

Hite associates

ARCHITECTURE / PLANNING / TECHNOLOGY

PRE-BID MEETING / ADDENDUM NO. 2

March 25, 2025

Project: Bertie High School CTE Addition
Bertie County Schools

TO: ALL BIDDERS

The following items clarify, add to, delete from, and / or otherwise change and supersede information previously issued to you in the bidding documents for the referenced project. Please read them carefully and adjust your bid accordingly.

Please note that addendums, and all revised documents are available via Hite Associates website www.hiteassoc.com under the "Contractor Resources" link.

PRE-BID MEETING ATTENDEES:

Name	Firm	Email
James Hite, AIA	Hite Associates, PC	jgh@hiteassoc.com
Zachary Bradshaw, RA	Hite Associates, PC	zbradshaw@hiteassoc.com
Doug Edwards	Wimco Corp	doug@wimcocorp.com
Tim Randall	Farrior & Sons, Inc	tim@farriorandsons.com
Erik Barrow	Daniels & Daniels	estimating@danddcc.com
Elijah	Triple R Landscaping	Elijah@triplerlandscaping.com
Lynne Bach	Muter Construction	buildingbids@muterconstruction.com
Will Goutier	AR Chesson	will@archesson.com
Eric Koss	SSG	ekoss@soundsidegroup.com
Joe James	SSG	jjames@soundsidegroup.com

PRE-BID MEETING MINUTES:

1. Bidders requesting extra time – Extend to the following Wednesday (April 9) across the street from the high school at the Bertie Schools Central Office, Board Room (same location)
2. Expansion of existing IT and FA systems – spec revised in Addendum #1, possible revision in Addendum #2 to clarify spec to expand existing systems as compatible. Not limited to one subcontractor, just needs to be compatible.

3. Clarification: New greenhouse under allowance as owner option. Water and power conduit in contract for future greenhouse location.
4. Clarification for existing equipment issued requested.
5. Equipment allowance to cover delivery, etc.
6. Dust collection shown on mechanical plans should be part of mechanical contract – correct per addendum #2.
7. Cosmetology equipment as scheduled is under allowance. Sinks in cosmetology are under plumbing.
8. Request to clarify who handles connection for hardwired and other equipment.
9. Request to clarify cord reels specification.
10. Revise required training for IT/FA systems
11. A-400 demo of existing buildings on old high school campus discussed, bidders to visit site to verify conditions.
12. Clarification – Specific start date not in spec, should be ASAP. Finish date intended for August 2026.
13. Request that limits of construction expanded for material storage. Architect discussed need for GC to secure site against theft, etc., also for student safety.
14. Meeting adjourned for bidders to tour existing building and site to verify conditions and items of interest.

END OF MEETING MINUTES

ADDENDUM NO. 2:

1. BID DATE is CHANGED to Wednesday, April 9, 2025, at 3:00 PM, at the Bertie County Schools Board of Education, 715 US Highway 13 N, Windsor, 27983.
2. SPEC SECTION 01040: Correction – there is NO requirement for a separate office for Architect's Representatives.
3. SPEC SECTION 01056 – ITEMS for CONSTRUCTION AND WOOD TECH LAB – The DUST COLLECTION system is REMOVED from the list of items included in the CASH ALLOWANCE and is to be provided as specified separate from the allowance. The "Dust Cats (2)" are to be provided under the allowance to be hung from chains in the lab along with two existing Dust Cats to be relocated from the existing lab across the street. These are standalone air filters, power is shown on the electrical plans. CASH ALLOWANCE AMOUNT DOES NOT CHANGE.
4. DWG SHEET T-1: Corrected designation of sheet labeled "C-400" to "A-400" and corrected location on index.
5. DWG SHEET C-100: Site demolition plan – corrected labels for two light poles to be relocated, not demolished, corrected label overprinting. Clarifications made on site: there are small concrete footings associated with the greenhouse support to be removed.

6. DWG SHEET C-200: Initial Site Erosion & Sedimentation Control Plan - CONSTRUCTION LIMITS expanded for storage and laydown.
7. DWG SHEET C-201 – Grading, drainage, erosion control – CONSTRUCTION LIMITS expanded.
8. DWG SHEETS A-101, A-102, A-206, A-207, A-213, and A-214: 6" concrete floor slab to be provided in Automotive Lab 511-A, Welding Lab 514-A, Carpentry Lab 522-A, and Agriculture Lab 526-A. Notes added to floor plans and sections accordingly.
9. DWG SHEETS A-101 and A-102: Concerning equipment to be purchased under the CASH ALLOWANCE and existing equipment to be relocated to the new facility by the GC: FOLLOW THE NOTES ON THE PLANS. Architect was NOT correct in the Prebid Conference stating that the OWNER will move the existing equipment in the PREBID meeting. Also, ALL CONNECTIONS for PME to relocated or new equipment provided under the CASH ALLOWANCE are separate by the GC.
10. DWG SHEET A-103: Added fire extinguishers to overhead utility platform plan.
11. DWG SHEET A-107: Exterior elevation 107.1 at Cosmetology 509 – window elevations corrected to reflect floor plan A-101 and section markers corrected.
12. DWG SHEET A-109: Cosmetology Lab Enlarged Plan: Equipment schedule notes added to clarify provision under the 01056 Cash Allowance, installed in place, with connections by the GC separately. Mechanical chases now shown on interior elevation SALON B 505 "C".
13. DWG SHEET A-400: This sheet covers the demolition of the existing CTE facility and two adjacent hardstand areas across the highway. Corrected the label of one hardstand area mis-labeled "building". See also item 26 for building utility terminations.
14. DWG SHEET S-104: Revised per Revision "1", changes clouded.
15. DWG SHEET S-105: Revised per Revision "1", changes clouded.
16. DWG SHEET S-1101: Revised per Revision "1", changes clouded.
17. Specification Section 09860 Intumescent Fireproofing is omitted. None in this project.
18. Form of Proposal: Mechanical Alternate M-5 is revised:
ALTERNATE NO. M-5 Shall be the amount added to the Base Bid to provide "Reliable" Tridium Based HVAC Controls by Envirocon (to integrate with existing system), in lieu of other, equivalent manufacturers.
19. Clarification: It is the intent of these plans and specification to allow open bidding on the expansion of all existing Low Voltage systems (Intercom, Fire Alarm, Data, Fiber, Security, Etc.) such that the bidding contractor can provide and install all necessary components that are 100% compatible with the existing systems and can deliver a fully functional system (New & Exist) at project completion.
20. Dust collection shown on mechanical plans should be part of mechanical contract.
21. Cosmetology equipment as scheduled is under allowance. (4) Island Sinks in cosmetology are under plumbing contract.
22. Clarification: Plumbing, Mechanical and Electrical contractors shall make final utility connections to Cosmetology equipment provided and set in place by Como Equip. provider as shown on PME plans.

23. Clarification: Electric Retractable Cord Reels shall be High Grade, 20A Rated, 40 ft cord, with GFI outlet and adjustable bumper stop. Provide Hubbell WCA-12440 (OSHA Yellow) or equal.
24. Clarification: Required Owner Training for IT & FA systems shall be reduced to 2 hours each system.
25. Clarification: Based on the latest flow & pressure readings on the existing main water line we do not believe that there is any requirement for a Fire Pump or Storage tank. Sprinkler Contractor is responsible for verification of flow and pressure and their final design based on those numbers. Recent test results attached to this email shall be used for bidding purposes.
26. PME contractors shall review drawing A-400 "Demo of existing buildings on old high school campus" Contractors are responsible for working with the GC to make each building safe to demolish by shutting down or disconnecting all utility services like water, gas, power, etc. Owner is responsible for removing any items that they wish to salvage, prior to demolition.
27. SPEC SECTION 17800 – Revised spec for expansion of existing Valcom Intercom.
28. DWG SHEET FS-101: Added Sprinkler heads under covered areas outside of each Lab. Showed main line into building by site utility contractor.
29. DWG SHEET FS-102: Added building section that shows sprinkler pipe routing in the platform area.
30. DWG SHEET PME-100: Relocated cleanout from roadway to yard behind.
31. DWG SHEET M-101: Added building section showing duct routing and hydronic piping on platform.
32. DWG SHEET E-002: Corrected Panel designation on riser diagram.
33. DWG SHEET E-005: Update building section.
34. DWG SHEET E-101: Added WP-GFI receptacle at tankless water heater and indicated floor striping at panels.

END



James G. Hite, AIA, Project Architect
Hite Associates, PC

BIDDERS PLEASE NOTE THAT REFERENCED REVISED DOCUMENTS AND DRAWING REVISIONS ARE MARKED AS SUCH ON THE REVISION BLOCK ON THE PLANS AND ARE TO BE ACCESSED ON THE HITE ASSOCIATES WEBSITE.

Revised / Added Documents:

Form of Proposal	
Specification 01040 General Requirements	
Specification 01056 Allowances	
Specification 09860 Intumescent Fireproofing Omitted	
Specification 17800 Intercom: Expansion of Existing System	
Williams Fire Sprinkler Co. Inc Report	
T-1	A-214
C-100	A-400
C-200	S-104
C-201	S-105
A-101	S-1101
A-102	FS-101
A-103	FS-102
A-107	PME-100
A-109	M-101
A-206	E-002
A-207	E-005
A-213	E-101

cc: All Bidders / All Meeting Attendees /

dist.: JGH / RBE / / WP / BQ / File: Bids & Addenda