

---

**THIS ADDENDUM SHALL BECOME A PART OF THE SOLICITATION  
AND MUST BE ACKNOWLEDGED**

**Request For Proposal 23-014 – Public Health Phase Two Building Improvements - Dated January 6, 2023**

**CLARIFICATIONS:**

***23-014 – Public Health South Phase 2 Building Improvements Questions-Answers***

1. What is the deck height from existing ceiling? *This can be field measured at the second site walk.*
2. Who is the preferred fire sprinkler/Alarm company? *Johnson Controls or Western States.*
3. There was talks at the GC Walk-through of modifications to the existing fire alarm system. What is the existing Fire Alarm system in the building? Who installed that fire sprinkler system? When was the last inspection and what upgrades will be needed? *EPC monitors burglar alarms only. Building association does fire alarms and inspections.*
4. Can work be done during normal business hours? *Yes, work can be performed during normal business hours.*
5. Is there a carpet spec for the stage? *Carpet for the stage is to be CPT-1, the same as the rest of the flooring. Interface Carpet tiles - 25cm x 1 m carpet tile- Walk the Plank- Cyprus, -and Shiver MeTimbers- Sycamore from Interface) It will be the lighter carpet which I believe is Cyprus.*
6. Is there currently insulation above ceiling if so, does it get replaced? What areas call for insulation in the ceiling? *Insulation in the ceiling is called for at the new Lactation Room per detail 3/A5.0.*
7. Where it's called out to paint the grid white and the existing grid is already white, do you still want it painted? *Yes, the goal is to refresh the grid system with new paint. Please follow manufacture's recommendations for paint requirements.*
8. In hallway 134 there is a wall opening that was covered with drywall. Are there any modifications to this old opening? *There may have been an opening that went from 134 into the Food Pantry area that was covered with drywall, but nothing Public Health has done. No modifications required except, patch and paint as required.*
9. Where it says to remove conduit from walls, is this just for switches that will be replaced with sensors or is it asking for power conduit to be removed as well? *Please disregard note 13 on A1.1 and A1.2 and follow electrical plans.*

10. What is the size of lactation room? The prints show 7'6" by 7'6" but in the RFP it is called out 7' by 7'6". Please follow the prints.
11. Has this space been tested for asbestos? If so, can you please provide the results? Yes, all areas that tested hot for asbestos that are included in the scope of work have been abated. We have those results.
12. Is there an asbestos report that would confirm if the surfacing material in room 125 is positive? Adhesive and VCT or laminate in the south hallway and the adhesive under cove base throughout? Yes, there is an asbestos abatement report available. Room 125 has already been abated. Adhesive mastic and VCT were tested. We found no black mastic under the cove base.
13. In the south hallway it requested that the drop cloud lighting be removed. Is the contractor responsible for replacing the lighting? If so, will the specifications of the lights, model number and brand be provided? Yes, the lighting will be led can lights. Please see construction documents, both architectural and electrical drawings.
14. There is a door that is blocked in the north hallway, what is going to happen with this door? I'm not sure which door, but if it is the one between Room 116 and hallway 122 the door is removed and we want the opening wide enough to bring a pallet through. See sheets A1.1 and A1.5
15. Will cabinets need to be delaminated? I don't think so but will defer to the professional opinion of the company who receives the award.
16. Will it be required for the contractors to retain the frame from the Bathroom doors in room numbers 109 & 110? If they swing inward there will be a gap? The original thought was to reuse the existing frames since they correspond with the door swings of the reused doors. If they cannot be used in this manner without creating gaps, please provide new frames.
17. Will the return vents be cleaned and repainted? Yes, they will need to be cleaned and painted to match the grid.
18. At the visit it was mentioned that the stage in the conference room needs to be reupholstered. Will specifications be provided? Yes. Interface Carpet tiles - 25cm x 1 m carpet tile- Walk the Plank- Cyprus, -and Shiver MeTimbers- Sycamore from Interface.
19. In the main conference room and throughout the scope of work, there is electrical equipment such as cameras, sensors etc. located the ceiling tile. Will there be testing done prior to them being removed from the ceiling grid to confirm that that are operational? Cameras will be removed and reinstalled by VTI for warranty purposes. Testing? I'm sure IT can confirm the wi-fi's are operational. There are speakers, projectors and electronic screens that were recently used in a training . The other sensors I can recall would be fire alarm related. I can confirm the date of the last inspection.
20. Will information on the specs for the Laminate Vinyl Tile, carpet and paint be provided to match the colors and patterns throughout the scope of work? Yes these will be provided. Please see A2.0
21. There is existing owner furniture that will need to be relocated during the remodel. Will these items be moved by owner or is the GC responsible for this? We can hire the movers to relocate these items, except for the stage- it is too big and It will have to stay in the large conference room. This part we might not want to include in the reply- (OPS was planning to clear out 125 and move the portable walls out of 129. The cubicle furniture in 127 will stay in place while painting is completed, but the tables, copier etc. can be relocated by movers. The tables and chairs in 113 may need to be removed so the lighting switches can be updated. There are a few items in the East entry 132 that can be moved into 133 during renovation and in the storage room 121.)

22. In the south hallway it requested that the drop cloud lighting be removed. Is the contractor responsible for replacing the lighting? If so, will the specifications of the lights, model number and brand be provided?  
Yes, led can lights. Please see construction documents.
23. Please confirm who will be responsible for moving existing furniture inside the work area. TBD, El Paso County looking into having movers do it, should have a firm answer at second walk through on 2/7/23.
24. Construction note #15 indicates "match the flat walls with orange peel texture". Adding texture to the lower half of a wall will not be a perfect match. What is the criteria for accepting the new texture? Will the existing orange peel texture need to be modified in any way? Texture may need to be added to the whole wall in order to achieve desired results.
25. RCP note #12 indicates "correct perimeter ceiling grid system edges at all walls". The existing walls are built to grid, and the grid system hangs above the walls. Please clarify how to "correct" the perimeter ceiling grid edges at the wall locations. There are other areas where a corner piece of grid was used to conceal the wall edge issues.
26. Item 19 of the RFP Special Terms and Conditions states that the response requires any and all subcontractors to be identified including capabilities, experience and portion of work to be performed. Can you please provide a form to help clarify what you are looking for? This requirement is for you to list the subs you intend to use and their experience as it relates to whatever project you plan to use them on. Example, Sub 1, Smith Bros. using for painting of room xyz, they have 10 years experience painting, etc..
27. I am looking at this plan and on M001 I notice that there are notes about gas regulators and condensate drain. During the walkthrough I asked about if we are going to need to provide a number for moving or upsizing the gas line. I also asked about if the existing condensate drain will be sufficient or will we need to re-run the condensate drain. I couldn't find any clarification on these questions in the drawings. could you please let me know if those items need to be included in our proposal. There is no demo work and no new work needed for gas or condensate drain. All the units are existing as identified on the plan drawings as well as the schedule sheet. The roof top units are existing and are being re-used, the existing gas is sufficient and does not need to be reworked. The existing units are not being relocated or replaced and the condensate drains for the existing units shall be remain as is. -51EC.

El Paso County will only accept electronic bid proposals submitted through the Rocky Mountain E-Purchasing system. A Submittal Log will be posted after the County has had an opportunity to review and verify the submittals offered to the County.

The original Offer must be received before the due date and time through electronic package through the Rocky Mountain E-Purchasing system. The Vendor is responsible for ensuring their proposal is posted by the due date and time outlined in the solicitation document.

If the submittal arrives late, it will not be included in the electronic lockbox.

#### **ADMINISTRATION:**

- Responses should follow the Response Format on pages 22-23 and include all responses to all mandatory requirements.
- We will be verifying submittals include the following:
  - Submittal properly acknowledged (Cover Sheet)
  - Addendum acknowledged
  - Required Documentation
  - Evaluation Criteria Documentation
  - Submission Form
  - Pricing Form

- Completed W9
- Universal Entity Identifier (UEI) Number
- Additional Attachments, if applicable

If a submittal is missing any of the above-mentioned documentation the submittal may be returned to the vendor as non-responsive and be deemed ineligible to participate.

Signature below indicates that applicant has read all the information provided above and agrees to comply in full. This addendum is considered as a section of the Request for Proposal and therefore, this signed document shall become consideration and fully submitted with the original package.

PRINT OR TYPE YOUR INFORMATION

Company Name: _____	Fax: _____
Address: _____	City/State/Zip: _____
Contact Person: _____	Title: _____
Email: _____	Phone: _____
Authorized Representative's Signature: _____	Date: _____
Printed Name: _____	Title: _____
Email: _____	Phone: _____