



FACILITIES,
CONSTRUCTION,
& FIELD SERVICES
DEPARTMENT

Town of Cary
USA Baseball Stadium Field Renovation
Project No. PR3607
ADDENDUM #1

Pre-Bid Meeting Minutes
August 12, 2025, 10:00am

GENERAL:

A non-mandatory Pre-Bid meeting was held at USA Baseball at 10:00am on August 12, 2025. During the following was discussed:

- The project includes a complete renovation of the existing stadium field as detailed in the bid documents.
- The bid proposal includes a lump sum bid only, there are no bid-alternates.
- The bid opening is scheduled for 2:00pm on August 27th, 2025 at 316 N. Academy Street, Cary, NC. Bids will be opened and ready publicly in conference room #11130.
- Questions received less than five (5) business days prior to the date of opening of bids may not be answered. All questions shall be submitted in writing to Jeff Ries, Project Manager by email at jeff.ries@carync.gov

-CONTRACT TIMES & LIQUIDATED DAMAGES

- Contract time: 120 consecutive calendar days from the issuance of Notice to Proceed
- Liquidated Damages: \$1,000/day
- Anticipated construction period is November 2025 to March 2026 (dependent on the award of the project by Cary's Town Council). Anticipate recommending the bid award at the September 25th, 2025, Town Council Meeting.

This Addendum forms a part of the contract documents and modifies the bidding documents dated July 2025 with amendments and additions noted herein below. The addendum should be acknowledged in the space provided in the bid form. Failure to do so may disqualify the Bidder.

See following attachments

Item 1 – Pre-Bid attendance sheet

Item 2 – Update to Plan Sheet C-051

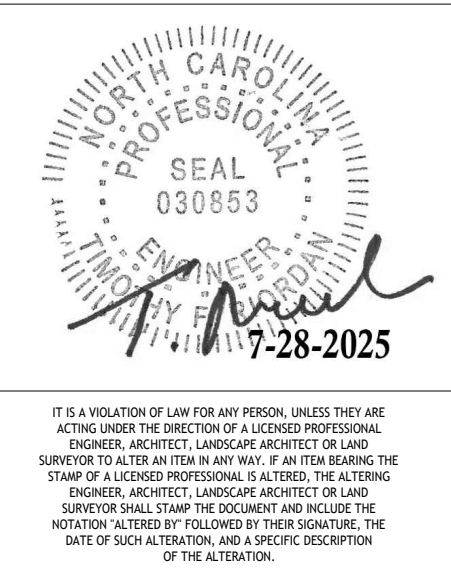
1. Plan Sheet C-051 has been revised to include numbering of wall padding during removal and storage for re-installation in the correct order.

Item 3 – Erosion & Sediment Control Permit Issuance

2. The North Carolina Department of Environmental Quality has issued the approved permit

Questions & Responses:

1. **Question:** Who is responsible for performing general maintenance of the turfgrass before completion?
Response: Cary will perform general turfgrass maintenance after acceptance of the installation from the contractor. Please refer to sections 329223 SODDED ATHLETIC FIELDS & 321801 NATURAL GRASS PLAYING FIELD SYSTEM for additional information.
2. **Question:** Are the spoils to be hauled away?
Response: Yes, please refer to plan sheet C-051 and section 312000 EARTH MOVING for additional information.
3. **Question:** Are there stockpile and laydown locations available?
Response: Yes, please refer to plan sheet C-401 for additional information.
4. **Question:** Who will provide approval to remove sediment basin?
Response: The erosion control permit will be issued through NC Department of Environmental Quality and contractor must comply with the states accepted practices. Please refer to plan sheet C-401 & C-453 and the approved permit from NC Department of Environmental Quality for additional information.
5. **Question:** How old is the field?
Response: 18 years
6. **Question:** Where is the entrance to the field located?
Response: There is a service road that allows access to the field from the parking lot of USA Baseball to the service gate located on the right field of the stadium. Please refer to plan sheet G-001 GENERAL NOTES, C-051 notes, the project manual general conditions of construction (EJCDC) sections 4.07 D & 6.11 G. for additional information. The Service road will be maintained in its existing condition throughout construction activities and or returned to its existing state after construction is completed by the contractor.



No.	Submittal / Revision	Appr	By	Date
1	ADDENDUM NO. 1	TM	TR	08-15-2025
0	BID SET	TM	TR	07-28-2025

FIELD DEMOLITION
PLAN

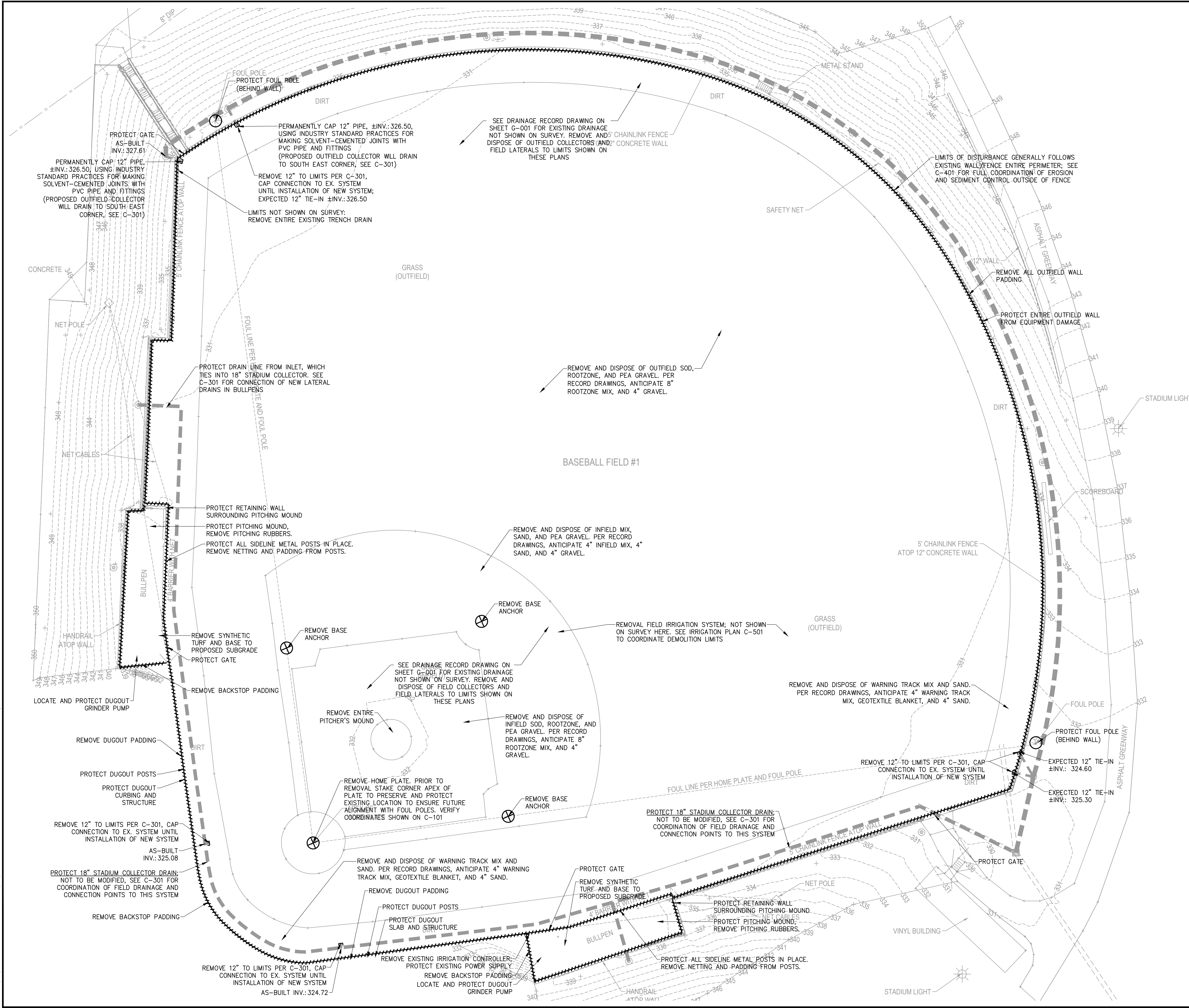
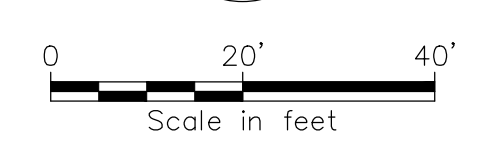
Designed By:	Drawn By:	Checked By:
TM	TM	TR
Issue Date:	Project No.:	Scale:
07/28/25	085856	AS SHOWN

LEGEND

- FIELD AREA REMOVAL
- SITE ITEM REMOVAL
- ITEM TO BE PROTECTED
- PROTECTION OF POSTS/ TEMPORARY NET OR PAD REMOVAL
- AS-BUILT LOCATION OF EXISTING DRAINAGE TO BE PROTECTED, NOT SHOWN ON SURVEY. SEE RECORD DRAWING ON G-001

NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR THE DEMOLITION, REMOVAL, AND DISPOSAL IN A LOCATION APPROVED BY ALL GOVERNING AUTHORITIES, OF ALL DRAINAGE, STRUCTURES, UTILITIES, ETC., SUCH THAT THE IMPROVEMENTS SHOWN ON THE REMAINING PLANS CAN BE CONSTRUCTED. ALL FACILITIES TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE WITH SUITABLE COMPACTED FILL MATERIAL PER THE SPECIFICATIONS.
2. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL DEBRIS FROM THE SITE AND DISPOSING OF THE DEBRIS IN A LAWFUL MANNER. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL.
3. THE CONTRACTOR SHALL MAINTAIN ALL UTILITY SERVICES TO THE EXISTING SITE AT ALL TIMES. UTILITY SERVICES SHALL NOT BE INTERRUPTED WITHOUT APPROVAL FROM THE OWNER'S CONSTRUCTION MANAGER AND COORDINATION THROUGH THE OWNER.
4. THE CONTRACTOR SHALL COORDINATE WITH RESPECTIVE UTILITY COMPANIES PRIOR TO THE REMOVAL AND/OR RELOCATION OF UTILITIES. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY'S FORCES AND ANY FEES WHICH ARE TO BE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE CONTRACTOR IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.
5. THE LOCATIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL NOTIFY THE UTILITY COMPANIES FOR ONSITE LOCATIONS OF EXISTING UTILITIES.
6. ALL EXISTING SEWERS, PIPING AND UTILITIES SHOWN ARE NOT TO BE INTERPRETED AS THE EXACT LOCATION OR AS THE ONLY OBSTACLES THAT MAY OCCUR ON THE SITE. VERIFY EXISTING CONDITIONS AND PROCEED WITH CAUTION AROUND ANY ANTICIPATED FEATURES. GIVE NOTICE TO ALL UTILITY COMPANIES REGARDING DESTRUCTION AND REMOVAL OF ALL SERVICE LINES AND CAP ALL LINES BEFORE PROCEEDING WITH THE WORK. UTILITIES DETERMINED TO BE ABANDONED AND LEFT IN PLACE SHALL BE GROUTED IF UNDER BUILDING.
7. ELECTRICAL, TELEPHONE, CABLE, WATER, FIBER OPTIC CABLE AND/OR GAS LINES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY. ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION, AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE. CONTRACTOR SHALL PAY CLOSE ATTENTION TO EXISTING UTILITIES WITHIN THE ANY ROAD RIGHT OF WAY DURING CONSTRUCTION.
8. CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, ETC., TO THE BEST PRACTICES AND AS APPROVED BY THE OWNER'S CONSTRUCTION MANAGER.
9. DAMAGE TO ANY EXISTING CONDITIONS TO REMAIN WILL BE REPLACED/REPAIRED AT CONTRACTOR'S EXPENSE.
10. TREES OUTSIDE THE LIMITS OF DISTURBANCE ARE TO BE PROTECTED AT ALL TIMES.
11. ALL EXISTING PADS MUST BE NUMBERED/TAGGED PRIOR TO REMOVAL. THE PAD MUST BE STORED IN A SAFE LOCATION ON-SITE. NUMBERING WILL ALLOW THE PADS TO BE REINSTALLED IN SAME LOCATION.



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JOSH STEIN
Governor

D. REID WILSON
Secretary

WILLIAM E. TOBY VINSON, JR.
Director



08-13-2025

LETTER OF APPROVAL

Town Of Cary
Town Of Cary Parks and Recreation
Cary, NC 27512

RE: Project Name: USA Baseball National Training Complex
Permit Number: WAKE-2026-00284
Acres Approved: 3.9
County: Wake
City: Cary
Address: 280 Brooks Park Ln
River Basin: Cape Fear
Stream Classification: NSW: Nutrient Sensitive Waters; WS-IV: Water Supply IV
Plan Type: New Plan

Dear Town Of Cary,

This office has received and reviewed the subject erosion and sedimentation control plan. We find the plan to be acceptable and hereby issue this Letter of Approval. The enclosed Certificate of Approval must be posted at the job site. This plan shall expire three (3) years following the date of approval, if no land disturbing activity has been undertaken, as is required by Title 15A NCAC 4B .0129.

As of April 1, 2019, all new construction activities are required to complete and submit an electronic Notice of Intent (eNOI) form requesting a COC under the NCG010000 Construction Stormwater General Permit. You must apply for coverage by submitting a "Construction Stormwater - NCG01 (Subject to the SPCA) in the [AccessDEQ Portal](#). Once your application is complete, you will receive an invoice for the \$127 annual permit fee and can submit payment through the AccessDEQ Portal. Once the fee is processed and the application approved, you will receive the COC via email. As the Financially Responsible Party shown on the FRO form submitted for this project, you MUST obtain the COC prior to commencement of any land disturbing activity. Please direct questions about the eNOI form to the [Stormwater Program staff](#) in the Raleigh central office. If the owner/operator of this project changes in the future, the new responsible party must obtain a new COC.



North Carolina Department of Environmental Quality
Division of Energy, Mineral and Land Resources
512 North Salisbury Street | 1612 Mail Service Center
Raleigh, North Carolina 27699-1612

Title 15A NCAC 4B .0118(a) and the NCG01 permit require that the following documentation be kept on file at the job site:

1. The approved E&SC plan as well as any approved deviation.
2. The NCG01 permit and the COC, once it is received.
3. Records of inspections made during the previous 12 months.

Also, this letter gives the notice required by G.S. 113A-61.1(a) of our right of periodic inspection to ensure compliance with the approved plan.

North Carolina's Sedimentation Pollution Control Act is performance-oriented, requiring protection of existing natural resources and adjoining properties. If, following the commencement of this project, the erosion and sedimentation control plan is inadequate to meet the requirements of the Sedimentation Pollution Control Act of 1973 (North Carolina General Statute 113A-51 through 66), this office may require revisions to the plan and implementation of the revisions to ensure compliance with the Act.

Acceptance and approval of this plan is conditioned upon your compliance with Federal and State water quality laws, regulations, and rules. In addition, local city or county ordinances or rules may also apply to this land-disturbing activity. This approval does not supersede any other permit or approval.

Please note that this approval is based in part on the accuracy of the information provided in the Financial Responsibility Form and on the plan, which you provided. You are requested to file an amended form if there is any change in the information included on the form.

Your cooperation is appreciated.

Sincerely,

Prabesh Mishra

Land Quality Section