

ADDENDUM

Date Issued:	June 30, 2025
Project:	North Pointe Medical Park Tooele Pediatric Clinic- Rebid Set Building 'B' - Level 2 Suite #B202 & 204 2371 North 400 East, Tooele UT 84074
Addendum Number:	1

The Contractors submitting proposals on the above-captioned project shall be governed by the following addendum, changes and explanations to the drawings and specifications and shall submit their bids in accordance therewith.

Item Number	General Items Description
1	All bids shall need to be Emailed to Sourabh Sinha with NJRA Architects at sousin@njraarchitects.com by Wednesday July 2, 2025- 2:00 p.m.
2	All permit fees shall be paid by the Owner. Do not include in the bid.
3	Contractor to note that the re-bid package of the project dated June 19, 2025 with reduced scope of work was issued to bidders and to be used for bidding the project. This addendum 1 is associated with the re-bid package of the project and to be included in the bid.
4	The building and pediatric clinic suite shall remain occupied during the construction and some work may need to be coordinated and scheduled with the Owner if required to happen off hour. Contractor shall coordinate with the Owner regarding noise control, working hours and utility shutdowns. Contact North Pointe medical Park facility Managing Director Michael Burnham for more information during construction. Note that project has two Phases identified and will need to be coordinated with Owner.
5	Coordinate all roof, fire wall, exterior wall penetrations and cutting of floor with Mechanical, Plumbing and Electrical drawings. Field verify existing conditions before proceeding with the work. Patch & repair to match with adjacent existing or as noted in the construction documents after work is completed.
6	Impact resistant gypsum board is required at all corridors up to the height of 48" from floor.
7	Contractor shall provide list of subs and breakdown of the bid to the Owner within 24 hours of the bid submittal.
8	Contractor to note that the existing facility is fire sprinkled. Contractor shall design, modify and provide fire sprinkler lines as required to cover the new remodel work at the facility. Fire sprinkler heads shall be centered at the 2'x2' portion of the ceiling tiles.
9	Owner will notify contractor during construction and may claim credit for any material and supplies they may choose to provide in the project from their attic stock.
10	Contractor to note that deck height at level 2 of the building is about 11'-0" from floor, field verify existing conditions.
11	Contractors to note that the Northpointe facility goes through BEST Fire & Security. Please reach out to Steve Pullan with BEST at 801-360-9310 with any questions.

Item Number	General Items Description
12	<p>Contractor to note that the project has one Bid Add Alternate, as requested by Owner:</p> <p><u>Alternate #01:</u> As defined in the construction documents, <u>Alternate #1</u> includes replacement of existing broadloom carpet flooring in the hallway, entryway and waiting area with new LVT (Luxury Vinyl Tile) flooring. See attached revised drawings for more information. Also remove the existing fish tank and cap off any existing plumbing lines in the waiting area when flooring is replaced. New fish tank shall be provided and installed by owner without any plumbing or drain lines.</p>
13	<p>We have added the "Basis of design" product specifications for interior finishes for the bidding process. However, some interior finishes like flooring (LVT, Shaw-contract), wall base (Roppe), plastic laminate (Wilsonart) for cabinet etc will need to be reviewed on site with the Owner to match existing before placing order.</p>
14	<p>Electrical, mechanical and plumbing specifications are noted on the drawing sheets. architectural specs are included in the project specifications manual.</p>

Attachments:

None.