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Addendum: **3**

Date: **1/10/2024**

Project: **FWCS Fairfield Elementary School Restroom Renovations 2025**

Comm #: **24661**

The following items shall be incorporated into the specifications and drawings and are considered to be integral to the bid documents for the project. Acknowledgement of receipt of this addendum is required on the bid form.

**Item #1: General Clarifications.**

- A.** Refer to attached Architectural Addendum.
- B.** Addendum 2, Item #4 F replacement of existing floor drains: existing ceilings to remain. Contractor shall work through existing ceilings as required to access work and protect from damage throughout construction. Patch and repair to match existing as required.

**Addendum D3**

re: **FORT WAYNE COMMUNITY SCHOOLS**  
**Fairfield Elementary School**  
**Restroom Renovation 2025**  
 MPG No. 111029.00

issue date: **January 10, 2025**

This Addendum forms a part of the Contract Documents for the above-referenced project and is issued in accordance with the Instructions to Bidders. Acknowledge receipt of this addendum by inserting its number in the space provided in the bid form.

ITEM	LOCATION	DESCRIPTION
A3.01	DRAWING A2.0 <b>(Drawing Reissued)</b>	<b><u>ADD:</u></b> Reissue attached Sheet A2.0 Basement, First Floor, & Second Floor Demolition & Floor Plans reissued. See P1 – Partition Type detail and Floor Plan Legend.

Submitted by:  
**The Moake Park Group, Inc.**



Jeremy M. Ogle, AIA and Principal

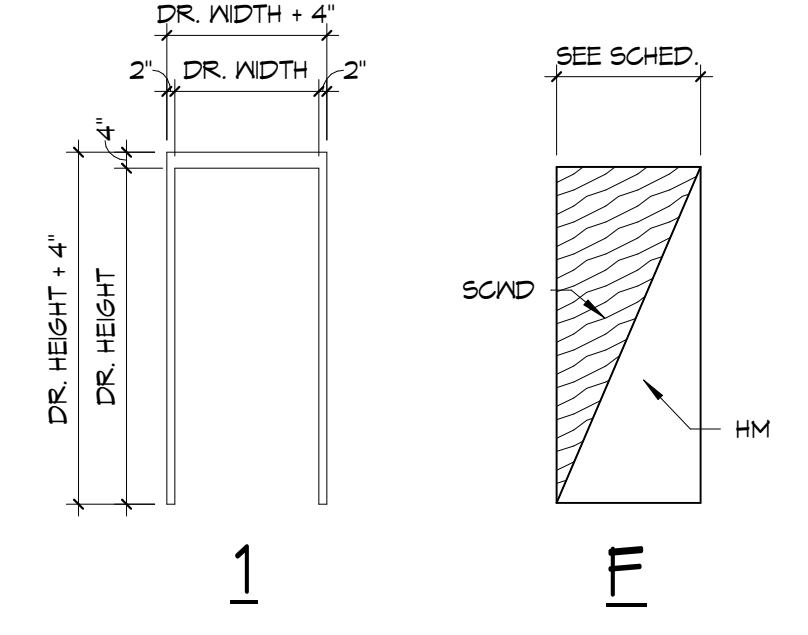
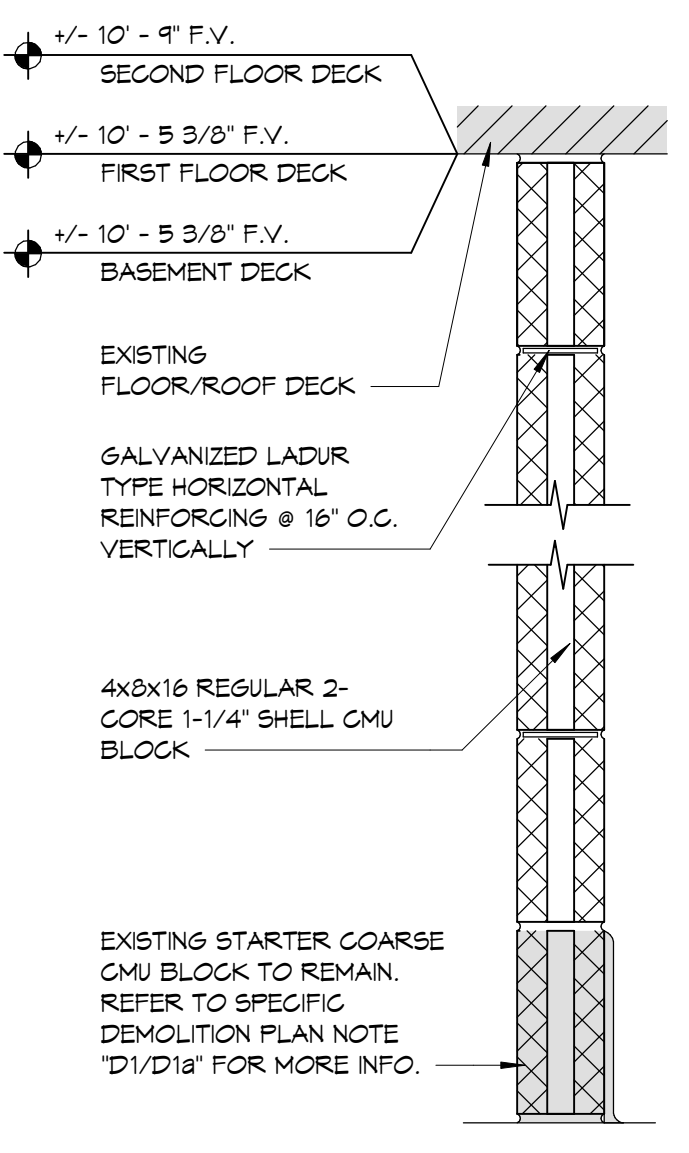
attachments: **(Reissued Drawing)** A2.0

copies: All Plan Holders  
 111029.00/670





DOOR NUMBER	DOOR SLAB			DOOR FRAME			GLAZING	RATING	HARDWARE SET	ELECTRICAL REQ'D	REMARKS				
	WIDTH	HEIGHT	THICKNESS	ELEVATION	MATERIAL	ELEVATION						MATERIAL	HEAD	JAMB	SILL
014	1'-0"	7'-0"	1 3/4"	HM	SC/ND	1	EXIST.	-	-	-	5 3/4"	-	0	001	PAINT EXIST. FRAME PT2
115	2'-4"	7'-0"	1 3/4"	HM	SC/ND	1	EXIST.	-	-	-	5 3/4"	-	0	001	PAINT EXIST. FRAME PT2
214	1'-0"	7'-0"	1 3/4"	HM	SC/ND	1	EXIST.	-	-	-	5 3/4"	-	0	001	PAINT EXIST. FRAME PT2



**DOOR HARDWARE**

SET R001	TACT14 4-1/2 X 4-1/2	2BD	MC
3 HINGES	NDS0BDG RHO 10-025	626	SC
1 LOCKSET	4040XP RMPA TBM/S	AL	LC
1 CLOSER	1B40B/40TCCV	US32D	IV
1 WALL STOP	2525 5-20 20"		NA
1 GASKETING			

**FLOOR PLAN GENERAL NOTES**

- CONTRACTOR TO PROVIDE ALL NECESSARY PERMITS & FEES REQUIRED TO COMPLETE THE PROJECT.
- CONSTRUCTION & INSTALLATION SHALL CONFORM TO ALL APPLICABLE LOCAL, STATE, NATIONAL BUILDING CODES AND THE AMERICANS WITH DISABILITY ACT.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS RELATIVE TO THE PROJECT AS ILLUSTRATED AND CONFLICTS OR DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT / ENGINEER IMMEDIATELY FOR RESOLUTION.
- ANY PENETRATIONS IN DESIGNATED FIRE WALLS SHALL MAINTAIN THE REQUIRED FIRE SEPARATIONS BETWEEN AREAS. SEE THE CODE STUDY SHEETS FOR ADDITIONAL FIRESTOPPING REQUIREMENTS.
- CONTRACTOR SHALL COORDINATE ALL WORK WITH THE EQUIPMENT MANUFACTURER TO ENSURE APPROPRIATE CLEARANCE FOR EQUIPMENT INSTALLATION AND USE.
- ALL DIMENSIONS ARE FROM THE FINISHED FACE OF BLOCK OR STEEL STUDS, UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL LAYOUT & MARK ALL WALLS & OPENINGS PRIOR TO CONSTRUCTION. ANY DISCREPANCY SHALL BE REPORTED TO THE ARCHITECT IMMEDIATELY FOR RESOLUTION.
- REFERENCE RELATED ELECTRICAL, STRUCTURAL, MECHANICAL, & PLUMBING DOCUMENTS FOR NEW CONSTRUCTION.
- CONTRACTOR SHALL PROVIDE FIRE WOOD BLOCKING OR STEEL STUD BACKER BAR FOR ALL ACCESSORIES MOUNTED ON STEEL STUD WALL CONSTRUCTION.

**FLOOR PLAN LEGEND**

- CMU WALL PARTITION. REFER TO SHEET 22 FOR MORE INFORMATION.

**GENERAL PATCHING NOTES**

CONTRACTOR TO FILL ALL VOIDS IN CONCRETE FLOOR SLABS (WITH CONCRETE) AS REQUIRED DUE TO REMOVAL OF FLOOR DRAINS, TRENCHES, FITS, MASONRY WALLS, DUCTWORK, ETC. TO MATCH EXISTING ADJACENT FLOOR FINISH ELEVATION. IF REQUIRED, CONTRACTOR SHALL PROVIDE AND INSTALL NEW METAL FLOOR DECKING AND NECESSARY STRUCTURAL SUPPORT TO ACCOMMODATE THE CONCRETE.

VOIDS IN CMU LESS THAN 1" SHALL BE GROUTED FULL AND PAINTED. VOIDS IN CMU GREATER THAN 1" SHALL BE SOAFOED IN FULL MASONRY SOAP UNITS, BLOCK FILL, PRIME AND PAINT TO MATCH EXISTING.

WALL SURFACES THAT ARE GYP. BD. OR PLASTER AND DISTURBED DUE TO DEMOLITION / NEW CONSTRUCTION SHALL BE PATCHED BACK WITH LIKE ADJACENT MATERIALS TO CREATE A SMOOTH FLUSH SURFACE. PRIME AND PAINT TO MATCH EXISTING.

CEILING SURFACES SHALL BE PATCHED BACK WITH LIKE ADJACENT MATERIALS TO CREATE A SMOOTH FLUSH SURFACE. PRIME AND PAINT TO MATCH EXISTING IF APPLICABLE. PROVIDE MATCHING GRID AND CEILING TILE, TYPICAL.

**Specific Floor Plan Notes**

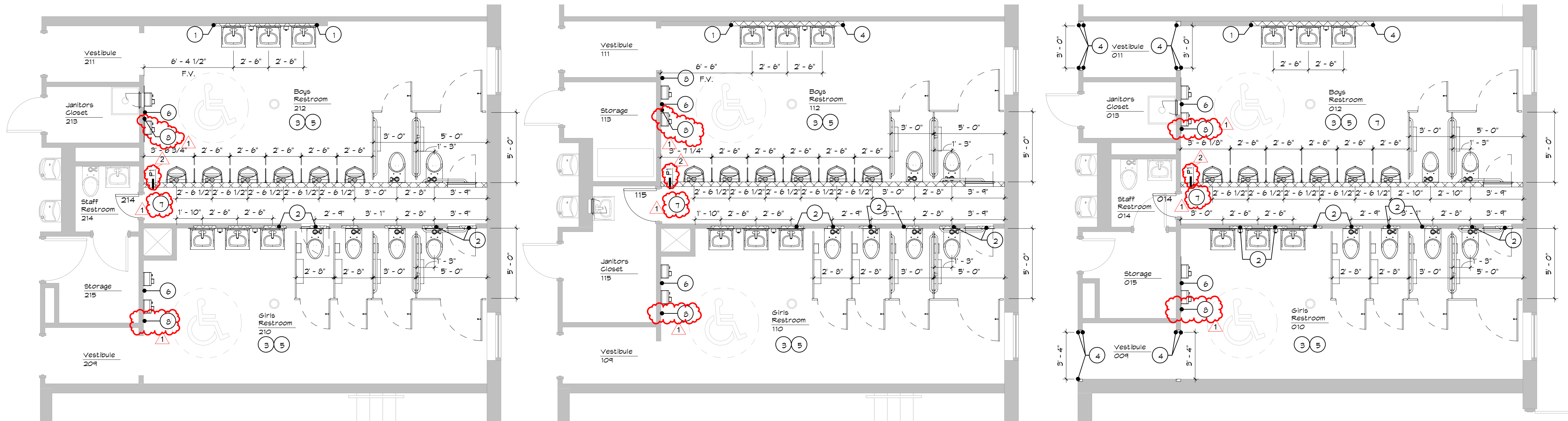
- ALIGN NEW WALL CONSTRUCTION W/ EXIST. WALL.
- INFILL EXISTING OPENINGS, ANCHOR HOLES, PLUMBING FIXTURE ATTACHMENT POINTS WITH LIKE MASONRY MATERIAL IN ACCORDANCE WITH GENERAL PATCHING NOTES. TOOTH IN ALL MASONRY. TYPICAL. PATCH & REPAIR OF TERRAZZO BASE BY OWNER CONTRACTOR.
- PATCH & REPAIR OF EXISTING TERRAZZO FLOOR & BASE TO BE BY OWNER CONTRACTOR.
- PROVIDE BULLNOSE BLOCK AT OUTSIDE CORNERS.
- COORDINATE LAVATORY & WATER CLOSET HEIGHTS WITH MEP DWGS.
- 4" WIDE, 16 GAUGE TYPE 304 STAINLESS STEEL PANEL W/ #4 FINISH. LASER CUT EASED EDGE W/ 1/2" BEVEL. PANEL TO BE ADHERED TO WALL FROM FINISHED UNDERSIDE OF HAND DRYER TO TOP OF BASE. EDGES SHALL BE SEALED WITH CLEAR SILICONE CAULKING.
- CONTRACTOR SHALL POUR NEW CONCRETE FLOOR FLUSH WITH ADJACENT FINISH FLOOR AND LEVEL TO A TOLERANCE OF 1/4". EXISTING SLAB DEPRESSION IS 1/4" - 4". CONTRACTOR SHALL F.V. SCOPE OF WORK.
- SC SHALL PATCH CEILING GRID AT FORMER SURFACE RACEWAY LOCATION. MATCH EXISTING ADJACENT GRID COLOR AND PROFILE. REMOVE GRID AND REPLACE TO NEAREST INSIDE CORNER FOR A "ONE SEAM" FINISHED APPEARANCE.

**GENERAL DEMOLITION NOTES:**

- ALL MATERIALS INDICATED AS DASHED AND HATCHED ARE TO BE DEMOLISHED. THIS INCLUDES ALL MATERIALS AND FINISHES NOT SPECIFICALLY CALLED OUT BUT PERTAINING TO THE INTENDED SCOPE.
- THE OWNER SHALL REMOVE ALL FURNISHINGS, AND LOOSE EQUIPMENT TO REMAIN THE OWNERS. ALL REMAINING ITEMS SHALL BE DEMOLISHED, UNLESS NOTED OTHERWISE.
- THE CONTRACTOR SHALL REMOVE AND/OR DEMOLISH ITEMS INDICATED. DEMOLISHED ITEMS SHALL BE REMOVED FROM THE SITE IMMEDIATELY BY THE GENERAL CONTRACTOR UNLESS NOTED OTHERWISE. ALL ITEMS TO REMAIN PROPERTY OF THE OWNER SHALL BE STORED ON SITE AS INDICATED BY THE OWNER.
- IF HAZARDOUS MATERIALS ARE UNCOVERED CONTACT THE ARCHITECT / ENGINEER. ALL HAZARDOUS MATERIALS SHALL BE REMOVED BY THE OWNER SEPARATE FROM THIS CONTRACT. ALLOW TIME FOR ABATEMENT IN SCHEDULE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR VISITING THE SITE TO BECOME FAMILIAR WITH THE EXISTING CONDITIONS. THESE DEMOLITION SHEETS SHALL SERVE TO ADD THE CONTRACTOR IN HIS EVALUATION OF THE EXTENT OF DEMOLITION, BUT SHALL NOT BE HELD TO BE ALL INCLUSIVE.
- THE CONTRACTOR SHALL VERIFY ALL EXISTING WALL, FLOOR, AND CEILING/ROOF CONSTRUCTION TO DETERMINE EXTENT AND METHODS OF DEMOLITION TO ALLOW FOR NEW CONSTRUCTION.
- FOR FURTHER INFORMATION WITH REGARD TO THE EXACT EXTENT OF DEMOLITION, SEE THE CONSTRUCTION PLANS WHICH ILLUSTRATE THE NEW CONSTRUCTION.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DEMOLITION REQUIRED FOR THE INSTALLATION OF NEW WORK, WHETHER OR NOT IT IS SPECIFICALLY SHOWN OR NOTED IN THESE DOCUMENTS.
- THE CONTRACTOR SHALL FIELD INSPECT ALL DEMOLITION WORK, PRIOR TO REMOVAL, TO VERIFY ALL EXISTING STRUCTURAL BEARING CONDITIONS AND TO INSURE SUCH REMOVAL DOES NOT IMPAIR STRUCTURAL INTEGRITY OF EXISTING BUILDING. IF FIELD INSPECTION INDICATES STRUCTURAL INTEGRITY IS IMPAIRED, NOTIFY ARCHITECT IMMEDIATELY. ENGINEER SHALL CONTRACTOR IS RESPONSIBLE TO SHORE THE EXISTING STRUCTURE TO ALLOW FOR DEMOLITION AND/OR NEW WORK.
- IF EXISTING BUILDINGS, STRUCTURES, ETC. ARE NOT SHOWN AS DETAILED, CONTACT THE ARCHITECT/ENGINEER.
- THE CONTRACTOR SHALL REMOVE ALL DEBRIS, LOOSE PAINT, ETC., FROM ALL NEWLY EXPOSED SURFACES.
- ALL AREAS TO REMAIN THAT ARE AFFECTED BY DEMOLITION & NEW WORK SHALL BE PATCHED TO MATCH EXISTING ADJACENT CONSTRUCTION AND FINISH.
- UNLESS NOTED OTHERWISE, ALL FLOOR, CEILING AND DECK PENETRATIONS SHALL BE PATCHED AND FIRESTOPPED TO MATCH EXISTING. PATCHES SHALL NOT ALLOW LIQUID TO PENETRATE AND SHALL CONFORM TO EQUAL FIRE RATINGS OF SURROUNDING MATERIAL.
- CONTRACTOR TO FILL ALL VOIDS IN CONCRETE FLOOR SLABS (WITH CONCRETE) AS REQUIRED DUE TO REMOVAL OF FLOOR DRAINS, TRENCHES, FITS, MASONRY WALLS, DUCTWORK, ETC. TO MATCH EXISTING ADJACENT FLOOR FINISH ELEVATION. IF REQUIRED, CONTRACTOR SHALL PROVIDE AND INSTALL NEW METAL FLOOR DECKING AND NECESSARY STRUCTURAL SUPPORT TO ACCOMMODATE THE CONCRETE.
- FOR ADDITIONAL DEMO. INFORMATION, SEE DEMOLITION WALL SECTIONS IN THE A6 SERIES.
- CONTRACTOR TO REMOVE DOOR LEAF & TEMPORARILY STORE TO ALLOW FOR DEMOLITION & NEW WORK. ONCE WORK COMMENCES IN THIS AREA, FURTHERMORE, GENERAL CONTRACTOR TO TEMPORARILY SUPPORT THE EXISTING DOOR FRAMES AND PROVIDE NEW JAMB ANCHORS TO RECONNECT DOOR FRAME TO THE NEW CMU. GROUT SIDE JAMBS FULL.
- CONTRACTOR TO REMOVE CEILING SYSTEM ADJACENT DEMOLISHED CMU AS REQUIRED TO ALLOW FOR NEW WORK. SEE THE REFLECTED CEILING PLANS FOR MORE INFORMATION.
- CONTRACTOR TO PROTECT TERRAZZO DURING DEMOLITION WITH PLYWOOD AND REMOVE PROTECTION FOR OWNER SEPARATE CONTRACT TO PATCH & REFINISH TERRAZZO PRIOR TO NEW WORK. PROTECT REFINISHED TERRAZZO WITH RAMBOARD DURING CONSTRUCTION OF NEW WORK. ALLOW TIME IN SCHEDULE FOR PATCHING & REFINISHING OF EACH FLOOR.

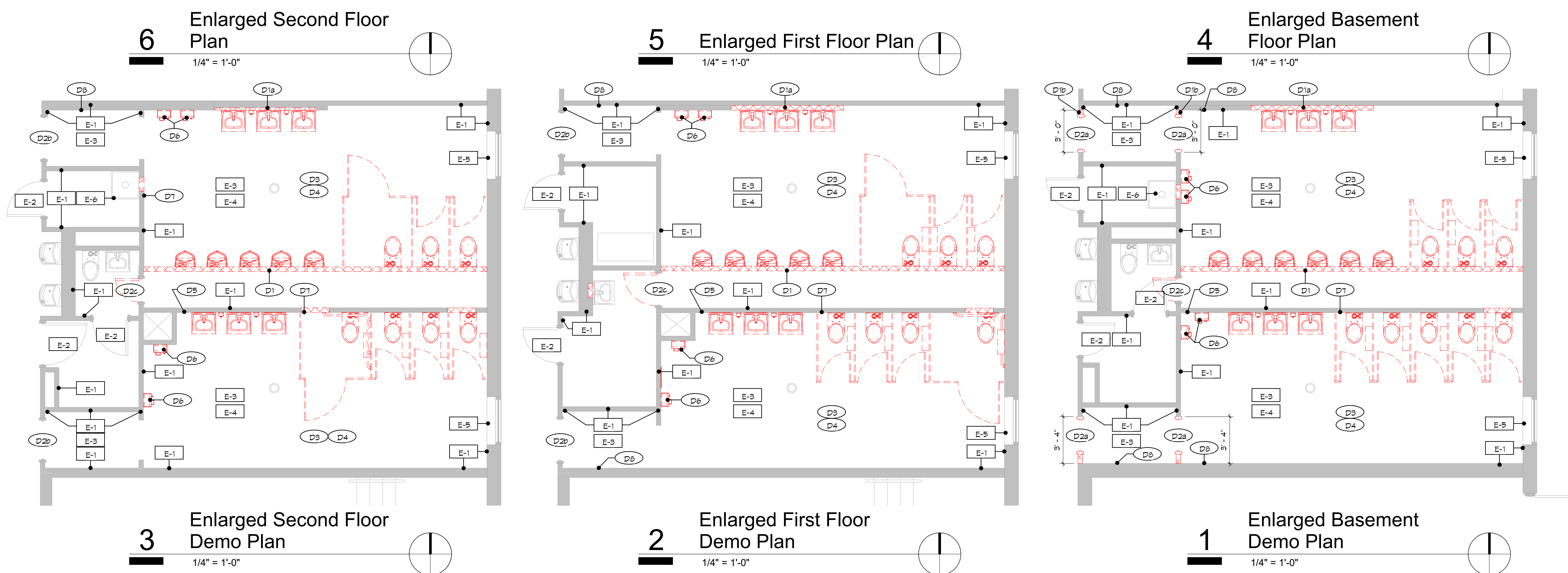
mark	date	description
1	1-3-25	Addendum 2
2	1-10-25	Addendum 3

**P1 P1 - Partition Type**  
1 1/2" = 1'-0"



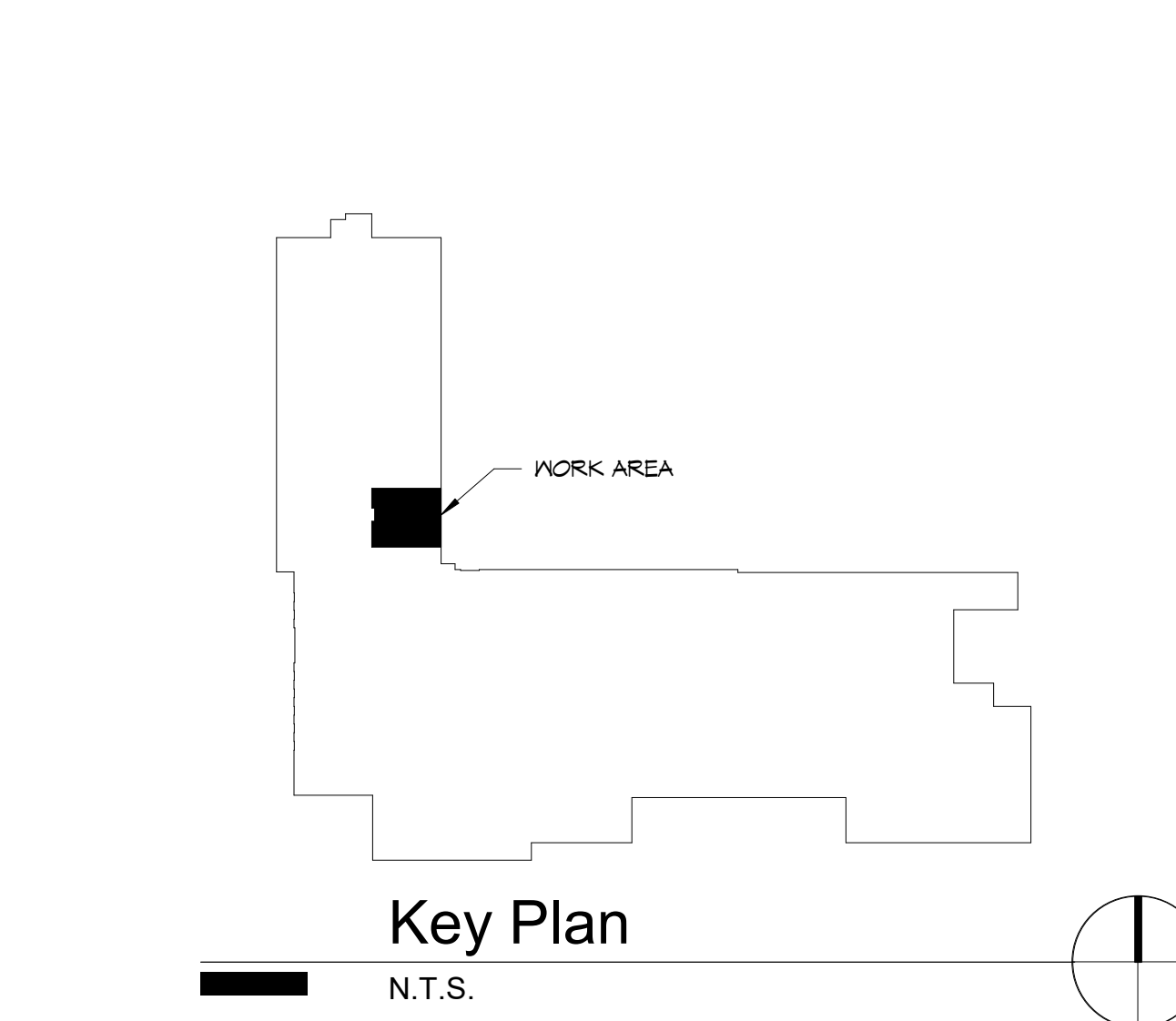
**SPECIFIC DEMOLITION PLAN NOTES**

- CONTRACTOR TO REMOVE AND DISPOSE OF EXISTING WALL TO MORTAR LINE ABOVE TERRAZZO BASE TO ALLOW FOR NEW CONSTRUCTION, INCLUDING, BUT NOT LIMITED TO, ELECTRICAL DEVICES, AND APPLIED FINISHES. SHORE REMAINING WALL AS REQUIRED THROUGHOUT DURATION OF CONSTRUCTION. CONTRACTOR SHALL F.V. SCOPE OF WORK. COORDINATE WITH NEW WORK SHEETS.
- CONTRACTOR TO SELECTIVELY REMOVE AND DISPOSE OF EXISTING WALL TO MORTAR LINE ABOVE TERRAZZO BASE TO ALLOW FOR NEW WALL INSTALLATION, INCLUDING, BUT NOT LIMITED TO, ELECTRICAL DEVICES, AND APPLIED FINISHES. SHORE REMAINING WALL AS REQUIRED THROUGHOUT DURATION OF CONSTRUCTION. CONTRACTOR SHALL F.V. SCOPE OF WORK. COORDINATE WITH NEW WORK SHEETS.
- CONTRACTOR TO SELECTIVELY REMOVE AND DISPOSE OF EXISTING WALL AS REQUIRED TO ALLOW FOR NEW CONSTRUCTION, INCLUDING, BUT NOT LIMITED TO, ELECTRICAL DEVICES, AND APPLIED FINISHES. CONTRACTOR SHALL F.V. SCOPE OF WORK. COORDINATE WITH NEW WORK SHEETS.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING DOOR FRAME AND ALL RELATED HARDWARE. PATCH & REPAIR MASONRY WITH FULL UNITS WITH BULLNOSE OUTSIDE CORNERS AS APPLICABLE. CONTRACTOR SHALL F.V. SCOPE OF WORK.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING DOOR HARDWARE. PATCH & REPAIR DOOR FRAME WITH FILLER PLATES, PREP FOR NEW PAINT. CONTRACTOR SHALL F.V. SCOPE OF WORK.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING DOOR LEAF AND ALL RELATED HARDWARE. CONTRACTOR SHALL PREP EXISTING DOOR FRAME TO RECEIVE NEW DOOR LEAF & HARDWARE. CONTRACTOR SHALL F.V. SCOPE OF WORK.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING TOILET PARTITIONS & ACCESSORIES IN THEIR ENTIRETY, INCLUDING BUT NOT LIMITED TO, BRACKETS, WALL ANCHORS, CONTRACTOR TO FIELD VERIFY THE SCOPE OF WORK. TOILET PAPER & SOAP DISPENSERS TO BE SALVAGED & TURNED OVER TO OWNER. WALLS TO BE PATCHED WITH LIKE ADJACENT MATERIAL. TERRAZZO FLOOR PATCH BY OWNER SEPARATE CONTRACT.
- CONTRACTOR TO COORDINATE PLUMBING FIXTURE DEMOLITION WITH MEP DWGS. PATCH WALLS WITH LIKE ADJACENT MATERIAL AFTER REMOVAL. TERRAZZO FLOOR PATCH BY OWNER SEPARATE CONTRACT.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING METAL SPOIGOT. SEE PLUMBING DWGS FOR MORE INFO. PATCH & REPAIR CMU WALL AS REQUIRED PER GENERAL PATCHING NOTES.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING HAND DRYERS & STAINLESS STEEL PLATES IN THEIR ENTIRETY. REMOVE ALL ADHESIVE FROM WALL & PREP FOR NEW PAINT.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING METAL COVER FROM WALL. INFILL CMU IN ACCORDANCE WITH GENERAL PATCHING NOTES.
- CONTRACTOR SHALL REMOVE & DISPOSE OF EXISTING DOOR BUMPER FROM WALL. PATCH CMU WALL IN ACCORDANCE WITH GENERAL PATCHING NOTES.

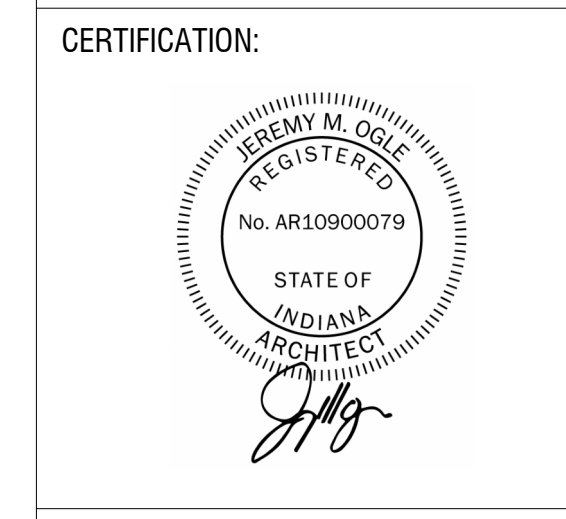


**EXISTING TO REMAIN NOTES**

- EXISTING WALL TO REMAIN.
- EXISTING DOOR, FRAME, & HARDWARE TO REMAIN. PREP FRAME FOR NEW PAINT.
- EXISTING TERRAZZO FLOORING TO REMAIN. PROTECT THROUGHOUT CONSTRUCTION. PATCH & REPAIR BY OWNER CONTRACTOR.
- EXISTING SUSPENDED CEILING SYSTEM TO REMAIN. COORDINATE WITH MEP DWGS FOR WORK ABOVE CEILING.
- EXISTING TERRAZZO WINDOW SILL TO REMAIN. PROTECT THROUGHOUT CONSTRUCTION.
- EXISTING HOP SINK TO REMAIN. PROTECT THROUGHOUT CONSTRUCTION.
- EXISTING DOOR FRAME TO REMAIN. PREP FOR NEW PAINT.



**FORT WAYNE COMMUNITY SCHOOLS**  
**Fairfield Elementary School**  
Restroom Renovation 2025  
Fort Wayne, Indiana



**CERTIFICATION:**

DATE: 12/09/2024  
COMM: 111028  
FILE:  
SCHOOL: Fairfield Elementary School  
2825 Fairfield Ave  
Fort Wayne Indiana 46807  
TITLE:  
**Basement, First Floor, & Second Floor Demolition & Floor Plans**  
SHEET: