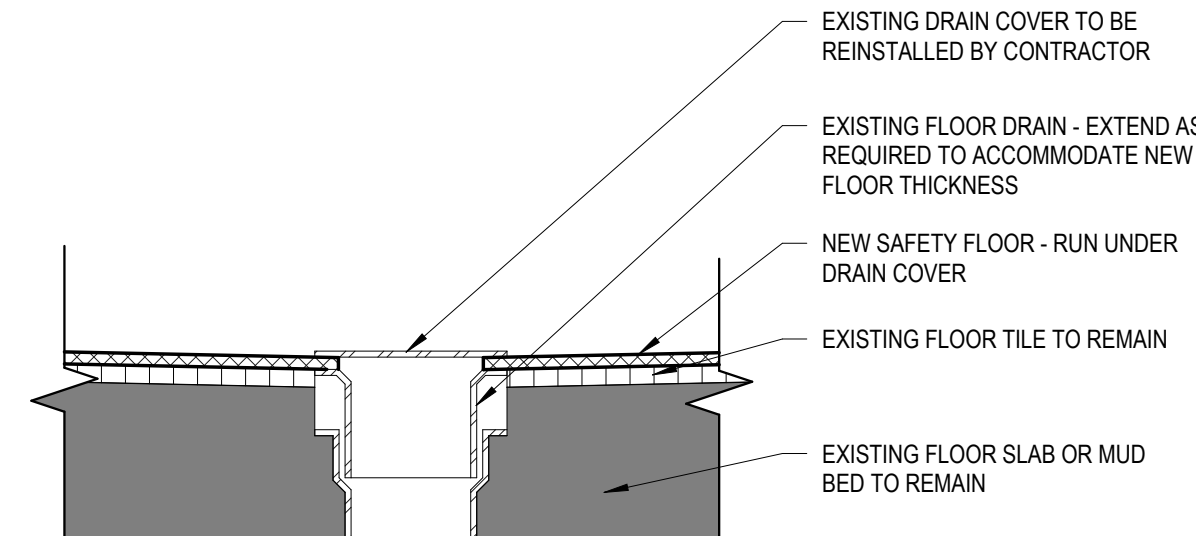
1. Lock all temporary toilet facilities when unattended. (lunch, nights, weekends)
2. Take down and lock all ladders when unattended.
3. Fully enclose any scaffolding, hoists, lifts, or other climbing hazard which is not taken down EVERY night, with an 8 ft. high plywood wall or substantial fence 8ft. tall and locking gates.
4. Pick up debris such as nails, banding straps, tools, sharp objects, etc. from areas accessible to patients at the end of EVERY DAY. Use of vacuums, magnets or other tools may be required for adequate cleanup.
5. Remove keys from all powered equipment such as lifts, pumps, trucks, etc. when unattended.
6. Store all pipe, wood, rebar, or similar items which are less than 8 ft. long inside the building or other locked area to prevent possible use as a weapon.
7. Secure all hand and power tools, gas cans, fasteners, and other potentially dangerous items whenever they are unattended.
8. Substantial barriers, barricades, and canopies MUST be installed where appropriate to prevent danger to staff and patients from falling objects, trenches, holes, and other hazards. Plastic mesh construction fencing, plywood, or similar, is acceptable. All posts must be well secured in the ground to prevent easy removal.
9. When work crews are not on site and in the vicinity. (lunch, nights, weekends, etc.) each area and its materials are expected to be secured such that it is not accessible to a determined patient.
10. WE EXPECT all normal OSHA safety procedures to be followed: Fall protection, Trenching and shoring, lock out tag out, confined spaces, all others. We are charged with assuring safety of everyone on our campus.



1 WALL SECTION - TYPICAL
A421 1" = 1'-0"

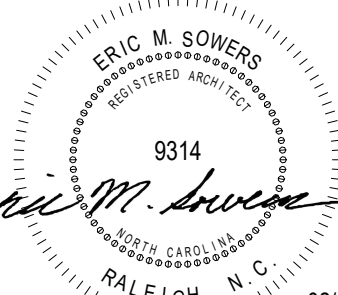
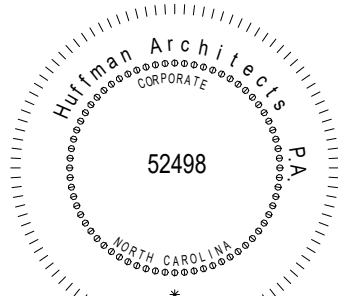


2 COVE DETAIL - TYPICAL
A421 3" = 1'-0"



3 DETAIL - FLOOR DRAIN - TYPICAL
A421 3" = 1'-0"

SEALS



PROJECT INFORMATION

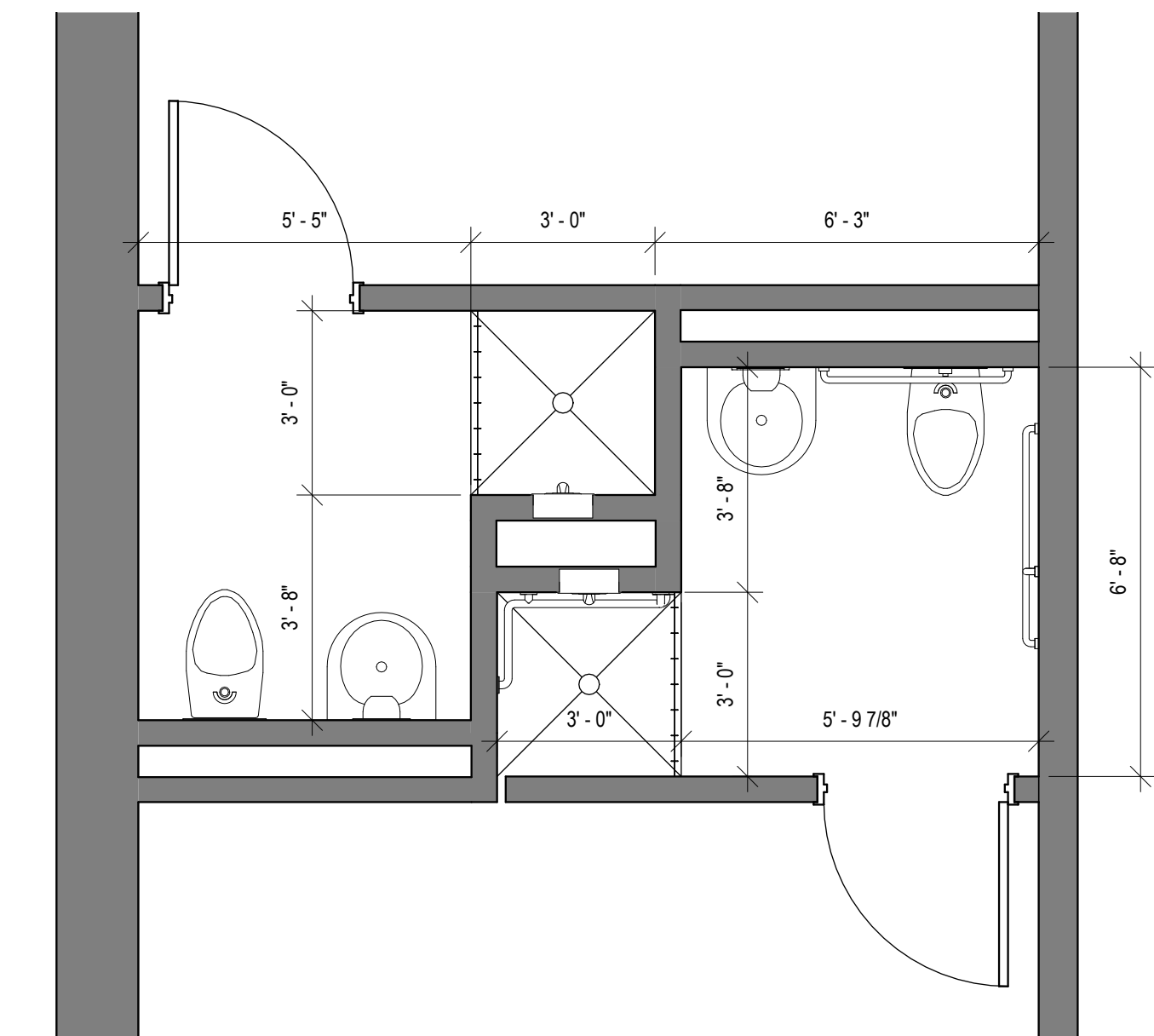
PROJECT NUMBER: 1826-B
PHASE: BID DOCUMENTS
DATE: 02.19.2024
DRAWN BY: EMS
CHECKED BY: DSR
SCD # 17-18175-01B
CODE # 41765
ITEM # 4601

REVISIONS

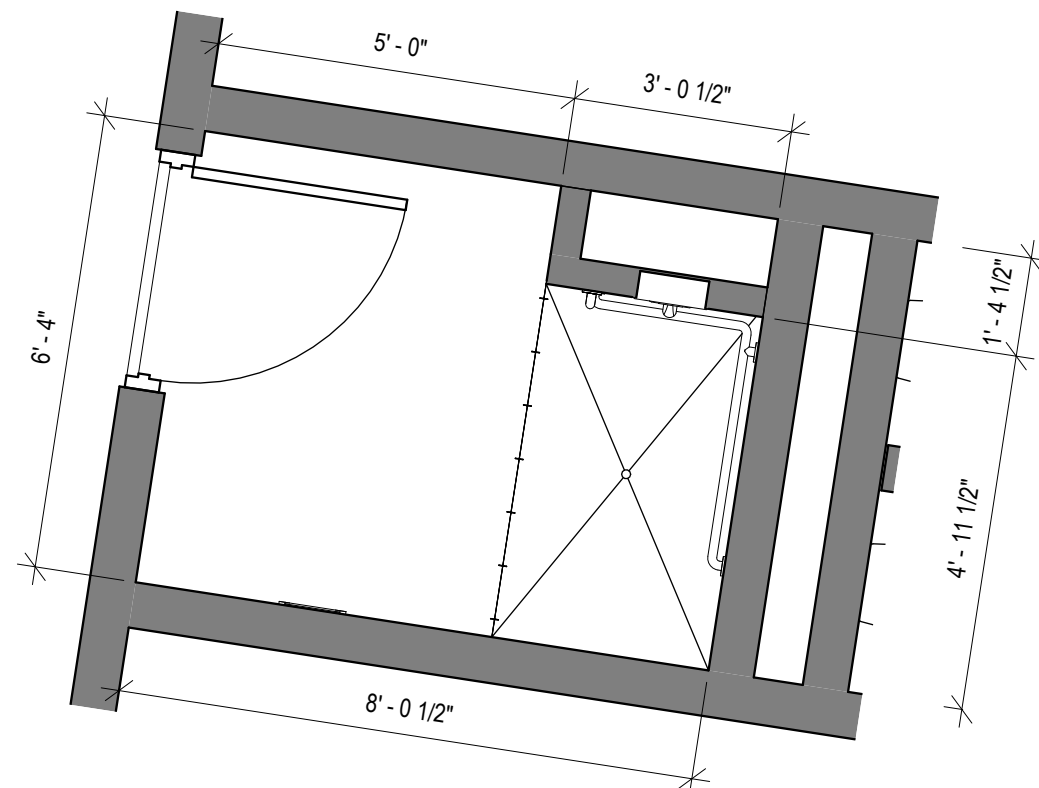
NO.	DESCRIPTION	DATE
1	ADDENDUM 1	3/7/2024

SHEET INFORMATION

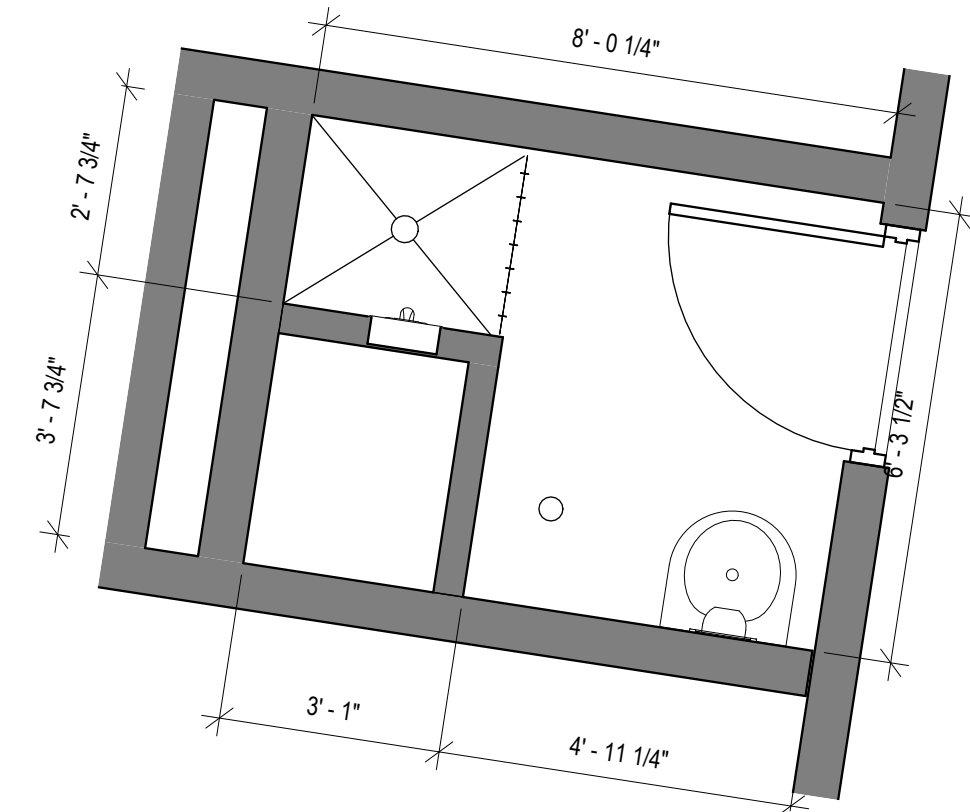
A421
DETAILS



4 LEVELS 1 & 2 - DIMENSION PLAN (REFERENCE ONLY)
A421 3/8" = 1'-0"



5 TYPICAL ADA SHOWER DIMENSION PLAN (REFERENCE ONLY)
A421 3/8" = 1'-0"



6 TYPICAL SHOWER DIMENSION PLAN (REFERENCE ONLY)
A421 3/8" = 1'-0"

NOTES:
1. DIMENSIONS ARE FOR GENERAL REFERENCE ONLY.
EACH TOILET/SHOWER ROOM MUST BE FIELD VERIFIED
TO DETERMINE ACTUAL SIZES.

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