EAST ROSWELL LIBRARY
ADDENDUM NO. 10.4-1
DECEMBER 7, 2012

This Addendum No. 10.4-1 dated December 7, 2012 issued by Ajax Building Corporation of Georgia is hereby made part of Bid Package 10.4 – TOILET ACCESSORIES for the East Roswell Library. The changes and/or clarifications included in this Addendum shall be considered as part of the Bidding Documents and shall supersede, amend, add to, or subtract from those conditions included in the original Bidding Documents, including the Project Bid Package, Drawings, Specifications, previous Addenda, etc. This Addendum must be acknowledged in the space provided on the Proposal Form (included in Section II of the Bid Package). Failure to acknowledge this Addendum may subject Bidder to disqualification.

1. PRE-BID CONFERENCE

   A. Incorporate Pre-Bid Conference Meeting Minutes, Pre-Bid RFI Form, and Sign-In Sheets. (total of 7 pages).

2. SPECIAL CONDITION NO. 1 – CONSTRUCTION SCHEDULE

   A. Incorporate Responsibility & Milestone Sort Schedule dated 11/27/12. (total of 2 pages).

3. ADDENDA ISSUED BY DESIGN PROFESSIONAL

   A. Incorporate Addendum No. 2 dated December 16, 2012 issued by KHAFRA (located on Ajax FTP site – total of 250 pages, 39 of which are plan sheets).

   B. KHAFRA Addendum No. 1 was incorporated into the originally provided bid documents.

END OF ADDENDUM NO. 10.4-1

ATTACHMENTS: Pre-Bid Conference Meeting Minutes (3 pages)
Pre-Bid RFI Form (1 page)
Pre-Bid Conference Sign-In Sheets (3 pages)
Schedule (2 pages)
KHAFRA Addendum No. 2 (250 pages) – On Ajax FTP Site

XC: All BP 10.4 Bidders
FTP Site – Bid Documents

PRE-BID CONFERENCE MEETING MINUTES

1. Date of Pre-Bid Conference: November 29, 2012 / 11:00 AM, 1:30 PM, & 3:00 PM

2. Location of Pre-Bid Conference: East Roswell Park

3. Bid Packages included in Bid Group C: Bid Packages
Millwork; Cementitious Panels; Roofing; Doors, Frames & Hardware; Glass, Glazing, Storefront, & Sun Control.

4. Bid Packages included in Bid Group D: Bid Packages
Drywall, Framing & Stucco; Hard Tile; Carpet & Resilient Flooring; Acoustical Ceilings & Treatments; Painting & Coatings; Walkway Covers; Library Furniture.

5. Bid Packages included in Bid Group E: Bid Packages
Final Clean; Miscellaneous Building Specialties; Toilet Accessories; Site Fencing; Landscaping.

6. Bid Date for Bid Group C: December 14, 2012 / 11:00 AM Local Time
7. Bid Date for Bid Group D: December 14, 2012/ 2:00 PM Local Time
8. Bid Date for Bid Group E: December 14, 2012/ 3:00 PM Local Time

9. Bid Location: Fulton County Department of Purchasing
130 Peachtree Street, S.W., Suite 1168
Atlanta, GA 30303

Bids sent via US Mail, FEDEX, UPS are to be addressed to:

Fulton County Department of Purchasing and Contract Compliance, c/o Ajax Building Corporation-East Roswell Library, Fulton County Public Safety Building
130 Peachtree Street, S.W., Suite 1168
Atlanta, GA 30303

10. Pre-Bid Conference Attendees: Sign-In Log

11. The Pre-Bid Conference was NOT mandatory.

12. Introduction of Project Team
    A. Fulton County- Atlanta – Fulton Public Library System — Owner
    B. Ajax Building Corporation of Georgia — Construction Manager
    C. HBM — Library Design Architect
    D. KHAFRA — Architect of Record
    E. KHAFRA — Structural/Electrical/Mechanical Engineer

13. Project Description and Scope
    A. Site Plan
    B. East Roswell Library will be located in the City of Roswell (Fulton County) on a 2.7 acre wooded corner of East Roswell Park at the intersection of Holcomb Bridge Rd. and Fouts Rd. The new library is an approximately 17,000 SF single-story building with a construction budget of 4.9 million. Project is

anticipated to be LEED "Silver" and one of the main focuses of the design is a connection with the wooded surroundings to create a functional library space within a canopy of trees. There will be a connection to park walking and cycling trails, a covered material return and customer drop off, and a welcoming covered bridge entry.
Construction is expected to commence in February 2013 with completion in early 2014.

14. Prequalification Requirements- It is Ajax's policy that only bids of prequalified or conditionally prequalified subcontractors are considered responsive. If a subcontractor has not provided the requested pre-qualification information prior to submitting their bid it will be at the option of the Owner whether or not the bid is opened for evaluation or deemed unresponsive and returned unopened.

15. Bidding Documents
    A. Are currently available
    B. Documents Include:
        1. Bid Package – Posted on Fulton County's Bid Board & Ajax FTP Site
        2. Drawings and Specifications – Posted on Ajax's FTP Site
        3. Addenda issued during the Bidding Phase- Will be posted on Fulton County's Bid Board and Ajax FTP Site.
    C. All changes and/or clarifications to the Bidding Documents will be issued by Ajax Building Corporation in the form of Addenda.
        1. All Addenda issued by the Architect, Engineers and/or Owner will be incorporated into Addenda issued by Ajax Building Corporation.
    D. Electronic Document Distribution.
    The drawings and specifications are available on the Ajax FTP site at the address listed below.

FTP Site Address:	ftp://ftp.ajaxbuilding.com/
Web Access:	http://ftp.ajaxbuilding.com/
Username:	eastroswellsub
Password:	201209sub

    E. Documents can also be reviewed at Ajax's Office
        1. Please call ahead to schedule.
        2. CD with plans/specifications
            a. $30.00 Shipping and Handling Charge to Fedex CD copy of the plans/specifications/bid packages.
    F. Review Pre-Bid RFI Requirements
        1. Forms and Procedures
        2. Goal to have all RFI's submitted by 12/5/12
        3. Goal to issue final Addenda by 12/7/12
        4. All questions and all answers will be provided to all bidders by Addenda.
        5. All Pre-Bid RFI's are to be sent to Ajax Building Corporation via email to: rebecca@ajaxbuilding.com
    G. Substitutions – Only if approved in writing by Addenda.

16. Bid Package Review
    A. General Review of Bid Package Contents
    B. Detailed Review of Proposal Form and Bid Security Requirements
        1. Proposal Form Review
            a. Base Bid
            b. Breakdown of Base Bid as required on Bid Proposal Form
            c. Project Bid Alternates
                i. Refer to Specification Section
                ii. Shall be held good for the period indicated.

iii. May be used as a basis of selection by the Owner and Construction Manager.

d. Bid Package Alternates
   i. Refer to Bid Package, Schedule "A", Item B.5
   ii. Shall be held good for the period indicated

e. Voluntary Alternates
   i. Examples include:
      i. Bid Adjustments for Value Engineering Options.
      ii. Bid Adjustments for Alternative Materials and/or Equipment.
   ii. Shall be held good for a minimum of 120 days.
   iii. Will be considered and may be used as a basis of selection by the Owner and Construction Manager.

f. List cost of Supply Bond
   i. Bidder shall provide Lump Sum amount.
   ii. Bidder shall provide percentage (%) for alternates (add or deduct).

g. List Addenda on Proposal Form – Include issuing firm (example: "Ajax Building Corporation Addendum # X dated XX/XX/XX").

h. Bidder information.

i. "Live" Officers signature.

j. Seal required for Corporations.

2. Bid Security Requirements
   a. Five Percent (5%) of Base Bid
      i. Bid Bond – AIA
      ii. Cashier's Check
      iii. Certified Check
3. Bid Submittal Requirements
   a. Sealed Bids – See "Instruction to Bidders" for specific requirements
   b. Exceptions to the Bid Proposal Forms are not allowed. If a bidder has an exception to any portion of the Contract Documents, it must be submitted in writing for approval prior to the Bid date. Acceptance will be issued via addendum.
4. Opening of Bids
   a. Ajax Building Corporation will meet with the Owner to open all bids.
   b. Bid opening will NOT be public.
   c. Final bid tabulations will be provided to Fulton County for posting on Bid Board.
5. All Bids shall be held good for 90 days

C. Review Subcontract Agreement

D. Review Schedule "A" – Scope of Work

E. Review Schedule "E" – Document List
   1. Review List of Current Documents
      a. Bid Packages
      b. Plans
      c. Specifications
   2. Future Documents
      i. Expect A/E Addendum on December 3, 2012

F. Review All Special Conditions

G. Review Bonding Requirements for Successful Bidders
   1. Supply Bond
   2. Bidder shall provide Lump Sum amount.
   3. Bidder shall provide percentage (%) for alternates (add or deduct).

PRE-BID REQUEST FOR INFORMATION ("RFI")

Job Id: 201209 **Name:** East Roswell Library	**RFI No.** **Reference:** **Issue Date:** **Requested by:**
Issued To: Ajax Building Corporation Attn: Rebecca Bailey 1700 Cumberland Point Dr. SE, Suite 15 Marietta, GA 30067 rebecca@ajaxbuilding.com	**Issued By:**

RFI Question:

Receiver's Reply:

Reply Date:

References:

Spec Section Codes:

Attachments:

- Type:

Note: This reply is not an authorization to proceed with work involving additional cost, time or both. If any reply requires a change to the Contract Documents, a Change Order, Construction Change Directive or a Minor Change in the work must be executed in accordance with the Contract Documents.

East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group C
Sign-In Sheet

Print Name	Company Name	Phone No.	Email Address	BP 6.1	BP 6.2	BP 7.1	BP 8.1	BP 8.2	BP	BP
1. Marc Lancaster	Peach State Roofing	770) 962-7885	Mlancaster@peachstateinc.com			✓				
2. Johnny Rogers	Ben Hill Roofing	706-236-5008	jrogers@bhroof.com			✓				
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East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group D
Sign-In Sheet

Print Name	Company Name	Phone No.	Email Address	BP 9.1	BP 9.2	BP 9.3	BP 9.4	BP 9.5	BP 10.3	BP 10.5
1. Chris Burton	Southeastern Commercial Flooring	678-460-2016	chris@scfga.com		✓	✓				
2. Todd Riggs	Tiger Drywall	678-680-7552	triggs@tigerdrywall.com							
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15.										

East Roswell Library
Subcontractor Pre-Bid Meeting - Bid Group E
Sign-In Sheet

Print Name	Company Name	Phone No.	Email Address	BP 1.3	BP 10.1	BP 10.4	BP 32.1	BP 35.1	BP	BP
1. William Fiele	MCRO	770-301-3503	~~Mcro@bellsouth~~ MCRO@bellsouth.net							
2. Marcus Mitchell	MOBC	404-886-4338								
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12.										
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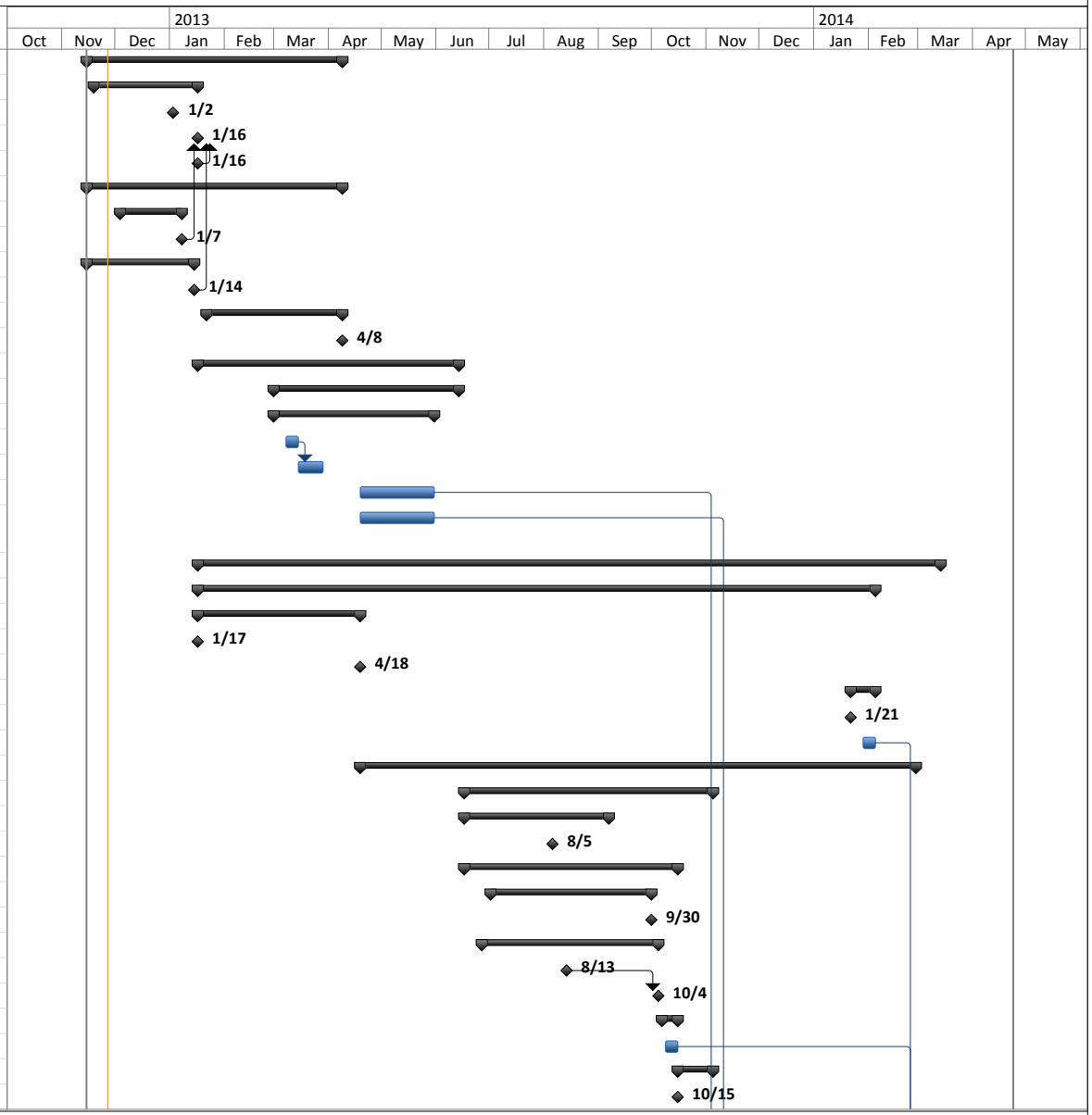
East Roswell Library
Bid Package Schedule

ID	Task Name	Duration	Early Start	Early Finish	Text1
1	**Remaining Pre-Construction Phase**	**103 days**	**Thu 11/15/12**	**Mon 4/8/13**	
97	**Prepare/Submit GMP**	**43 days**	**Mon 11/19/...**	**Wed 1/16/13**	
119	GMP Proposal Complete	0 days	Wed 1/2/13	Wed 1/2/13	Mile
124	Issue Notice to Proceed	0 days	Wed 1/16/13	Wed 1/16/13	Mile
125	GMP Proposal Approved	0 days	Wed 1/16/13	Wed 1/16/13	Mile
132	**Permitting**	**103 days**	**Thu 11/15/12**	**Mon 4/8/13**	
146	**NPDES Permit**	**25 days**	**Tue 12/4/12**	**Mon 1/7/13**	
149	Issue NPDES Permit	0 days	Mon 1/7/13	Mon 1/7/13	Mile
133	**Land Disturbance Permit**	**43 days**	**Thu 11/15/12**	**Mon 1/14/13**	
139	Issue LDP Permit	0 days	Mon 1/14/13	Mon 1/14/13	Mile
140	**Building Permit**	**55 days**	**Tue 1/22/13**	**Mon 4/8/13**	
145	Issue Bldg Permit	0 days	Mon 4/8/13	Mon 4/8/13	Mile
150	**Procurement Phase**	**106 days**	**Thu 1/17/13**	**Thu 6/13/13**	
335	**Bid Group E**	**75 days**	**Fri 3/1/13**	**Thu 6/13/13**	
354	**BP 10.4 Toilet Accessories**	**65 days**	**Fri 3/1/13**	**Thu 5/30/13**	
356	Execute Subcontract	5 days	Fri 3/8/13	Thu 3/14/13	10.4
357	Prepare Submittals	10 days	Fri 3/15/13	Thu 3/28/13	10.4
360	Fab & Deliver Toilet Partitions	30 days	Fri 4/19/13	Thu 5/30/13	10.4
361	Fabricate & Deliver Toilet Accessories	30 days	Fri 4/19/13	Thu 5/30/13	10.4
376	**Construction Phase**	**301 days**	**Thu 1/17/13**	**Thu 3/13/14**	
377	**Site Construction**	**274 days**	**Thu 1/17/13**	**Tue 2/4/14**	
378	**Bldg Pad**	**66 days**	**Thu 1/17/13**	**Thu 4/18/13**	
379	Construction Start	0 days	Thu 1/17/13	Thu 1/17/13	Mile
388	Bldg Pad Complete	0 days	Thu 4/18/13	Thu 4/18/13	Mile
442	**Site General**	**10 days**	**Tue 1/21/14**	**Tue 2/4/14**	
443	Site Construction Complete	0 days	Tue 1/21/14	Tue 1/21/14	Mile
445	Work off deficiency List	5 days	Wed 1/29/14	Tue 2/4/14	All
446	**Building Construction**	**225 days**	**Fri 4/19/13**	**Thu 2/27/14**	
547	**Exterior Skin**	**101 days**	**Mon 6/17/13**	**Mon 11/4/13**	
647	**West Elevation**	**60 days**	**Mon 6/17/13**	**Fri 9/6/13**	
663	Basement Dry-in	0 days	Mon 8/5/13	Mon 8/5/13	Mile
682	**Roof**	**87 days**	**Mon 6/17/13**	**Tue 10/15/13**	
700	**Stairwell Roof**	**65 days**	**Tue 7/2/13**	**Mon 9/30/13**	
704	Stairwell Dry In	0 days	Mon 9/30/13	Mon 9/30/13	Mile
693	**Low Roof East**	**72 days**	**Thu 6/27/13**	**Fri 10/4/13**	
697	Main Roof Field Dry-in	0 days	Tue 8/13/13	Tue 8/13/13	Mile
698	Building Complete Dry-in	0 days	Fri 10/4/13	Fri 10/4/13	Mile
711	**Roofing General**	**7 days**	**Mon 10/7/13**	**Tue 10/15/13**	
713	Work off deficiency List	5 days	Wed 10/9/13	Tue 10/15/13	All
678	**Exterior Skin General**	**14 days**	**Tue 10/15/13**	**Mon 11/4/13**	
679	Exterior Skin Complete	0 days	Tue 10/15/13	Tue 10/15/13	Mile

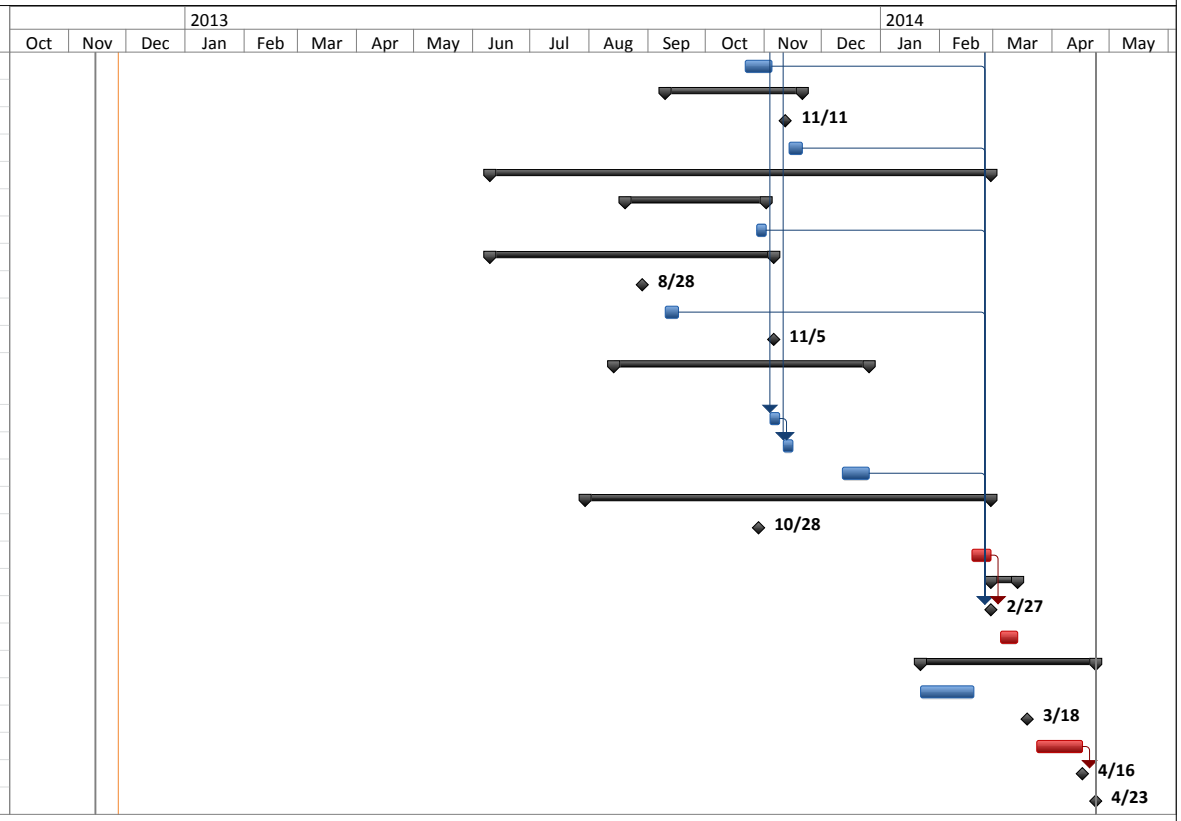


Project: East Roswell Library 11-1
Date: Tue 11/27/12

Task		Project Summary		Inactive Milestone		Manual Summary Rollup		Deadline	
Split		External Tasks		Inactive Summary		Manual Summary		Critical	
Milestone		External Milestone		Manual Task		Start-only		Critical Split	
Summary		Inactive Task		Duration-only		Finish-only		Progress	

East Roswell Library
Bid Package Schedule

ID	Task Name	Duration	Early Start	Early Finish	Text1
681	Work off deficiency List	10 days	Tue 10/22/13	Mon 11/4/13	All
532	**Bridge**	**52 days**	**Tue 9/10/13**	**Wed 11/20/13**	
544	Bridge Complete	0 days	Mon 11/11/13	Mon 11/11/13	Mile
546	Work off deficiency List	5 days	Thu 11/14/13	Wed 11/20/13	All
714	**Interior Construction**	**189 days**	**Mon 6/10/13**	**Thu 2/27/14**	
751	**Stairwell**	**54 days**	**Tue 8/20/13**	**Fri 11/1/13**	
764	Work off deficiency List	5 days	Mon 10/28/13	Fri 11/1/13	All
715	**Basement**	**107 days**	**Mon 6/10/13**	**Tue 11/5/13**	
740	Bldg Permanent Power	0 days	Wed 8/28/13	Wed 8/28/13	Mile
750	Work Off Deficiency List	5 days	Tue 9/10/13	Mon 9/16/13	All
741	Start-Up HVAC	0 days	Tue 11/5/13	Tue 11/5/13	Mile
826	**Main Level Non-Access Flooring Area**	**96 days**	**Wed 8/14/13**	**Wed 12/25/13**	
852	Toilet Partitions	5 days	Mon 11/4/13	Fri 11/8/13	10.4
853	Toilet Accessories	5 days	Mon 11/11/13	Fri 11/15/13	10.4
871	Work off deficiency List	10 days	Thu 12/12/13	Wed 12/25/13	All
765	**Main Level Access Flooring Area**	**153 days**	**Tue 7/30/13**	**Thu 2/27/14**	
787	Access Floor Installed	0 days	Mon 10/28/13	Mon 10/28/13	Mile
825	Work off deficiency List	8 days	Tue 2/18/14	Thu 2/27/14	All
872	**Project General**	**10 days**	**Thu 2/27/14**	**Thu 3/13/14**	
873	All Work Complete	0 days	Thu 2/27/14	Thu 2/27/14	Mile
875	Work off deficiency List	7 days	Wed 3/5/14	Thu 3/13/14	All
876	**Closeout Phase**	**66 days**	**Wed 1/22/14**	**Wed 4/23/14**	
888	Submit Closeout Documentation	20 days	Wed 1/22/14	Tue 2/18/14	All
880	Substantial Completion	0 days	Tue 3/18/14	Tue 3/18/14	Mile
890	Work off Punchlists	18 days	Mon 3/24/14	Wed 4/16/14	All
891	Final Completion	0 days	Wed 4/16/14	Wed 4/16/14	Mile
893	Grand Opening	0 days	Wed 4/23/14	Wed 4/23/14	Mile



Project: East Roswell Library 11-1
Date: Tue 11/27/12

Task		Project Summary		Inactive Milestone		Manual Summary Rollup		Deadline	
Split		External Tasks		Inactive Summary		Manual Summary		Critical	
Milestone		External Milestone		Manual Task		Start-only		Critical Split	
Summary		Inactive Task		Duration-only		Finish-only		Progress	