

**TALLEY & SMITH  
ARCHITECTURE, INC.**

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P.O. BOX 518 (28151) 409 E. MARION ST. (28150) SHELBY, NC 704-487-7082 FAX 704-482-5596 TALLEYSMITHARCH.COM

**ADDENDUM NO. 1**

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**DSS CO-LOCATION PROJECT  
INTERIOR RENOVATIONS  
CLEVELAND COUNTY HEALTH CENTER  
for  
CLEVELAND COUNTY, N.C.**

Commission No. 902

Issued: December 6, 2021

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This addendum supersedes construction documents as issued for bids and dated July 17, 2020.

Items in this addendum may be referenced to a particular division in the specifications or a sheet or sheets of the drawings. It is not inferred that only work in that division of the specifications or on that sheet or sheets of the drawings is affected by the item because it is so referenced. Each contractor shall study the entire addendum as it relates to all drawings and specifications to ascertain how his work and consequently his bid are affected.

Certain items may speak to substitute trade names, product lines, etc. Where an acceptable substitute is named, it is with the provision that the naming of the substitute carries with it the responsibility for the substitute to meet the detailed specifications for the item named in the original specifications.

**GENERAL NOTE:**

**It is strongly recommended that bidders, subcontractors, product suppliers, and others that are reviewing drawings and performing take-offs use drawings printed in color. In addition to the use of line weights, much of the information shown in the plan sheets is also color coded.**

**BIDDING INFORMATION:**

1. BID DATE: **The bid date has changed to Tuesday, January 11, at 3pm.** It will be at the same location and meeting time. All other bid requirements remain the same.

**ARCHITECTURAL:**

1. Refer to Division 01. The project will be two phases structured as follows:

PHASE I: The Second Floor renovation.

- A. See new information note below for work required during 5am to 5pm night shift.
- B. The duration of the Phase I work shall be 5 months.
- C. The second floor renovation areas will be vacated by the occupants, but the first floor will remain in full operation. Any work that must occur on the first floor as part of Phase I, such as accessing above first floor ceilings, shall be coordinated with the Owner and the Owner's security staff. Any such work shall be performed as necessary to minimize any disruption to the first floor occupants and these work areas shall be cleaned, restored, and ready for use by the occupants the next day.
- D. The occupied areas of the building on the First Floor include 2 health clinics with exam rooms and a pharmacy. These areas cannot be disrupted by noise or activities during the project renovations.

**NEW INFORMATION:**

**Phase I – there is the flexibility to do some Phase I work during the day during normal work hours. It will require coordination and scheduling that takes into account the locations of the first floor clinics, pharmacy and office areas that will be occupied during the project period. Thus, Phase I activities that will not be disruptive to the occupied areas of the building can be performed during normal daily work hours. The successful bidder will be required to propose a schedule that lists when the night shift work is required and when the normal day shift work can be performed.**

**TRANSITION PERIOD:**

Upon completion of Phase I, there will be a 2 week transition period. During this time the occupants will relocate and occupy the completed second floor.

PHASE II: The First Floor renovation.

- A. Work schedule can be a normal daily shift, but many first floor areas that are not part of the renovation work area will remain occupied and shall not be disrupted by work activities. Contractor has the option of working a 5pm to 5am shift, but it is not a requirement for Phase II.
- B. The duration of Phase II work shall be 4 months.

2. Clarification: Refer to Division 01 for work that is not in the contract, but that will be performed by vendors working for the Owner.
  - a. Flooring purchase and installation, except ceramic and porcelain tile. (General Contractor will perform flooring removal and demolition activities.)
  - b. Paint - purchasing and delivery of paint to site.
  - c. Furnishings - modular furniture and glass wall systems purchase and installation. (Hollow metal steel frame glass walls, view windows and doors that are shown and detailed are in the project.)
  - d. Light fixtures - purchasing and delivery to site. The County will handle working with the lighting distributor for submitting the light fixture shop drawings and having lights delivered to the project site.
  - e. Door access systems - card readers and similar security door systems by Owner's vendor. (Infrastructure by Contractor as shown in drawings.)
3. No alternate bid items are planned for the project. If any alternates are added, they will be issued by Addendum.
4. Salvageable Materials. Existing doors and frames and hardware that are demolished and not reused shall be turned over to the Owner in good condition (this includes some existing doors and frames to be removed that may have been inadvertently not marked or noted, but are shown in existing plans and are not shown in the renovated plans). Contractor shall reuse existing doors, frames and hardware wherever applicable.
5. Salvageable Materials. Existing Ceiling tiles. Ceiling tiles that are whole and in good condition may be reused where applicable and where the installation of existing ceiling tiles will not create variations in color, condition, or appearance. For bidding purposes, the Contractor may assume that approximately 50% of the existing full size (2'x2') acoustical ceiling tiles can be reused in renovated areas of the building. Any unused existing ceiling tiles that are a full 2'x2' and in good condition shall be turned over to the Owner as salvageable materials. The Contractor may reuse ceiling grid if it can be removed and reinstalled in good, like new condition. Ceiling grid does not have to be turned over to the Owner as salvageable materials.
6. Removal of floor finishes. In the corridors and some rooms (such as breakrooms) where the existing finish schedule indicates the flooring is an LVP simulated wood pattern, the flooring is actually a sheet vinyl simulated wood pattern. This sheet vinyl flooring product will not be removed by the General Contractor.
7. The allowance for "Remove and reinstall steel shelving systems, Section 10 56 00" is only for removal of the steel shelving systems in the areas to be demolished and for reinstalling this shelving at the end of the project. It will be reinstalled in locations to be determined by the Owner. Any shelving that is not reinstalled shall be turned over to the Owner in good condition as salvageable materials. These shelving systems are further described in Section 10 56 00 and consist of wall mounted slotted rails and shelving units

that can be affixed to the rails. This allowance does not include casework/cabinets that are to be removed. Casework and cabinets that are to be removed shall be carefully removed and turned over the Owner as salvageable materials.

8. In some of the existing areas to be demolished, before the project starts and the Contractor is given possession of the building, the Owner may have already removed some casework and shelving. Thus, not all casework or shelving shown will necessarily still be in place.
9. On sheet A2.6, in Room 627, there are two locations that should have been noted with New Work Keyed Note #7. See the two dark lines in Room 627 for the locations.
10. Sheet ID3.2, the finish schedule marks the Women's Toilet as 658 and the Men's Toilet as 659. 658 is the Men's and 659 is the Women's. Men's 658 tile work is new wall tile where the shower is removed and a new wall is built to close the former shower opening. The Women's 659 tile work will require all new tile for the floor, base, and walls.
11. Chair Rail is listed on the existing finish schedule and is in some of the existing areas, including some of the areas to be demolished. New chair rail is not in the contract.
12. Sheet ID3.1 states that floor crack suppression (repair) is required in concrete floors. This applies to the Contractor where the Contractor is responsible for installing new flooring (tile floor in Women's Area 659). Where flooring is provided and installed by Owner's Vendor, the Vendor will prepare the floors.
13. Wherever a glass wall system is shown that is by Owner's Vendor, it will require that the Contractor provide a finished steel stud and gypsum board bulkhead at 8'-6" above finished floor. The glass wall system will be installed by the Vendor to fit into the finished opening (walls and bulkhead) after the Contractor's finish work is completed. (Suspended ACT ceiling systems are typically at 9' AFF and 9'-6" AFF.)

END OF ADDENDUM # 1

Robert L. Smith, III, AIA, LEED AP  
TALLEY & SMITH ARCHITECTURE, INC.