



Addendum No. 2

To: Pre-Bid Meeting Attendees and COM Bid Opportunity Website

From: Cindy Klotz
City of Mobile Architectural Engineering Department

Re: The History Museum of Mobile
Exterior Repairs
Project #MU-050-21

Date: August 17, 2022

This Addendum forms a part of, and modifies, the Request for Bids for the above referenced project, dated July 24, 2022. Acknowledge the receipt of this Addendum No. 2 and all subsequent Addenda, if any, in the space provided on the Bid Form. Failure to do so may subject Bidder to disqualification.

General:

Clarifications:

Item 1. The Pre-Bid Meeting Agenda ***with Modifications*** and Pre-Bid Meeting Attendance Roster, dated August 16, 2022 are attached and form part of Addendum No. 2. Revisions to the Pre-Bid Agenda are indicated with a strike-through for deletions and ***bold italic*** typeface for additions.

Forms and Specifications: N/A

Drawings: N/A

RFI's:

Question: Do the decorative grille screens need to be removed and re-installed for the work?

Answer: Yes, decorative grille screens in front of windows need to be removed and re-installed as part of the work.

Attachments: N/A

END OF ADDENDUM NO. 2

The History Museum of Mobile
Exterior Repairs
MU-050-21

SECOND MANDATORY PRE-BID CONFERENCE

8:30 am August 18-16, 2022

111 South Royal Street, Mobile, Alabama 36602

AGENDA *with Modifications*

1. Attendance roster. Include a contact person and an e-mail address where any Addenda should be sent. Please write legibly.
2. Introductions - Owner Contacts, AE Project Manager.
3. Discussion of Scope of Work.

The project consists of Window Repairs to the History Museum of Mobile.
Base Bid: The project consists of the cleaning, repair, and painting of the exterior double hung windows and exterior doors along the Church Street Façade, the Royal Street Façade, and the Water Street Façade of the main body of the History Museum of Mobile.

There is an Additive Alternate #1 for the same scope of work, but on the courtyard facades on the main body of the History Museum of Mobile.

There is an Alternate #2 for the repair and repainting of the arched windows of the former “Matt Sloan Fire Station” which is part of the Exploreum.

Work of Base Bid and Alternate #1 “courtyard windows” is generally expected to be handled on site. However, it is contractor’s option to remove individual window sashes to perform repairs at shop. Openings must be secured in place and coverings temporarily caulked in place if components are removed. Work on Alternate #2, “Matt Sloan arched windows”, will be a combination of shop and site repairs.
4. Contractor Use of Premises
 - a. Limit use of premises to allow continued Owner occupancy. All facilities shall remain in use except the immediate work area for this project. Obey all Facility Regulations and coordinate access and schedule of work with Project Manager.
 - b. For overhead work at the sidewalks and particularly at the main entry, the Contractor shall provide protection for pedestrians entering and leaving the building, per the 2012 edition of the International Building Code. Submit sketches and plans/details for approval. A combination of protection, sidewalk closure, and work from lifts shall be considered, if approved by Authorities Having Jurisdiction. All such protection shall be engineered as per Article 1.1 of this Section.

- c. There is no onsite storage for materials. There are nearby offsite areas that can be used with notice and permission.
 - d. Hours of Work:
 - i. Work performed in the “service courtyard” can be performed during working hours 7am to 5pm M-F. Limited after hours and weekend work may be allowed, but this is a heavily used area for afterhours event loading and staging for both the Museum and the Exploreum.
 - ii. Work performed in the “wedding courtyard” can be performed during working hours 7am to 5pm M-T and 7am to 12pm F. Limited after hours and weekend work may be allowed, but this courtyard is heavily used for weekend weddings and events. This area, in particular, must be kept scrupulously clean and neat.
 - iii. Work performed in the “Water St courtyard” can be performed during working hours 7am to 5pm M-F. Limited after hours and weekend work may be allowed. Note that lifts are not possible in this area.
5. Other Provisions:
- a. Protect all existing non-moveable items through the course of construction. Coordinate with Project Manager if non-moveable item conflicts with work areas.
 - b. Contractor must obtain permits and arrange for all permit inspections required by the City of Mobile. There is no charge for the Permit. Subcontractors will need to obtain their own permits.
 - c. Before Bidding, Contractor shall verify their license classification of their General Contractors license with the State of Alabama Licensing Board.
 - d. Contractor shall keep an exceptionally clean site. All Construction and lay down areas must be protected from public and Museum staff.
 - e. Contractor may utilize, without cost: power, electricity, toilet, and handwashing facilities, etc. if available in moderation.
 - f. Protect all concrete grass, planting beds, sidewalks, pads, paving stairs, rails, light poles, and other site features. Contractor shall be responsible for re-pouring any concrete cracked or damaged through the course of the work. It is advised that the Contractor document the area before beginning Construction.
 - g. Remove waste, spoils, surplus materials, rubbish, and construction facilities from the site. On-Site Dumpster location to be coordinated with Owner Contact. Do not use facilities waste bins or dumpsters. Site must be kept clean.
 - h. Storm and Wastewater:
 - i. Comply with City of Mobile and Alabama Department of Environmental Management requirements. Pay attention to Water Regulations and Allowable Discharges.
 - ii. See City of Mobile Code, Chapter 17, Storm Water Management and Flood Control.
 - i. Any observed ambiguities, discrepancies, omissions, or errors in any part of the contract documents shall be submitted as written RFIs to Cindy Klotz @ cindy.klotz@cityofmobile.org.
 - j. Cut off time for submission of RFIs is by 3:00 pm 5 days before the bid opening date. All requests are to be submitted via e-mail to Cindy Klotz.
 - k. Cut off time for substitution requests is by 3:00 pm 7 days before the bid opening date. Substitution approvals are Pre-Bid only. All requests are to be submitted via e-mail to Cindy Klotz.

- I. Official clarifications or corrections will be made by written addendum sent to all registered prospective bidders via e-mail. Only clarifications immortalized in Addendums are valid.
 - m. The City of Mobile will provide utility line locations within the work area of the Library upon request of the Contractor. Contractor shall still be responsible to contact line public utility locators for verification.
 - n. There is a \$8,000.00 Contingency Allowance. Allowances shall be utilized only after advancing written approval by the Owner. At the end of the project, remaining contingency will be returned to the City via Change Order.
6. Special Instructions or conditions.
 - a. Equal Opportunity:
 - i. The City of Mobile, Alabama is an Equal Opportunity Employer and requires that all Contractors comply with the Equal Employment Opportunity laws and the provisions of the Bid Documents in this regard.
 - ii. The City of Mobile also encourages and supports the utilization of Minority Business Enterprises on these and all other publicly solicited Bids and shall follow the City of Mobile's Minority Utilization Plan as adopted by the City Council.
 - iii. The Contractor shall provide an appropriately completed copy of the "City of Mobile Subcontracting and Major Supplier Plan" in the envelope with their Bid Form. Form shall document DBE Subcontractors participating in the project and, should the total % of DBE participation not meet the 15% minimum, all efforts to obtain DBE Subcontractors shall be documented on or attached to the DBE Form when submitted.
 - iv. During construction, contractors are required to submit a "DBE Utilization Report" with every Pay Application.
 - v. Contractors should contact the City of Mobile, Supplier Diversity Manager for assistance with DBE Subcontractor information and any questions regarding the DBE Compliance Forms. Contact Archnique Kidd at 251-208-7967.
 - b. City of Mobile permits are required for the construction, but are available without cost to the Contractor. General Contractor, Plumbing Contractor, and Electrical Contractor shall have a current \$10,000 Surety Bond on file with the City of Mobile Permitting Division prior to issuance of permits and throughout the contract duration.
7. Bidding instructions, forms, special requirements and time.
 - a. Sealed Bids will be received and clocked in until 2:15 PM local time, Wednesday, the 24th day of August 2022.
 - b. Bidders shall insert sealed Bids into a receptacle, marked "City of Mobile Bids", located in the elevator lobby outside the office of the City Clerk Office, 9th Floor South Tower, Government Plaza, 205 Government Street, Mobile, Alabama 36602. The same will be publicly opened and read at 2:30 PM in the Atrium Lobby of Government Plaza. Additional bidding instructions are detailed in the project manual.
 - c. All Bids not clocked in by the City Clerk's Office prior to the time specified, or Bids received after the specified time, will be automatically rejected, and returned immediately, unopened.

- d. Bids will be publicly opened and read at 2:30 PM local time, in the Atrium Lobby of Government Plaza.
 - e. This is a tax-exempt project. As per the State of Alabama ACT 2013-205, the Alabama Department of Revenue (ADOR) has been granted the authority to issue a "Certificate of Exemption from Sales and Use Tax for Governmental Entities" on construction projects. Therefore, this project shall qualify for State of Alabama Sales and Use Tax Exemptions under this ACT. It is the responsibility of the Bidder to confirm the potential tax-exempt status of their bid with the ADOR and include any such savings in their bid, as well as accounting for same on their bid form attachment Sales Tax Form C-3A.
8. Additional Requirements at time of Contract execution:
- a. A valid City of Mobile business license for the duration of the contract period
 - b. Reverify Documentation: The Beason-Hammond Taxpayer Protection Act applies to this project. Contractor shall comply with the requirements of this Act and show proof of enrollment in the Reverify program by submitting the electronically generated Federal E-verify document prior to signing of the construction contract. (see Project Manual)
 - c. Performance Bond and Labor & Material Payment Bond are required.
 - d. Certificate of Insurance in amounts and with endorsements as required by the City of Mobile (see Project Manual or Request for Quotes documents).
 - e. Builder's Risk Insurance:
 - i. ALL RISK Builder's Risk coverage shall be provided for the Contractor, Owner, and all Subcontractors for the full amount of the Contract during construction, fabrications, storage, transport, and erection of any equipment.
 - ii. Policy provisions and the Certificate of Insurance shall be provided to the Owner.
9. Payment requirements.
- a. Retainage withheld at 5% of the first 50% of Construction Completed until the amount equals 2.5% of the full contract amount.
 - b. The final 2.5% of the full contract amount is withheld as retainage until all close out requirements are met, proof of advertisement, warranties, Consent of Surety, and release of liens, etc. By State of Alabama Law, notice of final completion of the contract shall be published four times in a local newspaper of general circulation.
 - c. The City of Mobile is unable to issue payment or deposits on materials that are not on the project site, or in the City of Mobile stored in a climate controlled, bonded warehouse where a City representative can verify their presence and proper storage.
10. Owner/City of Mobile contacts and phone numbers:
- a. Cindy Klotz: 251-208-7633 (Project Manager/AE Dept.)
11. Walk of Site
12. Adjourn

ATTENDANCE ROSTER

MEETING	PROJECT	LOCATION	DATE		
Second Pre-Bid	Construction Contract for: The History Museum of Mobile Exterior Repairs	111 South Royal Street	Tuesday August 16, 2022		
MU-070-21					
NAME	ORGANIZATION	PHONE	CELL PHONE	E-MAIL	
Cindy Klotz	City of Mobile	251-208-7633	251-490-4212	cindy.klotz@cityofmobile.org	
Roger Cook	City of Mobile	251-208-7632		roger.cook@cityofmobile.org	
Jeffrey Druckenmiller	MPP	251-883-0530		jeff@melvinpierce.com	
Juddy Addis	MPP	251-623-0458		jaddis@yahoo.com	
Alex Sietassen	Oakleigh Woodworks	251-382-5174		alex@oakleighwoodworks.com ←	
Stephen Wright	The Latham Co	251-401-4296		steve@lathamcompany.com ←	
Jesse Haulau	Ketou Const.	470-526-8557		jessen@spsatl.com ←	

dropped off before site work

Via conference call; dropped off before site work