



## ADDENDUM #4 NOTICE

**Flagship Enterprise Center**  
Accelerator Building  
Anderson, Indiana

**BCI has just received addendum #4 for the above referenced project. This addendum can be reviewed on our website as referenced below in "documents" or at our office. If you have any questions, please contact us.**

**TO:** Contractors  
**FROM:** Chirag Patel  
**DATE:** April 1, 2010  
**BID DATE:** April 6, 2010 by 2:00pm

The construction documents for the above referenced projects are out to bid. Brandt Construction, Inc. (BCI) will be accepting bids on **The Accelerator Building** which is a 80,000 square foot new facility consisting of mainly warehouse space. Brandt Construction, Inc. will be taking bids on all of the following scopes:

**Accelerator Building:** site clearing; soil poisoning; earthwork; landscaping; asphalt paving; storm drainage systems & utilities; concrete work; structural precast concrete; structural steel; steel joist; metal decking; metal fabrications; rough carpentry; shelving; insulation; EIFS; fire stopping; aluminum composite panels; metal wall panels; TPO roofing; roof hatch; flashing & sheet metal; joint sealers; steel doors & frames; wood doors; overhead doors; aluminum entrance & storefront; finish hardware; glass & glazing; insulating glass & glazing; aluminum window wall; non load bearing steel framing; gypsum drywall; resilient flooring; carpeting and floor finishes; painting; toilet partitions; toilet accessories; fire extinguishers and cabinets; dock leveler and bumpers; dock shelter; fire sprinkler system; plumbing; HVAC; electrical; and electronic safety & security.

**OTHER:** This project does have a wage scale and is tax exempt.

**ALTERNATES:** (8) Alternates, See Specification Section 01030.

**SCHEDULE:** Start Date: April 12, 2010                      Completion Date: September 1, 2010

**DOCUMENTS:** Construction Documents are available at Eastern Engineering or can be examined/ copied at our corporate office. They can also be viewed or downloaded off of our website at [www.brandtconstruction.com](http://www.brandtconstruction.com) under "Bidding Opportunities. The login name is "subcontractor" and the password is "brandt". This Invitation to Bid, along with any future addenda and/or other important project information will be posted to this website. Please contact Staci Woodyard at our office for additional information, if needed, on bidding documents

*Successful bidders will be required to execute Brandt Construction, Inc.'s AIA based subcontract agreement which is available for review at Brandt Construction, Inc.'s corporate office.*



General Contractor      Construction Manager  
330 East St. Joseph Street      Indianapolis, Indiana 46202      (317) 638-3300  
FAX (317) 633-6671



## Flagship Accelerator Building Flagship Addition

### Addendum #4 – Flagship Accelerator Building

**Date:** April 1st, 2010  
**Project:** Flagship Accelerator Building  
**Project #:** 09107  
**Pages:** 6 (8-1/2x11) pages  
**Bid Dates:** April 6th, 2010

This addendum is to be considered part of the plans and specifications for this project. Items changed or added by this addendum are to take precedence over the items or descriptions of the work in the project manual and the drawings. Items not mentioned in this addendum are to remain as described in the original plans and specifications.

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### Architectural – General Specifications Items

#### **Section 00020 – Notice to Bidders**

Per the notice to bidders a pre-bid meeting was held on March 18, 2010. A scanned list attendee sign up is attached at the end of this addenda. The questions asked are listed below. The answers to the questions answered in the various addenda.

Questions that were asked at the pre-bid meeting:

Q – What is the payment schedule in regards to this being a government funded project. A – Payments to occur every 30 days.

Q – Where do the roof drains on the awnings drain to? Where does the water go? How does it tie into the site/sewer?

Q – Is all metal prefinished on the building?

Q – How is LEED handled in this project?

A – Contractors will submit all necessary paperwork, etc., to Urban Design. Urban Design will submit to USGBC.

Q – How is material testing handled?

A – Material testing is done by the owner – coordinated with G.C.

Q – When does construction start?

Q – Can you clarify hold time for bids as well as start and completion dates for the project?

#### **Section 00800 – Supplementary General Conditions**

00800-2 line 27 – delete reference to “No Lien Waivers”.

#### **Section 00800 – Supplementary General Conditions**

Page 00800-6 line 6. Change this to read: The General Contractor shall pay for and carry builders risk/property insurance for the project until it is completed and turned over to the owner.

#### **Section 01010 – Scope of the Work**

The schedule for the project is revised as follows:

The owner anticipated being able to provide a notice to proceed to the successful bidder in the 1<sup>st</sup> ½ of April 2010. The project is to be complete 165 calendar days from the date of Notice to Proceed. If the Notice to Proceed is delayed the completion date is to remain 165 calendar days from the NTP.



## Flagship Accelerator Building Flagship Addition

Temporary fencing – Delete any reference to temporary fencing that may be required in any specification sections.

Water Tap Fee – The owner will pay for the water tap fee. All other fees, permits, etc. are to be paid for by the Contractor. For the water tap fee the Contractor will accomplish the work and bill for the work through the change order process. Only the actual cost of the city tap fee is to be included in the change order cost.

Undercutting: The contractor shall include in his bid the cost to remove the top 12" of existing soil in the hard surface areas such as pavements, sidewalks and building pad. In addition to the removal of the top 12" of existing soil the contractor shall include in his bid the required additional excavation to meet the project scope and the grade elevations shown on the drawings. Based on the removal of the existing 12" of soil mentioned above the contractor shall include in his bid the cost to purchase, haul and install the required clean suitable fill to meet the project scope and the grade elevations shown on the drawings. In the event that additional unsuitable soil is encountered the soil will be analyzed and the contractor will be compensated for the removal of the soil in the normal change order process.

### **Section 01810 – Commissioning**

The Commissioning is to be hired and paid for by the owner. The GC shall work with and coordinate with the Commissioning Agent.

### **Section 00100 – Instructions to bidders**

Only one copy of the bid form and other required documents are required.

The documents that are to be included in the bid are:

1. Bid form (which is an electronic form 96)
2. 5% bid bond or bid security check
3. Financial statement
4. Non-Collusion Affidavit (page 00420-7 of the bid form)

### **Section 00880 – Notice for requirement of Affirmative Action**

1 - On page 2 the Goals for participation are to be changes as follows:

Minority participation in each trade – 4.9%

Goals for female participation in each trade – 6.9%

### **Section 01030 – Alternates**

Alternates 2 & 3:

These alternates shall also include the janitor's room, reception and multi-purpose room that are adjacent to the offices and restrooms.

**E sheets:** The transformers and Electrical Panels for both office and warehouse areas, 1A,2B,3A,4B are to be in the base bid. Not the alternate. See 8 ½" x 11" for location of transformer and electrical panels..if alternate is not taken, and if it is taken.

Alternate number 8

### **Section 07415 - Aluminum Composite Panels:**



## Flagship Accelerator Building Flagship Addition

Citadel Architectural Panels are an approved equal

### **Section 07535 – TPO Roofing**

The thickness of the roof insulation is to be changed to 4" thick in the main 80,000 sf portion of the building. The entrance canopies are to remain as originally shown.

### **Section 15300 – Fire Sprinkler System**

The office areas east and west sides of the building to be Classification Light Hazard. The rest of the building to be considered Classification Ordinary Hazard Group 2.

### Drawing Items:

#### **Sheet A1-2**

See 8 ½ x 11 sheet for addition of plan notes and plan note locations referring to corner guards and floor transitions.

#### **Sheet A9-1**

Replace any reference to sheet A9-1 (Finish Schedule & Notes), with sheet A10-1 Room Finish Schedule. Sheet A9-1 does not exist.

#### **Sheet A10-1**

##### **FINISH LEGEND**

##### **CARPET**

- CPT -1 MFG: LEES TUFF STUFF MODULAR  
STYLE: FIRST STEP MODULAR  
COLOR: TBD  
INSTALL: 24 X 24 QUARTERTURN
- CPT -2 MFG: PATCRAFT DESIGNWEAVE  
SEE IT TO BELIEVE IT MODULAR  
PATTERN: MOVING ON UP 10226  
COLOR: TBD  
INSTALL: 24 X 24 QUARTERTURN

Omit **BIO-BASED TILE**

#### **Sheet C4-2**

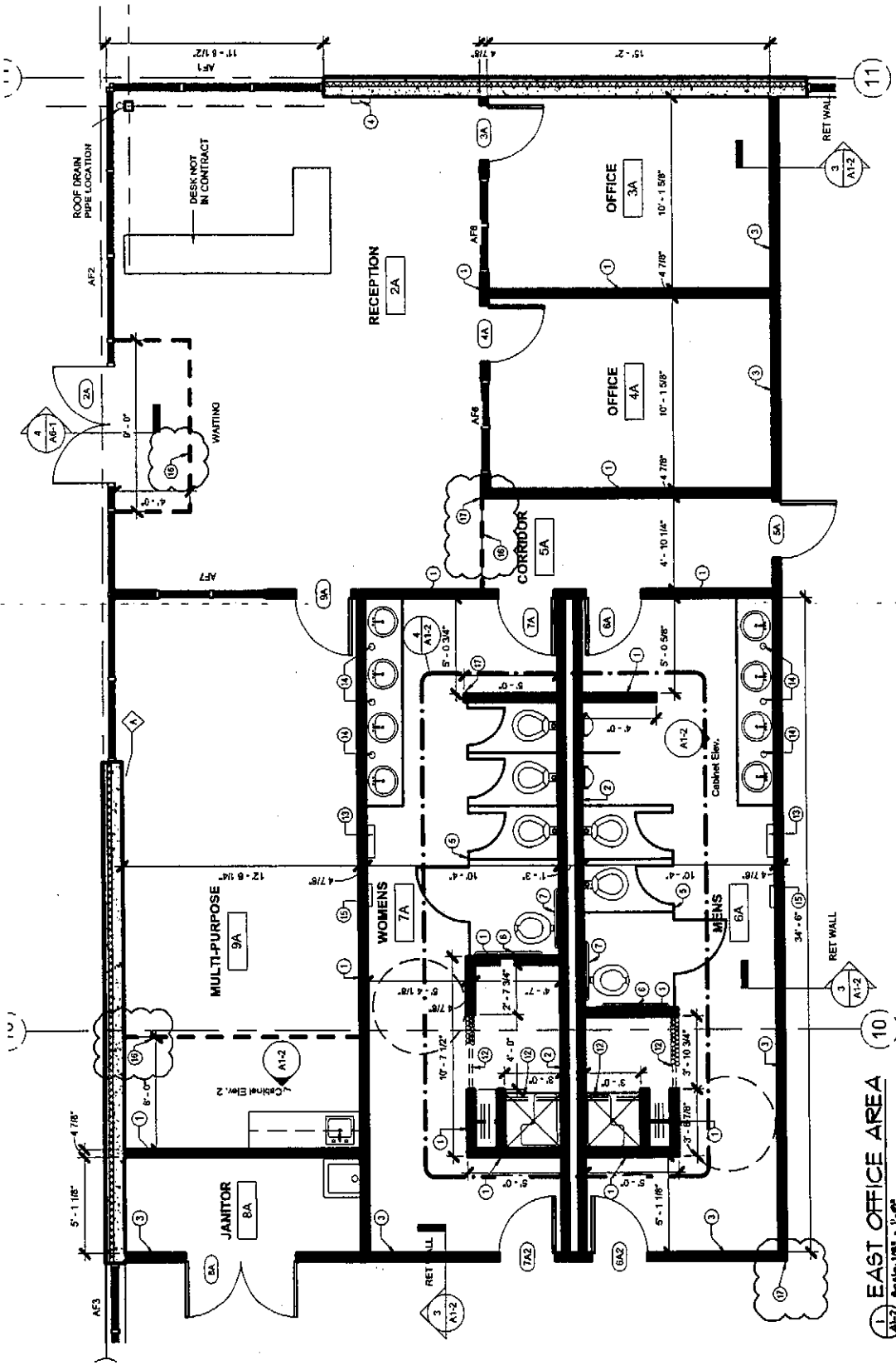
- 1 There is to be one double detector check valve in the water vault.
- 2 The PIV to be outside the vault.

#### **Sheet P1**

- 1 Provide & Install 36"x36" fiberglass shower enclosure. Mustee #736 Durawalls. 3 piece Molded Fiberglass walls Interlock and mount with screws, direct to stud walls. Fit Mustee # 3636M and 3636 BN DURABASE Shower floors. 4 molded shelves, WHITE, Provide ADA Compliant fold up seat and grab bars. Adaptive Access coordinate right or left with Arch. drawings  
Chicago Faucet 151-WVCP Tub & Shower valve hand held.

#### **Sheet E1**

- 1 See 8 ½ x 11 sheets for location of sonitrol security devices.
- 2 Fully piped / conduit system from the Fire Alarm and the Security system.



### OFFICE PLAN NOTES

- (16) FLOOR FINISH TRANSITION - SEE ROOM FINISH SCHEDULE
- (17) CORNER GUARD - SEE ROOM FINISH SCHEDULE.

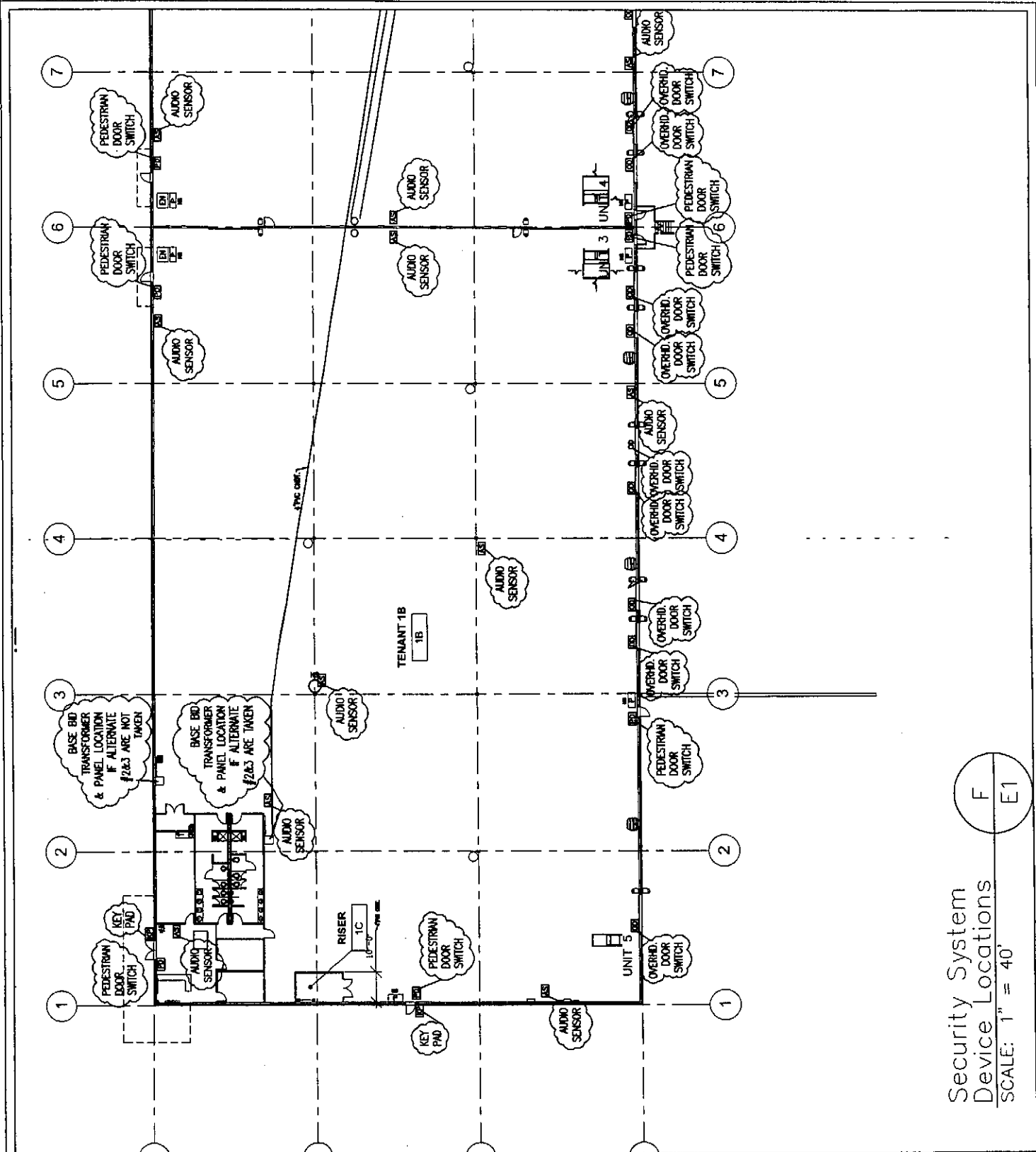
1 EAST OFFICE AREA (10)  
 A1-2 Scale: 1/8" = 1'-0"



# FLAGSHIP ACCELERATOR BUILDING

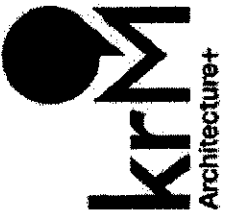
ADDENDUM FOUR 4-1-10 SCALE: 1/8" = 1'-0"

A1-2



F  
E1

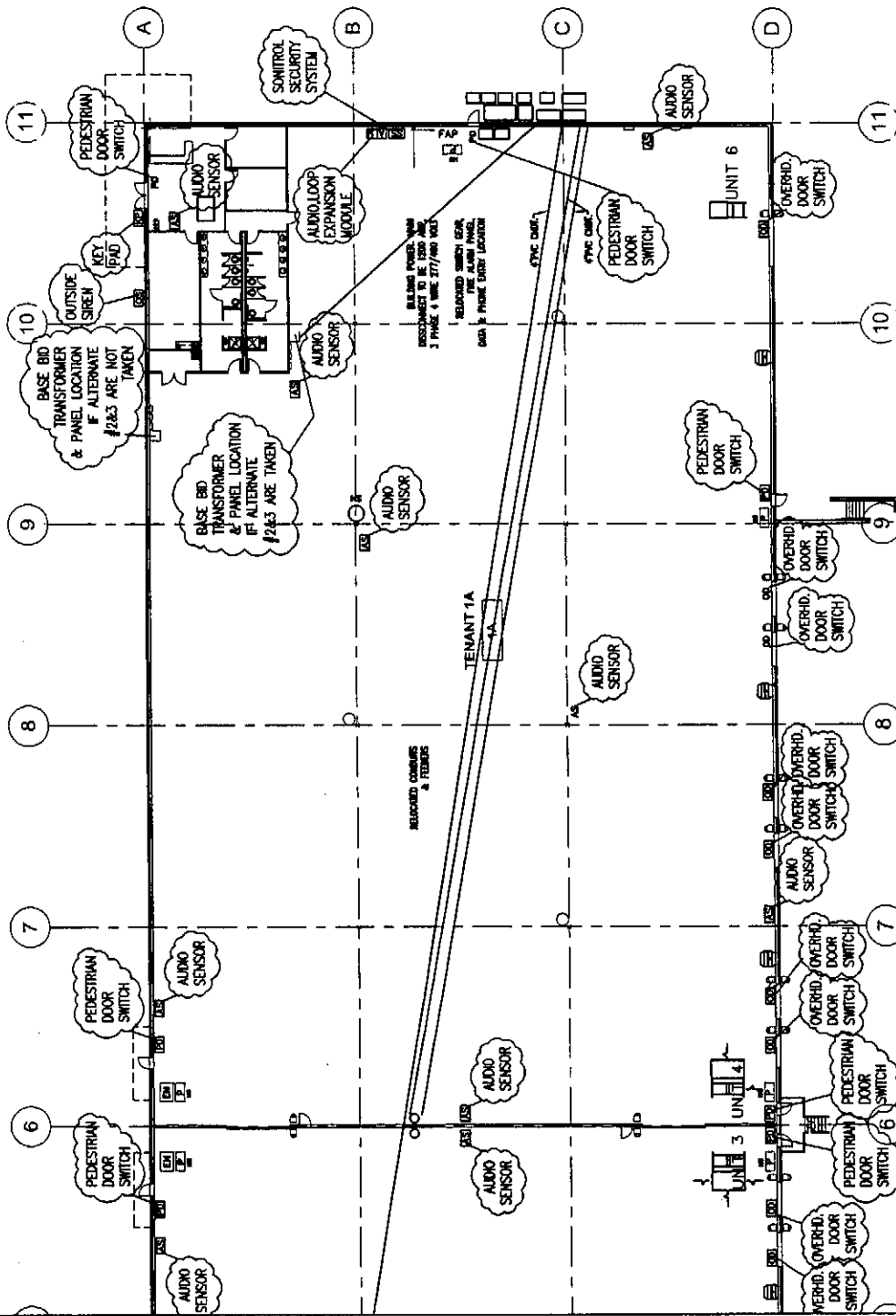
Security System  
Device Locations  
SCALE: 1" = 40'



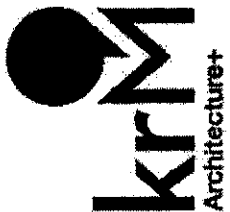
# FLAGSHIP ACCELERATOR BUILDING

ADDENDUM FOUR 4-1-10 SCALE 1"=40'

E1-F



Security System  
 Device Locations  
 SCALE: 1" = 40'



# FLAGSHIP ACCELERATOR BUILDING

ADDENDUM FOUR 4-1-10 SCALE 1"=40'

E1-G