



Addendum No. 1

To: Pre-Quote Meeting Attendees and Registered Plan holders

From: H. Louis Tooker
City of Mobile Architectural Engineering Department

Re: Hank Aaron House Relocation
Project # PR-032-22

Date: April 6, 2023

This Addendum forms a part of, and modifies, the Bid Documents for the above referenced project, dated March 29, 2023. Acknowledge the receipt of this Addendum No. 1 and all subsequent Addenda, if any, in the space provided on the Quote Form. Failure to do so may subject Bidder to disqualification.

General:

Clarifications:

- Item 1. The Pre-Bid Meeting Agenda / **Minutes with Modifications** and Pre-Bid Conference Attendance Roster, dated March 31, 2023 are attached and form part of Addendum No. 1. Revisions to the Pre-Bid Agenda are indicated with a strike-through for deletions and **red** typeface for additions.

ATTACHMENTS

Pre-Bid Meeting Minutes
Attendance Roster

END OF ADDENDUM NO. 1

HANK AARON HOUSE RELOCATION PR-032-23

PRE-BID CONFERENCE

10:00 am March 31, 2023,
755 Bolling Brothers Boulevard, Mobile, Alabama 36606

~~AGENDA~~ MEETING MINUTES

(Comments made during the Pre-Bid Conference are shown in red font.)

1. Attendance roster. Include a contact person and an e-mail address where any Addenda should be sent. Please write legibly.
2. Introductions – Louis Tooker, AE Project Manager.
3. Pre-Bid requirements: Bidders should visit the City of Mobile website to download a copy of the Project Manual. The Project Manual includes the Bid Form which must be used in submitting a Bid.
4. Discussion of Scope of Work:

The boyhood home of Hank Aaron, currently located on the grounds of the former Mobile Bay Bears baseball stadium, is being moved to James Seals Park across from 540 Texas Street, in a location at the north edge of the park. **NOTE: If Bidders need to visit the house again, the code that opens the combination locks to gain access is 2627. Please do not share this code with anyone else.**

The building is to be moved and repaired as necessary (if it becomes necessary to remove or alter the existing roof in order to transport the house, these repairs will include re-building of the roof). Bidders are to include the furnishing of all labor, materials, tools and equipment necessary to accomplish at a minimum, the construction of a foundation in James Seals Park, the relocation of the house from its current location to this new foundation, and additional activities as described below and in the exhibits and photographs that can be found in the Project Manual:

PERMITS/COORDINATION:

- a. Obtain a Move Permit from the City of Mobile (there will be no City of Mobile permitting fees assessed for this project).
- b. Obtain a Building Permit from the City of Mobile for the new construction associated with the project, including, if necessary, modifications to or replacement of the roof.
- c. Coordinate as necessary with the City Traffic Department, the Police Department, the City Arborist, and any other departments or entities whose participation will be necessary for the relocation of the house.

MOVING THE HOUSE:

- d. In the front of the existing site, remove shrubbery, gates, and gate posts, and roll back fencing as necessary to create an opening wide enough for removal of the house. The gates, gate posts, fencing, and shrubbery must be replaced after the

house has been removed. Carefully remove the sponsor bricks in front of the porch steps. Clean and store them for re-use at the final site.

- e. Remove and secure from breakage, glass cabinet fronts at exhibits inside the house. Secure as necessary all loose items (furniture, etc.) prior to the move.
- f. Detach the electrical service to the building. There are no water or sanitary sewer lines serving the building.
- g. Disconnect and remove the existing package unit at the left rear of house, and secure it within the house to be transported to the new location.
- h. Demolish the ramp and railing on the south side of the building, the front porch, and the steps in the front of the building. Brace the existing porch roof and the small side roof to the building as necessary for moving. Rubble and debris from this demolition activity shall be placed in a dumpster or truck, and disposed of off-site.
- i. Demolish portions of the CMU foundation wall as necessary to insert beams for lifting and moving the house. The foundation walls that remain standing may be left in place.
- j. Relocate the house to James Seals Park – the Contractor is responsible for arranging for and paying the costs of whatever assistance is required of the Mobile Police Department, the City of Mobile Arborist, and any other entities that may be involved in the transportation of the house along City streets. Such costs shall be included in the Contractor's price for the Work. **NOTE: THE CONTRACTOR SHALL HAVE 30 DAYS FROM THE ISSUANCE OF A NOTICE TO PROCEED TO REMOVE THE HOUSE FROM ITS CURRENT LOCATION AT HANK AARON STADIUM.**

NOTE: The Contractor shall select the route for the relocation. Based upon the route chosen and other factors (including the Contractor's personal preference), the Contractor may choose to remove or alter the existing roof in order to increase clearances from overhead obstructions encountered on the route. If removal or modification of the roof is deemed necessary, the Contractor is responsible for whatever permits and associated costs may be required for reconstruction of the roof including, if necessary, commissioning of additional structural design drawings prepared by an engineer. Completed work must comply with building codes.

LEAVE 755 BOLLING BROTHERS BOULEVARD AND RE-CONVENE AT 504 AUGUSTA STREET, AT THE NORTH END OF JAMES SEALS PARK.

REBUILDING THE HOUSE:

- k. Within James Seals Park, temporarily remove obstructions (if any) to the transporting of the house to its new location. Upon completion of the project, replace these obstructions and return all areas of the park to their original condition, including repair of damage to sod, shrubbery, trees, sidewalks, paving, etc.
- l. Construct a new foundation, based upon structural design drawings prepared by Clark Geer Latham and Associates (see Exhibit 1 in the Project Manual), and place the house on this new foundation. (Note: at Contractor's option, the house may first be moved to its new permanent location, and the new foundation constructed from underneath to support the house.)

- m. Apply soil poisoning treatment on the soils under the foundation to prevent infestation of subterranean termites (see SECTION 02280 – Soil Treatment in the Project Manual).
- n. Re-establish an electrical connection. Power is available on the north side of Augusta Street.
- o. Construct a small concrete pad for installation of the heat pump at the rear of the house, and reconnect the heat pump.
- p. Repair any damage created by the moving of the house including repairs to the roof. Make repairs as necessary to the exterior walls.
- q. Reinstall the glass cabinet fronts to the exhibits inside the house.
- r. Upon completion of the project, install a 40' x 70', 6' tall chain link fence around the house, with a single 4' wide gate.
- s. Repair any damage to lawns and existing curbs or sidewalks. Leave the area surrounding the relocated house clean of debris. **NOTE: THE CONTRACTOR SHALL HAVE 60 DAYS FROM THE ISSUANCE OF A NOTICE TO PROCEED TO COMPLETE THE RELOCATION OF THE HOUSE TO JAMES SEALS PARK.**
- t. There is a \$10,000.00 Contingency Allowance, to be utilized only after advance written approval by the Owner. At the end of the project, remaining Contingency funds, along with unspent Unit Price funds, will be returned to the City via Change Order.
- u. Before Bidding, Contractor shall verify their license classification of their General Contractors license with the State of Alabama Licensing Board.
- v. Contractor shall have access to the site seven days a week, 6:00 am until 6:00 pm unless otherwise approved by the Project Manager.
- w. Contractor may utilize without cost, water and electricity, if used in moderation.
- x. At both Hank Aaron Stadium and at James Seals Park, the Contractor will have to provide temporary sanitary facilities for employees.
- y. Protect all concrete sidewalks, pads and paving. Contractor shall be responsible for re-pouring any concrete cracked or damaged through the course of the work. We suggest that the Contractor document the areas of removal and construction before beginning the Work.
- z. 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.
- aa. Any observed ambiguities, discrepancies, omissions or errors in any part of the contract documents shall be submitted as written RFIs to Louis Tooker at louis.tooker@cityofmobile.org.
- bb. Cut off time for submission of RFIs is by 3:00 pm on Thursday, April 6. All requests are to be submitted via e-mail to Louis Tooker.
- cc. 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.

5. 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 be in compliance with 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.
6. Bidding instructions, forms, special requirements and time.
- a. Sealed Bids will be received and clocked in until 2:00 PM local time, Wednesday, the 12th day of April, 2023.
 - b. 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.
 - c. Bids will be publicly opened and read at 2:30 PM local time, in the Atrium Lobby of Government Plaza.
 - d. 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.
7. Additional Requirements at time of Contract execution:
- a. A valid City of Mobile business license for the duration of the contract period
 - b. E-verify 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 E-verify 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).

- 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.
- 8. 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.
- 9. Owner/City of Mobile contacts and phone numbers:
 - a. Louis Tooker: 251-300-0890 (AE Project Manager)
 - b. Cindy Klotz: 251-208-7633 (Assistant Director of AE Dept.)
 - c. Joe Comer: 251-454-3500 (Landscape Architect)
- 10. **NOTE: During the planning for this project, the City of Mobile has contacted a number of house movers in or near Alabama. Most of these movers have expressed an interest in working with a General Contractor to move the house. A list of these movers and their contact information is attached to this Agenda.**
- 11. Adjourn

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