

## **Addendum Number Two**

To the Drawings and Specifications for:

### **BOOT BARN WAREHOUSE EXPANSION**

Issued: August 22, 2019

## **HANNEY & ASSOCIATES ARCHITECTS**

1726 South Hillside, Wichita, Kansas

### **NOTICE TO BIDDERS**

You are hereby instructed to include in your bids the following changes, clarification and/or corrections to the Drawings and Specifications for **Boot Barn Warehouse Expansion**.

The additions and/or corrections shall be considered as a part of the Contract Documents as if incorporated therein. Where the following corrections and/or additions vary from the conditions of the Drawings and Specifications, such following changes or additions shall govern.

#### **I. GENERAL CLARIFICATIONS**

- 1.1 The Bid Date will be remain Friday, August 30. The time and location to receive the bids remains unchanged.
- 1.2 Pre-Bid Meeting.  
A pre-Bid Meeting has been set up for Tuesday, August 27, 2019. at 10:00 am.  
We will meet at the existing main entrance on the Northwest face.
- 1.3 Bid Form  
The Bid Form has been revised to include the new Alternates and can be downloaded from our web site; [www.haarchitects.com](http://www.haarchitects.com).
- 1.4 Geo-Tech Report  
A soils report has been commissioned and will be made available as soon as it is completed.
- 1.5 Weights of Equipment.  
RTU's weigh 3,371 #'s each  
Fans weigh 231 #'s each
- 1.6 Utility Service Connection and Relocation Fees  
The Owner will be pay the Utility Companies directly for all charges related to moving service, new service, ect. (Kansas Gas Service, Westar, Cox Communication and AT&T).  
The work not included by the utility company shall be completed by the General Contractor (with the further exception of the work by the Electrical Contractor that is working for the Owner).
- 1.7 Utility Bills During Construction.  
The General Contractor will be responsible for paying for the Electrical, Water/Sewer and Gas services on the new addition until Substantial Completion, at which time they will be turned over to the Owner.

- 1.8 Janitors Closet – Room 103  
Add a stainless-steel mop shelf with mop holder, wall mounted above the mop sink. The shelf shall be equal to Bobrick B-239x34, stainless steel, shelf with mop, broom holder, and rag hooks.
- 1.9 Rubber Cove Base  
The rubber cove base in the warehouse only goes around the toilet room and at the CMU demising wall. Base is not required to the steel columns or metal liner panels.
- 1.10 Construction Start Date  
We anticipate the contracted to be awarded within 2-weeks following the bid opening. Notice to proceed will be issued as soon as possible following the award of the contract.
- 1.11 Mixing Valve (Plumbing).  
Mixing Valve is equal to Tempering valve by Watts 0559119 – 3/4”
- 1.12 Fire Wall.  
The new CMU Fire Wall must have a 3-hour rating. As shown on Sheet S2.1, the new CMU fire wall shall extend to the underside of the roof deck of the addition.
- 1.13 Termite Pre-Treatment  
The soils below the floor slab shall be pre-treated with a termite treatment. Specification Section 02281 – Soil Treatment for Termite Control is being issued with this addendum and can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com).
- 1.14 Fire Sprinkler System  
This building shall have a fire sprinkler system designed to be complaint with the NFPA 13 Automatic Sprinkler System throughout. This system shall be independent of the existing system. The design shall be submitted to the City of Wichita for review and approval.
- 1.15 Dock Levelers
- a. The dock levelers are not shown on the Wall Sections, but levelers shall be provided and installed on the docks at openings 100f and 100g. The specification for the dock levelers is called out on Sheet A1.2 and is repeated below.
  - b. The levelers shall be equal to those manufactured by Buff Manufacturing, 9201 South Freeway, Fort Worth, Texas 76140; (800) 433-2212; [www.bluffmanufacturing.com](http://www.bluffmanufacturing.com). The EZ-Pull Edge-Of-Dock Leveler (EP), model 3DEP72, with hydraulic package, anchor kit, approach plate, and bumpers
  - c. The levelers shall be 72” wide with a 30,000 lb capacity, with bumper blocks included.
  - d. McGuire, HED Series, Hydraulic, Edge of Dock levelers as supplied by Wiese Dock and Door Specialist, 1446 South Florence, Wichita, Kansas 67209, (316) 942-1600, are approved equal.

- 1.16 Dock Pads / Seals
- a. Foam Dock Seals shall be provided for docks at 100f and 100g.
  - b. The Dock seals shall be equal to Fairburn, Series 1000 as supplied by Wiese Dock and Door Specialist, 1446 South Florence, Wichita, Kansas 67209, (316) 942-1600.

## II. CHANGES TO THE DRAWINGS

- 2.1 Civil Utility Packages.
- There are three Civil Utility Packages that need to be included with this project. These Civil packages are posted in the drop box folder that contains the original bid package (link listed in blue below); they are PPD, PPS and PPW.  
[https://www.dropbox.com/sh/1y2cy5ilvoazgko/AADt6lr9IYVlfaFznsq\\_bC5fa?dl=0](https://www.dropbox.com/sh/1y2cy5ilvoazgko/AADt6lr9IYVlfaFznsq_bC5fa?dl=0)  
The work outlined in these packages shall be included in the Base Bid.

These packages have been submitted to the City of Wichita and are in the final stages of approval.

- a. PPD.pdf – Storm Sewer Improvement package.  
This combined PDF contains (15) sheets that include Cover Sheet, 2.0, 2.0, 2.1, 3.0, 4.0, 4.0, 5.0, 5.1, 5.2, 5.3, 5.4, 5.5, 6.0 and 7.0
- b. PPS.pdf – Sanitary Sewer package.  
This combined PDF contains (13) sheets that include Cover Sheet, 2.0, 2.1, 2.2, 2.3, 2.4, 2.5, 3.0, 3.1, 3.2, 3.3, 3.4 and 4.0
- c. PPW.pdf – Water Distribution System package.  
This combined PDF contains (10) sheets that include Cover Sheet, 2.0, 2.1, 2.2, 3.0, 3.1, 3.2, 3.3, 3.4 and 4.0

- 2.2 Sheet C1.0
- a. The new curb approach shall be constructed in accordance with the requirements of the City of Wichita (paving thickness, sub-grade preparation, and reinforcing). According to Richard Chamberlin, MABCD, this shall be 8-inch thick concrete with 6" x 12" W4.0 x W4.0 W.W.F. A bonded concrete contractor shall obtain a curb cut permit from the City of Wichita Public Works Department.
  - b. The 8" heavy duty concrete shall be reinforced with #4 bars at 12" on center each way, the subgrade shall have 6" of fly ash stabilization (min.) and concrete shall have a minimum strength of 3,000 at 28-days. 6:1 air can be used with a 3:1 slump.
  - c. The 5" light duty concrete shall be reinforced with (1) layer of 6" x 12" W4.0 x W4.0 W.W.F., the subgrade shall have 6" of fly ash stabilization (min.) and concrete shall have a minimum strength of 3,000 at 28-days. 6:1 air can be used with a 3:1 slump.
  - d. The specification Section – 03300, paragraph 1.6, refer to 6" thick paving; this paragraph shall be changed to match Civil's requirements and the notes above.

- 2.3 Sheet C3.0
- a. There are notes on this sheet to relocated electrical boxes, telephone box, and AT&T vault, and some existing raceways; this work will be done by ESI.
- 2.4 Sheet SP1.2
- a. Both accessible parking spaces shall have the wall mounted ADA parking signs, provided and installed by the General Contractor.
  - b. The painted ADA symbol on the parking space, the detail indicator shall be corrected to be 28/SP1.4.
  - c. This sheet has been corrected and is reissued with this addendum; download from our web site at [www.haarchitects.com](http://www.haarchitects.com).
- 2.5 Sheet SP1.3
- Ramp Section 5, the door opening ID shall be changed to be 100a in lieu of 100b.
- 2.6 Sheet SP1.6
- This is a new sheet to better define the work at the truck ramps; download from our web site at [www.haarchitects.com](http://www.haarchitects.com)
- 2.7 Sheet A1.1
- a. Wall Type General Notes
    1. Note 2 shall be clarified that the toilet room walls do not go to the roof deck.
    2. Note 8, sand blasting is not required.
    3. Note 9, shall be deleted.
- 2.8 Sheet A1.2
- a. The overhead doors 100f and 100g shall remain 8'-0" wide x 10'-0" tall.
  - b. Overhead door 100h shall be changed to 10'-0" wide x 12' tall.
  - c. The plan has been revised to show this change and can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com)
- 2.9 Sheet A1.3
- a. The overhead doors 100f and 100g shall remain 8'-0" wide x 10'-0" tall.
  - b. Overhead door 100h shall be changed to 10'-0" wide x 12' tall.
  - c. The plan has been revised to show this change and can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com)

- 2.10 Sheets A1.4 and A1.5
- a. Toilet Accessory Legend
    1. Baby Changing Stations are not used on this project.
    2. Air Freshener Stations are not used on this project.
    3. Seat Cover Dispensers are not used on this project.
    4. Electric Hand Dryers are not used on this project.
  - b. Gypsum wall board clarification at toilet rooms – Base Bid.  
The g.w.b. inside the toilet room shall be 5/8” moisture resistant; the g.w.b. outside the toilet rooms shall be 5/8”, type “x”. We will not use cement board on this project.
  - c. The new CMU demising wall has a 3-hour rating.
- 2.11 Sheet A3.1  
Door Schedule, opening 103b shall be clarified to be a single 3’ wide door, for both the Base Bid and Alternate 1.
- 2.12 Sheet A5.1  
The sheet has been revised to fix the footings in the wall sections. The sheet can be download from our web site at [www.haarchitects.com](http://www.haarchitects.com)
- 2.13 Sheet A5.2  
The sheet has been revised to note the dock levelers, dock seals, and fix the Alternate 1 wall sections. The sheet can be download from our web site at [www.haarchitects.com](http://www.haarchitects.com)
- 2.14 Sheet S1.1A  
This sheet has been revised and is reissued with this addendum; download from our web site at [www.haarchitects.com](http://www.haarchitects.com)
- 2.15 Sheet S2.1  
Detail 2 has two spandrel beams, one at 12’-8” and one at 22’-8” to support the CMU wall. The detail of these spandrel beams backing the CMU wall, refer to detail 3 on Sheet S2.2 (for deflection and loading).

### **III. CHANGES TO THE SPECIFICATION**

- 3.1 Section 00150r – Bid Form  
The bid form has been revised to include the two Alternates.  
The new bid form can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com).
- 3.2 Section 01030 – Alternates  
There are two alternates for this project. This section will be issued as part of this addendum and can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com).
- 3.3 Section 03300 – Concrete
- a. The strength of the concrete shall be as it is defined by the Structural Engineer, on Sheet S0.2, note 10.

- 3.4 Section 08110 – Standard Steel Doors & Frames
- a. Products or manufactures approved, as “Equals” shall meet all requirements of the plans, specification, standards of performance and construction as established by the product or manufacture originally specified.  
  
Cecco is an approved manufacturer.  
Carrier is an approved manufacturer.
- 3.5 Section 08330 – Coiling Door
- a. The coiling doors are fire doors that shall be motorized that are tied into the fire alarm system. The coiling doors shall also have an optional chain crank hoist.
  - b. The finish does not have to be a custom, powder coating. The finish shall be the selected from the manufactures standard finish (color is not an issue).
  - c. Raynor Overhead coiling fire doors as supplied by Wiese Dock and Door Specialist, 1446 south Florence, Wichita, Kansas 67209, (316) 942-1600 is an approved Coiling OHD Manufacturer.
- 3.6 Section 08360 - Sectional Overhead Doors
- a. This specification section is added to the project. The specification can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com); then click “Shortcut to Plan Room”.
- 3.7 Section 08710 – Hardware
- a. The Hardware Sets have been revised and reissued with this addendum. The revision added Sets 7, 8 and 9 that were missing from the original specification.(pages 18, 19 and 20). Hardware Set 4, opening 100k was add. The revised schedule of hardware sets can be downloaded from [www.haarchitects.com](http://www.haarchitects.com)
- 3.8 Section 10160 – Toilet Partitions
- a. Products or manufactures approved, as “Equals” shall meet all requirements of the plans, specification, standards of performance and construction as established by the product or manufacture originally specified. Approved alternate companies shall still provide the metal accessories and trim matching the original specified product.  
  
Scranton Products – Hiny Hiders Solid Plastic Toilet Partitions are approved.

3.9 Section 13600 – PEMB

a. Paragraph 1. General

1. Approved PEMB Manufactures

Products or manufactures approved, as “Equals” shall meet all requirements of the plans, specification, standards of performance and construction as established by the product or manufacture originally specified. Where a specific color is called for, the companies approved as equal must provide the specific color – use of their standards is not acceptable.

A & S Building Systems is an approved PEMB manufacture  
Ceco Building Systems is an approved PEMB manufacture  
Kirby Building Systems is an approved PEMB manufacture  
Nucor Building Systems is an approved PEMB manufacture  
Pinnacle Structures, Inc. is an approved PEMB manufacture

Kustom Buildings Inc. shall be removed from the approved PEMB manufacture list.

b. PEMB Design Load Clarification

Primary Framing: L/180

Secondary Framing: L/150 for roof dead load + roof snow load;  
but not less than that required to maintain positive  
drainage for the greater of dead load + 1/2 roof  
snow load or dead load + 5 PSF.

L/120 for 10-year wind load on walls and roof.

L/180 for roof snow load (but not less than 20 PSF) on sheeting.

For the Lateral drift on the Metal building frames see Note # 2 on sheet S0.2.

c. The straight PEMB columns shall be designed / engineered to be no larger than 24” deep x 8-1/2” wide.

d. Exterior Wall Panel Color

The color will be selected from each manufacture’s colors that closely match the specified color of Tundra Grey. We are not looking for a custom color.

e. The roof insulation shall be a minimum of R-30

f. The wall insulation shall be a minimum of R-19. This is a correction to Addendum One.

#### **IV. CHANGES TO THE ELECTRICAL**

- 4.1 Sheet E1.1  
Light fixture package as provided by Premier Lighting is approved except for fixture “F-1”.
  
- 4.2 Sheet E1.4  
Revised panel schedule per powered dock equipment.  
The revised sheet can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com).
  
- 4.3 Sheet E2.1  
Provide power for dock equipment.  
The revised sheet can be downloaded from our web site at [www.haarchitects.com](http://www.haarchitects.com)
  
- 4.4 Ceiling Fans
  - a. Products or manufactures approved, as “Equals” shall meet all requirements of the plans, specification, standards of performance and construction as established by the product or manufacture originally specified.  
  
AirVolution is an approved equal to the Bid Ass Fans specified.

**END OF ADDENDUM**