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## **Addendum No. 6**

New Jersey Schools Development Authority  
32 East Front Street  
Trenton, NJ 08625  
Phone: 609-858-2981

**DATE:**                    **December 5, 2019**

**PROJECT #:**           **ET-0100-B01**

**DESCRIPTION:**      **New Plainfield Elementary School**

This addendum shall be considered part of the Bid Documents issued in connection with the referenced project. Should information conflict with the Bid Documents, this Addendum shall supersede the relevant information in the Bid Documents.

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NOTE: Additions are shown in **bold and underline** text; deletions are shown in ~~*striketrough and italics*~~.

### **A. CHANGES TO THE PROCUREMENT PROCESS**

#### **1. Modifications to the Advertisement, Request for Proposals and Associated Documents**

- a.     **REPLACE:**        The Price Proposal originally issued and dated August 29, 2019 and updated in Addenda Nos. 1 and 2 shall be deleted and replaced with the Price Proposal dated December 5, 2019 and included herewith as Attachment 6.01.

### **B. CHANGES TO VOLUME 1 OF THE PROJECT MANUAL**

#### **1. Modifications to the Technical Proposal Forms**

(Not applicable)

#### **2. Modifications to the Design-Build Agreement**

(Not applicable)

### 3. Modifications to the General Requirements

a. **MODIFY:** In Section 01010, Summary of Work, modify Paragraph 1.4.A. as follows:

A. The Contract contains the following Allowance categories and amounts:

	<u><b>AMOUNT</b></u>
1. General Design and Construction Allowance .....	\$ 500,000.
2. Fire Pump Allowance.....	250,000.
3. Emergency Responder Radio System Allowance .....	100,000.
4. Subsurface Conditions Allowance .....	300,000.
5. Water Meter Pit Allowance.....	100,000.
6. Domestic Water Conditioning Allowance .....	50,000.
<b><u>7. Flood Hazard Area Allowance .....</u></b>	<b><u>100,000.</u></b>
GMP Reserve Total.....	<del>\$1,300,000</del> <b><u>\$ 1,400,000.</u></b>

b. **ADD:** In Section 01010, Summary of Work, add Paragraph 1.4.B.7. as follows:

**7. The Flood Hazard Area Allowance is provided for design and construction modifications related to any changes required by NJDEP prior to issuance of the Individual Permit to the Authority. This allowance shall NOT be used for any costs associated with changes to the design initiated by the Design-Builder.**

c. **MODIFY:** In Section 01010, Summary of Work, modify Paragraph 1.3.B.5. as follows:

5. The Project site is partially in a Flood Hazard Area and therefore subject to NJDEP Flood Hazard Area rules and regulations, including an individual permit application process. The Authority has made application to NJDEP for an Individual Permit ~~and Hardship Exception~~ for the project based on the conceptual design, including conceptual grading plan, included in the Design-Build Information Package. The Authority will provide the selected Design-Builder with a copy of the permit application package and the associated NJDEP approval **within 60 days of issuance of the Notice to Proceed.** In the event that the Design-Builder elects to deviate from the Design-Build Information Package conceptual design, it shall be the Design-Builder's responsibility to revise and resubmit the Individual Permit application to NJDEP and to secure the required Individual Permit ~~and Hardship Exception~~. In that event, the Design-Builder shall be responsible for any additional time and expense associated with the preparation, submission, and approval of a revised Individual Permit application.

d. **MODIFY:** In Section 01300, Submittals, modify the Electrical section of Table 01300.1, Extra Materials and Tools, as indicated in the revised Table



01300.1 (Element D Services—Electrical), included herewith as Attachment 6.02.

- e. **MODIFY:** In Section 01850, Warranties and Bonds, modify Table 01850.1 as follows:

Poured and sheet athletic and resilient flooring	<del>15 years wear; 10 years moisture resistance</del> <b><u>See Section C2000.00, Interior Finishes.</u></b>
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## **C. CHANGES TO VOLUME 2 OF THE PROJECT MANUAL**

### **1. Modifications to the Performance Specifications**

- a. **MODIFY:** In Section PS1030.00, Project Criteria, modify Notes 1 and 2 following Table PS1030.00-01 as follows:

1. Background noise level excludes culinary equipment. STC excludes adjacent Kitchen, **and** Server, ~~or Cafeteria~~ spaces.
2. STC excludes adjacent Kitchen, **and** Server, ~~or Cafeteria~~ spaces.

- b. **MODIFY:** In Section A1000.00, Foundations, modify Paragraph I.D.1.d. as follows:

- d. NJDEP Individual Permit for the New Woodland Elementary School (~~to be issued by addendum~~).

- c. **ADD:** In Section B2010.00, Exterior Walls, add the following to Table B2010.00-2, Schedule of Other Exterior Materials, as issued in Addendum No. 4:

<b><u>CD-1</u></b>	<b><u>Coiling Steel Door</u></b>	<b><u>See Section B2050.30, Exterior Oversize Doors.</u></b>	<b><u>Paint</u></b>	<b><u>to match Special-Lite #5525, Seawolf.</u></b>
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- d. **MODIFY:** In Section B3010.50, Low Slope Roofing, modify Paragraph II.A.2.a. as follows:

- a. Fully Adhered EPDM Roofing

(1) **Use one of the following:**

**(a)** Fabric-backed EPDM: ASTM D 4637, Type III, nonreinforced, uniform, flexible EPDM sheet, laminated to a nonwoven polyester fabric backing except at selvages.

**(b)** EPDM Sheet: ASTM D4637, Type II, internally reinforced.

(2) Composite thickness: **Minimum** 90 mils (2.7 mm) nominal.

(3) Exposed face color: ~~White~~ **As determined by the Design-Builder consistent with all Project requirements.**

e. **MODIFY:** In Section C2000.00, Interior Finishes, modify Paragraph II.D.3. as follows:

3. Warranties

- a. ~~8 years~~ **30 years** from date of Substantial Completion for ~~material defects and surface wearthrough~~ **manufacturer's comprehensive warranty against product defects.**
- b. **10 years from Substantial Completion for manufacturer's warranty for moisture resistance.**
- c. **2 years** from date of Substantial Completion for workmanship and installation.

f. **MODIFY:** In Section C2000.00, Interior Finishes, modify Table C2000.00-3. as follows:

Toilet Rooms	<del>CTG-1</del> <b>EP-XX</b>	<del>Dal Tile Glazed Tile Field</del> <b>Epoxy Wall Paint</b>	<del>0160 Cornsilk</del> <b>See drawings</b>
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g. **MODIFY:** In Section D3020.00, Heating Systems, modify Paragraph I.D.2. as follows:

D. Hydronic Hot Water Pumps

- a. Hydronic hot water pumps shall be base-mounted pumps located within the main Boiler Room.
- b. Hydronic hot water pumps shall be arranged in a primary/secondary arrangement.
- c. The hydronic hot water plant shall be provided with a minimum of ~~three~~ **two** primary pumps operating in a lead-lag configuration, **plus one common spare pump (100% redundancy).**
- ~~d. Each Hydronic Zone shall be provided with a minimum of two secondary hot water pumps operating in a lead-lag configuration. Each pump shall be sized for 100% of its Hydronic Zone's load.~~
- e.d.** All hydronic hot water pumps shall be equipped with variable-frequency drives.

h. **MODIFY:** In Section D3030.00, Cooling Systems, modify Paragraph I.D.2.a. as follows:

- a. Chilled water pumps shall be arranged in a primary/secondary arrangement, **with one primary pump per chiller.**

- i. **ADD:** In Section D5010.10, Facilities Power Generation, add Paragraph II.C. as follows:

**C. Rooftop Installation**

- 1. Mount all generator equipment on roof curbs or dunnage with a minimum height of 20" above top of surrounding roofing assembly, for snowdrift and maintenance.**
- 2. Provide spring-type vibration isolation.**
- 3. Provide seismic protection as required by applicable codes.**

- j. **MODIFY:** In Section D5030.10, Branch Circuits, modify Paragraph I.D.3.a.(1) as follows:

- (1) Provide duplex receptacles as required by code, **built-in or within 25'** for all rooftop equipment.

- k. **MODIFY:** In Section D6000.00, Communications, modify Paragraph I.C.2.1. as follows:

1. Wherever wall-mounted interactive devices are indicated, provide a user "Wall Plate A" located 1'-6" Above Finish Floor and **located** adjacent to the **teacher's desk** ~~interactive device location (coordinate with location of podiums)~~ and an interactive device interconnection "Wall Plate B" mounted directly above interactive device (coordinate location with selected interactive device) equipped with the following:
  - (1) ~~Three~~ **Two** Cat-6 data connections ~~(includes one for podium telephone)~~ at Wall Plate A to MDF/IDF.

- l. **MODIFY:** In Section D6000.00, Communications, modify Paragraph I.C.8.a. as follows:

- a. In ~~Science/Project Labs, Science Labs, Learning Labs, Culinary Arts Lab, Art Room, Art Studio, and elsewhere where indicated,~~ **Science Demonstration Room,** provide ceiling-mounted HD video cameras connected to large-format display systems, for demonstration stations, ~~fume hoods, etc.~~

- m. **ADD:** In Section E1070.00, Entertainment and Recreational Equipment, add Paragraph II.B. as follows and renumber subsequent items accordingly:

**B. Stage Lighting**

- 1. Provide a complete, turnkey theatrical lighting system including, without limitation, the following:**
  - a. Rack-mounted, microprocessor-based 24-channel, two-scene preset dimming console.**
  - b. 19-inch HD monitor.**

- c. LED theatrical lighting instruments, including the following:
  - (1) 8 spots.
  - (2) 24 fresnels.
- d. Pipe batten suspension system, with three battens—two stage and one house, each full width of proscenium.
- e. High-density dimmer rack system with the following:
  - (1) Locking door.
  - (2) Fan and user-cleanable air filter.
- f. Wall-mounted touchscreen entry stations at each room entrance with the following:
  - (1) Secure connectivity to main console.
  - (2) Configurable control of lighting systems.
  - (3) Occupancy sensors.
- g. Architectural lighting fixtures.
- h. Work lighting fixtures.
- 3. Provide a complete electrical distribution system with connector strips and plugging boxes and the following:
  - a. 20-amp grounded stage pin connectors, flush mounted or on 18" pigtails as appropriate for each device.
  - b. Permanent, identification numbers for all receptacles and circuits.
  - c. Grounding lugs and separate neutral conductors for all devices.
- 4. Provide all components and accessories necessary for satisfactory functioning, including, without limitation, the following:
  - a. Cables and plugs.
  - b. Pantograph cable management.
  - c. Pipe clamps
  - d. Safety cables.
  - e. A full range of optical systems, filters, beam throws, pattern projection, barn doors, lens trays, etc.
  - f. Spare parts kit.
- 5. Basis of Design: Theatrical lighting equipment of Strand, Chanvet or ETC.

- n. **ADD:** In Section G2030.00, Pedestrian Plazas and Walkways, add Paragraph I.A.3.j. as follows:

**j. Stamped concrete pavement.**

- o. **ADD:** In Section G2030.00, Pedestrian Plazas and Walkways, add Paragraph II.I. as follows:

**I. Stamped Concrete Pavement**

- 1. Provide decorative stamped, colored concrete pavement in ashlar stone pattern where indicated.**
  - a. Basis of Design for stamps: GlobMarble SM3005.**
- 2. Provide a minimum of four unique stamp patterns, each at least 24" x 24".**
- 3. Apply in a non-repeating random manner using antiquing release agent and dry-shake colored hardener, in strict conformance with the manufacturer's instructions.**
  - a. Basis of Design for release agent and dry-shake colored hardener: Scofield.**
  - b. Color: To be selected from manufacturer's standard range.**
- 4. Finish using texture rollers, touch-up wheels, chisels, etc. to achieve a uniformly decorative appearance.**
- 5. Protect surface during curing and throughout remainder of construction period.**

- p. **ADD:** In Section G2060.00, Site Development, add Paragraph I.A.2.a.(4) as follows:

**(4) Chain link fence.**

- q. **ADD:** In Section G2060.00, Site Development, add Paragraph II.A.1.f. as follows and renumber subsequent items accordingly:

**f. Chain Link Fence**

- (1) Design chain-link fences and gates, including comprehensive engineering analysis by a qualified professional engineer, using performance requirements and design criteria indicated.**
- (2) Structural performance: Provide chain-link fence and gate framework to withstand the effects of gravity loads and the following loads and stresses within limits and under conditions indicated according to ASCE/SEI 7:**
  - (a) Minimum post size: Determine according to ASTM F 1043 for framework up to 12' (3.66 m) high, and post spacing not to exceed 10' (3 m).**

**(b) Minimum post size and maximum spacing: Determine according to CLFMI WLG 2445, based on mesh size and pattern specified and on the following:**

**i. Wind loads: Basic wind speed = 90 MPH**

**ii. Exposure category: B.**

**iii. Fence height: As indicated.**

**iv. Material group: IA, ASTM F 1043, Schedule 40 steel pipe**

**(3) Fabric: Provide fabric in one-piece heights measured between top and bottom of outer edge of selvage knuckle or twist. Comply with CLFMI Product Manual and with requirements indicated below:**

**(a) Fabric height: As indicated on drawings.**

**(b) Steel wire fabric: Wire with a diameter of 0.192" (4.88 mm).**

**(c) Mesh size: 2" (50 mm).**

**(d) Zinc-coated fabric: ASTM A392, Type I, Class 1.**

**(e) Color: As selected by Architect from manufacturer's full range, complying with ASTM F 934.**

**(f) Selvage: Knuckled at both selvages.**

**(4) Provide top and bottom rails, tension wires, gates, tamper-proof hardware and fittings, and all accessories in compliance with manufacturer's instructions and code requirements.**

**(5) Gates: Provide matching gates with diagonal cable bracing. Provide drop bar locks into sleeves set in concrete for pairs of gates.**

**r. ADD:** In Section G2060.00, Site Development, add Paragraph I.A.2.b.(7) as follows:

**(7) Benches.**

**s. ADD:** In Section G2060.00, Site Development, add Paragraph II.B.7. as follows:

**7. Benches**

**a. Provide benches where indicated and as follows:**

**(1) Length: 15 feet.**

**(2) Leg color: Black.**

**(3) Bench color: Red.**

**(4) Mount: Surface.**

**b. Basis of Design: Wabash Valley model SG342D, with diamond back.**

- t. **DELETE:** In Section G3000.00, Liquid and Gas Site Utilities, delete Paragraph II.C.5. in its entirety.
- u. **MODIFY:** In Section G3030.00, Storm Drainage Utilities, modify Paragraph II.C.7.a. as follows:
  - a. Basis of Design: ~~Contech ChamberMaxx Retention/Detention~~ **Corrugated Metal Pipe Detention** System or approved equal.

## 2. Modifications to the Design Manual

(Not applicable)

## **D. CHANGES TO VOLUME 3 OF THE PROJECT MANUAL**

### 1. Modifications to the DOE-Approved Documents

(Not applicable)

### 2. Modifications to the Existing Conditions Reports

- a. **MODIFY:** In the Table of Contents and elsewhere throughout the Design-Build Information Package, modify the following. See also Item B.3.A. above.

~~Att 3.04~~, NJDEP Individual Permit for the New Woodland Elementary School ~~(to be issued by addendum)~~

### 3. Modifications to the Bridging Design Drawings

- a. **REPLACE:** Replace selected Bridging Design Drawings in their entirety with updated drawings dated December 5, 2019 and included herewith as Attachments 6.03 through 6.16 (pdf) and 6.17 through 6.30 (dwfx).

## **E. BIDDER'S QUESTIONS, REQUESTS FOR INFORMATION AND RESPONSES**

- 1. Question: Please advise the status of any pre-design reviews and approvals by City, County and State Agencies, including NJDOE and NJDEP.

Response: Application has been made to NJDEP for an Individual Permit; approval is anticipated within 60 days of the Notice to Proceed. NJDOE has approved the educational specifications and schematic plans for the Project. No other municipal, county, regional, state or federal approvals, entitlements or permits have been applied for. See the Design-Build Agreement for the Design-Builder's responsibility for securing other government approvals or permits.

- 2. Question: The area of the Northwest corner of the proposed school between the concrete retaining wall and loading dock is not defined on the civil

drawings (please see attached Exhibit “A”: with the area in question color coded).

Response: See revised Drawing AS-101, included herewith as Attachments 6.13 (pdf) and 6.27 ( dwfx).

3. Question: Specification Section G3000.00 references Trench Drains. Trench drains are not shown on the plans; please advise the location of the trench drains.

Response: There are no trench drains in the Project. See Item C.1.t. above.

4. Question: Volume 2 – HVAC Section D3000.00, paragraph I.A.9.d (14) (a) requires the Electrical Room and Emergency Electrical Room to be provided with “an indoor vertical air-handling unit to condition the space to a maximum of 95 deg F indoor temperature and ensure that the space does not exceed 104 deg F maximum per NEC.” Can a horizontal or wall-mounted split system that meets the same performance criteria be used instead of a vertical indoor air-handling unit?

Response: Provide vertical units as specified.

5. Question: Volume 2 – Submission Requirements requires three full-sized sets of initial deliverables and two half-sized sets of all large-format deliverables for initial submissions of Preliminary and Final Design (and for resubmissions, three full-sized and two half-sized sets of all modified deliverables only), plus an additional six complete full-sized sets of all deliverables and one half-sized set of all large format deliverables upon acceptance of the Final Design. Can the number of copies (particularly full-sized sets) be reduced, for any of these deliverables?

Response: Provide the number of sets as specified.

6. Question: Please confirm all the structures, fill and stormwater management facilities shown on the Bridging Documents will be approved by the NJDEP or alternatively provide a copy of the NJDEP application and any subsequent submissions as part of this RFP.

Response: See Items B.3. and D.2.a. above.

7. Question: The Table of Contents of the Project Manual, Page 6 of 7, Attachment 3.04 states that the NJDEP Flood Hazard Individual Permit for Project will be issued to the bidders of this RFP by addendum. Please provide the anticipated timeframe for receiving this approval. Please also provide the approval and all the drawings referenced in the approval.

Response: See Items B.3. and D.2.a. above.



8. Question: Please furnish a site demolition plan showing the extent of the site demolition work and identifying the features that are to remain and the features that are to be removed.
- Response: There is no site demolition plan. See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
9. Question: The Pre-Bid Conference Agenda for the project states that ongoing remediation and demolition activities at the site are scheduled for completion by September 30, 2019, but the Bridging Documents appear to reflect conditions preceding this date at the site, since Existing Conditions Drawing C-02 is dated July 2019 and the Bridging Document identified as “Drawing AB01-Final As-Built Survey” as prepared by LAN Associates is dated 9/04/19. Please confirm whether additional as-built information is yet to be issued for bidding purposes showing the final remediation and demolition conditions at the site at the actual time of completion and/or confirm which document is to be used as a bidding reference for the existing conditions at the site.
- Response: The final as-built has been updated with the demolition contractor’s final mark-ups. See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
10. Question: Existing Conditions Drawing C-02 does not show the complete extent of the project limit line. Please identify the project limit line for the entire extent of the project.
- Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
11. Question: Specification Section 01010 – Summary of Work, paragraph 1.3 B.5, indicates that if the Design-Builder were to deviate from the conceptual grading design including with the FHA IP and Hardship Exception that it would be the Design-Builder’s responsibility to revise and resubmit the Individual Permit and Hardship Exception. Can the NJSDA please further define what ‘deviate’ means? If the Design-Builder is securing an updated site survey for the project and grading is conceptual with the original FHA IP, what ‘deviation’ triggers having to go back to the NJDEP?
- Response: See Item B.3. above. Bidders shall base their bids on the conceptual grading design indicated in the Design-Build Information Package.
12. Question: If the Design-Builder is required to secure an amended Individual Permit for the project, will CAD files and the associated cut-fill cross sections be provided to the Design-Builder (CAD and PDF) for use as it relates to the prior approved permit?

Response: Yes. CAD files will be provided to the successful bidder. Cut-fill analysis for the site was calculated utilizing Civil3D TIN surfaces. Those will be included with the CAD files provided to the winning bidder.

13. Question: Please confirm that no off-site utility extensions and/or upsizing of existing service mains in the surrounding roads are required for this project.

Response: Confirmed.

14. Question: Will the existing inlet along Woodland Avenue (at southernmost driveway) be required to be replaced or modified as part of the driveway design? The stormwater plan does not detail out any required changes.

Response: Provide a new type E inlet as indicated in the new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

15. Question: The proposed masonry wall along Central Street depicts a timber guide rail, but no fence for fall protection. Please confirm whether fencing is to be provided per the performance specs for fall protection.

Response: A fence has been added between the wall and the guide rail. See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

16. Question: Specification Section G2080.00-Landscaping refers to requirements for perennials, groundcover, ornamental grass plantings, new trees and shrubs, but the Planting Legend indicated by Proposed Landscape Plan C-06 shows only a requirement for eleven (11) new trees. Please clarify the extent of the landscaping work for the project.

Response: Landscaping Work is limited to that shown on new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

17. Question: Specification Section C2000.00-Interior Finishes indicates the warranty requirements for the athletic resilient flooring as 8 years for material defects and surface wearthrough and 2 years for workmanship and installation, whereas Specification Section 01850-Warranties and Bonds, Table 01860.1, indicates the warranty requirement for this same finish as 15 years wear, 10 years moisture resistance. Please clarify.

Response: See Items B.3.e. and C.1.e. above.

18. Question: We respectfully request that consideration be given to extending the October 16, 2019 cut-off date for questions by a minimum of two (2) weeks in order to afford bidders additional opportunity to obtain further clarifications that may be needed for the project.

Response: See Addendum No. 5.

19. Question: Please advise if Note 5 of Table PS1030.00-01 would apply for the anticipated equipment within F.S. B-302E (and therefore requiring STC 65 to the adjacent classroom).

Response: Yes—Note 5 does apply.

20. Question: Please verify that only the chilled water lines located on the exterior of the building are to be provided with 30% propylene glycol as indicated in Contract Specification D3000.00, I, E, 1, a. Hot water piping exposed to freezing does not appear to require freeze protection.

Response: Confirmed.

21. Question: Please clarify the requirements for hydronic zones indicated in Contract Specification D3020.00, I, D, 2, d. How many hydronic heating zones are required for this project?

Response: Provide a single hydronic heating zone. See also Item C.1.g. above.

22. Question: Where is hot water fin tube radiation required in this project? Contract Specification D3000.00 does not indicate where that type of terminal heating system is required.

Response: Provide hot water fin-tube radiation at all full-height windows and curtain walls as specified in Section D3000.00, Paragraph I.A.9.d.(17)(a). Also see Section D3020.00, Paragraph II.E.

23. Question: Is the 30°F temperature differential stated in Contract Specification D3020.00, I, D, 1, h applicable to the primary as well as the secondary hot water heating loops? Please clarify.

Response: Correct. Provide consistent temperature differential throughout.

24. Question: Is the 14°F temperature differential stated in Contract Specification D3030.00, I, D, 1, b applicable to the primary as well as the secondary chilled water-cooling loops? Please clarify.

Response: Correct. Provide consistent temperature differential throughout.

25. Question: Contract Specification D3030.00, I, D, 2 does not indicate the quantity of primary chilled water pumps required for the project. How many primary chilled water pumps are required?

Response: See Item C.1.g. above.

26. Question: Is it necessary to provide 20 AMP-GFI receptacles for each piece of rooftop equipment as indicated in Contract Specification D5030.10, I, D, 3, a, (1) or will it suffice if the rooftop equipment has built in GFI receptacles?
- Response: Built-in GFI receptacles are acceptable.
27. Question: Do all roof mounted exhaust fans need to be provided with 20 Amp- GFI receptacles as indicated in Contract Specification D5030.10, I, D,3, a, (1) or is that only applicable to rooftop HVAC Units? Please clarify or provide additional information.
- Response: See Item C.1.j. above.
28. Question: Contract Drawings (Bridge Drawings) C-04 or C-05 do not provide information for sanitary drainage connections for the proposed new school building; that information is required in order to price the cost of sanitary drainage for the building.
- Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
29. Question: Page 3 of the Geotechnical Investigation Report in the bid documents indicates that the site is classified as a Class D by the 2015 International Building Code. Based on that information in the Geotechnical Report, is the installation of the mechanical, plumbing, electrical, and fire protection systems in this project required to be provided with seismic bracing and seismic supports?
- Response: Provide seismic bracing and support as required by code.
30. Question: Contract Specification D3020.00 does not indicate if the primary heating hot water loop is required to be provided with a 30% propylene glycol solution for freeze protection.
- Response: See Item E.20. above.
31. Question: Contract Specification D3000.00, I, E, 1, b requires for each hot water and chilled water coil of all rooftop equipment to be provided with freeze protection circulation pumps. Considering that the primary chilled water loop, and possibly the primary hot water loop, are to be provided with 30% propylene glycol solution, please clarify if freeze protection plans are still required for each chilled and hot water coil of rooftop HVAC units.
- Response: Provide circulation pumps for all coils as specified.
32. Question: Confirm that the only base mounted split case pumps are permitted for hydronic HVAC systems as indicated in Contract Specifications D3020.00, II, C and D3030.00, II, C.

Response: Confirmed. Provide pumps as specified.

33. Question: Existing Conditions Drawing C-02 and Site Plan Drawing AS-101 show different arrangements for the extent of the project limit line. Please clarify which is correct.

Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

34. Question: Existing Conditions Drawing C-02 shows no reference to the requirement to relocate existing utilities at the proposed site. Please confirm whether the Design-Builder's responsibilities at the proposed project involve any requirement to relocate existing utilities.

Response: Existing utilities must be relocated to the extent necessary to complete the Work called for in the Design-Build Information Package.

35. Question: Drawing A-203 identifies the door frames at the exterior oversized doors at the loading dock as "AL1 Aluminum Frame/Storefront" which appears to be incorrect. Please clarify.

Response: See Item C.1.c. above and revised Drawing A-203, included herewith as Attachments 6.15 (pdf) and 6.29 (dwfx).

36. Question: Educational Specifications Standard Room Finish Schedule and the Interior Finishes Floor Plans Drawings AI-101, AI-102 and AI-103 show the wall finish for Student and Public Toilet Rooms as "Epoxy Painted" whereas the Interior Wall Finishes Table C2000.00-3 in Specification Section C2000.00-Interior Finishes identifies this same wall finish as glazed ceramic tile. Which is correct?

Response: Epoxy painted is correct. See Item C.1.f. above.

37. Question: We respectfully request that consideration be given to providing additional time to Bidders for the preparation of bid proposals by extending the Bid Proposal due date of November 21, 2019 by a minimum of three (3) weeks.

Response: See Addendum No. 5.

38. Question: Contract Specification D5000.00, I, A, 3, a requires for the fire pump to be provided with a separate electric meter and transformer, and Contract Specification D5010.10, I, A, 1 b requires two (2) Automatic Transfer Switches (ATS) for Life Safety and Non-Life Safety, and the fire pump is grouped with the Life Safety ATS. Shall a third ATS be provided for dedicated service of the fire pump?

Response: Yes—provide an integral ATS with the fire pump controller.

39. Question: Is a Stormwater management report available documenting the parameters establishing the limits of the subsurface detention basin; the method of providing water quality treatment and the method of providing ground water recharge for the site in accordance with the NJDEP Stormwater Management Rules?

Response: The Stormwater Management Report will be made available to the successful bidder.

40. Question: The NJDEP Data miner seems to indicate that a Flood Hazard Area Verification and an Individual Flood Hazard Area Approval has been issued for the project. Are copies of the approved documents available for review?

Response: See Item B.3. above.

41. Question: What material is to be used for the retaining wall along Central Street. The wall is labeled as Masonry on plan AS-101. Is this wall to be masonry clad reinforced concrete or CMU Block?

Response: See revised Drawing AS-101, included herewith as Attachments 6.13 (pdf) and 6.27 (dwfx).

42. Question: The utility plan does not show the sanitary sewer connection location. Has this been coordinated with the sewer department and utility authority? The utility investigation report references potential connections on Central Street and East 7th Street. Where is East 7th Street?

Response: The Design-Builder is required to coordinate with the sewer department and Plainfield MUA for sanitary sewer connection(s). It is anticipated that all connections will be made in Woodland Avenue; no connections are anticipated on East 7th Street. See revised Sheet C-05, included herewith as Attachments 6.07 (pdf) and 6.21 (dwfx).

43. Question: Please provide the student population for the former school to assess the increase in sewer flow and water demand at the site.

Response: The student population during the last year of operation was approximately 230 students.

44. Question: Contract Specification D3000.00, I, D, 4, b on page 11 of 24 requires for all spaces with an occupancy density of 25 people or more per 1000 sq. ft. to be provided with carbon dioxide (CO<sub>2</sub>) sensors for monitoring purposes. Verify that the contract intent for CO<sub>2</sub> sensors is only for monitoring purposes, and if not, what HVAC action/sequence is expected from the HVAC serving those areas when there are elevated levels of CO<sub>2</sub>.

Response: Confirmed. Outside air modulation is not required for systems with constant-volume DOAS systems.

45. Question: What is the acoustical level required for the weatherproof-sound attenuated enclosure of the gas operated, roof mounted emergency generators that are required by Contract Specification D5010.10, III, A, 1?
- Response: Provide acoustical performance as specified in Section 01030, Project Criteria, Paragraph I.B.2.
46. Question: Contract Specification D5010.10 does not provide information on the method to install the emergency generators that are indicated in Contract Drawing (Bridge Drawing) A-102 to be installed on the roof. Is that equipment required to be installed on an elevated steel platform with access walkways, concrete roof curbs, or prefabricated roof curbs?
- Response: The method of installation of the emergency generators is the responsibility of the Design-Builder, subject to all codes and Project requirements. See also Item C.1.i. above.
47. Question: Provide additional information to the one indicated in Contract Specification A6020.00 in order to correctly price the radon mitigation system for the project (i.e. product, methods of construction, post installation system requirements, operation, maintenance and monitoring requirements).
- Response: Specification Section A6020.00 provides a thorough performance specification for the radon mitigation system.
48. Question: Contract Specifications G3000.00 and G3030.00 cover the materials related to storm and sanitary drainage for the site. However, neither of those two (2) Contract Specifications or Contract Specifications D2010.20 and D2010.60 related to plumbing systems provide information for the following:
- a. Type of piping material and fittings to be used under the first-floor slab for installation of sanitary and storm drainage systems.
  - b. Method to install sanitary and storm drainage piping under the first-floor slab (hang from the first-floor slab or layout on the soil bed).
- Response: See the Authority's Materials and Systems Standards, Paragraphs D2020.40 Sanitary Sewerage Piping (Products) and D2030.20 Stormwater Drainage Piping.
49. Question: Contract Drawings (Bridge Drawings) C-05 and AS-101 do not provide information on the number of exterior fire hydrants required for the project.
- Response: Other than the fire department connection(s) indicated, no new fire hydrants are required.
50. Question: In the project criteria specification, the district expressed a willingness to support several optional sustainable design features including, among other

things, Green Power and Carbon Offsets. A purchase power agreement (PPA) can help the project achieve a higher score for EAc2 and gain credits in EAc5, whereas the renewable power certificates (RECs) and carbon offsets would help garner credits in EAc7. Does the district desire to pursue a solar PV PPA, RECs, carbon offsets or some combination of the three?

Response: The District has expressed a willingness to consider inclusion of such features.

51. Question: Due to many already scheduled vacations around the original due date, we would ask that you please reschedule the bid due date for the week of December 9<sup>th</sup>.

Response: See Addendum No. 5.

52. Question: Hall Construction Co., Inc. (Hall) is in receipt of Addendum No. 3 which extends the proposal due date to December 3, 2019. The present bid due date is directly after the Thanksgiving Holiday and many subcontractors, suppliers and vendors will be off or have limited staff available making it difficult to prepare and complete our bid. Hall respectfully requests the proposal due date be extended to December 10, 2019 so maximum participation in the bid process can be achieved.

Response: See Addendum No. 5.

53. Question: There is a significant increase in impervious area generated by the new school development, which is identified to be handled and released in a controlled manner through an underground Contech Chambermaxx System per the performance specifications. The project will be considered a 'Major Development.' A majority of the on-site pavement areas are collected through a series of inlets and conveyed to an underground basin. No pre-treatment is provided for TSS removal, prior to entering the basin. Please confirm how the basin methodology (specifically water quality) complies with NJDEP stormwater regulations, based on the current design outlined on the 'Stormwater Plan.'

Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

54. Question: The identified Flood Hazard Elevation is identified as El. 115.3 (NAVD88) as noted on the Proposed Grading Plan. The stormwater management basin is set below this elevation, with associated inverts of 109.50. All of the storage volume for the detention basin is set under the FHA El. of 115.3. Please confirm how this design conforms to the stormwater management regulations and the Flood Hazard Area Control Act – NJAC 7:13 for basin storage in a regulated floodplain.

Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).



55. Question: Based on the grate elevations of Inlets #8, #14, #15 and #16, flood water can enter the proposed underground basin since they are set below El. 115.3 (NAVD88). Please confirm the design intent as this does not appear to satisfy DEP criteria based upon prior projects permitted through the NJDEP.
- Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
56. Question: The proposed underground basin, per the performance specifications is a “Contech ChamberMaxx” system which has an open-bottom plastic infiltration chamber system. The Proposed Stormwater Plan does not appear to identify any pre-treatment for this underground system to provide for 80% TSS removal. The water quality unit (StormFilter) is proposed after the outlet structure from the basin. Please confirm how this design satisfies NJDEP stormwater regulations.
- Response: See Item C.1.u. above and new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
57. Question: If the Contech ChamberMaxx system is designed for detention purposes only, as shown on the Proposed Stormwater Plan, the stone void beneath the chamber system cannot be counted towards the total storage since no pre-treatment is provided prior to water entering the basin. The total storage available (based on rough calculations of the basin footprint in the bridging documents) is significantly undersized per our design calculations to handle the proposed development. Addendum #2 confirmed that the proposed basin has been sized to handle the school development within the footprint identified on the Proposed Stormwater Plan. Please reconfirm, as the design calculations suggest a much larger basin footprint on the site that may not be feasible for the project and the adjacent floodplain.
- Response: See Item C.1.u. above and new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).
58. Question: Due to the presence of a floodplain impacting a portion of the overall project, please confirm whether seasonal high groundwater elevations as they relate to basin bottom elevations were evaluated by the NJSDA and its consultants in its stormwater design. Please provide SHGW elevations as they relate to how the stormwater system was designed to satisfy NJDEP recharge criteria as well as confirmation that the basin bottom provides for the required separation to groundwater elevations. This is critical as it relates to on-site fill and earthmoving operations for the Flood Hazard Area IP permit being secured by the NJSDA.

Response: See new and revised sitework drawings, issued herewith as Attachments 6.03 through 6.13 (pdf) and 6.17 through 6.27 (dwfx).

59. Question: Specification Section D2010.20-Domestic Water Equipment, paragraph II.B.3, regarding the requirement for domestic water booster pumps states that “booster pumps are not required if tests indicate that the municipal water system pressure is adequate to serve the Project’s water pressure requirements.” In light of this statement, please confirm whether a Cost Allowance should be established for the requirement to provide domestic water booster pumps at the project including any related water pressure tests.

Response: Provide booster pump(s) as specified.

60. Question: On drawing A101, the gym floor layout appears to have a border going around the perimeter of the basketball court that is approximately 5’ beyond the court game lines. Is the intent to make this part of the court striping and is it indicating that there will be a two-color finish on this floor?

Response: See revised Drawings A-101 and AI-101, included herewith as Attachments 6.14 and 6.16 (pdf) and 6.28 and 6.30 (dwfx).

61. Question: Due to many already scheduled vacations around the original due date, we would ask that you please reschedule the bid due date for the week of December 16th.

Response: See Addendum No. 5.

62. Question: Please advise if the STC rating between the Kiln Room and the associated Art Room can be reduced from STC 45.

Response: No.

63. Question: Please advise if the STC rating between Storage Rooms and the sensitive room they are accessed from can be reduced from STC 45. For example, Gym to Gym Storage, and Stage to Stage Storage.

Response: Yes.

64. Question: Please advise if Table PS1030.00-01 Note 2 should also apply for the Cafetorium (STC not applicable to adjacent Kitchen/Servery spaces).

Response: No. See also Item C.1.a. above.

65. Question: Specification Section B3010.50-Low Slope Roofing, paragraph II.A.2.a., describes what appears to be a proprietary product since industry sources have indicated that a fabric-backed white EPDM material is only available from a single manufacturer, and only in a composite thickness of 145 mils versus the specified thickness of 90 mils. Please clarify whether the product

description as specified is correct since there are significant price differences between material thicknesses and between fabric-backed and nonreinforced EPDM. Please also confirm whether a nonreinforced white EPDM roofing membrane product in 60 mils thickness will be acceptable for use at the project.

Response: See Item C.1.d. above.

#### **F. CHANGES TO PREVIOUS ADDENDA:**

1. **REPLACE:** In Addendum No. 2, replace Item C.1.j. in its entirety with revised wording in Item C.1.m. above.

#### **G. ATTACHMENTS**

- Attachment 6.01 Price Proposal
- Attachment 6.02 Table 01300.1 Extra Materials and Tools (Element D Services—Electrical)
- Attachment 6.03 C-01 Boundary Survey (pdf)
- Attachment 6.04 C-02 Record Drawing Existing Conditions Plan (pdf)
- Attachment 6.05 C-03 Proposed Grading Plan (pdf)
- Attachment 6.06 C-04 Proposed Stormwater Plan (pdf)
- Attachment 6.07 C-05 Proposed Utility Plan (pdf)
- Attachment 6.08 C-06 Proposed Landscape Plan (pdf)
- Attachment 6.09 C-07 Soil Erosion and Sediment Control Plan (pdf)
- Attachment 6.10 C-08 Soil Erosion and Sediment Control Notes and Details (pdf)
- Attachment 6.11 C-09 Construction Details (pdf)
- Attachment 6.12 C-10 Construction Details (pdf)
- Attachment 6.13 AS-101 Site Plan (pdf)
- Attachment 6.14 A-101 First Floor Plan (pdf)
- Attachment 6.15 A-203 Enlarged Building Elevations (pdf)
- Attachment 6.16 AI-101 First Floor Plan Interior Finishes (pdf)
- Attachment 6.17 C-01 Boundary Survey (dwfx)
- Attachment 6.18 C-02 Record Drawing Existing Conditions Plan (dwfx)
- Attachment 6.19 C-03 Proposed Grading Plan (dwfx)
- Attachment 6.20 C-04 Proposed Stormwater Plan (dwfx)
- Attachment 6.21 C-05 Proposed Utility Plan (dwfx)
- Attachment 6.22 C-06 Proposed Landscape Plan (dwfx)
- Attachment 6.23 C-07 Soil Erosion and Sediment Control Plan (dwfx)
- Attachment 6.24 C-08 Soil Erosion and Sediment Control Notes and Details (dwfx)

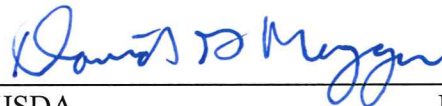
- Attachment 6.25 C-09 Construction Details (dwfx)
- Attachment 6.26 C-10 Construction Details (dwfx)
- Attachment 6.27 AS-101 Site Plan (dwfx)
- Attachment 6.28 A-101 First Floor Plan (dwfx)
- Attachment 6.29 A-203 Enlarged Building Elevations (dwfx)
- Attachment 6.30 AI-101 First Floor Plan Interior Finishes (dwfx)

#### **H. SUPPLEMENTAL INFORMATION**

(Not applicable)

*Any bidder attempting to contact government officials (elected or appointed), including NJSDA Board members, NJSDA Staff (except for Procurement), Selection Committee members, NJSDA Consultants, and School District officials for information relating to this project or in an effort to influence the selection process may be immediately disqualified.*

**End of Addendum No. 6**

 12/5/19  
\_\_\_\_\_  
NJSDA Date  
Program Director



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**Addendum No. 6**

New Jersey Schools Development Authority  
32 East Front Street  
Trenton, NJ 08625  
Phone: 609-858-2981

**DATE:** December 5, 2019

**PROJECT #:** ET-0100-B01

**DESCRIPTION:** New Plainfield Elementary School  
Addendum No. 6

**Acknowledgement of Receipt of Addendum**

Contractor must acknowledge the receipt of the Addendum by signing in the space provided below and returning via email to Alison Perry at [aperry@njsda.gov](mailto:aperry@njsda.gov). Signed acknowledgement must be received prior to the Bid Due Date. Acknowledgement of the Addendum must be made in Section F.5 of the Price Proposal Submission for Design Build Projects.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Date