

**ROWAN COLLEGE AT GLOUCESTER COUNTY  
ECONOMIC DEVELOPMENT CENTER AND ROWAN MEDICINE  
Addendum #2 May 13, 2019  
COVER SHEET**

**Bid Package Clarification and Changes**

This Addendum dated May 13, 2019 for the **Economic Development Center and Rowan Medicine** shall be included as part of the Contract Bid Documents. This Addendum shall supplement and clarify the current Contract Bid Documents.

**ADDENDUM #1 CONSISTS OF ALL OF THE ITEMS LISTED BELOW. PLEASE ACKNOWLEDGE RECEIPT OF THIS ENTIRE ADDENDUM BY SIGNING BELOW AND FAXING BACK IMMEDIATELY TO (856) 396-6205. THIS IS MANDATORY!!** If this fax is unclear, please call (856) 396-6200. If you are not bidding this project, please write "No Bid" and fax this page back.

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Company**

1. Addendum #2 narrative, 36 items – (5 pages)
2. Specification Section 05510 - Metal Ladders (1 page)
3. Sketch CSK-6 (1 page)
4. Sketch CSK-7 (1 page)
5. Bid Form – Part C – Unit Prices – Added per Addendum #1 – Revised per Addendum #2. (3 pages)
6. Specification Section 10820 – Louvered Roof Top Equipment Screens – Added per Addendum #2. (3 pages)

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Addendum #2  
May 13, 2019**

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This Addendum dated May 13, 2019 for the **Economic Development Center and Rowan Medicine** shall be included as part of the Contract Bid Documents. This Addendum shall supplement and clarify the current Contract Bid Documents.

1. On Site Drawing 4: delete the note: "Remove: 18" R.C.P., 24" R.C.P.& E-inlet" in Note Box on lower right of Site Drawing 4. Add the following note: "REMOVE 18" R.C.P. and E-inlet, Construct 24" R.C.P. and Construct new E-inlet".
2. Rowan Medicine: On Drawing #1/E4, Second Floor Power Plan: Typical of twenty-four (24) locations at each radon ventilation pipe location shown on architectural drawings (#A200 small group meeting, #A202 small group meeting, #A203 small group meeting, #A204 small group meeting, #A206 storage, #A210 office, #A211 office, #A216 office, #A220 staff, #B200 learning resource area, #B201 small group meeting, #C202 small group meeting, #C204 office, #C212 work room, #D201 small group meeting, #D203a equipment room, #D204 OMM lab, #D206 small group meeting, #D208 small group meeting, #D209 large classroom, #D210 small group meeting, #E204 large conference, #E211 corridor, and #E212 corridor), provide a junction box above the ceiling at each radon ventilation pipe location. Connect to the nearby receptacle circuit serving the respective room. Install and wire junction boxes (to facilitate future in-line vent fan installation).
3. Rowan Medicine: On Drawing #1/E4, Second Floor Power Plan: Typical of nine (9) locations at #A200, #A201, #A202, #A203, #A204, #A205, #D201, #D202, and #D205 small group meeting rooms: The #PROJ-\* projector connections and associated telephone/data outlets are located at the ceiling in each room. The floor outlets are at the floor in each room.
4. Rowan Medicine: On Drawing #1/E4, Second Floor Power Plan: At #B200 learning resource area, the wall and floor modular furniture connections utilize WiFi for data. For furniture feed connections, run data conduits as spare with no data wiring at this time (spare for future use).
5. Rowan Medicine: On Drawing #1/E9, Electrical Site Plan: Electrical Contactor shall provide wiring and final connections to the flagpole lights shown on Site Civil Drawing #5. Provide two (2) #10, 1" C run from panel "CA480V1" (circuit # CA480V1-25) through integrated outdoor lighting controller to the lights at the flagpole location. Site contractor shall provide lights suitable for 277 V operation in lieu of 120 V.
6. Rowan Medicine: On Drawing #E15, Wiring Legend: As currently shown on the schedule, all wiring for security/call systems is by the Electrical Contractor.
7. Rowan Medicine: On Drawing #E16 and Economic Development, Drawing #E8, Electrical Symbol List:

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- A. Fire alarm devices and wiring are by the Owner's fire alarm system contractor as currently shown for fire alarm symbols. The Electrical Contractor shall provide fire alarm outlets, pathways, and related work as currently shown for fire alarm symbols.
  - B. Security devices and connections are by the Owner's security vendor as currently shown for fire alarm symbols. The Electrical Contractor shall provide security wiring, outlets, pathways, and related work as currently shown for security symbols.
  - C. Nurse call devices are by the Owner as currently shown for nurse call symbols. The Electrical Contractor shall provide nurse call device installation, connections, wiring, outlets, pathways, and related work as currently shown for nurse call symbols.
8. Economic Development: On Drawing #1/E2, Power Plan: Typical of twelve (12) locations at each radon ventilation pipe location shown on architectural drawings (#1403 main office C, #1405 office, #1408 office, #1409 office, #1418 office, #1422 janitor, #1426 state main office, #1429 learning, #1437 open office, #1439 stock, #1441 file, and #1443 mechanical), provide a junction box above the ceiling at each radon ventilation pipe location. Connect to the nearby receptacle circuit serving the respective room. Install and wire junction boxes (to facilitate future in-line vent fan installation).
9. Reference Drawings A-2 an A-14. The logos and letters can be fabricated aluminum backlit instead of cast aluminum.
10. On Drawing S-0 Note 28 says provide for additional concrete due to deflection. This does not require a second pour. See Specification Section 03300 for finish tolerances. See Steel Deck Institute Guidelines for more information.
11. On Drawing A-13 Detail 17, provide 16 gauge Stainless Steel Column covers as noted. Delete reference on A-16 to clear anodized aluminum column covers.
12. The unit price for unsuitable soil refers to existing material with the assumption that it is not contaminated. The soils and/or ground water on-site have not been tested and will not be removed from the site, therefore, no testing is required. Excess soils shall be accommodated on-site as shown or as directed by the Construction Manager in another location on the campus at RCGC.
13. The anticipated award and Notice to Proceed is the second week of June 2019.
14. The Owner will pay permit fees and Plan Review fees for the buildings. The contractor will be responsible for permit fees for temporary trailers.
15. Deptford Township Construction Office will perform code plan review and inspections.
16. The project is tax exempt and the Owner will provide a tax-exempt certificate.
17. Refer to Specification Section 01500. **“Use Charges: Cost or use charges for temporary facilities are not chargeable to the Owner or Architect. The Contractor shall pay for all temporary or permanent utilities until Substantial Completion.”**
18. The Structural Steel contractor does not need to be AISC approved but all work should comply with AISC standards.

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19. The Owner will pay for all utility connection fees.
20. Please note that the Bid Bond is drawn to the order of Rowan College at Gloucester County in the amount not less than 10% of the Bid pursuant to N.J.S.A. 18A:64A-25.16, not limited to \$20,000.
21. Any police services required for street closures or utility work shall be paid for by the Owner or the allowance.
22. The bidder must be pre-qualified as C008 – General Construction by the New Jersey Department of Treasury, Division of Property Management and Construction, prior to the date that bids are received. The Prime Subcontractors listed must be pre-qualified by the New Jersey Department of Treasury, Division of Property Management and Construction, prior to the date that bids are received. The required categories are: C032 – HVACR, C030 – Plumbing, C047 – Electrical and C029 – Structural Steel and Ornamental Iron.
23. Vinyl Composite Tile patterns will be provided after award. For bidding purposes, the contractor should allow for up to three (3) colors in a full tile pattern for any room and up to seven (7) colors for the corridors in Wing B Pediatrics.
24. In Stairs A & B, provide the roof ladders with hinged security doors and a hasp lock to prevent pedestrians from using the ladders. See **attached** Specification Section 05510 Metal Ladders – Added Per Addendum #2. (1 Page)
25. The contractor shall provide concrete sealant for concrete floors where the moisture content exceeds the manufacturer’s requirements. This is a Means & Methods scheduling issue.
26. On Drawing A-15, A-16 and Detail 3 on A/23 provide 4” High x 20” Long bull-nosed base tile noted as TL3. Delete reference to 3” x 3” tile.
27. Provide signs for all doors and in addition, provide ADA signage as required by the authority having jurisdiction indicating stairs, elevator, bathrooms, etc.
28. Provide 1/2” thick 8 inch or 12 inch High cast aluminum letters as indicated on the drawings for the Rowan Medicine building.
29. There are a number of locations that require the contractor to provide vinyl signage for glass windows at the Economic Development Center. All locations are shown on the Contract Drawings and shall be provided. These include the main entrance, and the entrance to each of the interior three (3) suites.
30. The Finish Legend on Rowan Medicine Drawing A-38 calls out ES-3. The contractor shall provide ES-3, Varia Ecorsin Screen by 3Form as the sidelight material for doors C-200 and B-200.
31. Site Plan Modifications / Adjusted Scope of Work  
  
Street Trees – Additional landscape materials shall be added to the scope of work as follows: Street trees shall be planted along the west side of the proposed buildings (between the building and Tanyard Road). The total quantity of additional trees (not shown on the site plans issued for

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bidding) is thirty (30). Equal numbers of the following tree types shall be provided and planted in locations to be established at the time of planting. Methods of planting shall be as described and specified on Site Plan Sheet 18, prepared by Federici & Akin, as included in the Bid Set. Trees shall be:

<u>Quantity</u>	<u>Botanical Name</u>	<u>Common Name</u>	<u>Caliper</u>
10	Acer rubrum "October Glory"	October Glory Red Maple	2-1/2" to 3"
10	Platanus acerifolia "Bloodgood"	Bloodgood London Plane	2-1/2" to 3"
10	Acer rubrum "Red Sunset"	Red Sunset Red Maple	2-1/2" to 3"

The attached sketches CSK-6 and CSK-7 dated 5/10/19 locate additional "No Parking" signage. (2 sketches)

Stop Signs – Two (2) additional "STOP" signs shall be provided and installed as detailed on Site Plan Sheet 18, prepared by Federici & Akin, as included in the Bid Set. Locations shall be designated at the time of installation. Twelve inch (12") wide thermoplastic stop bars shall be applied to the road surface at each "STOP" sign location.

No Parking Signs – Twenty (20) "No Parking" Signs, designated as R8-31 (18" x 24") in the Manual on Uniform Traffic Control Devices (MUTCD) shall be provided and installed as detailed on Site Plan Sheet 18, prepared by Federici & Akin, as included in the Bid Set. Locations shall be designated at the time of installation.

Concrete Curb – Bidders shall include, in the Base Bid, an allowance for the construction of 200 LF of additional 6" x 8" x 18" concrete curb at locations to be designated prior to commencement of site clearing. Concrete curb shall be as designated on Site Plan Sheet 18, prepared by Federici & Akin, as included in the Bid Set. Additionally, a unit price per lineal foot of 6" x 8" x 18" concrete curb shall be provided in the Bid Form to account for quantities less than or in excess of the 200 LF to be included in the Base Bid. See attached Bid Form – Part C – Unit Prices – Added per Addendum #1 – Revised Per Addendum #2. (3 pages)

32. Exterior Signs

Post-Mounted Traffic Control Signs – All traffic control signs shall be produced and installed in accordance with the applicable provisions of the Manual on Uniform Traffic Control Devices (MUTCD). Signs shall be reflective, and shall be mounted on single posts at the height specified on Site Plan Sheet 18, prepared by Federici & Akin, as included in the Bid Set.

33. Provide 6' High temporary construction fencing to fully enclose both building construction sites and the construction entrance and staging area. After Phase I, provide locking construction fencing/gate at the new parking lot entrance to the site. After substantial completion of the Economic Development Center, rework the temporary fencing to fully enclose the Rowan Medicine building. Appropriate safety signage will be required and shall be provided.

34. Provide six (6) Construction Manager reserved parking space signs. These shall be located adjacent to the CM trailer inside the construction entrance and staging area directly adjacent to the Rowan Medicine building site. All of the construction trailers adjacent to and north of the CM trailer.

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35. Provide the Rooftop Equipment Screens in accordance with the **attached** Specification Section 10820 Louvered Roof Top Equipment Screens – Added Per Addendum #2. (3 Pages)
36. In Specification Section 09510 – Acoustical Ceilings, provide the intermediate duty exposed grid suspension ceiling with 15/16” wide face in HDG Steel, Class A Fire-Rated white per ceiling Type A and A1. Provide the specified aluminum gasketed clean room suspension system for ceiling Type A2.

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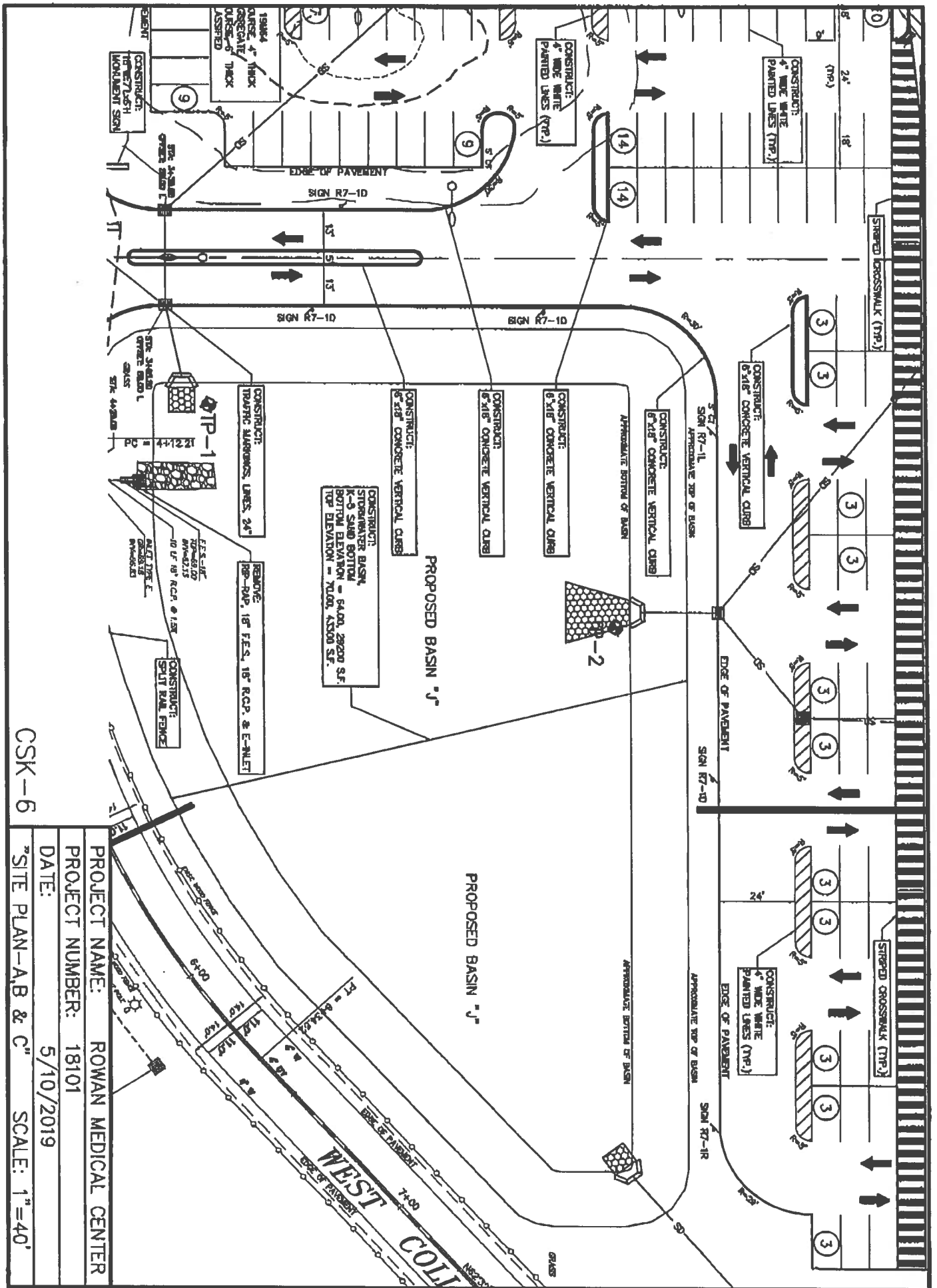
**SECTION 05510 - METAL LADDERS – ADDED PER ADDENDUM #2**

**A. General:**

1. Comply with ANSI A14.3[, except for elevator pit ladders].
2. For elevator pit ladders, comply with ASME A17.1/CSA B44.

**B. Steel Ladders:**

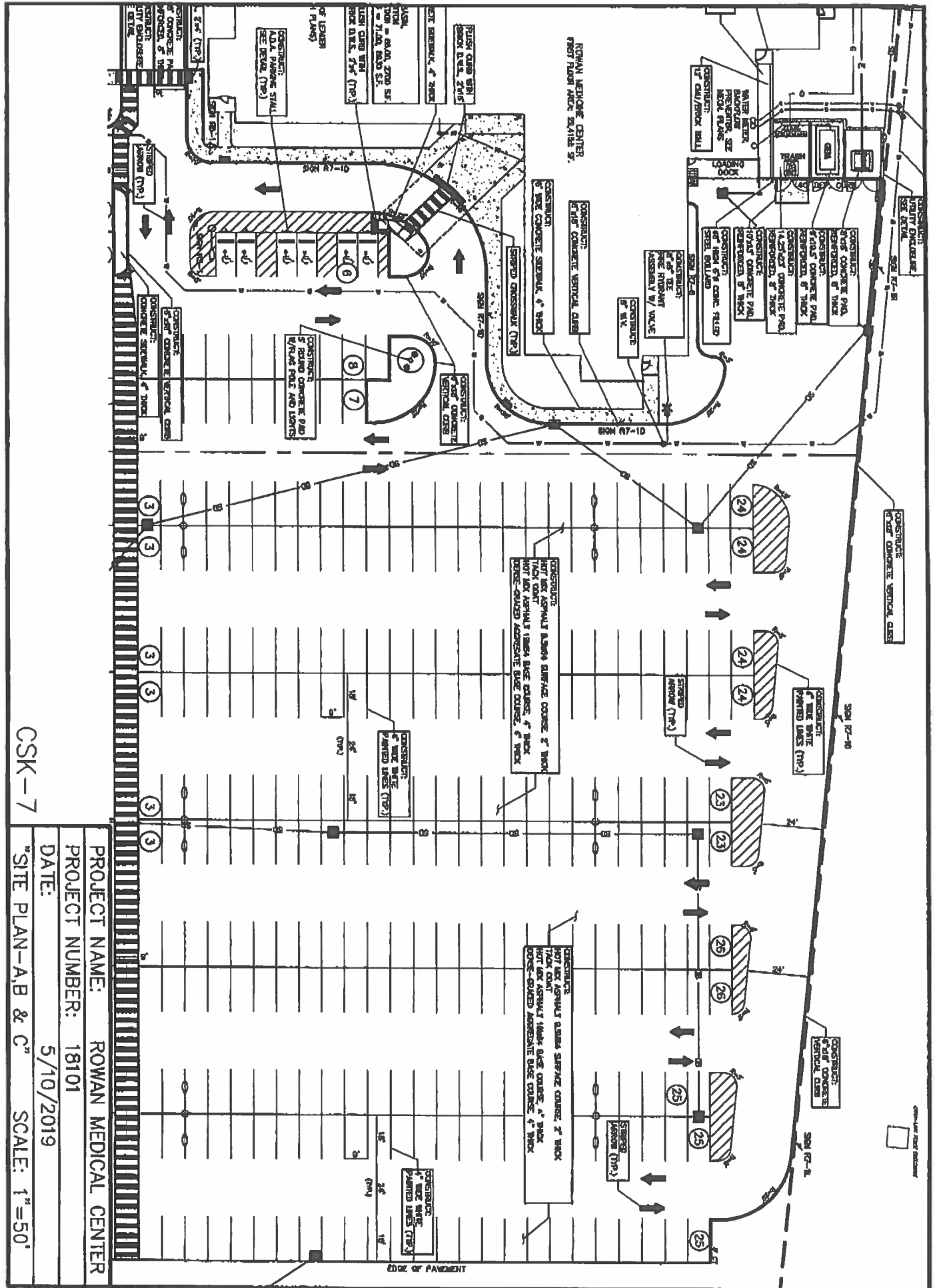
1. Space siderails 18 inches.
2. Siderails: Continuous, 3/8-by-2-1/2-inch steel flat bars, with eased edges.
3. Rungs: 1-inch- square steel bars.
4. Fit rungs in centerline of siderails; plug-weld and grind smooth on outer rail faces.
5. Provide nonslip surfaces on top of each rung, either by coating rung with aluminum-oxide granules set in epoxy-resin adhesive or by using a type of manufactured rung filled with aluminum-oxide grout.
6. Provide nonslip surfaces on top of each rung by coating with abrasive material metallically bonded to rung.
7. Provide platforms as indicated fabricated from welded or pressure-locked steel bar grating, supported by steel angles. Limit openings in gratings to no more than 3/4 inch in least dimension.
8. Support each ladder at top and bottom and not more than 60 inches o.c. with welded or bolted steel brackets. Provide a minimum 7" clear from the face of rung to the nearest obstruction for clear toe room.
9. The finish for all ladders shall be hot-dipped Galvanized steel painted in accordance with Specification Section 09900 Painting.
10. In Stairs A & B, provide the roof ladders with hinged security doors and a hasp lock to prevent pedestrians from using the ladders.



CSK-6

PROJECT NAME:	ROWAN MEDICAL CENTER
PROJECT NUMBER:	18101
DATE:	5/10/2019
SITE PLAN-A, B & C"	SCALE: 1"=40'





CSK-7

PROJECT NAME: ROMAN MEDICAL CENTER  
 PROJECT NUMBER: 18101  
 DATE: 5/10/2019  
 SCALE: 1" = 50'

EDGE OF PAVEMENT

**BID FORM – PART C - UNIT PRICES – ADDED PER ADDENDUM #1 – REVISED PER  
ADDENDUM #2**

**1.1 GENERAL**

- A. Unit price is an amount proposed by bidders, stated on the Bid Form, as a price per unit of measurement for materials or services added to or deducted from the Contract Sum by appropriate modification, if the estimated quantities of Work required by the Contract Documents are increased or decreased.
- B. Unit prices include all necessary material to fully furnish, plus cost for delivery, installation, insurance, overhead, profit, and applicable taxes. The prices shown in the schedule are for additions to the contract. When these prices are used for credits to the contract they may be reduced by ten percent (10%).
- C. Measurement and Payment: Refer to individual Specification Sections for work that requires establishment of unit prices. Methods of measurement and payment for unit prices are specified in those Sections.
1. The Owner reserves the right to reject the Contractor's measurement of work-in-place that involves use of established unit prices, and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.
- D. Schedule: A "Unit Price Schedule" is included at the end of this Section. Specification Sections referenced in the Schedule contain requirements for materials described under each unit price. **The Contractor shall submit a complete Unit Price Schedule. The Schedule MUST contain the Unit Prices for All Sub-Contractors listed on the Bid Form – Part A. If there is no cost associated with the Unit Price, put "0" or N/A in the space. If the space is left blank, we will assume that no cost is associated to that Unit Price.**

**UNIT PRICE SCHEDULE**

1. ROWAN MEDICINE – WING D: Provide a unit price for soil exchange. This Unit Price shall include the removal of unsuitable soil to be stockpiled, graded, seeded and stabilized on site as directed by the Construction Manager and Gloucester County Soil Conservation Official and new certified clean structural fill imported, placed and compacted in 8" lifts.

\$ \_\_\_\_\_ per cubic yard

2. Provide a 24 strand single mode fiber optic cable from the first floor Rowan MDF to the second floor Rowan IDF pulled in the spare conduit.

\$ \_\_\_\_\_ Lump Sum

**BID FORM – PART C - UNIT PRICES – ADDED PER ADDENDUM #1 – REVISED PER ADDENDUM #2**

3. Submit Unit Prices for each item listed below. For each item, include 50' of 3/4" conduit (base pricing on utilizing EMT conduit) and associated wiring (utilize 3 #12 wiring for power and lighting devices and utilize appropriate systems wiring for other devices) including all associated fittings, boxes, hardware, flexible connections, etc. As required to completely provide the item listed. Unit price shall include connecting to currently specified wiring anywhere within 50'0" of the new device location. For fire alarm devices, please note that system programming (and related manufacturer's representative services) associated with unit price devices is included in the base bid (see fire alarm specifications for information).

One (1) 20A, 120V Duplex Receptacle

\$ \_\_\_\_\_ each

One (1) 20A, 120V Combination Duplex Receptacle And Duplex Universal Serial Bus (USB) Charger

\$ \_\_\_\_\_ each

One (1) 20A, 120V Duplex GFCI Type Receptacle

\$ \_\_\_\_\_ each

One (1) 20A, 120V Duplex Receptacle, Flush Mounted In Floor

\$ \_\_\_\_\_ each

One (1) Multiple Use Systems Outlet, Flush Mounted In Floor

\$ \_\_\_\_\_ each

One (1) 0-10 V, 30 Ma, 8 A, 120/277 V, Light Emitting Diode (LED) Driver Or Fluorescent Electronic Ballast Combination Dimmer Switch And Occupancy Sensor

\$ \_\_\_\_\_ each

One (1) Type "A" Luminaire

\$ \_\_\_\_\_ each

One (1) Fire Alarm Pull Station

\$ \_\_\_\_\_ each

One (1) Fire Alarm Audio/Visual Horn Strobe

\$ \_\_\_\_\_ each

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**BID FORM – PART C - UNIT PRICES – ADDED PER ADDENDUM #1 – REVISED PER  
ADDENDUM #2**

One (1) Telephone/Data Outlet, With 2-Cable Data (CAT-6A) with 200' Horizontal Cabling, 2  
Jacks, Testing, and Tie-Ins To A Patch Panel

\$ \_\_\_\_\_ each

One (1) Fully Populated 48-Port CAT-6A Patch Panel

\$ \_\_\_\_\_ each

One (1) Install Owner Furnished Network Switch In Rack

\$ \_\_\_\_\_ each

One (1) 3-Gang Audio/Visual Box In The Wall With Three (3) 2" Conduits Up To Ceiling and  
Blank Cover Plate

\$ \_\_\_\_\_ each

4. Provide concrete curb 6' x 8" x 18" for quantities less than or in excess of the 200 LF to be  
included in the Base Bid,

\$ \_\_\_\_\_ per lineal foot

END OF SECTION

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## SECTION 10820 – LOUVERED ROOF TOP EQUIPMENT SCREENS – ADDED PER ADDENDUM #2

### PART I - GENERAL

#### 1.1 SUMMARY

A. Section Includes:

1. Fixed, extruded-aluminum louvered roof top equipment screens

B. See Division 5 Section 05500 Metal Fabrication for structural framing supporting louver sections.

#### 1.2 PERFORMANCE REQUIREMENTS

A. Design: Design louvers, including comprehensive engineering analysis by a qualified engineer, using structural performance requirements and design criteria to meet the New Jersey Edition of the 2015 IBC.

B. Structural Performance: Louvers shall withstand the effects of gravity loads and the following loads and stresses within limits and under conditions indicated without permanent deformation of louver components, noise or metal fatigue caused by louver blade rattle or flutter, or permanent damage to fasteners and anchors.

1. Wind Loads: Determine loads based on a uniform pressure of 30 lb./sq. ft. (1435 Pa), acting inward or outward,

#### 1.3 SUBMITTALS

A. Product Data: For each type of product indicated.

B. Shop Drawings: For equipment screens and accessories. Include plans, elevations, sections, details, and attachments to other work. Show frame profiles and blade profiles, angles, and spacing.

C. Samples: For each type of metal finish required.

D. Submittal: For louvers indicated to comply with structural performance requirements and design criteria indicated.

### PART II - PRODUCTS

#### 2.1 MATERIALS

A. Aluminum Extrusions: ASTM B 221M, Alloy 6063-T5.

**SECTION 10820 – LOUVERED ROOF TOP EQUIPMENT SCREENS – ADDED PER ADDENDUM #2**

- B. Aluminum Sheet: ASTM B 209M, Alloy 3003 with temper as required for forming.
- C. Fasteners: Use types and sizes to suit unit installation conditions.
  - 1. For fastening aluminum, use aluminum or 300 series stainless-steel fasteners.

**2.2 FABRICATION, GENERAL**

- A. Join concealed frame members to each other and to fixed louver blades with fillet welds concealed from view welds, threaded fasteners, or both, as standard with louver manufacturer unless otherwise indicated or size of louver assembly makes bolted connections between frame members necessary.

**2.3 EXTRUDED-ALUMINUM ROOF TOP EQUIPMENT SCREEN**

- A. Direct Mount Horizontal Blade Louvered Roof Top Equipment Screen
  - 1. Basis-of-Design Product: Architectural Louvers Co. (Harray, LLC); Model V4JSD. Subject to compliance with requirements, provide the specified product or comparable product by one of the following:
    - a. Manufacturers of equivalent products submitted and approved in accordance with Section 01300 - Product Substitution Procedures.
  - 2. Louver Blade Depth: 4 inches (100 mm)
  - 3. Blade Profile: Plain blade without center baffle.
  - 4. Blade and Frame Nominal Thickness: Not less than 0.080 inch (2.03 mm).
  - 5. Framing Support: Modular aluminum tube framing, not less than 0.140 inch thickness. Design and construction of framing and connections to handle design wind loads. Framing to mount directly to air handling unit as shown on drawings.
  - 6. Hinge: 0.120" thickness aluminum heavy-duty hinge. Each louver panel to be hinged for full access to the air handling unit.
  - 7. Latch: top and bottom slam latch (provided)
  - 8. Louver Performance Requirements:
    - a. Free Area: Not less than 8.0 sq. ft. (0.74 sq. m) for 48-inch- (1220-mm-) wide by 48-inch- (1220-mm-) high louver assembly.
    - b. Horizontal Drag Coefficient: Not greater than 0.63 on a cross sectional profile, allowing for a 37% reduction in wind load imposed horizontally upon supporting structural framing.

**2.4 ALUMINUM FINISHES**

- A. High-Performance Organic Finish: 3-coat fluoropolymer finish complying with AAMA 2605 and containing not less than 70 percent PVDF resin by weight in color coat. Prepare, pre-treat, and apply coating to exposed metal surfaces to comply with coating and resin manufacturers' written instructions.
  - 1. Color and Gloss: As selected by Owner from manufacturer's full range.

**SECTION 10820 – LOUVERED ROOF TOP EQUIPMENT SCREENS – ADDED PER ADDENDUM #2**

**PART III - EXECUTION**

**3.1 INSTALLATION**

- A. Locate and place equipment screens level, plumb, and at indicated alignment with adjacent work.**
- B. Use concealed anchorages where possible. Provide brass or lead washers fitted to screws where required to protect metal surfaces and to make a weather-tight connection.**
- C. Provide perimeter reveals and openings of uniform width to allow for thermal expansion, as indicated.**
- D. Damaged finishes must be replaced with new factory finished parts.**

**END OF SECTION 10 82 00**