

Delaware Department of Transportation

QUESTIONS AND ANSWERS

T201880102.01

BEAR ADMINISTRATION BUILDING

DEMOLITION AND RECONSTRUCTION, NEW CASTLE COUNTY

Friday, January 10, 2020

Yellow highlighting = previous questions answered in this posting: Questions 9, 11 thru 28, 39 thru 41

Q #	Question	Answer
47	Is the use of M/C cable acceptable where concealed in walls & ceilings for branch circuit wiring?	<i>Response forthcoming...</i>
46	What type of fixtures are in Rooms 10B & 209?	<i>Response forthcoming...</i>
45	What type of fixtures are surface wall mounted in 1STA stairs & 2STA stairs?	<i>Response forthcoming...</i>
44	What type of fixtures are mounted on the surface opposite of the "F" fixtures in the 1st & 2nd floor gang restrooms?	<i>Response forthcoming...</i>
43	What is used for lighting control in Rooms/Areas 101, 102, 105 Corridor, 139 Corridor, 202 Corridor, 1STA stairs & 2STA stairs?	<i>Response forthcoming...</i>
42	The RFP states the completion time for the contract is 677 calendar days. In the event the contractor's approved construction schedule is less than 677 days, will the contractor be compensated for delays not caused by the contractor if they extend the approved contractor's construction schedule but do not extend beyond the 677 day completion schedule in the RFP?	Standard Specification 108.04.A "Progress Schedule Chart" states "Fully use, but do not exceed, the specified Contract duration in the Progress Schedule Chart." The contractor's schedule must use the full contract time to be approved.

Wednesday, January 08, 2020

41	What is flooring finish in Room 138? Finish schedule shows C1 but graphic shows C1 and C2.	Finish schedule has been updated to reflect CT1 and CT2 in Room 138. Refer to A-711 for intended layout.
40	What is flooring finish in Room 111? Finish schedule shows C1 but graphic shows ceramic tile.	Finish schedule indicates CT1 for flooring finish in room 111. A-711 has been updated accordingly.
39	Does the elevator get flooring? If yes, what type?	Yes. Refer to General Finish Note #4 on sheet A-701

Q #	Question	Answer
38	At the Prebid meeting the subject of 20% self-perform work requirement was brought up. The only time self-perform work requirement is discussed in the project specifications is on the Bid Criteria & Reference Sheet as one of the five criteria that must be met on project references. Since this is a building construction project and not a road or site project, we are asking that the self-perform work requirement be waived as one of the criteria.	<i>Response forthcoming...</i>
37	Under the project manual table of contents a Section 019113 Commissioning General Requirements is mentioned. There appears to be no such section included in the project manual. Please confirm if this is required?	<i>Response forthcoming...</i>
36	Section 263600, please confirm required transition type of ATS-1. Is it to be open transition type with in-phase monitor or delayed transition type ATS with a third programmed neutral switch position in addition to the normal and emergency switch positions?	<i>Response forthcoming...</i>
35	Please confirm ATS-1 is to be 4-pole with switched neutral?	<i>Response forthcoming...</i>
34	Section 263600, 2.1, E. 1. Specifies the ATS is to be provided with short time withstand rating for three cycles. Please confirm if this is required or if an ATS that has coordinated specific breaker rating is acceptable to meet the 35KAIC rating on drawing E-603 for ATS-1?	<i>Response forthcoming...</i>
33	Section 263213.14, 2.09, G. 2. Specifies generator enclosure shall be provided with a temperature-controlled exhaust fan to prevent operation when engine is running. This requirement does not make much sense as when the engine is not running there would be no need for an exhaust fan. Please confirm exhaust fan requirement can be excluded on this generator?	<i>Response forthcoming...</i>

Q #	Question	Answer
32	Section 263213.14, 2.09, G. 1. Specifies the generator enclosure shall be provided with automatic dampers at the inlet and discharge. Automatic dampers are an expensive added accessory on the generator enclosure. Please confirm if this is required or if fixed intake and fixed vertical discharge are acceptable on generator enclosure?	<i>Response forthcoming...</i>
31	Section 263213.14, 2.09, B. specifies the generator enclosure to be a “walk-in enclosure” type. This type of enclosure takes up much more space, is more expensive, and requires a custom third-party enclosure vendor. Please confirm what was actually intended and is acceptable is a standard factory skintight” generator enclosure from generator manufacturer?	<i>Response forthcoming...</i>
30	Section 263213.14, 2.7, B. specifies the generator circuit breaker is to be “electrically operated” which is typical for generators in paralleling applications. This appears to be only a single 500 KW generator application. Please confirm that an electrically operated breaker is not required?Generator breaker will be provided with an electronic LSI trip unit however.	<i>Response forthcoming...</i>
29	Section 263213.14, 2.2, C. specifies generator is to comply with EPA Tier 4 requirements. At this 500 KW size EPA requirement is only Tier 2 certification. Please confirm generator is to supply standby, back-up power only and a Tier 2 EPA certified unit is acceptable in lieu of Tier 4 rating? A Tier 4 500 KW diesel unit would require expensive exhaust aftertreatment and additional equipment to meet this Tier rating. It does not appear necessary or typical for this application. A Tier 2 rating is typical industry standard for a 500 KW diesel generator.	<i>Response forthcoming...</i>
28	The plans and specifications do not include lightning protection for the roof top equipment. Will lightning protection be required?	Lightning protection is not required.

Q #	Question	Answer
27	When will the prebid notes and attendance sheet be available?	Pre-bid minutes will be posted upon receipt, attendance sheets have been posted.
26	Please confirm if wood top rail at stairs as shown in detail 2/A-404 is to be stained or painted.	Wood top rail shall be stained to match flush wood door finish.
25	Details/ cut throughs for example on 2/A-313 indicate R-30 rigid insulation at curtain wall head at roof. Note 4/A-501 shows two layer R-19 insulation. Please confirm which type and number on layers are to be provided at this location.	Inquiry is unclear as indicated details do not correspond to requested information. Roof system requires R-30 minimum insulation, in minimum of (2) layers per specification 075419. Refer to roof plan, details, and specification. Wall insulation requires R-19 mineral wool batts in stud cavity, and 2" rigid insulation on exterior side of sheathing. Refer to wall sections, details, and specification 072100.
24	Specification 095113 Acoustical Panel Ceilings states to install hold down clips in areas indicated. No areas appear to be indicated as such on plans. Please advise if and where hold down clips are to be provided.	No hold down clips are required.
23	Specification section 092900 Gypsum Board states lists Level 5 finish "where indicated on drawings". No areas appear to be marked with level 5 finish on plans. Please advise if and where a level 5 wall finish is required.	No level 5 finish areas are required.
22	Specification 061053 for Rough Carpentry notes "Utility Shelving". Non appears to be shown on plans. Please advise where this woos utility shelving is to be installed and if it is to be stained or painted.	Refer to revised sheets A-401 and A-402 indicating utility shelving locations. Shelving shall be painted.
21	Per detail 17/A-702 please advise for the wood ceiling cloud if there is a specification, manufacture/ make/ model, details, etc or if this is a custom item. Please advise if these wood clouds are to be stained or painted (factory painted or field painted).	Wood clouds shall be field built metal stud framing, substrate, and finish materials as indicated on A-702
20	Please provide a specification for the Roof Hatch.	Refer to item 2.8 Mechanical Roof Hatch Assembly in revised specification 075419.

Q #	Question	Answer
19	In the Fiber Cement Siding spec (074646), for the wood grain siding, the selected factory finish is Redwood. For the smooth siding panels, the specification calls for factory priming, and color “Black” per drawing A-201. Should the smooth panels be factory finished or field painted?	Specification 099113 provides information regarding field finishing of fiber cement panels (smooth). Factory finishing of fiber cement panels (smooth) is acceptable.
18	Pedestrian crossings PC-1 and PC-5 are listed on Civil construction plan #6, but not called out. Are these to be detectable warning surfaces? Is there a preferred detectable warning surface manufacturer?	Yes, they are to have detectable warning truncated domes. See the standard detail for Pedestrian Connections 1 and 5 in the DELDOT Standard Construction Details on the Deldot.gov website. Acceptable manufacturers are Nitterhouse and Hanover.
17	Section 200 of Site Plan #3 indicates removal of fencing and inlets, but no removal of existing fencing or inlets is shown on Civil demo plan #5. Please confirm there is no fencing, or inlets to be removed.	Any fencing or inlets that are impacted by the proposed construction will be removed under item 211000 – Removal of Structures and Obstructions. This item includes the inlet that is being replaced by new drainage inlet #6. This will also include any fencing required to be removed for utility or lighting installation, if necessary.
16	Permanent seeding is referenced in the bioretention area per section A-A. Should permanent seeding be used in all other locations where grass is to be installed?	Yes.
15	Please define the equipment and enclosure labeled D-8 to the east of the building on Civil demo plan #5. Is all of the equipment and enclosure to be removed? Is there any associated utility piping that is to be removed?	The enclosure houses HVAC equipment, piping, wiring, electrical accessories, etc. Yes, all of the enclosure, equipment, accessories and piping are to be removed by the contractor.
14	Should the area to the north of the existing sidewalk north of the existing building that is to be removed D-6, but south of the existing sawcut line D-1 be removed, similar to the D-2 paving to the northwest per Civil demo plan #5? See sketch for clarified location.	The existing hot mix in the area mentioned shall be removed full-depth.
13	No continuing maintenance duration was selected for the elevators in spec section 142400-1.6.C. Please define the continuing maintenance period length.	One-year duration. Refer to revised section 142400.
12	Please advise if Unit Pricing Breakdown can be submitted within 5 business days after due date.	No.

Q #	Question	Answer
11	Please advise if Self-Performance by bidder can be reduced from 20% to 10%.	No, it will not be reduced.
10	Please provide a copy of DelDOT's sample contract for this project.	<i>Response forthcoming...</i>
9	There does not appear to be any signage specifications for ADA interior room identification signage. Is the signage package only for dimensional letters? If not, please provide specifications for ADA interior room identification signage.	Refer to revised sheet A-611 and new specification 101423.16 Room Identification Panel Signage.
8	Please provide the make and model number of the video management system.	The video management system will be part of a separate contract.
7	Please provide make and model number of the access control system.	The access control system will be part of a separate contract.

Thursday, January 02, 2020

6	Site drawings, Keynote 1, Sheet E-002, call for Type 7 Junction Well for fiber. Details 4 and 5 on Sheet E-602 show Junction Well 1 and 4, but not Junction Well 7. Please provide information for Junction Well 7.	<i>Response forthcoming...</i>
5	Will AISC for the steel fabricator and installer be waived on this project?	<i>Response forthcoming...</i>
4	SS-3 is Hanex "Steel." This is a discontinued color. Please advise.	<i>Response forthcoming...</i>

Q #	Question	Answer
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Thursday, December 26, 2019

3	Is the GC required to abate any hazardous material from the existing building?	The contractor is not required to abate any hazardous material. Special Provision 202560 – Contaminated Material outlines how the contractor is required to remove hazardous material from the demolition and store it in the staging area. Please review the Asbestos Abatement Report found on the Bid Solicitation Web Page. The only identified hazardous material in the report that cannot be abated before demolition of the building is the mastic on the elevator car.
2	Are the foundations for the existing building to be left in place or removed?	The existing building foundations can remain in place if they do not interfere with proposed parking lot construction. The contractor's demolition shall include the removal of all existing building elements to a minimum of 2 feet below the proposed bottom of the 8" GABC layer to mitigate against reflective cracking in the proposed pavement. Additional building elements may need to be removed to a deeper level as needed for underground utility construction, drainage construction, pole bases, and other miscellaneous items. All demolition items are incidental to Item 211000-Removal of Structures and Obstructions.
1	Are there any plans of the existing building construction available?	We are unable to locate plans for the existing office building.