

CITY OF SIDNEY
25-01 MUNICIPAL BUILDING ADDITIONS & ALTERATIONS
ADDENDUM #1
December 30, 2024

This acknowledgement must be included as an attachment to Bid proposal

To All Contractors / Bidders / Suppliers:

The attached Addendum clarifies the Original Quantities, Drawings, and/or Specifications as applicable and is to be taken into account in preparing Bid proposals and will become part of the Contract Documents:

State of Ohio Prevailing Wage Rates

- Roofer Local 75 was revised and became effective on 12-24-24. The updated prevailing wage rate must be used when preparing your Bid submittal.

By:

Authorized Signature & Title

Company

Name & Address

Date

This acknowledgement must be included as an attachment to Bid proposal



FREYTAG & ASSOCIATES INC.
ARCHITECTS ENGINEERS

226 N. Miami Ave.
P.O. Box 220
Sidney, Ohio 45365

(937) 492-6983

ADDENDUM # 1

December 23, 2024

To Drawings and Specifications for:

ADDITIONS & ALTERATIONS TO THE
MUNICIPAL BUILDING FOR THE CITY OF SIDNEY
201 West Poplar Street
Sidney, Ohio 45365
Project #2207.01

This Addendum must be acknowledged on the Form of Proposal.

TO ALL CONTRACTORS:

This Addendum modifies the original Drawings and Specifications and is to be taken into account in preparing proposals and will become part of the Contract Documents.

GENERAL INFORMATION

ITEM 1 Pre-Bid Meeting

- A. Pre-Bid Meeting Sign-in Sheet is attached
- B. Pre-Bid Meeting Minutes are attached.

ITEM 2 Bid Date

- A. Revise **Bid Date** for the project to be **Wednesday, February 19, 2025 @ 11:30 a.m. (EST)**

ITEM 3 Clarification

- A. The intent of the pre-bid meeting attendance requirement was mandatory for the prime bidder (general construction) only, and not a requirement for subcontractors (plumbing, fire protection, HVAC, electrical, technology), material or equipment suppliers.

SPECIFICATIONS

ITEM 4 SECTION 061000 – ROUGH CARPENTRY

- A. Add paragraph 2.5, B as follows:
 - B. Interior Plywood Panels for use behind wood wall panels specified in Section 097000: Plywood, DOC PS 1, Exposure 1, B-B, in thickness indicated or, if not indicated, not less than 5/8-inch nominal thickness.**

ITEM 5 SECTION 064023 – INTERIOR ARCHITECTURAL WOODWORK

- A. Delete Summary paragraph “1.1, A.2” referencing interior plywood panels. Backing panels for use behind wood wall panels specified in Section 097000 are to be as specified in Section 061000 Rough Carpentry.
- B. Delete paragraph “2.3 HARDWOOD SHEET MATERIALS” and related sub-paragraphs.

ITEM 6 SECTION 074213.23 – Metal Composite Material (MCM) Wall Panels

- A. Paragraph 2.2, A.1: Add the following manufacturer to the list
 - c. ACI Composite Panel Systems**

ITEM 7 SECTION 097000 – WOOD WALL PANELS

- A. Paragraph 1.1, A: Add the following description to Work included in Section:
 - 2. Acoustical infill panels.**
- B. Add Paragraph 2.2 to PATR 2- PRODUCTS
 - 2.2 ACOUSTICAL INFILL PANEL**
 - A. BioAcoustic material panel.**
 - 1. Manufacturers: Subject to compliance with requirements, provide products by the following:**
 - a. Armstrong World Industries, Inc.**
 - 2. Product: 6657 BioAcoustic Infill Panel.**
 - 3. Dimensions; 11 x 48 x 5/8 inches.**
 - 4. Color; Black.**
 - 5. Sound Absorption; 0.75 NRC.**
- C. Revise Paragraph 3.3 to read “**INSTALLATION OF BACKER BOARD**”.
- D. Revise paragraph 3.3.B to read “**Install backer board level, plumb, and true.**”
- E. Add paragraph 3.4 as follows;
 - 3.4 INSTALLATION OF ACOUSTICAL INFILL PANELS**
 - A. Do not use materials that are damaged or with defective surfaces.**
 - B. Install infill panels behind wood wall panels and between stabilizing backer strips. Cut as required to fully fill cavity.**
 - C. Install with minimum number of joints as is practical. Install so that end joints fall behind a wooden rail to conceal joints.**
 - D. Attach to backer board with adhesive recommended by acoustic infill**

panel manufacturer.

ITEM 8 SECTION 107313 – AWNINGS

- A. Add Paragraph 2.2.E: **Drainage: Provide integral gutters with drain outlet and provide downspout to match canopy finish.**
- B. Paragraph 2.3, A: Add the following manufacturer to the list
 - 3. Queen City Awning.**

ITEM 9 SECTION 233400 – FANS

- A. Paragraph 2.3, B: Revise as follows: **“Finish: Primed and finished with AAMA 2605 compliant (100% Fluoropolymer/70% Kynar PVDF) coating of color selected by the Architect.”**

ITEM 10 SECTION 233723 – GRAVITY VENTILATORS

- A. Paragraph 2.2, A.1: Delete verbiage “Mill finish aluminum”
- B. Paragraph 2.3, revise as follows: **“Primed and finished with AAMA 2605 compliant (100% Fluoropolymer/70% Kynar PVDF) coating of color selected by the Architect.”**
- C. Revise Paragraph 2.4 **LOUVER PENTHOUSE** as follows:
 - A. **Manufacturers:**
 - 1. Acme Engineering & Mfg. Corp.**
 - 2. Aerovent; a Twin City Fan company.**
 - 3. Carnes.**
 - 4. Greenheck.**
 - 5. JencoFan.**
 - 6. Loren Cook Company.**
 - 7. Penn Ventilation.**
 - B. **Construction: Aluminum construction with heavy gauge extruded aluminum louvers on four sides with mitered and welded corners, reinforcing channels on the interior, sheet aluminum top and counterflashing angled up on the inside to afford additional weather protection and condensation troughing.**
 - C. **Roof Curbs: Galvanized-steel sheet; with mitered and welded corners; rigid fiberglass insulation adhered to inside walls; and wood nailer. Size as required to fit roof opening and ventilator base.**
 - 1. Configuration: Wood cant strips around the curb only if recommended for the roof system. Match roof slope so that the top of the curb is level.**
 - 2. Overall Height: 12 inches.**
 - D. **Bird Screening: Aluminum, 1/2-inch square mesh.**
- D. Delete Paragraph **“2.5 ROOF HOODS”** and related sub-paragraphs.

DRAWINGS

ITEM 11 SHEET L-1.0, SITE PLAN

- A. Revise plan to indicate location of construction fencing, including access gates.
- B. Replace sheet L-1.0 with included revised drawing sheet.

ITEM 12 SHEET U1.0, UTILITY PLAN

- A. Add Water Service General Note: **“New Domestic Water and Fire Service lines shall comply with 2016 NFPA 13-1.2.2 and 3.8.1.11 and designed by individuals certified by State of Ohio; installed and tested per 2016 NFPA 13-10 by individuals certified by State of Ohio to install per OBC 901.2.”**
- B. Replace sheet U1.0 with included revised drawing sheet.

ITEM 13 SHEET A1.2, FIRST FLOOR DEMOLITION

- A. Delete dimension strings in corridor. Refer to Floor Plan for opening sizes.
- B. Replace sheet A1.2 with included revised drawing sheet.

ITEM 14 SHEET A2.2, FIRST FLOOR PLAN

- A. Add dimension string in Engineering Staff 119.
- B. Add dimension string in Work Room 116.
- C. Revise lavatory fixture in Women 140.
- D. Replace sheet A2.2 with included revised drawing sheet.

ITEM 15 SHEET A2.4, PLAN ENLARGEMENTS

- A. Revise lavatory fixture in Women 140 as shown on Detail 2/A2.4.
- B. Replace sheet A2.4 with included revised drawing sheet.

ITEM 16 SHEET A3.1, ROOF PLAN / MECH. PENTHOUSE PLAN

- A. Add Roof Key Note, 18 as follows: **“Hanger-rod mounted aluminum canopy”**.
- B. Add Roof Key Note, 19 as follows: **“Aluminum downspout by canopy manufacturer. Extend and outlet to catch basin in mechanical yard.”**
- C. Revise roof plan to indicate the aluminum canopy location and add key notes **18** and **19**.
- D. Add Vent Hood at Penthouse.
- E. Replace sheet A3.1 with included revised drawing sheet.

ITEM 17 SHEET A4.2, EXTERIOR ELEVATIONS

- A. Revise Detail 2/A4.2 - West Elevation to indicate a downspout at the receiving canopy.
- B. Replace sheet A4.2 with included revised drawing sheet.

- ITEM 18 SHEET A6.4, WALL SECTIONS**
- A. Revise Auxiliary Section Note 9.20 to read, **“Wood wall panel w/ acoustic infill panel over 5/8” plywood backer, refer to specifications. Install per manufacturer’s requirements.”**
 - B. Replace sheet A6.4 with included revised drawing sheet.
- ITEM 19 SHEET A6.6, WALL SECTIONS**
- A. Revise Auxiliary Section Note 9.20 to read, **“Wood wall panel w/ acoustic infill panel over 5/8” plywood backer, refer to specifications. Install per manufacturer’s requirements.”**
 - B. Replace sheet A6.6 with included revised drawing sheet.
- ITEM 20 SHEET A6.7, WALL SECTIONS**
- A. Revise Section 4/A6.7 at Clerk transaction window.
 - B. Replace sheet A6.7 with included revised drawing sheet.
- ITEM 21 SHEET A8.5, CASEWORK ELEVATIONS/DETAILS**
- A. Revise noting on Details 10 & 11 referencing precast terrazzo base.
 - B. Replace sheet A8.5 with included revised drawing sheet.
- ITEM 22 SHEET A8.6, CASEWORK DETAILS**
- A. Revise noting on Sections 1 & 4 referencing precast terrazzo base.
 - B. Replace sheet A8.6 with included revised drawing sheet.
- ITEM 23 SHEET A8.7, CASEWORK DETAILS**
- A. Add note to Sections 2/A8.7 to indicate **“1/4” caulk joint in terrazzo base @ wall expansion joint”**.
 - B. Replace sheet A8.7 with included revised drawing sheet.
- ITEM 24 SHEET A9.6, INTERIOR ELEVATIONS**
- A. Revise lavatory fixture designation on interior elevation Detail 5/A9.6.
 - B. Revise lavatory fixture designation on interior elevation Detail 9/A9.6.
 - C. Revise lavatory fixture and designation on interior elevation Detail 13/A9.6.
 - D. Replace sheet A9.6 with included revised drawing sheet.
- ITEM 25 SHEET A9.7, INTERIOR DETAILS**
- A. Details 1 & 4/A9.7, revise note referencing Wood Slat Wall System to **“Wood slat wall system w/ acoustic infill panels over 5/8” plywood backer”**.
 - B. Detail 2/A9.7, add note to include **“Acoustic infill panel between mounting strips”** and revise plywood thickness to **5/8”** in lieu of 3/4”.
 - C. Replace sheet A9.7 with included revised drawing sheet.

ITEM 26 SHEET H0.2, EQUIPMANT SCHEDULES

- A. Fan & Roof Ventilator Schedule
 - a. Tag IH-1; Revise Model Number.
 - b. Add **"Bird Screen"** to Accessories and Options. Include option with tag IH-1.
 - c. Revise "Notes" column in Schedule.
 - d. Revise Note **"3. Unit to be factory finish painted. Color choice by Architect."**
- B. Replace sheet H0.2 with included revised drawing sheet.

ITEM 27 SHEET H4.4, DETAILS - EQUIPMANT

- A. Add Detail **10/H4.4 ROOF MOUNTED EXHAUST FAN DETAIL.**
- B. Replace sheet H4.4 with included revised drawing sheet.

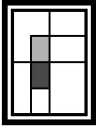


PROJECT: Fire Station #2/Additions & Alterations To Municipal Building

MEETING DATE/TIME:
December 20, 2024 8:30AM

PROJECT NO.: 2207.02/2207.01

NAME	COMPANY NAME	PHONE	E-MAIL
Phillip Koons	CW Mechanical	419 606 6150	phil.koons@crazeweld.com
Kim Philipot	ALVADA	567-825-8365	estimating@alvadaconstruction.com
DANNY NETH	FERGUSON CONSTRUCTION	937- 539 539-3271	DNETH@FERGUSON-CONSTRUCTION.COM
Claire Buggier	Eagle Site Services	217-690-7053	cbuggier@eaglesiteservices.org
BEN WHITE	FERGUSON CONSTRUCTION	937-710-7930	bwhite@ferguson-construction.com
Garrett Pleiman	Slagle Mech.	937-492-4151	gpleiman@slaglemech.com
Keith Cantrell	Westerheide Const	937-492-7432	keith@westerheidecc.com
Nick Herty	ECS	330-635-2806	nhertry@ecsbuids.com
Andrew Rowe	ECS		AROWE@ecsbuids.com
Brennan Tooper	Place Services Inc	937-451-1802	Brennan.Tooper@psi.works
Jimmie Woody	Frederick Electric	614-753-6894	jimmie@frederick-electric.com
Ashley Reinhardt	Muhlenkamp Building	419-678-2000	ashley-mbc@bright.net
JAY WESTERHEIDE	WCC	937-538-0208	JAY@WESTERHEIDEC.COM
Jamie Hileman	Brumbaugh Construction	937-564-3431	jamie@brumbaughconstruction.com
CHAD HOLLINGER	CITY OF SIDNEY: FIRE/EMS	937-498-8187	chollinger@sidneyoh.com
Chad Arkenberg	City of Sidney Engineering	937-498-8140	carkenberg@sidneyoh.com
Dallas Davis	City of Sidney - Fire & EMS	937-498-8186	ddavis@sidneyoh.com
LORI WERLING	City of Sidney - ENG/PW	937-498-8142	lwerling@sidneyoh.com
Brian Clark	City of Sidney - Utilities	937-498-8152	BClark@sidneyoh.com



City of Sidney
Municipal Building Additions and Alterations
Pre-Bid Meeting Agenda
December 20, 2024 @ 8:30 AM
City of Sidney Council Chambers

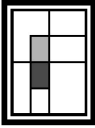
1. Sign-In Sheet/Introductions

2. Project Overview/Scope of Work

- Site
 - Sheet Piling
 - Contract Limits/Fencing
 - New Construction
 - Utilities by City
 - The contractor is to tie into the water line, unknown at this time if there will be a tap fee.
 - Pole with fiber optics will remain near utility court; fiber must remain in use during construction for 911 services.
 - Fire and domestic waterlines need to be designed and installed per NFPA and certified by State of Ohio, refer to drawings.
 - City of Sidney Temporary Office
 - Aluminum trellis was designed by Tennessee Valley Metals; a separate permit is required for the structure.
- Demolition
 - Basement/Deep Foundations
 - First Floor
 - Server Room must remain in operation throughout construction and the City IT Department must have access to the room.
 - Oxygen Depletion System
 - Second Floor
 - Floor above Truck Bay/Ramp
 - Supplementary Demolition Drawings Foundation
 - Elevations/Salvaged Stone
- Basement/1st/2nd/Floor Plans
 - Lining Sanitary/Storm Line – Basement
 - Openings in the basement floor slab created by the work to line existing sanitary and storm lines will need to be patched.
- Elevations
 - Note exterior wall mock-up requirements in the Specifications.
- Floor Finish – Terrazzo, copy existing starburst terrazzo design prior to demolition

3. RFI's & Substitution Requests

- RFI's & Questions shall be submitted through the Bid Express website. Questions submitted outside of Bid Express will not be answered.
- Deadline for RFI's will be **1:00 p.m. (EST) on Wednesday, January 23, 2025.**
- Substitution requests may be submitted directly to Freytag and Associates: Gail Siegel: gsiegel@freytaginc.com and cc Bill Mentges: wmentges@freytaginc.com



- Substitution requests shall be submitted **ten (10) days before bid opening**, any requests received after will not be considered. Substitution Form can be found on Bid Express.
- For access to the existing Municipal Building, contact the City Engineering Department at 937-498-8142 and set-up a time between 9:00 AM to 4:00 PM.

4. Schedule

- Work Prior to Contract Work
 - Temporary Office structure to be installed and occupied by city staff
 - All work related to temporary office structure is under separate contract to the City.
 - Hazardous Materials Remediation after existing building is vacated
 - Contractor should anticipate building will not be available for demolition until April 2025.
- Completion Date: Provide estimated time of completion with bid

5. Taxes and Permits

- Project is Tax Exempt.
- Project requires prevailing wage rates and wage coordinator will be Lori Werling: LWerling@sidneyoh.com
- Documents have been submitted to Miami Co. for plan approval and plan review fees have been paid.
- The city will contract with an independent testing agency for code required Special Inspections, refer to S0.0 for required tests.
- The city will be performing water tap in street, tap fee, if any, to be determined and will be confirmed by addendum.
- The contractor is responsible for taking the utilities from city termination to the building, refer to U3.0 for city installed site utilities.
- The front-end documents will be issued via Addendum.

6. Working Hours and Security

Hours: Refer to 'Summary' in specifications

Security: Contractor to secure construction site, refer to L1.0 for construction fencing location.

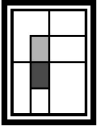
7. Site Staging/Parking Restrictions

- Construction Laydown Area – The north half of the Police Department lot, south of the project is available for construction staging, while the south half is to remain accessible for the Police Department, refer to site drawings for Contract Limit lines.
- Contractor parking is available off site.
- If a street closure is required during construction, the GC should contact the Public Works Department.

7. Bid Date: Wednesday, January 29, 2025 @ 11:30 AM refer to Addendum for new Bid Date

8. Questions

- Bidder requested changing the bid date; this will be reviewed and any change will be issued by Addendum.
- Hazardous material remediation will be separately contracted by the Owner.
- Cleaning of existing exterior and portions of interior finishes will be clarified by Addendum.
- Extent of crack repair of CMU in existing west stair tower will be clarified by Addendum.



FREYTAG & ASSOCIATES INC. ARCHITECTS ENGINEERS

P.O. BOX 220

226 NORTH MIAMI AVENUE

SIDNEY, OHIO 45365

9. Tour Existing Building/Site



PROJECT: Fire Station #2/Additions & Alterations To Municipal Building

MEETING DATE/TIME:
December 20, 2024 8:30AM

PROJECT NO.: 2207.02/2207.01

NAME	COMPANY NAME	PHONE	E-MAIL
Phillip Koons	CW Mechanical	419 606 6150	phil.koons@crazeweld.com
Kim Philipot	ALVADA	567-825-8365	estimating@alvadaconstruction.com
DANNY NETH	FERGUSON CONSTRUCTION	937- 539 539-3271	DNETH@FERGUSON-CONSTRUCTION.COM
Claire Buggier	Eagle Site Services	217-690-7053	cbuggier@eaglesiteservices.org
BEN WHITE	FERGUSON CONSTRUCTION	937-710-7930	bwhite@ferguson-construction.com
Garrett Pleiman	Slagle Mech.	937-492-4151	gpleiman@slaglemech.com
Keith Cantrell	Westerheide Const	937-492-7432	keith@westerheidecc.com
Nick Herty	ECS	330-635-2806	nherty@ecsbuids.com
Andrew Rowe	ECS		AROWE@ecsbuids.com
Brennan Tooper	Place Services Inc	937-451-1802	Brennan.Tooper@psi.works
Jimmie Woody	Frederick Electric	614-753-6894	jimmie@frederick-electric.com
Ashley Reinhardt	Muhlenkamp Building	419-678-2000	ashley-mbc@bright.net
JAY WESTERHEIDE	WCC	937-538-0208	JAY@WESTERHEIDEC.COM
Jamie Hileman	Brumbaugh Construction	937-564-3431	jamie@brumbaughconstruction.com
CHAD HOLLINGER	CITY OF SIDNEY: FIRE/EMS	937-498-8187	chollinger@sidneyoh.com
Chad Arkenberg	City of Sidney Engineering	937-498-8140	carkenberg@sidneyoh.com
Dallas Davis	City of Sidney - Fire & EMS	937-498-8186	ddavis@sidneyoh.com
LORI WERLING	City of Sidney - ENG/PW	937-498-8142	lwerling@sidneyoh.com
Brian Clark	City of Sidney - Utilities	937-498-8152	BClark@sidneyoh.com

