

KELTY TAPPY DESIGN, INC.

Architecture ♦ Planning ♦ Urban Design

FORT WAYNE COMMUNITY SCHOOLS 2025 GENERAL BUILDING SYSTEMS 1 (GBS1) – TOWLES CEILINGS AND LIGHTS AND MISC. DOORS

Addendum No. 01

November 6, 2024

Project No. 24029

This addendum hereby becomes part of the Contract Documents. Each bidder shall acknowledge receipt of Addendum No. 01 on the Bid Form.

It is the General Contractor's responsibility to notify all subcontractors of this addendum and provide copies for all sets of plans and specifications in their possession.

Item Description

1. **General Information:** Incorporate the following changes and/or corrections:

- a. All inquiries subsequent to the issuance of this Addendum shall be submitted to the Architect in writing (e-mail). Responses will be distributed at the Architect's discretion due to the proximity of the bid date. Contractors shall bid per the Contract Documents.
- b. Contractors will **NOT** have use of elevators or lifts in buildings during construction.
- c. Contractors may use FWCS restroom facilities and shall clean and maintain them. If the restroom facilities are being abused the Contractor's will lose the privilege of using the facilities.
- d. All Questions are to be submitted prior to 12:00noon on Friday, November 8th.
- e. All work items must be removed from building/school nightly during any Fall/Winter Shift Work.
- f. Work needs to be completed and cleaned up at the end of the shift each night during any Fall/Winter Shift Work.
- g. Include attached "**Pre-Bid Meeting Sign-In Sheet**" (1 pg). **See Attachment 01.**
- h. Include attached "**Pre-Bid Meeting Minutes**" (2 pg). **See Attachment 02.**

2. **Pull Ahead Work** (Towles Intermediate School):

Portions of the project at Towles Intermediate School are anticipated to be able to begin prior to the end of the school year. The following is an identification of the areas and the times of the school year to be completed. This "pull ahead work" will need to be performed in a phased fashion. All of the areas identified cannot be worked on simultaneously, rooms will need to be turned over prior to moving onto the next area.

- a. Early Work (2nd Shift) – late Winter/early Spring and at Spring Break

Base Bid:

Electrical Storage 149
Office 140
SW Staff Toilets (Mens and Womens)
SW Student Toilets (Boys and Girls)

Electrical Storage
Work Room
Custodial

Lincoln Tower

116 E. Berry Street, Suite 700
Fort Wayne, Indiana 46802
260.426.7770 ♦ f 260.426.7772

Alternate Bid:

Main Corridor – Demo Only

Other Student Toilets (only one pair of toilets are to be down at any one time)

- b. Early Work (2nd shift) – Starting Mid May

Base Bid:

Classroom 125

Classroom 141

3. **Drawings:** Incorporate the following changes and/or corrections:

a. **Sheet AD-01 / LK-01:**

1. Adams Elementary School Door Hardware: Make the following Changes and/or corrections:

- a. Set AD-01: Replace Closer model with the following: “4040XP, REG/PA TBWMS”

b. **Sheet BR-02 / BR-H-01:**

1. Brentwood Elementary School Door Hardware: Make the following Changes and/or corrections:

- a. Set BR-02: Provide four (4) Cylinder 12E-72 in lieu of two (2) as scheduled.
b. Set BR-02: Provide two (2) Cylinder 1E74 in lieu of four (4) as scheduled.
c. Set BR-02: Add “UL” to end of model number for Armor Plate.

c. **Sheet HS-01 / NA-01:**

1. H.P.B. Natatorium Door Hardware: Make the following Changes and/or corrections:

- a. Set NA-01: Remove “3 Hinge Filler Plates” in its entirety.

d. **Sheet SN-01:**

1. Snider High School Door Hardware: Make the following Changes and/or corrections:

- a. Set SN-02: Replace Closer model with the following: “4040XP, REG/PA TBWMS”

e. **Sheet TO-03:**

1. Towles Intermediate School Paint Schedule: Make the following Changes and/or corrections:

- a. “Touch-up” is to be anticipated around the perimeter of the room near the ceiling where the existing ceiling grid is to be removed and replaced.

f. **Sheet TO-04:**

1. Towles Intermediate School Paint Schedule: Make the following Changes and/or corrections:

- a. “Touch-up” is anticipated to be around the perimeter of the room near the ceiling where the existing ceiling grid is to be removed and replaced.

END OF ADDENDUM No. 01 (Attachments Follow)

Lincoln Tower

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SIGN-IN SHEET

FORT WAYNE COMMUNITY SCHOOLS
2025 General Building Systems 1 (GBS1)

Pre-Bid Meeting – October 23, 2024

Name	Company	Phone
D. Jeff Tappy	Kelty Tappy Design, Inc.	(260) 418-9762
jeff@keltytappy.com		
Jayde Steffen	Fort Wayne Community Schools	(260) 467-2078
jayde.steffen@fwcs.k12.in.us		
Eric Tyler Schenkel		260-257-0713
et Tyler@scibuild.com		
Joel Barker	Shawnee	260-489-1234
JBarker@ShawneeConstruction.com		
ROBB FULTZ	ACB	260 437-1774
Travis Searles	FWCS	260-438-0122
Jayde Steffen	FWCS	
John S Hoppe	Johns Painting	260 417 2310
Cameron@SmithConstructionfw.com	Smith Construction	260-804-0104

FWCS 2025 General Building Systems 1 (GBS1)

1. Introductions/Contact Information
 - a. Architect/Engineers
D. Jeff Tappy, Assoc. AIA
Kelty Tappy Design, Inc., 116 East Berry Street, Suite 700, Fort Wayne, IN 46802
Phone: (260) 426-7770
Fax: (260) 426-7772
Cell: (260) 418-9762
E-mail: jeff@keltytappy.com
 - b. FWCS Coordinator of Capital Projects
Jayde Steffen, Coordinator of Capital Projects
Fort Wayne Community Schools, 1519 Catalpa Street, Fort Wayne, IN 46802
Phone: (260) 467-2078
Cell: (260) 267-1083
E-mail: jayde.steffen@fwcs.k12.in.us
2. Bid Date/Instructions
 - a. GBS Bids Due: 2:00 pm local time, on Wednesday, November 13th, 2024.
 - 1) Bid Checklist
 - 2) Bids to be submitted in duplicate (loose copies provided).
 - b. FWCS Board Approval: November 25th, 2024.
 - c. Start Date: May 23, 2025, Portions of the project may be identified to start installation during the school year.
 - d. Substantial Completion Date: July 24th, 2025.
3. Review Bid Form and any special items of note
4. Alternates
5. Allowances
6. Building Walk-Through Times/Procedures (Sign in at main office)
7. Background Check Requirement
 - a. Review screening requirements (Safe Vendor or equivalent)
 - b. Self-reporting requirement
 - c. Registration of companies (not individuals) with Safe Vendor program (free of charge)
 - d. FWCS may require random background checks to be performed
 - e. Successful Contractor must complete and turn in certificate of compliance as part of pre-contract materials (w/in 30 days of contract authorization). Non-compliance is grounds for contract termination.
8. FWCS Smoking/Tobacco/Vapor Policy (None permitted on school property)
9. Dust Control/Housekeeping Standard and enforcement.
10. Cleaning and Waste Management
11. Existing/New Door Frame painting and installation of door silencers by the General Contractor

12. All painting the responsibility of the General Contractor.
13. Restroom Facilities (Maintain the restrooms you use in a clean and acceptable state, if not maintained you will be asked not to use the FWCS facilities)
14. Procore
 - a. Supplemental Bid Information
 - b. Project Use - Submittals, Meeting Minutes, RFIs, PRs, ASIs/ESIs, Punch List
15. Common Wage Requirement/Contractor Registration (Contracts over \$300,000.00)
 - a. All GCs and major subcontractors **MUST** be pre-qualified through the IDOA Public Works Certification Board
 - i. <http://www.in.gov/idoa/2486.htm>
16. Owner-Supplied Items/Separate Contracts
 - a. Asbestos
17. Project Overview/Drawings/Specifications

Additional Discussion:

All questions and/or corrections are requested to be submitted no later than 12:00 noon on Friday, November 8th, 2024.