

**Nineveh-Hensley-Jackson United School Corporation**

**Indian Creek Intermediate School  
Boiler Replacement  
Trafalgar, Indiana**

**ADDENDUM NO. 2**

**HEAPY PROJECT NO. 2023-06085**

**March 20, 2024**

**GENERAL**

ITEM NO. 1     Pre-bid meeting attendance sheet.

ITEM NO. 2     Pre-bid meeting notes and agenda.

**SPECIFICATIONS**

ITEM NO. 1     00 00 01 – INDEX

A.     Add the follow sections to the index:

- 1)     00 00 01 – DEMONSTRATION AND TRAINING.
- 2)     22 10 12 – INTERIOR GAS PIPING
- 3)     23 05 13 – ELECTRICAL REQUIREMENTS FOR HVAC EQUIPMENT
- 4)     23 05 23 – GENERAL DUTY VALVES FOR HVAC PIPING
- 5)     23 21 23 – HYDRONIC PUMPS

B.     Remove the following section from the index:

- 1)     23 05 50 – FLEXIBLE HVAC PIPE CONNECTORS
- 2)     23 21 17 – GLYCOL SOLUTION SYSTEMS
- 3)     23 25 00 – WATER TREATMENT SYSTEMS

**DRAWINGS**

ITEM NO. 1     H101 – DEMO AND NEW WORK PLANS

A.     Replace existing domestic hot water pumps with new hot water pumps.

ITEM NO. 2     H500 – SCHEDULES, DETAILS, & SPECS

A.     Update schedule as indicated.



## ChePre-Bid Meeting Agenda And Information

Project No. 2023-06085

**Project:** Indian Creek Intermediate School – Boiler Replacement

**Date:** March 18, 2024

### **Project Introductions**

MEP: Heapy Engineering

Main Contacts  
Mat Root (Project Manager)  
Ehren Lohrmann (Mechanical)

Phone 317-571-8795  
Email: [maroot@heapy.com](mailto:maroot@heapy.com)  
Email: [eelohrmann@heapy.com](mailto:eelohrmann@heapy.com)

Indian Creek Schools

Jared Sneed

Email: [jsneed@nhj.k12.in.us](mailto:jsneed@nhj.k12.in.us)

### **Project Introductions**

All interested parties need to sign the sign-in sheet prior to the end of the meeting

### **Notice to Bidders**

A Unified Bid is requested for all work in this project, including General, Mechanical, and Electrical Construction work.

Project title shall be indicated on the sealed bid envelope as well as contractor's name and address.

All bid proposals shall be in full accord with the Bidding Documents.

### **Bidding Documents**

Bidding documents are available. Contact Eastern Engineering Distribution Department, 9901 Allisonville Road, Fishers, IN 46038. Phone 317-598-0661

### **Bid Date and Location**

Bids will be received until 2:00 PM (local time) on Monday, April 1, 2024.

Submit Bids to:  
Indian Creeks Schools Administration Building  
802 South Indian Creek Drive  
Trafalgar, IN 46181

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Cleveland • Columbus • Dayton • Indianapolis • Raleigh

Bids received will then be publicly opened and read aloud at the school administration building located at 802 South Indian Creek Drive, Trafalgar, Indiana 46181. Bids received after that time will be returned unopened.

### **Questions**

All questions and comments regarding this project must be directed in writing to Mat Root, [maroot@heapy.com](mailto:maroot@heapy.com). Please submit all questions for the project no later than the end of the day on March 25, 2024, for inclusion in an Addendum

### **Abatement**

If suspicious material is encountered, stop work immediately and coordinate removal with Contractor.

### **Base Bid**

All work except the boiler.

### **Alternates**

Contractor shall note Alternates found in Section 01 23 00 and on the bid form

Alternate Bid Item (ABI) No. 1 - Lochinvar Crest

Provide cost to add to the base bid to provide Lochinvar Crest boilers. Provide estimated lead time and delivery date.

Alternate Bid Item (ABI) No. 2 - Aerco Benchmark

Provide cost to add to the base bid to provide Lochinvar Crest boilers. Provide estimated lead time and delivery date.

Alternate Bid Item (ABI) No. 3 - Cleaver Brooks Clearfire

Provide cost to add to the base bid to provide Lochinvar Crest boilers. Provide estimated lead time and delivery date.

### **Addenda**

Final addenda will be issued no later than 6 days prior to Bid Opening.

### **Restrictions / Limitation / Challenges**

1. All areas outside the project limits will be occupied during construction
  - a. Control air quality (construction dust / debris)
  - b. Noise control
  - c. Security of projects limits during construction
2. Construction Schedule
  - a. Detailed construction schedule is required at the beginning of construction to coordinate installation dates and times.
  - b. Time line is to be included with bids

3. Shut downs must be scheduled with the owner

### **As-Builts Documentation**

Contractor shall keep as-builts documentation up to date. There will be milestone dates established where these documents will be reviewed and if it is determined that they are not up to date payment could be withheld

### **Additional Site Visits**

Contact: Jared Sneed

Email: [jsneed@nhj.k12.in.us](mailto:jsneed@nhj.k12.in.us)

### **General Discussion / Questions**

Contact information for existing roofing contractor holding the warranty on the existing roof:

**Ken Konieczny**

Project Manager/ Estimator

**Southern Roofing, Inc.**

770 Jonesville Road

Columbus, IN. 47201

(812) 375-1888 office

(317) 509-1843 cell

[KKonieczny@southernroofinginc.com](mailto:KKonieczny@southernroofinginc.com)

Project completion is August 1st.

It was determined during the pre-bid meeting that both hot water pumps need to be replaced.

Existing fresh air intake needs to remain for water heater boilers.

### **Site Tour**



## ATTENDANCE SHEET

Project No.: 2023-06085

Date: March 18, 2024

Project: Indian Creek Intermediate School – Boiler Replacement

Purpose: Pre-Bid Meeting

### PLEASE PRINT CLEARLY

	Name	Company	Bus. Phone	E-Mail
1.	Mat Root	Heapy	765-914-4218	<a href="mailto:maroot@heapy.com">maroot@heapy.com</a>
2.	Jared Sneed	Indian Creek Schools	317-514-7045	<a href="mailto:jsneed@nhj.k12.in.us">jsneed@nhj.k12.in.us</a>
3.	Brian Fennig	Freije	260-438-5352	<a href="mailto:bfennig@fes-co.com">bfennig@fes-co.com</a>
4.	Chad Key	Indian Creek Schools		<a href="mailto:ckey@nhj.k12.in.us">ckey@nhj.k12.in.us</a>
5.	Brian Schott	Irish Mechanical	317-294-9875	<a href="mailto:bschott@irishmechanicalservices.com">bschott@irishmechanicalservices.com</a>
6.	Mike Wise	Irish Mechanical	317-294-9875	<a href="mailto:mwise@irishmechanicalservices.com">mwise@irishmechanicalservices.com</a>
7.				
8.				
9.				
10.				

Cleveland • Columbus • Dayton • Indianapolis • Raleigh

3850 Priority Way South Dr. Ste 204  
Indianapolis, IN 46240  
(317) 571-8795 [www.heapy.com](http://www.heapy.com)

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## ATTENDANCE SHEET

Project No.: 2023-07019

Date: June 21, 2023

Project: Lebanon Armory Boiler Replacement

Purpose: Pre-Bid Meeting

**PLEASE PRINT CLEARLY**

	Name	Company	Bus. Phone	E-Mail
1.				
2.				
3.				
4.				
5.				
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SPECIFICATIONS  
FOR

NINEVEH-HENSLEY-JACKSON UNITED SCHOOL CORPORAION  
INDIAN CREEK INTERMEDIATE SCHOOL  
BOILER REPLACEMENT

Heapy  
Mechanical Electrical Commissioning Technology  
3850 Priority Way South Dr. Suite 204  
Indianapolis, IN 46240

Project No. 2023-06085

DATE: March 4, 2024

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Section	INDEX
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DIVISION 00 – PROCUREMENT AND CONTRACTING REQUIREMENTS

NOTICE TO BIDDERS

INSTRUCTION TO BIDDERS (AIA DOCUMENT A701)

CONTRACTOR'S BID FOR PUBLIC WORK – FORM 96

BID BOND (AIA DOCUMENT A310)

PAYMENT BOND (AIA DOCUMENT A312)

GENERAL CONDITIONS OF THE CONTRACT FOR ONSTRUCTION (AIA DOCUMENT A201)

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- 01 10 00 - SUMMARY
- 01 23 00 - ALTERNATES
- 01 24 00 - SCHEDULE OF SUBCONTRACTORS AND MANUFACTURERS
- 01 25 00 - SUBSTITUTION PROCEDURES
- 01 26 00 - CONTRACT MODIFICATION PROCEDURES
- 01 29 00 - PAYMENT PROCEDURES
- 01 31 00 - PROJECT MANAGEMENT AND COORDINATION
- 01 32 00 - CONSTRUCTION PROGRESS DOCUMENTATION
- 01 32 33 - PHOTOGRAPHIC DOCUMENTATION
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- 01 60 00 - PRODUCT REQUIREMENTS
- 01 73 00 - EXECUTION
- 01 74 19 - CONSTRUCTION WASTE MANAGEMENT AND DISPOSAL
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- 01 78 23 - OPERATION AND MAINTENANCE DATA
- 01 78 39 - PROJECT RECORD DOCUMENTS
- 01 79 00 - DEMONSTRATION & TRAINING

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- 02 41 19 - SELECTIVE DEMOLITION

DIVISION 22 – PLUMBING

- 22 10 12 - INTERIOR GAS PIPING

DIVISION 23 – MECHANICAL

- 23 05 01 - BASIC HVAC REQUIREMENTS
- 23 05 04 - BASIC HVAC MATERIALS AND METHODS
- 23 05 07 - PIPING MATERIALS AND METHODS
- 23 05 13 - ELECTRICAL REQUIREMENTS FOR HVAC EQUIPMENT
- 23 05 23 - GENERAL DUTY VALVES FOR HVAC PIPING
- 23 05 29 - HANGERS AND SUPPORTS FOR HVAC PIPING
- 23 05 53 - IDENTIFICATION OF HVAC PIPING AND EQUIPMENT
- 23 07 19 - HVAC PIPE INSULATION
- 23 21 13 - HYDRONIC PIPING
- 23 51 17 - BREECHINGS, CHIMNEYS AND STACKS (FACTORY DOUBLE WALL)
- 23 52 20 - HOT WATER EFFICIENCY CONDENSING BOILERS



**PART 1 - GENERAL**

- 1.1 Circulating pumps shall be pipe mounted centrifugal pumps as described below and as shown on the drawings.
- 1.2 Pumps shall be tested and rated in accordance with Hydraulics Institute standards. Pumps shall comply with and be labeled with the Department of Energy mandated Pump Energy Index (PEI). Pumps with a PEI greater than 1.0 will not be accepted. Shop drawing submittals shall include the PEI values or will be subject to rejection without further review.
- 1.3 Impellers shall be statically and dynamically balanced after being shaved for the specified duty.
- 1.4 Equipment shall carry an all-inclusive manufacturer's parts and labor warranty for a period of one (1) year(s) from date of final acceptance or date of beneficial use, as agreed to between Contractor and Engineer. The all-inclusive parts and labor warranty for ECM's and associated controllers shall be for a period of 5 years. Any materials, equipment, or controls found to be defective during this warranty period shall be made good without expense to the Owner, including any required replacement of fluids, glycol, or refrigerant. The warranty shall include a delayed start-up provision such that the warranty does not begin at time of delivery. The labor for the warranty shall be performed by the manufacturer's authorized service agent.

**PART 2 - PRODUCTS**

- 2.1 Induction motors shall be "premium efficiency" series motors. Motors shall be 1750 rpm unless specifically noted otherwise. Motors shall be sized to not overload or enter into the service factor area at any point on the operating curve of the pump. Submittals shall include pump curves. Drives and couplings shall be protected with guards conforming with OSHA standards. Motors shall comply with 23 05 13 Electrical Requirements for HVAC Equipment and shall be furnished with AEGIS SGR shaft grounding ring kit, installed by the equipment manufacturer. Refer to Section 23 05 13 Electrical Requirements for HVAC Equipment. Motor enclosure shall be selected to suit the application.
- 2.2 Vertical in-line pipe mounted pumps shall be close coupled centrifugal type with vertical motor axis as shown on the drawings. Each pump shall be bronze fitted with cast iron casing, brass or bronze impeller, mechanical seals, flanged ends and close coupled motor. Pumps shall be Taco KV or equal by Bell & Gossett, Armstrong, or Grundfos/Peerless/Paco.
- 2.3 Furnish a spare pump seal for each type and size of pump.

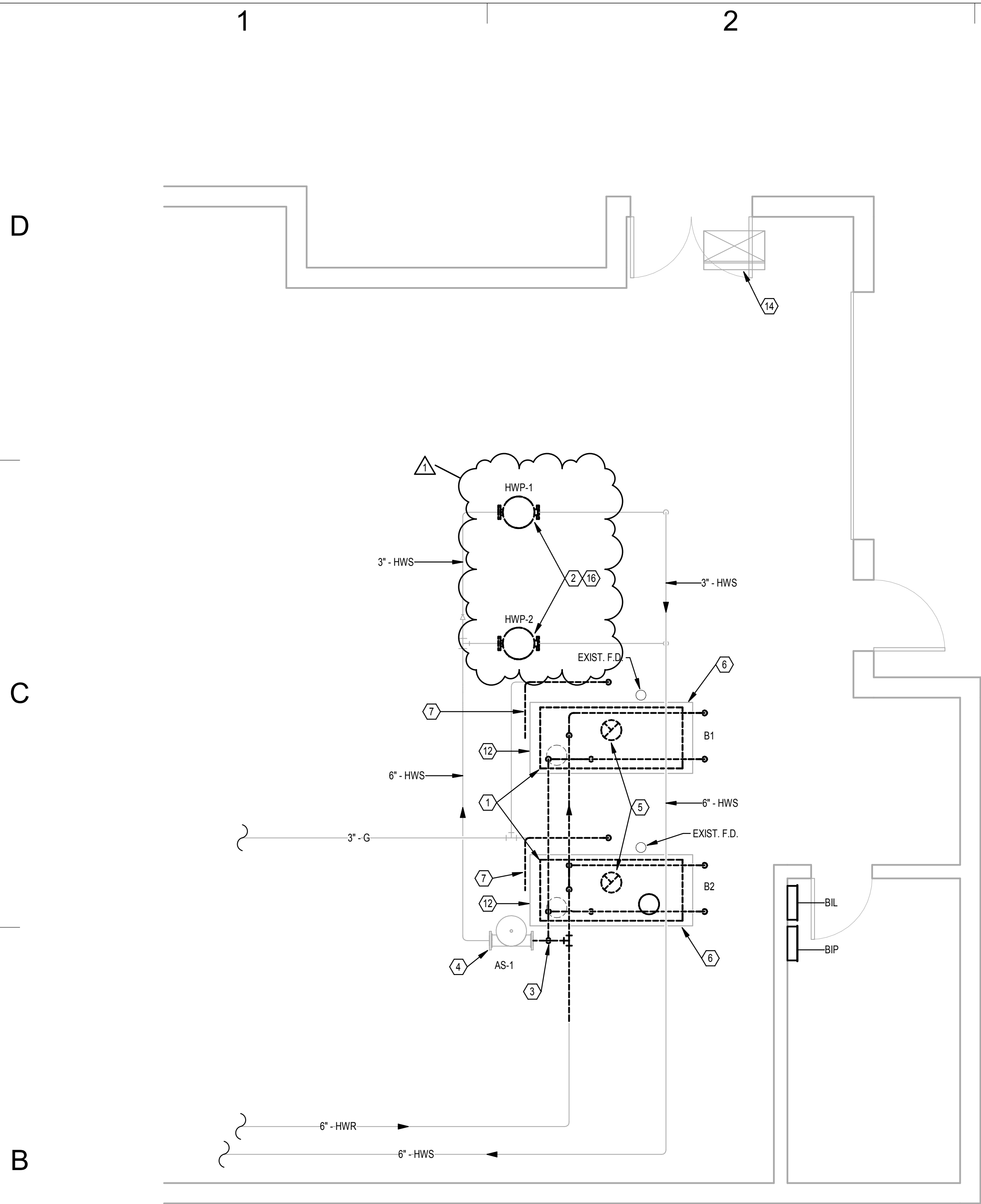
**PART 3 - EXECUTION**

- 3.1 Provide an in-line spring actuated center guided silent type check valve in the discharge piping of each pump.

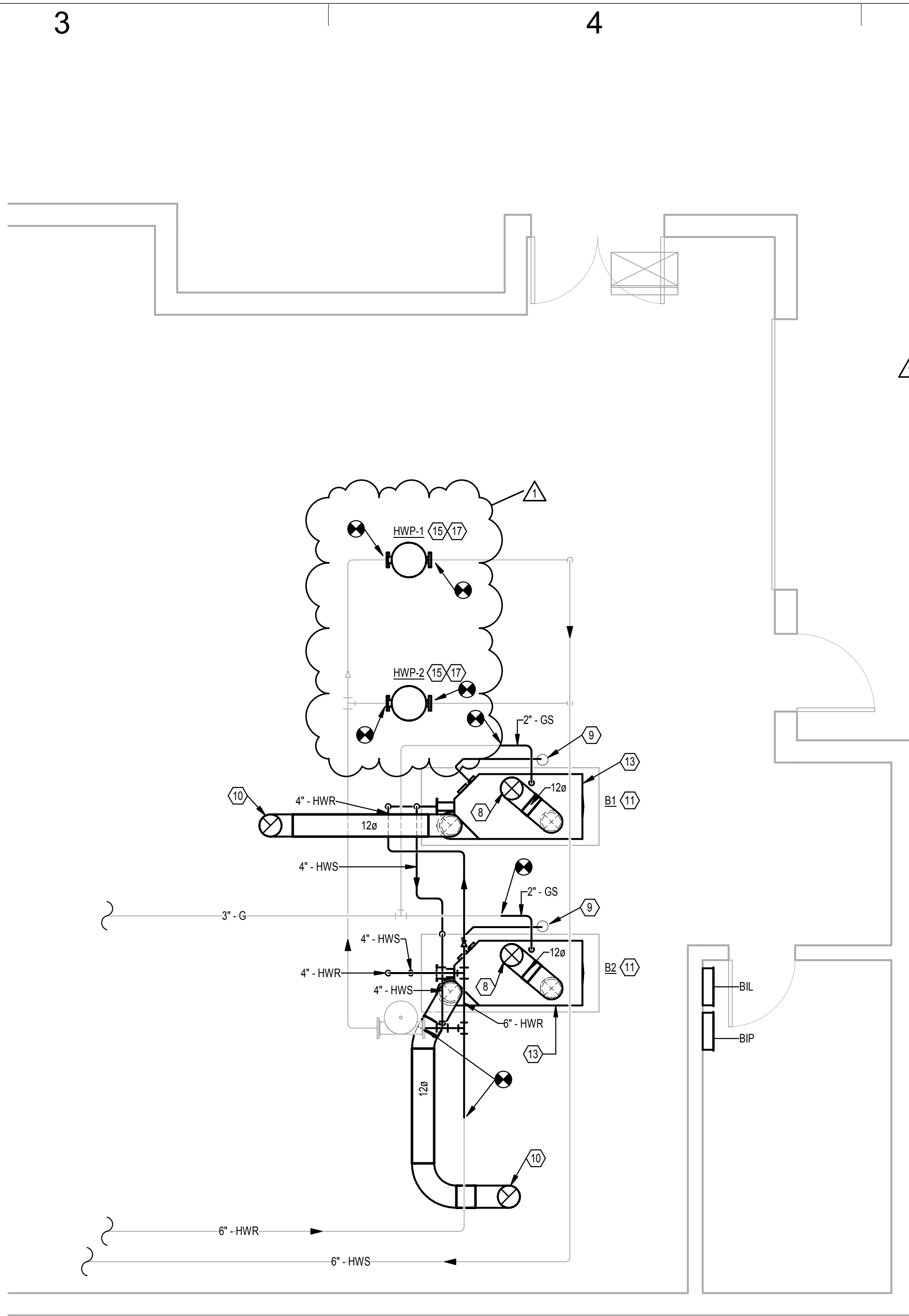
END OF SECTION

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**1 HVAC DEMOLITION PLAN**  
SCALE: 1/4" = 1'-0"



**2 HVAC NEW WORK PLAN**  
SCALE: 1/4" = 1'-0"

### GENERAL NOTES

A ALL EXISTING PIPE SIZES ARE APPROXIMATE. CONTRACTOR SHALL FIELD VERIFY ALL SIZES AND LOCATION OF EQUIPMENT AND PIPING.

### PLAN NOTES

- 1 REMOVE EXISTING BOILERS AND PIPING AS SHOWN.
- 2 EXISTING PUMPS TO BE REMOVED.
- 3 EXISTING 2" AIR MIXING VALVE TO BE REMOVED.
- 4 EXISTING AIR SEPARATOR TO REMAIN.
- 5 REMOVE EXISTING BREECHING.
- 6 EXISTING CONCRETE PAD TO REMAIN.
- 7 REMOVE EXISTING GAS LINE FROM BOILER BACK TO RISER.
- 8 PROVIDE NEW 10" DIA. INTAKE TO EXISTING ROOF OPENING AND SEAL WATER TIGHT.
- 9 PROVIDE 1.5" DRAIN LINE TO EXISTING FLOOR DRAIN.
- 10 10" DIA. FLUE PIPING. TERMINATE ABOVE ROOF PER MANUFACTURERS RECOMMENDATIONS. FLUE DISCHARGE SHALL BE MINIMUM 10' FROM INTAKE OPENING. COORDINATE EXACT LOCATION OF ROOF PENETRATION PRIOR TO ORDERING. COORDINATE WITH OWNER FOR ROOFING WORK/WARRANTY.
- 11 BOILER SHALL BE CONNECTED TO EXISTING BAS, DISTECH BY JACKSON.
- 12 DISCONNECT EXISTING 480V-3PH, 20 AMP POWER CIRCUIT FED FROM PANEL B1L. DISCONNECT EXISTING 120V-30PH, 20 AMP CONTROL CIRCUIT FED FROM PANEL B1P. EXISTING CIRCUITS SHALL REMAIN FOR RECONNECTION. COORDINATE WITH SCHEDULE ON H500.
- 13 RECONNECT EXISTING 480V-3PH, 20 AMP POWER CIRCUIT TO NEW BOILER. RECONNECT EXISTING 120V-1PH, 20 AMP CONTROL CIRCUIT TO NEW BOILER. EXTEND EXISTING CIRCUIT AS REQUIRED TO CONNECT TO NEW BOILER.
- 14 COMBUSTION AIR DAMPERS FOR EXISTING BOILER. LOCK DAMPERS CLOSED AND DISABLE ACTUATORS. DAMPER(S) INTERLOCKED WITH OTHER EQUIPMENT SHALL REMAIN OPERATIONAL.
- 15 NEW HOT WATER PUMPS.
- 16 DISCONNECT EXISTING CIRCUIT SERVING REMOVED PUMPS. CIRCUIT SHALL REMAIN FOR RECONNECTION.
- 17 RECONNECT EXISTING CIRCUIT THAT SERVED REMOVED PUMPS TO NEW DOMESTIC HOT WATER PUMPS. EXTEND AS REQUIRED.

CONSULTANTS



E. E. Lohrman

Indian Creek  
Intermediate School

OWNER

Ninevah Hensly Jackson  
United School Cooperation  
802 S. Indian Creek Drive  
Trafalgar, IN 46181

MARK	DATE	DESCRIPTION
1	03/20/24	ADDENDUM #2
PROJECT NO:	2023-06085	
REVIT FILE:	C:\IBMModel\2023-06085-MEP-Central_MARoot@heapy.com.rvt	
DRAWN BY:	KCL	
CHK'D BY:	EEL	
PROJECT STATUS:	100% CONSTRUCTION DOCUMENTS	
ISSUE DATE:	JAN 25, 2024	
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SHEET TITLE

DEMO AND NEW WORK  
PLANS

H101

NOTES:  
1. BASIS OF DESIGN - LOCHINAR CREST.  
2. VARIABLE SPEED BOILER PUMP SHALL BE PROVIDED.

<p>ER MANUFACTURER.</p> <p>NG FOR OPENING. COORDINATE DIMENSIONS.</p> <p>TEN TO DUCTWORK AND CHANNEL FROM ADJACENT JOISTS.</p>	<p>GENERAL NOTES: A. WHEN APPLICABLE, REFER TO SPECIFICATIONS FOR VIBRATION ISOLATOR TYPES AND SEISMIC RESTRAINT REQUIREMENTS. B. VFD'S SHALL BE CONSTRUCTED AND LABELED FOR REQUIRED...</p>	<p><b>HYDRONIC PUMPS</b></p> <p>C. IF EC MOTORS ARE INDICATED OR SPECIFIED, EACH MOTOR SHALL BE PROVIDED WITH FACTORY DISCONNECTING MEANS. INTERNAL OVERLOAD PROTECTION, FIELD ADJUSTABLE SPEED...</p> <p>D. PUMPS REQUIRED TO HAVE A PUMP EFFICIENCY INDEX (PEI) RATING PER DOE MANDATES SHALL BE FACTORY LABELED WITH THEIR RATINGS. PEI RATINGS ARE FOR PUMPS WITH EC MOTORS OR FACTORY MOUNTED VFD'S. PEI RATING ARE FOR PUMPS WITHOUT EC MOTORS OR FOR PUMPS...</p>
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GENERAL NOTES:		
A. WHEN APPLICABLE, REFER TO SPECIFICATIONS FOR VIBRATION ISOLATOR TYPES AND SEISMIC RESTRAINT REQUIREMENTS.	C. IF EC MOTORS ARE INDICATED OR SPECIFIED, EACH MOTOR SHALL BE PROVIDED WITH FACTORY DISCONNECTING MEANS.	D. PUMPS REQUIRED TO HAVE A PUMP EFFICIENCY INDEX (PEI)
B. VFD'S SHALL BE CONSTRUCTED AND LABELED FOR REQUIRED...	E. INTERNAL OVERLOAD PROTECTION, FIELD ADJUSTABLE SPEED...	RATING PER DOE MANDATES SHALL BE FACTORY LABELED WITH THE RATING. PEI FOR PUMPS WITH EC MOTORS OR FACTORY-MOUNTED VFD'S. PEI RATING ARE FOR PUMPS WITHOUT EC MOTORS OR FOR PUMPS...

NOTES:  
1.

MARK	DESCRIPTION	SERVICE	PERFORMANCE		MOTOR					BASIS OF DESIGN					
			GPM	MIN. REQUIRED FT. HD.	HORSEPOWER (HP)	VOLTAGE - PHASE	RPM	VARIABLE FREQUENCY DRIVE	MINIMUM PUMP EFFICIENCY (%)	MAXIMUM PUMP EFFICIENCY (%)	MAXIMUM PUMP SUCTION SIZE	PUMP DISCHARGE SIZE	MANUFACTURER	MODEL	SEE NOTE
HWP-1	HEATING WATER PUMPS	BOILERS	300.0	75	10	460	1760		78	86	3"	3"	TACO	3009D	
HWP-2	HEATING WATER PUMPS	BOILERS	300.0	75	10	460	1760		78	86	3"	3"	TACO	3009D	

1. TERMINATE PER BOILER MANUFACTURER.
2. NOT USED.
3. NOT USED.
4. STRUCTURAL FRAMING FOR OPENING. COORDINATE REQUIRED OPENING DIMENSIONS.
5. SUPPORT RING. FASTEN TO DUCTWORK AND CHANNEL.
6. CHANNEL SUPPORT FROM ADJACENT JOISTS.
7. FROM BOILER.
8. 16" HIGH CURB.
9. FLASHING COLLAR FASTEN TO DUCTS.
10. STORM COLLAR FASTEN TO DUCT.

A. PAINT ALL EXTERIOR DUCTWORK AND DEVICES WITH TWO COATS OF ENAMEL. ALL EXTERIOR SHEET METAL SHALL BE "PAINT-GRIP" CONSTRUCTION.



## SCALE: NONE



## SCALE

1. PUMP WITH FLANGED CONNECTIONS.
2. SPRING HANGER.
3. NOT USED.
4. BALANCING VALVE, SIZED FOR 3 TO 5 FT. HD. WPD AT FULL PUMP GPM. PROVIDE REDUCERS IN AND OUT.
5. REDUCER WHEN PUMP CONNECTION SIZE DIFFERS FROM PIPE SIZE.
6. LEAVE SPACE TO ALLOW MOTOR TO BE PULLED.
7. NOT USED.
8. PRESSURE GAUGE WITH INTERCONNECTING PIPING AND VALVES.

## SCALE: NONE

