



637 W College St
Springfield, MO 65806
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ADDENDUM (ADD) #02

PROJECT:	Cabool Middle School Safe Room; 20-606
CLIENT:	Cabool R-IV School District
DATE:	September 24, 2021

This addendum shall modify the drawings and specification requirements as herein noted. However, this addendum shall not relieve the general contractor or sub-contractors of any responsibility under the plans and specifications except as amended herein.

GENERAL:

1. Attached pre-bid sign-in sheet and meeting notes.
2. Special Inspections will be provided by Owner and not included as part of the bid.
3. Contractors will have 3 hours after time of bid to provide their sub-contractor lists. Email sub-contractor list to Nathan Burkholder; burkholder@paragonarchitecture.com
4. Contractors may contact Dr. Karl Janson, Superintendent to schedule tours but all questions should be directed to the architect.
 - a. Phone: 417-962-3153
 - b. Email: kjanson@cabool.k12.mo.us

SUBSTITUTIONS:

The following list must be referenced to the appropriate specification section, and the manufacturer's name added to the acceptable manufacturers in each section. **Note: Naming of a manufacturer does not necessarily certify or warrant that a specific product automatically complies with the contract.** The same limitations that apply to the naming of acceptable manufacturers in the specifications apply to those listed below. The Contractor must ensure that all products comply with the plans and specification requirements:

1. Section 06 4100 Architectural Wood Casework:
 - a. 2.1.J – Grass Zbox full extension drawer slides accepted as alternate product.
2. Section 08 7100 Door Hardware:
 - a. 2.2.D. – Pemko continuous geared hinges accepted as alternate product.
 - b. 2.7.A.1. – Sargent 80 series exit devices accepted as alternate product.
 - c. 2.8.A.1. – Sargent 281 series door closers accepted as alternate product.
 - d. 2.9.A. – Securitron BPS series power supply accepted as alternate product.
 - e. 2.12, 2.13 – Pemko weatherstripping/thresholds accepted as alternate product.

SPECIFICATIONS:

1. Section 00 2113-Instructions to Bidders
 - a. Modification: XVIII.E. - Remove Davis-Bacon Act Wage Determination Order requirement.
2. Section 03 3006-Waterproofing Admixture for Cast-in-Place Concrete
 - a. Modification: Add specification to project for all new cast-in-place concrete slabs.
3. Section 03 4100-Precast Structural Concrete
 - a. Modification: 2.9.B. - We have no objection to the use of XPS instead of ISO in the precast panel as long as the R-value of the composition meets the energy code requirements of the complete assembly (R-13). ISO is preferred per the specifications, but XPS is acceptable to eliminate any delays.
 - b. Modification: 2.9.B.1. – Approximate R-Value: R-5 per inch.
 - c. Modification: 2.9.C.5. – Remove color additive from specifications.
 - d. Clarification: Provide steel insulation wythe connectors.
4. Section 09 0561-Common Work Results for Flooring Preparations
 - a. Modification: Remove section from specifications.
5. Appendix B7-Davis-Bacon MO25
 - a. Modification: Remove Davis-Bacon Wage Order from requirements of project.



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DRAWINGS:

1. Sheet A3-0 detail 2 & 3:
 - a. Clarification: Precast reveal to stop at Metal Wall Panels.
2. Sheet A5-1 detail 1:
 - a. Clarification: Flashing termination to be field cut in precast panel with a minimum depth to cover vertical joints.

END OF ADDENDUM



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PRE-BID NOTES

Project:	Cabool Middle School Safe Room
Client:	Cabool R-IV School District
Date:	September 21, 2021 @ 10am

A. PROJECT INTRODUCTION:

- Project Name: Cabool Middle School Safe Room
- Project No.: 20-606

B. PROJECT DESCRIPTIONS:

The project consists of a 3,500 sq.ft. FEMA Safe Room plus a 600 sq.ft. connection lobby. The safe room will serve as a middle school band room including instrument storage, practice rooms and toilets.

SCHEDULE:

- All questions must be submitted by **Friday, October 1, 2021 end of day.**
- Anticipated date for last Addendum: **Monday, October 4, 2021 end of day.**
- Bids Due **Thursday, October 7, 2021 at 2:00pm.**
- BOE Board Approval **Monday, October 13, 2021.**
- Anticipated Notice to Proceed: **Tuesday, October 14, 2021.**

C. TEAM INTRODUCTIONS:

- Dr. Karl Janson, Superintendent, Cabool School District
- Nathan Burkholder, Paragon Architecture
- Matt Miller, Civil, Toth Associates
- Brian Orr, Structural, Toth Associates
- Jennifer Luce, MPE, RTM Associates
- **Jessica Paulk, Grant Manger, SCOCOG**

D. INSTRUCTIONS TO BIDDERS:

- Appendix A = forms to submit as part of Bid
- Appendix B = reference, or may be used for submitting info
- Plans may be purchased or downloaded through Engineers Reprographics and online: www.erplanroom.com
- The Contractor shall seal their Bid in an envelope and clearly mark the outside with the Project Title and time for bid opening and with Company Name/Letterhead.
- Bids will be received at the **Middle School Library, Dr. Karl Janson, 1025 Rogers Avenue, Cabool, Missouri 65689, no later than 2:00pm October 7, 2021. Bids will be opened and read aloud publicly.**
- The following items are required with each Bid. These forms are available in the Project Manual. Use bid form included in project manual in its entirety, do not modify bid form. See Addenda for any changes to the Bid Form prior to Bid Date. Copies of these forms may be made but **original signatures** must be on the forms submitted at the time of Bid:
 - Bid Form
 - Signed Bid Proposal Form - See Appendix A
 - Words AND Numbers – Words shall govern
 - Acknowledgement of Addenda – On Bid Form



- Bid Guaranty – **5% Bid Bond or certified bank check**
- Proposed Sub-Contractors List – See Appendix A
- Statement of Bidder Qualifications – See Appendix A
- E-Verify Affidavit
- MBE/WBE Good Faith Effort Determination Form.
- A draft of the AIA A101 Owner/Contractor construction contract is included in Project Manual for review prior to bid submission. See Appendix B.
- General Conditions per AIA 201-2017. See Appendix B.
- Supplementary Conditions to A201-2017 are included in Appendix B.
- Contractor's Insurance: Requirements are set forth in the AIA Document A101 in Appendix B.
 - A Certificates of Insurance is required with executed contract.
- No oral interpretations will be made. Submit requests for interpretations in writing to Nathan Burkholder – burkholder@paragonarchitecture.com Interpretations will be made in the form of Addendum and will be sent through plan room erplanroom.com
- **Bid Alternates:** -
 - Alternate No. 1 – Add casework, sinks, and associated plumbing to existing Art Room
 - Alternate No. 2 – Add utility screen around ground-mounted packaged units.
 - Alternate No. 3 – Provide sound-absorbing wall panels and diffusers.
 - Alternate No. 4 – Provide premanufactured roof-access ladder.
- **Substitutions:**
 - Use designated substitutions forms in Appendix B.
 - Any and all acceptable substitutions will be listed by Addendum and sent to the designated plan room.
 - Request for Substitutions must be received no later than 10 days prior to Bid Opening.
- It is the intent of the Owner to award a contract to the lowest, responsive, responsible bidder complying with the conditions of the Contract Documents.
- **100% Performance/Payment Bond** is required when the Contract is executed.
 - Liquidated Damages: The Contractor and the Contractor's Surety, if any, shall be liable for and shall pay the Owner the sums hereinafter stipulated as liquidated damages, and not as a penalty, for each calendar day of delay after the date established for Substantial Completion in the Contract Documents until the Work is substantially complete. Liquidated damages shall consist of **\$1,000.00 per calendar day if Substantial Completion is not achieved.**
 - Requirements for Substantial Completion: All work be complete to the point that the project can be used for the intended purpose of the new construction.
- **Sales Tax:** A tax exemption certificate shall be issued to the successful Contractor upon award of the Contract. It is the Contractor's responsibility to ensure that copies of the certificate are provided to other necessary parties.
- **Prevailing Wage:**
 - a. Rate provisions per the Missouri Department of Labor Standards for all labor utilized on this project. The Contractor and each Subcontractor engaged in any construction shall keep full and complete certified payroll records. The current wage orders is included in the Project Manual for reference by the Contractor.
 - Prior to commencement of the Work, the Contractor shall complete the Division of Labor Standards Form PW-2.
- City permits, inspections, public utility connection fees are to be included in the contract and paid for by the contractor. **Plan review fee is by Owner.**
- Trade Permits, Tap, Impact, and Meter Fees (plumbing, mechanical, electrical, gas, etc.) are to be obtained by the Contractor and costs are to be included in the Base Bid.
- With respect to all work performed under this contract, the contractor shall comply with the safety standards provisions applicable laws, building and construction codes and the "Manual of Accident Prevention in Construction" published by the Associated General Contractors of America, the standard



OSHA regulations and any other Federal, State or municipal regulations. All on-site employees of the Contractor and subcontractors are required to complete the ten hour OSHA training program.

- All workers on the Project will be expected to dress neatly wearing shirts with sleeves, bearing the logo of the employing company. Hard hats will be worn at all times. The use of tobacco products on the property is not allowed.

E. PAY APPLICATIONS

- The project is Hazard Mitigation Grant Program (HMGP) funded and the awarded contractor will need to separate out their awarded bid into three schedules of values (payment applications) (eligible, ineligible, nonFEMA) immediately following award.
- Application for Payment: Each application for payment shall be submitted on the AIA G702 Form with a 5% retainage to be held until project completion at the discretion of Architect.
- Periodic Applications for Payment: Certified payroll reports (see Appendix B) and partial lien waivers are required from the Contractor and all Subcontractors.
 - Applications for payment will not be processed without up-to-date and complete certified payroll reports and lien wavers. Refer to the Project Manual for more information.

F. ADDITIONAL REQUIREMENTS

- All bidders must provide a sworn affidavit affirming participation in a federal work authorization program and stating that the bidder does not knowingly employ any person who is not authorized to work in the U.S.
- The contractor must comply with current Prevailing Wage laws and with all OSHA requirements including an approved 10-hour safety course.
- All closeout documents, testing & balancing, payment applications are to be completed by **November 2022**.

G. RULES:

- Use of the Premises: The Site shall be maintained in a neat, clean, and organized manner. Corridors, stairs, and public areas shall remain unobstructed from construction materials, equipment, and/or debris. The Site shall be adequately secure at the end of each work day.
 - Verify construction parking areas with the Owner.
- Tobacco Use Policy: No smoking or tobacco use on or near school property.
- Alcohol Use Policy: No alcohol use on or near school property.

H. SUMMARY OF WORK/DRAWINGS:

- Review project Plans and Specifications per attendee questions.
- General Questions and Answer session.
- Review Project Site.

I. POST-MEETING ADDENDUM:

- Notes and Attendance from the Pre-bid Meeting shall be incorporated into an Addendum following pre-bid meeting.

END OF AGENDA

MIDDLE SCHOOL TORNADO SAFE ROOM, #20-606

CABOOL R-IV SCHOOL DISTRICT

Cabool, Missouri

SECTION 03 3006 - WATERPROOFING ADMIXTURE FOR CAST-IN-PLACE CONCRETE

PART 1 GENERAL

1.1 SECTION INCLUDES

- A. Waterproofing admixture for cast-in-place concrete.
- B. Accessory materials.

1.2 RELATED REQUIREMENTS

- A. Section 03 3000 - Cast-in-Place Concrete: Finishing of concrete surface to tolerance; floating, troweling, and similar operations; curing.
- B. Section 03 3511 - Concrete Floor Finishes: Densifiers, hardeners, applied coatings, and polishing.

1.3 REFERENCE STANDARDS

- A. ACI 211.1 - Standard Practice for Selecting Proportions for Normal, Heavyweight, and Mass Concrete 1991 (Reapproved 2009).

1.4 ADMINISTRATIVE REQUIREMENTS

- A. Preinstallation Meeting: Conduct a preinstallation meeting one week prior to the start of the work of this section.
 - 1. Before submitting design mixtures, review concrete design mixture and examine procedures for ensuring quality of concrete materials. Require representatives of each entity directly concerned with cast-in-place concrete to attend, including the following:
 - a. Contractor's superintendent.
 - b. Independent testing agency responsible for concrete design mixtures.
 - c. Ready-mix concrete manufacturer.
 - d. Concrete Subcontractor.
 - e. Special concrete finish Subcontractor.
 - f. Moisture Vapor Reducing Admixture Manufacturer
 - 2. Review concrete finishes and finishing, hot-weather concreting procedures, curing procedures, construction contraction and isolation joints, and joint-filler strips, semi-rigid joint fillers, forms and form removal limitations, shoring and reshoring procedures, vapor-retarder installation, anchor rod and anchorage device installation tolerances, steel reinforcement installation, methods for achieving specified floor and slab flatness and levelness floor and slab flatness and levelness measurement, concrete repair procedures, and concrete protection.

1.5 SUBMITTALS

- A. See Section 01 3000 - Administrative Requirements, for submittal procedures.
- B. Product Data: Submit manufacturers' data on manufactured products showing compliance with specified requirements and installation instructions.
- C. Mix Design: Submit manufacturer approval of proposed concrete mix design.
 - 1. Indicate amounts of mixing water to be withheld for later addition at Project site.
- D. Minutes of Pre-installation meeting.

1.6 PRECONSTRUCTION TESTING

- A. Preconstruction Testing Service: District will engage a qualified testing agency to perform preconstruction testing on concrete mixtures.

1.7 DELIVERY, STORAGE, AND HANDLING

- A. Deliver materials in original, undamaged containers with labels intact.
- B. Comply with manufacturer's written handling instructions prior to mixing.
- C. Comply with manufacturer's written storage instructions.

MIDDLE SCHOOL TORNADO SAFE ROOM, #20-606

CABOOL R-IV SCHOOL DISTRICT

Cabool, Missouri

1.8 WARRANTY

- A. See Section 01 7800 - Closeout Submittals, for additional warranty requirements.
- B. Manufacturer's Warranty: Submit, for the owner's acceptance, the manufacturer's standard warranty document executed by an authorized company official.
 - 1. Warranty Period: LIFETIME (with or without the use of a vapor retarder/barrier) commencing on the date of acceptance of the project by the Owner or Notice of Completion whichever is earliest.
 - 2. Warranty Terms: Terms to include moisture related failures, including all finish floor materials and labor. Calcium Chloride and Relative Humidity (CC & Rh) testing is not required on newly placed concrete. Admixture warranty issued on completion of ASTM-D-5084 and/or ASTM-D-4263 and adhesive/material bond test, results submitted to a Moisture Vapor Reducing Admixture Manufacturer

PART 2 PRODUCTS

2.1 CONCRETE WATERPROOFING ADMIXTURE (MVRA)

- A. Basis-of-Design Product: Subject to compliance with requirements, provide Concure Systems, Admixture or equal product approved by Architect before use. Must provide same warranty (see 1.07, B-1) and ability to warrant cracks, cold and construction joints without exclusions with same LIFETIME warranty as substrate or comparable product approved by architect.
 - 1. ISE Logik Industries, MVRA 900

2.2 ACCESSORY MATERIALS

- A. Concure Systems Crack Fill Binder. Lifetime warranty at saw cuts, cold and construction joints, cracks, holes etc. when used in conjunction with Concure Systems Admixture.

2.3 CONCRETE MIX DESIGN

- A. Admixtures: Add acceptable admixtures as recommended in ACI 211.1 or at rates required by manufacturer as to not void warranty.
 - 1. Add 14 ounces of Concure Admixture per 100 lbs. of cementitious material to ready mix truck at the batch plant, or jobsite before discharge, mix rapidly for 7 minutes. (Follow Manufacturer's Instructions).
 - 2. To be used in lieu of, designed, mix water. Not in addition to mix water. Do not alter water/cement ratio. W/C .45 or less and a maximum slump of 4 inches + ½". Additional slump with use of mid-range, high-range and or Super Plastisizer permitted without adverse effects.
 - 3. The addition of non-chlorinated admixtures is permitted. (Follow Manufacturer's Instructions).

2.4 Testing

- A. Admixture (MVRA) Manufacturer is responsible for permeability (ASTM D-5084) test, flooring subcontractor responsible for ASTM D-4263 mat test, adhesive/material compatibility bond test and pH test.
- B. Projects to be tested for permeability (ASTM D-5084) and all associated costs of testing fall under the Admixture Manufacturer.
- C. Flooring subcontractor to perform ASTM D-4263 mat, adhesive/material bond test and pH test prior to installation.
- D. MVRA's LIFETIME warranty applies with ASTM D-5084 permeability test results. Calcium Chloride (ASTM F1869) and/or RH (ASTM F2170) testing is not required.

PART 3 EXECUTION

3.1 INSTALLATION, General

MIDDLE SCHOOL TORNADO SAFE ROOM, #20-606

CABOOL R-IV SCHOOL DISTRICT

Cabool, Missouri

- A. Incorporate admixture into all concrete used for interior floor slabs including slab on grade and slabs supported by structural steel decking.
- B. **Install Concure Systems Crack Fill Binder at all surface cracks, control joints, saw cut joints, etc. as required by manufacturer.**
- C. Provide Concure Systems according to manufacturer's specific written instruction.

3.2 JOINT FILLING

- A. Prepare, clean, and install joint filler according to manufacturer's written instructions.
 - 1. Defer joint filling until concrete has aged at least one month(s). Do not fill joints until construction traffic has permanently ceased.
- B. Remove dirt, debris, saw cuttings, curing compounds, and sealers from joints; leave contact faces of joints clean and dry.
- C. Install semi-rigid joint filler full depth in saw-cut joints and at least 2 inches deep in formed joints. Overfill joint and trim joint filler flush with top of joint after hardening.

3.3 FIELD QUALITY CONTROL

- A. Concrete Testing:
 - 1. The concrete is rendered non-porous
 - 2. Rh and Calcium Chloride testing is not required and should not be performed due to additive in the concrete of Concure Systems Admixture. If taken, report results to Concure Systems. There are no limits (up to 100% Rh and 50 lbs. Calcium Chloride), because Rh and CC can change and do not represent long-term conditions.
 - 3. Prior to installations, ASTM D-4263 and pH testing required following manufacturer's guidelines.
 - 4. Concure Systems 670 Crack Fill Binder is recommended on all saw cuts, cold joints and large cracks. Concure Systems 670 CFB or similar **must** be incorporated for full warranty benefits.
- B. Flooring Installation Testing:
 - 1. Always use manufacturer(s) recommended adhesives and installation methods for **non-porous** substrates.
 - 2. Always do ASTM D-4263 (material bond test) in acclimated building using the approved adhesive(s) for non-porous substrate(s).
 - 3. Manufacturer's specification guidelines must be followed when performing ASTM D-4263 and pH testing.
 - 4. Record and document bond and pH test results, send to Concure Systems.
 - 5. Always sand the concrete substrate prior to installation of floor patch or materials, especially if the concrete has been burnished. IF the concrete has been burnished, the substrate may need to be scarified or bead blasted per manufacturer guidelines.

3.4 CRACK FILL BINDER INSTALLATION

- A. Using a 4" grinder and a "V" crack chase blade, "V" out the top of all saw cuts, construction and cold joints, and large cracks. Rule of thumb: if a dime can fit, v-groove, clean and fill.
- B. Vacuum all joints.
- C. Using a small paint brush, brush a thin coat of the crack fill acrylic co-polymer liquid into the joint, along the side walls and bottom of the joint. Make sure all areas are coated.
- D. Following the mixing instruction on the bucket, mixing enough material only to fill what has been primed.
- E. Pour mixed product into a grout bag and fill joints/cracks so the crack fill binder is above grade, making sure the space is full with no voids or air pockets.

MIDDLE SCHOOL TORNADO SAFE ROOM, #20-606

CABOOL R-IV SCHOOL DISTRICT

Cabool, Missouri

F. Wait 30 minutes using a putty knife or 4" scraper, scave off excess materials.

G. Let dry for 24 hours or longer pending climate.

A. END OF SECTION 03 3006