

DOCUMENT 00 91 13 – ADDENDUM**ADDENDUM NO. 1**

PROJECT: Lot 2 Phase II Falling Branch Corporate Park
Preliminary Grading
Christiansburg, Virginia
IFB #24-14

ENGINEER: Hurt & Proffitt, Inc.
1861 Pratt Drive – Suite 1100, Blacksburg, VA 24060

Receipt of the addendum shall be acknowledged on the bid form. The bidding requirements and Contract Documents and Specifications dated and/or last revised January 18, 2024 for the above project are revised and clarified as listed below.

GENERAL CLARIFICATIONS:

1. Minutes from the Pre-Bid Conference held on February 15, 2024 are attached and made an integral part of the Contract Documents.
2. Project CAD files are made available for download as part of this addendum. This addendum and the CAD files can be downloaded at <http://www.handp.com/bid-info>.
3. Note that the Bid Due Date was incorrectly listed as March 15, 2024 on the agenda distributed at the pre-bid conference. This has been amended in this addendum. **The correct bid due date is March 7, 2024 at 3:00 pm.**

Signature _____



Mark T. Cline
Senior Project Manager

END OF ADDENDUM NO. 1

**PREBID CONFERENCE MINUTES
FALLING BRANCH CORPORATE PARK PAD 2 PHASE II
PRELIMINARY GRADING
FEBRUARY 15, 2024 10:00 a.m.**

1. Introduction

- a. Sign-up Sheet - please include phone number and email address
- b. Agenda Distributed

2. Scope of Work

- Grading of an industrial-use pad - approx. 20 acres usable pad area
- Erosion and Sediment Control – proposed disturbance is approx. 33-acres
- Stormwater management facility - wet pond
- Roadway construction - final grading of roadbed and installation of pavement section on approx. 1400 linear feet of roadbed which was initially graded by FedEx project
- Roadway construction – mass grading, culvert installations, installation of pavement section on approx. 1343 linear feet of roadway
- 12” watermain – approx. 2792 linear feet of watermain, fire hydrant assemblies, gate valves, air releases, stubouts, automatic flushing device, and appurtenances.
- Twin 6” pvc conduits along route of road

3. Scheduling

- a. Bid Due / Bid Opening ~~March 15, 2024 @ 3:00 pm~~
March 7, 2024 @ 3:00 pm
Montgomery County Purchasing Dept
755 Roanoke Street, Suite 2C
Christiansburg, Virginia 24073

The clock located in this office will be the official clock for sign-in of bids

- b. Award of Contract- As soon as possible
- c. Construction Times: 240 days until substantial completion
270 days until final completion

4. Bid Form

- a. Contract is to be awarded on a lump sum basis for all work except for mass rock and trench rock removal, and select karst / soil remediation measures, which will be bid on a Unit Price basis. See Bid Form and Section 01 22 00 Measurement and Payment for info.

Units and anticipated volumes for each are listed on the bid form. These units are not guaranteed, and a change order (either additive or deductive) will be executed at the end of the project to account for the actual, quantified volumes of each item.

- b. Article 7 in the Bid Form indicates the attachments that are required to be submitted with Bids. These are:
 - i. Required Bid security in the form of a certified check or Bid Bond
 - ii. Contractor's License Number
 - iii. Contractor Bidder Qualification Certification (Virginia Debarment)
 - iv. Contractor's Certification of Participation
 - v. Non-Segregated Facilities Affidavit
 - vi. Proof of Authority to Transact Business in Virginia
- c. Remember to acknowledge receipt of all Addenda on the Bid Form **and to sign the bids.**
- d. Qualification Statement - Bidder's Qualifications (Document 00 45 13) is NOT required to be submitted with the Bids. Do not confuse this with Document 00 45 13.11 – Contractor Bidder Qualification Certification (Virginia Debarment) which IS a required attachment to the Bid.

5. Insurance and Bonds

- a. Bid Bond - 5% of total project bid
- b. Standard Labor and Material Payment Bond
- c. Performance Bond
- d. Insurance Required (General Conditions, Supplementary Conditions)
- e. Bidders will be required to obtain the following bonds for the project and Bidders will need to account for the cost for these bonds within their bids:
 - 1. Town of Christiansburg Public Improvements Bond – amount to be bonded \$2,171,076.00
 - 2. Town of Christiansburg Stormwater Management Bond – amount to be bonded \$425,090.40
 - 3. Town of Christiansburg Erosion and Sediment Control Bond – amount to be bonded \$678,662.70

6. Other Project Costs / Fees

- a. The successful Bidder will be required to coordinate with the Town of Christiansburg and submit a Utility Service Application for the 12" watermain connection. The Town will make the initial connection to the existing 12" watermain, and Public Works has indicated the associated fee will be approximately \$6,300.00. Bidders will need to include this \$6,300.00 cost in their bids.
- b. The successful Bidder will need to include the costs from AEP associated with the pond fountain electrical service and the roadway lighting within their bids. The County is working with AEP now to determine what these costs will be, and the amounts will be provided to Bidders in upcoming addenda.
Further information associated with the AEP fees will be included in project Addendum #2. If firm numbers cannot be provided by AEP by the date of Addendum #2 issuance, "bookmark" fees will be provided to Bidders for inclusion in their bid pricing, and then adjusted upward or downward by Change Order if the actual costs from AEP differ.

7. Property, Easements, and Existing Utilities

- a. Property – Lot 2 property is owned by Montgomery County. A portion of the road and utility work will be in Town of Christiansburg R/W

8. Staking of Work – responsibility of Contractor. H&P will provide digital files for staking purposes

9. Inspection and Approval

- a. Montgomery County will provide construction phase geotechnical testing. Firm has not been selected yet.
- b. Town of Christiansburg inspector(s) will also be on site, especially during ESC work and watermain installation work.

10. Record / As-built Surveys and Drawings

- a. Bidders are responsible for providing surveyed record drawings / as-builts. The Engineer of Record must review and approve these documents, especially as related to the stormwater management aspects of the project. The costs related to surveying, record drawing preparation, and review / approval / certification / submission of documents by the Engineer of Record shall be included in the Bidder's bid pricing.
Attendee asked if the H&P Engineer of Record costs can be provided. This information will be included in upcoming project Addendum #2.

11. Right-of-Way Work

- a. Traffic Control – see plans for notes regarding requirement for submission of Maintenance of Traffic plan to Town prior to any work in R/W.
- b. Along the previously graded roadbed, the ditches on either side are stormwater BMPs installed by the FedEx project (compost amended soil-lined). Proposed work should not be in conflict with these ditches except where crossing with conduit and waterlines. The crossing areas will need to be repaired per plan details.

12. Materials

- a. Watermain piping – “Class 50 minimum” ductile iron required in the Town Specifications, but the Town will now also allow Pressure Class 350 (PC350) ductile iron pipe.

13. Special Concerns

- a. Geotechnical / Geophysical report for the site is included as part of the contract documents. There is some reasonably damp material, especially in the deeper areas of cut, and spreading and drying and possibly other measures may become necessary. It will be critical to phase some of the grading activities in the hotter months of summer, so the project has a fairly long duration to sure these months are available in the schedule. **Cline noted that the reports pre-date the FedEx site construction, so they include information on that part of the site also.**
- b. On-site Spoils Area – a grading option is shown on Plan Sheet C402 for an on site waste soil disposal area. This area is approx. $\frac{3}{4}$ acre in size.
- c. The computed earthwork volumes currently show the project with a slight excess of cut material.
- d. CAD files will be provided for Bidder’s use in preparing bids – **included as part of this addendum.**
- e. Addendum #1 (including CAD files) will be issued prior to close of business on 2/19/2024
- f. Please submit any questions on the Pre-Bid Question Form (located in contract documents) no later than noon on 2/26/2024. Email to Mark Cline (mcline@handp.com) . Addendum #2 will be issued by close of business on 2/28/2024. **This will allow in excess of one week between issuance of Addendum #2 and the Bid Due date of March 7, 2024.**

14. Comments and Questions

- a. **Attendee asked if successful Bidder would be responsible for bringing in borrow material from offsite if quantities are short.**

Response: Cline and Hamilton indicated that it is the intent to utilize what can be generated on-site, and adjust pad elevations...etc if necessary to make the project volumes work.

- b. **Attendee asked if the use of lime would be an acceptable method for drying of materials and if there would be additional compensation considered for the use of lime.**

Response: Cline noted that the hope is that with the project start time and duration, the drying can be accomplished over the hotter / more dry months of summer by spreading the material out. He did note that lime or other methods would be considered if the Bidders wished to use those methods, but noted that there would not be additional compensation considered and Bidders would need to account for this accordingly in their bids.

- c. **Attendee asked if H&P can provide their earthwork quantities.**

Response: Cline noted that earthwork volumes are indicated on the cover sheet of the plans, and this is utilized by the Town for purposes of establishing bond amounts...etc. Cline noted that these numbers are for general purposes only, and he cannot guarantee that they 100% match the final plan. Bidders are advised to run their own cut and fill numbers. Cline noted that the CAD files would be provided to Bidders with Addendum #1 for that purpose.

- d. **Attendee asked about status of VSMP / Construction General Permit**

Response: Cline noted that the plans are approved, and the County has already paid all the associated fees, but noted that the successful Bidder would be responsible for coordination with the Town and submittal of the registration statement such that the permit would be in the Bidder's name. Cline also noted that the Town will require the Bidder to prepare a "field ready" SWPPP document for use on the project.

- e. **During the field visit, the group walked the road alignment from the end of the existing pavement (just beyond the FedEx site driveway) into the proposed site. Cline noted that the road bed elevation in the portion previously graded by the FedEx project (Station 10+00 to approximate Station 24+00) is currently at or very near the final pavement grade elevation, and the equivalent depth of the paving / stone section would need to be removed. Attendee asked about the paving section depth....group looked at the plans and the road section is as follows:**

Stone – 10" compacted depth of #21B

Base Asphalt – 3" compacted depth of BM25.0 D

Riding Course – 1-1/2" compacted depth of SM-9.5 D

f. Attendee asked if the site would be made available to Bidders for test drilling purposes

Response: Hamilton noted that this is possible and Bidders can contact him directly to arrange access to the site.

g. Attendee asked if specific topsoil stockpile areas are designated on the plans?

Response: No. The successful Bidder will need to coordinate temporary stockpile areas with his grading operations and with the Town of Christiansburg ESC Inspector.

h. Attendee asked if entire site is to be re-established / covered with topsoil?

Response: Yes, except for any areas designated for final cover other than permanent seeding.

**PREBID CONFERENCE
ATTENDANCE LIST**

Project: Falling Branch Corporate Park Lot 2 Phase II Preliminary Grading

Date: February 15, 2024

Time: 10:00 a.m.

Project Number: 20212360

Location: Montgomery County Purchasing Dept

755 Roanoke Street, Suite 2C

Christiansburg, Virginia 24073

Name:	Representing:	Phone & Email Address
Mark Cline	Hurt & Proffitt, Inc.	540-552-5592 mcline@handp.com
Brian Hamilton	Montgomery County Economic Development	540-382-5732 hamiltonbt@montgomerycountyva.gov
Dock Hamblen	W.C. English, Inc.	919-475-9387 dhamblen@englishconst.com
Todd Williams	F.C. Plecker & Sons	540-996-4111 fplecker@MGWNET.COM
Terry Dunford	Stockner Exc	276-239-0791 terry.dunford74@gmail.com
Tomy Stockner	Stockner Excavation	540 320 0137 Tomy@Stocknerexcavation.com
CHRIS BOWLING	H.T. BOWLING	540 639 9621 est@htbowling.com

**PREBID CONFERENCE
ATTENDANCE LIST**

Project: Falling Branch Corporate Park Lot 2 Phase II Preliminary Grading

Date: February 15, 2024

Time: 10:00 a.m.

Project Number: 20212360

Location: Montgomery County Purchasing Dept

755 Roanoke Street, Suite 2C

Christiansburg, Virginia 24073

Name:	Representing:	Phone & Email Address
Mark Cline	Hurt & Proffitt, Inc.	540-552-5592 mcline@handp.com
Brian Hamilton	Montgomery County Economic Development	540-382-5732 hamiltonbt@montgomerycountyva.gov
Cullen Barker	Inland Construction	276-591-6379 cullen@inlandcon.com
Chip Dunstan	Salem Stone	540-765-7963 chip.dunstan@salemstonecorp.com
DUANE BRANSCOME	CT JAMISON PRECAIT	DUANE CT JAMISON.COM
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