

University of North Carolina at Charlotte, North Carolina
SANITARY SEWER REPAIR AND REPLACEMENT (SOUTH VILLAGE)

To: All Holders of Contract Documents

Subject: Addendum No. 1

Please make the following revisions/changes to the contract documents:

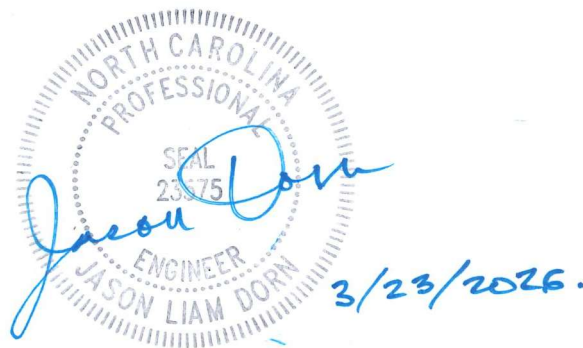
Contract Documents and Technical Specifications

1. REVISE the Advertisement for Bid, bid due date to April 7, 2026.
2. REVISE the Notice to Bidders, bid due date to April 7, 2026 and room number to 119.

Attachments to Addendum 1

1. Pre-Bid Meeting Minutes

END OF ADDENDUM 1





UNC Charlotte
Sanitary Sewer Repair and Replacement (South Village)
SCO ID# 24-27777-01

Pre-Bid Meeting Minutes – Monday, March 16, 2026, 2:00 PM

The following presents a summary of discussions during the referenced pre-bid project meeting.

- 1) **Introduction:** Please sign-in.
 - a) Pre-Bid Meeting is **non-mandatory**
 - b) Introduce team members present
 - i) Owner – UNC Charlotte
 - ii) Engineer – Gavel & Dorn Engineering
 - c) **Meeting sign in sheet is attached.**

- 2) All official correspondence related to bidding on the project including addenda will be via Duncan-Parnell. Correspondence will only be sent to those on the current plan holders list.

- 3) Pre-bid meeting is a non-binding discussion. Please submit all questions in writing for an official response to any questions. Any items related to those questions that require revision of the contract documents will be addressed via addendum.
 - a) Addendum #1 will be distributed by end of the week.

- 4) **Bid Location:** The following locations were confirmed.
 - i) **Mail:** Facilities Management 1st Floor, 9151 Cameron Blvd., Charlotte, N.C. 28223-0001 (TEL: 704-687-8894)
 - ii) All hand delivered submittals should be delivered to the address written above and placed in the brown bid/proposals drop box located in the 1st floor lobby of FMPPS building 55
 - iii) Or in the Facilities Management & Police Building (FPPS) **Room 119** prior to bid

- 5) **Bid Security and Bonds**
 - a) 5% bid bond or certified check required with proposal
 - b) Performance bond and payment bond each required at 100% of contract amount

- 6) **Contracting Requirements:**
 - a) Single Prime contract
 - b) Contractor licensing requirements
 - i) NC General Contractor License
 - ii) Public Utility classification – Water and Sewer Lines

- 7) **HUB Discussion:**

Sanitary Sewer Repair and Replacement (South Village)

SCO ID# 24-27777-01

- a) Required forms:
 - i) Identification of Minority Business Participation
 - ii) Affidavit A or B
 - b) Good faith effort requirements
 - c) Subcontractor notification requirements
- 8) **Project Description:** The project includes the construction of the rehabilitation and replacement of sanitary and storm sewer infrastructure serving the South Village area of the University of North Carolina at Charlotte campus. Major elements of work include installation of new gravity sanitary sewer, replacement of manholes and drainage structures, cleaning and CCTV inspection of existing sewers, cured-in-place pipe (CIPP) lining, manhole rehabilitation, and associated surface and site restoration. The project also includes a bid alternate to replace the Scott Hall access drive.
- a) Sewer Rehabilitation Quantities:
 - i) 3 point repairs
 - ii) 1,668 LF of CIPP 6"-10"
 - iii) 171 VF of cementitious manhole lining
 - b) Re-routed sewer quantities:
 - i) 425 LF of 8" and 12"
 - ii) 145 LF of 12" DIP aerial stream crossing
 - iii) 4 New manholes
 - iv) Abandon 7 manholes
 - c) Add Bid Alternate 1:
 - i) Installation of improved permanent easement access with porous grass pavers.
 - d) Add Bid Alternate 2:
 - i) Regrade, replace storm drainage, and repave Scott Hall Lane including curb and gutter.
 - e) Work on an active college campus environment
 - i) Pedestrian traffic control
 - ii) Coordination with University regarding utility outages
 - (1) All utility shut downs/shut offs, are to be completed by University Personnel and not by the contractor.
 - f) Easements are to be cleared by University landscape crews. **It was noted that the only areas to be cleared are between Cameron Boulevard and Toby Creek Greenway.**
- 9) Schedule:
- a) **Questions Due:** March 30, 2026 by 5:00 PM (7 days prior to bid opening). **This will be changed to March 31 in accordance with item b below.**
 - b) **Bid Opening:** April 6, 2026 at 3:30 PM. **It was agreed to change the bid opening date to Tuesday, April 7, at the same time and location(s). Addendum to be issued with this information.**
 - c) **Construction Duration:** 274 calendar days

Sanitary Sewer Repair and Replacement (South Village)

SCO ID# 24-27777-01

- i) Substantial Completion: 244 calendar days
- ii) Liquidated Damages: \$500 per day
- d) **Estimated Notice to Proceed:** Mid-May 2026

10) **Sequencing:** Some elements of work to be performed during summer months

- i) Point repairs and CIPP in Sanford Hall Lane. **It was noted that Sanford Hall Lane has recently been changed to Wilson Alumni Way and may appear as either on various maps.**
- ii) Scott Hall paving **(if selected)**
- iii) Others?

11) **Works Hours:** Normal construction hours are 7:00 AM to 6:00 PM Monday through Friday. Heavy equipment operation is limited to 8:00 AM to 5:00 PM. Weekend, holiday, or after-hours work requires prior approval from the Owner, except for emergency repairs.

12) **Permits:**

- a) Sediment and Erosion Control
 - i) Typical Of Linear Projects
- b) Wastewater Collection System Extension Permit
- c) Floodplain Development Permit
- d) SCO Approval

13) Questions:



UNCC Sanitary Sewer Repair and Replacement (South Village) SCO ID#: 24-27777-01

Monday, March 16, 2026, 2:00 PM

Name	Company	Address	Phone #	E-mail
Jason Dorn	Gavel & Dorn Engineering			jdorn@gaveldorn.com
Rebecca Calderon	Gavel & Dorn Engineering			rcalderon@gaveldorn.com
Patrick Jones	UNCC			pajones@charlotte.edu
Sid Williams	Griffin Fluid	5916 Stockbridge Dr Monroe, NC 28110	980-299-9999	sid.williams@griffinfluid.com
Paul Coutinho	Sunstate Trench-Sally	1255 Biscayne Dr Concord 28027	919-538-3377	Paul.Coutinho@sunstateequip.com
Nathan Lundquist	STATE UTILITY	4417 OLD CHARLOTTE HWY 28116	980-313-9118	Nlundquist@stateutility.com
Austin Sherrill	Locke-Lane Construction	5063 TAYLORSVILLE HWY, 28578	828-308-1202	asherrill@lockelaneconstruction.com
JOSH MOORE	MENARD SITE LLC	4330 DUNSTANWAY FARM RD 28094	(980)254-1098	josh@menardsite.com
Ellie Estep	UNC Charlotte		704-687-8355	estep@unc.edu
Collin Welborn	Elite Infrastructure Group	2675 Old Charlotte Highway, Monroe	980-240-4191	collin@eliteinfrastructuregroup.com
Johnny Parsons	GS Construction	16404 Buford Hwy	706-767-3061	johnny@gsconstruction.net
Manish Vengopal	Randolph & Son Builders	1010 WWP Rd Pineville NC 28134	704-585-7116	manish@randolphsonbuilders.com