



A D D E N D U M

Project No.: 2501100

Project: New Castle CSC Restroom Facility

Addendum No: 1

Date: 08-06-2025

TO: ALL BIDDERS OF RECORD

ADDENDUM NO. 1, to Drawings and Specifications dated 2025-07-23, for the New Castle CSC Restroom Facility Project for New Castle Community Schools; as prepared by ELEVATUS Architecture, 111 E. Wayne Street, Suite 555, Fort Wayne, IN 46802

This ADDENDUM shall hereby be and become a part of the Contract Documents the same as if originally bound thereto.

The following clarifications, amendments, additions, revisions, changes, and modifications change the original Contract Documents only in the amount and to the extent hereinafter specified and set forth in this ADDENDUM.

Each Bidder shall acknowledge receipt of this ADDENDUM on the Bid Form.

ACCEPTABLE MANUFACTURERS:

- A. The following additional manufacturers are acceptable for use on this project. Listing herein does not authorize a blanket approval of the manufacturer listed, it only acknowledges that the manufacturer is capable of complying with the referenced technical specifications. Final approval and acceptance shall be solely by the Architect at his discretion.
1. Section 10 21 13.17– Phenolic Toilet Compartments
 - a. Hadrian Toilet Partitions
 2. Section 07 31 33 – Shingles
 - a. Mularkey Vista AR

PROJECT MANUAL:

ITEM NO. 1.01 - PROJECT MANUAL, 00 01 10, Table of Contents

- A. Re-issue specification section in its entirety to include specifications changed below.

ITEM NO. 1.02 - PROJECT MANUAL, 00 43 00, Supplemental Bid Form

- A. Re-issue specification section in its entirety with changes below
1. Add section for Alternate Pricing of WP-1 and WP-2 installation

ITEM NO. 1.03 - PROJECT MANUAL, 01 23 00, Alternates

- A. Issue new specification section in its entirety.

ITEM NO. 1.04 - PROJECT MANUAL, 07 62 00, Flashing and Sheet Metal

- A. Revise specification section with changes below.
1. Revise Article 2.1.F to remove the reference to 24 gauge galvanized steel.
 2. Revise Article 3.3.D to remove the reference to stainless steel.

ITEM NO. 1.05 - PROJECT MANUAL, 09 29 00, Gypsum Board

- A. Re-issue specification section in its entirety with changes below.
1. Remove Paragraph B. Abuse Resistant Gypsum board in its entirety and replace with Paragraph B Abuse/Impact/Mold-Resistant Gypsum Panels in its entirety.

DRAWINGS – N/A

ITEM NO. 1.06 – Project Prebid Meeting

- A. See Prebid Meeting Minutes and Sign In Sheet
1. Questions asked at the Prebid are at the bottom of the minutes. Please review as a couple of the questions are applicable/acceptable, but not addressed directly in this addendum writeup.

Submitted By:

Cory Miller, AIA

ELEVATUS
ARCHITECTURE

cc: ☐ File: G:\002025\2501108 New Castle CSC Restroom Facility\0800 Bidding\0810 Addenda\Addendum #1\2025-08-06_New Castle CSC Restroom Facility_Addendum #1.docx
☐ Owner:
☐ Contractor:
☐ Consultant:
☐ Consultant:

SECTION 00 01 10 - TABLE OF CONTENTS

Cover sheet

Seal page

		Date of Issue	Issued For
PROCUREMENT AND CONTRACTING REQUIREMENTS GROUP			
<u>DIVISION 00</u>	<u>BIDDING AND CONTRACTING REQUIREMENTS</u>		
00 10 00	Notice to Bidders	07-23-2025	Bids, Prmt, Cnst.
00 21 13	Instructions to Bidders	07-23-2025	Bids, Prmt, Cnst.
00 25 13	Pre-Bid Conference	07-23-2025	Bids, Prmt, Cnst.
00 41 01	Contractor's Bid Form for Public Work	07-23-2025	Bids, Prmt, Cnst.
-- -- --	Indiana State Board of Accounts Form 96	07-23-2025	Bids, Prmt, Cnst.
00 43 00	Supplemental Bid Proposal Form	<u>08-06-2025</u>	<u>Addendum #1</u>
00 43 10	Bidders Check List	07-23-2025	Bids, Prmt, Cnst.
00 43 15	Escrow Agreement	07-23-2025	Bids, Prmt, Cnst.
-----	AIA A101, 2017 Edition, Standard Form of Agreement Between Owner and Contractor	07-23-2025	Bids, Prmt, Cnst.
00 50 00	AIA Document A101 Attachment	07-23-2025	Bids, Prmt, Cnst.
00 72 00	General Conditions	07-23-2025	Bids, Prmt, Cnst.
-----	AIA A201, 2017 Edition, General Conditions of the Contract for Construction	07-23-2025	Bids, Prmt, Cnst.
00 73 00	Supplementary Conditions	07-23-2025	Bids, Prmt, Cnst.
SPECIFICATIONS GROUP			
GENERAL REQUIREMENTS SUBGROUP			
<u>DIVISION 01</u>	<u>GENERAL REQUIREMENTS</u>		
01 11 00	Summary of Work	07-23-2025	Bids, Prmt, Cnst.
01 21 00	Allowances	07-23-2025	Bids, Prmt, Cnst.
<u>01 23 00</u>	<u>Alternates</u>	<u>08-06-2025</u>	<u>Addendum #1</u>
01 25 00	Substitution Procedures	07-23-2025	Bids, Prmt, Cnst.
01 25 13	Substitution Request Form	07-23-2025	Bids, Prmt, Cnst.
01 26 13	Requests for Information (RFI) Procedures	07-23-2025	Bids, Prmt, Cnst.
01 31 13	Project Coordination	07-23-2025	Bids, Prmt, Cnst.
01 31 19	Project Meetings	07-23-2025	Bids, Prmt, Cnst.
01 33 00	Submittals	07-23-2025	Bids, Prmt, Cnst.
01 41 19	Project Work Rules	07-23-2025	Bids, Prmt, Cnst.
01 45 00	Quality Control and Testing Laboratory Services	07-23-2025	Bids, Prmt, Cnst.
01 50 00	Temporary Facilities	07-23-2025	Bids, Prmt, Cnst.
01 56 00	Temporary Protection	07-23-2025	Bids, Prmt, Cnst.
01 60 00	Products, Materials, and Equipment	07-23-2025	Bids, Prmt, Cnst.
01 70 00	Project Closeout	07-23-2025	Bids, Prmt, Cnst.
01 71 23	Field Engineering	07-23-2025	Bids, Prmt, Cnst.
01 73 29	Cutting and Patching	07-23-2025	Bids, Prmt, Cnst.
01 74 13	Construction Cleaning	07-23-2025	Bids, Prmt, Cnst.
 <u>DIVISION 03</u> <u>CONCRETE</u>			
03 30 00	Cast-In-Place Concrete	07-23-2025	Bids, Prmt, Cnst.
03 35 10	Concrete Floor Sealers	07-23-2025	Bids, Prmt, Cnst.

<u>DIVISION 04</u>	<u>MASONRY</u>		
04 05 13	Mortar	07-23-2025	Bids, Prmt, Cnst.
04 05 23	Masonry Accessories	07-23-2025	Bids, Prmt, Cnst.
04 22 00	Unit Masonry	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 06</u>	<u>WOOD, PLASTICS, AND COMPOSITES</u>		
06 10 00	Rough Carpentry	07-23-2025	Bids, Prmt, Cnst.
06 16 00	Sheathing	07-23-2025	Bids, Prmt, Cnst.
06 17 53	Prefabricated Wood Trusses	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 07</u>	<u>THERMAL AND MOISTURE PROTECTION</u>		
07 21 00	Building Insulation	07-23-2025	Bids, Prmt, Cnst.
07 25 00	Weather Barriers	07-23-2025	Bids, Prmt, Cnst.
07 26 10	Underslab Vapor Retarder	07-23-2025	Bids, Prmt, Cnst.
07 31 33	Shingles	07-23-2025	Bids, Prmt, Cnst.
07 42 93	Soffit Panels	07-23-2025	Bids, Prmt, Cnst.
07 46 46	Fiber Cement Board Siding	07-23-2025	Bids, Prmt, Cnst.
07 62 00	Flashing and Sheet Metal	<u>08-06-2025</u>	<u>Addendum #1</u>
07 92 00	Sealants and Caulking	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 08</u>	<u>OPENINGS</u>		
08 11 00	Hollow Metal Doors and Frames	07-23-2025	Bids, Prmt, Cnst.
08 31 00	Access Doors and Frames	07-23-2025	Bids, Prmt, Cnst.
08 71 00	Door Hardware	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 09</u>	<u>FINISHES</u>		
09 29 00	Gypsum Board	<u>08-06-2025</u>	<u>Addendum #1</u>
09 65 19	Resilient Tile Flooring	07-23-2025	Bids, Prmt, Cnst.
09 91 00	Painting	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 10</u>	<u>SPECIALTIES</u>		
10 14 00	Identifying Devices	07-23-2025	Bids, Prmt, Cnst.
10 21 13.17	Phenolic Toilet Compartments	07-23-2025	Bids, Prmt, Cnst.
10 26 00	Wall and Door Protection	07-23-2025	Bids, Prmt, Cnst.
10 28 13	Toilet Accessories	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 20</u>	<u>GENERAL MECHANICAL</u>		
20 05 00	Common Mechanical Work Results	07-23-2025	Bids, Prmt, Cnst.
20 05 03	Basic Piping Materials and Methods	07-23-2025	Bids, Prmt, Cnst.
20 05 13	Motors for Mechanical Equipment	07-23-2025	Bids, Prmt, Cnst.
20 05 23	General Duty Valves	07-23-2025	Bids, Prmt, Cnst.
20 05 29	Mechanical Hangers and Supports	07-23-2025	Bids, Prmt, Cnst.
20 05 48	Vibration Controls	07-23-2025	Bids, Prmt, Cnst.
20 05 53	Mechanical Identification	07-23-2025	Bids, Prmt, Cnst.
20 07 00	Mechanical Insulation	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 22</u>	<u>PLUMBING</u>		
22 11 16	Domestic Water Piping	07-23-2025	Bids, Prmt, Cnst.
22 11 19	Domestic Water Piping Specialties	07-23-2025	Bids, Prmt, Cnst.
22 13 16	Sanitary Drain and Vent Piping and Storm Drain Piping	07-23-2025	Bids, Prmt, Cnst.
22 13 19	Sanitary and Storm Waste Piping Specialties	07-23-2025	Bids, Prmt, Cnst.
22 33 00	Electric Water Heaters	07-23-2025	Bids, Prmt, Cnst.

New Castle Restroom Facility
New Castle, Indiana

22 40 00	Plumbing Fixtures	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 23</u>	<u>HEATING, VENTILATING, AND AIR-CONDITIONING (HVAC)</u>		
23 05 93	Testing, Adjusting and Balancings	07-23-2025	Bids, Prmt, Cnst.
23 09 00	HVAC Instrumentation and Controls	07-23-2025	Bids, Prmt, Cnst.
23 09 93	Sequence of Operation	07-23-2025	Bids, Prmt, Cnst.
23 31 13	Metal Ducts	07-23-2025	Bids, Prmt, Cnst.
23 33 00	Duct Accessories	07-23-2025	Bids, Prmt, Cnst.
23 34 23	Power Ventilators	07-23-2025	Bids, Prmt, Cnst.
23 37 13	Diffusers, Registers and Grilles	07-23-2025	Bids, Prmt, Cnst.
23 37 23	HVAC Gravity Ventilators	07-23-2025	Bids, Prmt, Cnst.
23 82 39	Unit Heaters	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 26</u>	<u>ELECTRICAL</u>		
26 00 01	Basic Electrical Requirements	07-23-2025	Bids, Prmt, Cnst.
26 00 02	Common Work Results for Electrical	07-23-2025	Bids, Prmt, Cnst.
26 00 03	Temporary Light and Power	07-23-2025	Bids, Prmt, Cnst.
26 00 09	Secondary Electrical Service Outline	07-23-2025	Bids, Prmt, Cnst.
26 05 26	Grounding and Bonding for Electrical Systems	07-23-2025	Bids, Prmt, Cnst.
26 05 29	Hangers and Supports for Electrical Systems	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 31</u>	<u>EARTHWORK</u>		
31 00 00	Control of Site Work	07-23-2025	Bids, Prmt, Cnst.
31 10 00	Site Demolition	07-23-2025	Bids, Prmt, Cnst.
31 20 00	Site Earthwork	07-23-2025	Bids, Prmt, Cnst.
31 30 00	Soil Erosion and Sediment Control	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 32</u>	<u>EXTERIOR IMPROVEMENTS</u>		
32 13 13	Portland Cement Concrete Pavement	07-23-2025	Bids, Prmt, Cnst.
32 92 00	Lawns and Grasses	07-23-2025	Bids, Prmt, Cnst.
<u>DIVISION 33</u>	<u>SITE UTILITIES</u>		
33 05 00	Site Utility Piping	07-23-2025	Bids, Prmt, Cnst.
33 11 16	Site Water Distribution	07-23-2025	Bids, Prmt, Cnst.
33 31 14	Sanitary Sewer System	07-23-2025	Bids, Prmt, Cnst.
33 41 00	Storm Drainage System	07-23-2025	Bids, Prmt, Cnst.

END OF SECTION

This page intentionally left blank

New Castle Restroom Facility
New Castle, Indiana

SECTION 00 43 00 - SUPPLEMENTAL BID PROPOSAL FORM

BID PROPOSAL FORM

(BASE BID SINGLE PRIME CONTRACT)

Bidder
Address
Phone #

SINGLE PRIME BID

To: New Castle Community School Corporation
332 Elliot Avenue
New Castle, Indiana 47362

Project: New Castle Restroom Facility
801 Parkview Dr.
New Castle, Indiana 47362

I have received and carefully reviewed the Contract Documents prepared by:
Elevatus Architecture
111 East Wayne, Suite 555
Fort Wayne, Indiana.

I have also received Addenda Nos. _____ and have included their provisions in my Bid Proposal. I have examined the Documents, Drawings, and the site, and submit the following Proposal, IN DUPLICATE.

In submitting this Proposal, I agree to the following:

To hold my bid(s) open for thirty (30) days after receipt of bids.

To accept the provisions in the Instructions to Bidders, regarding Bid Security.

To enter into and execute a Contract, if awarded on the basis of this Proposal, and if required to furnish 100% Performance Bond and Labor and Material Payment Bonds in accordance with the Instructions to Bidders.

To submit Certificates of Insurance for the coverage specified.

To accomplish the Work in accordance with the Contract Documents.

To complete the Work covered by this Proposal within (fill-in) _____ (list calendar days) from the date of written order or signing of Agreement with the Owner to proceed with the Work at which work under this Proposal is completed.

New Castle Restroom Facility
New Castle, Indiana

BASE BID: I agree to execute the work under the following Base Bid indicated for the lump sum amount given therein.

BASE BID AMOUNT \$ _____

(State amount in words) _____

ALTERNATES - Refer to specification Section 01 23 00 Alternates for complete descriptions of the allowances listed below:

ALTERNATE NO. 1: Install WP-1 and WP-2. ALTERNATE No. 1 AMOUNT

\$ _____

(State amount in words)

ALLOWANCES - Refer to specification Section 01 21 00 Allowance for complete descriptions of the allowances listed below

Base Bid "A"

- General Construction Work 10% of construction cost

LIST OF SUBCONTRACTORS

Concrete subcontractor _____

Masonry subcontractor _____

Sealants & Caulking subcontractor _____

Door Hardware subcontractor _____

Painting subcontractor _____

Plumbing subcontractors _____

Mechanical subcontractor _____

Electrical subcontractor _____

New Castle Restroom Facility
New Castle, Indiana

I have also attached or completed the following required submissions:

5% Bid Security in form of Cashier's Check or Certified Check

(or)

5% Bid Bond in form of AIA A310 Bid Bond or similar from an acceptable surety

AIA A305-2020, Contractor's Qualification Statement

Non-Collusive Certification, which is part of this Bid Proposal Form, is signed, dated and notarized

New Castle Restroom Facility
New Castle, Indiana

Use this form if Bidder is Sole Proprietor:

IN TESTIMONY WHEREOF, the Bidder has hereunto set his hand this _____ day of _____, 2025

Bidder _____

Address _____

City/State _____

Phone _____

Signature _____

Use this form if Bidder is a Partnership:

IN TESTIMONY WHEREOF, the Bidder (a firm) has hereunto set their hands this _____ day of _____, 2025

(Firm Name)

Address _____

City/State _____

Phone _____

Signature _____

(Individual Names)

Signature _____

(Individual Names)

New Castle Restroom Facility
New Castle, Indiana

Use this form if Bidder is a Corporation or LLC:

IN TESTIMONY WHEREOF, the Bidder (a Corporation) has caused this proposal to be signed by its President and Secretary, and affixed its corporate seal this _____ day of _____ 2025.

(Name of Corporation)

Address _____

City/State _____

Phone _____

(President)

(C O R P . S E A L)

(typed)

(Secretary)

(typed)

New Castle Restroom Facility
New Castle, Indiana

(THIS BID SHALL BE FURNISHED IN DUPLICATE, WITH BOTH COPIES ENCLOSED IN THE SEALED BID ENVELOPE INCLUDING THE NON-COLLUSIVE CERTIFICATION)

NON-COLLUSIVE CERTIFICATION

No bid will be accepted that does not have this form completely executed and notarized.

By submission of this bid, each bidder and each person signing on behalf of any bidder certifies, as to its own organization, under penalty of perjury, that to the best of knowledge and belief:

1. The prices in this bid have been arrived at independently without collusion, consultation, communication, or agreement, for the purpose of restricting competition, as to any matter relating to such prices with any other bidder or any competitor;
2. Unless otherwise required by law, the prices which have been quoted in this bid have not been knowingly disclosed by the bidder and will not knowingly be disclosed by the bidder prior to opening, directly or indirectly, to any other bidder or to any competitor;
3. No attempt has been made or will be made by the bidder to insure any other person, partnership, or corporation to submit or not to submit a bid for the purpose of restricting competition;
4. The person signing this bid or proposal certifies that he has fully informed himself regarding the accuracy of the statements contained in this certification, and under the penalties of perjury, affirms the truth thereof, such penalties being applicable to the bidder as well as to the person signing in its behalf.

That attached hereto (if corporate bidder) is a certified copy of resolution authorizing the execution of this certificate by the signature of this bid or proposal in behalf of the corporation bidder.

(Individual)_____

(Corporation)_____

Date:

By:

This Non-Collusive Bidding Certificate must be submitted with the Bid.

Notary;

Notarized and witnessed this day _____, 2025

END OF SECTION

SECTION 01 23 00 - ALTERNATES

PART 1 GENERAL

1.1 GENERAL

- A. Alternates allow the Owner to compare total costs where alternative materials and methods might be used, certain alternatives have been established as described in this Section of these Specifications.
- B. Required alternatives are worded briefly. Claims for additional compensation will not be granted because of manifest omissions or discrepancies due to the brevity. Pertinent Sections of these Specifications describe the materials and methods required under the various alternatives.
- C. Each bidder shall submit with his proposal in the space provided on the Bid Proposal Form alternative proposals stating the additions or deductions from the base bid lump sum amount for substituting, omitting, adding, changing, or altering materials, equipment, or construction from that shown on the Drawings or specified.
- D. The difference in cost shall include omissions, changes, alterations, additions, and adjustments of trades as may be necessary because of each addition, substitution, omission, change, or alteration.
- E. If the Owner elects to proceed on the basis of one or more of the alternatives, make modifications to the Work required in the furnishing and installation of the selected alternative or alternatives to the approval of the Architect and at no additional cost to the Owner other than as proposed on the Bid Proposal Form.

1.2 SUMMARY

- A. This Section specifies administrative and procedural requirements for Alternates.
- B. Definition: An Alternate is an amount proposed by Bidders and stated on the Bid Form for certain construction activities defined in the Bidding Requirements that may be added to or deducted from Base Bid amount if the Owner decides to accept a corresponding change in either the amount of construction to be completed, or in the products, materials, equipment, systems or installation methods described in Contract Documents.
- C. Coordination: Coordinate related Work and modify or adjust adjacent Work as necessary to ensure that Work affected by each accepted Alternate is complete and fully integrated into the project.
- D. Notification: Immediately following the award of the Contract, prepare and distribute to each party involved, notification of the status of each Alternate. Indicate whether Alternates have been accepted, rejected or deferred for consideration at a later date. Include a complete description of negotiated modifications to Alternates.

1.3 SUMMARY OF REQUESTED ALTERNATES

ALTERNATE NO. 1: State the cost of labor and materials to install WP-1 and WP-2 as indicated on the Drawings. Provide and install all items and accessories as required for a complete installation in every respect

New Castle Restroom Facility
New Castle, Indiana

PART 2 EXECUTION

2.1 EXECUTION

- A. Install in accordance with specification Sections and drawing notes and structural sheets. Provide all items and accessories as required for a complete installation in every respect.

END OF SECTION

SECTION 09 29 00 - GYPSUM BOARD

PART 1 GENERAL

1.1 REFERENCE STANDARDS

- A. ANSI A118.9 - American National Standard Specifications for Test Methods and Specifications for Cementitious Backer Units; 2023.
- B. ASTM A108 - Standard Specification for Steel Bar, Carbon and Alloy, Cold-Finished; 2024.
- C. ASTM C11 - Standard Terminology Relating to Gypsum and Related Building Materials and Systems; 2018b.
- D. ASTM C645 - Standard Specification for Nonstructural Steel Framing Members; 2024.
- E. ASTM C754 - Standard Specification for Installation of Steel Framing Members to Receive Screw-Attached Gypsum Panel Products; 2020.
- F. ASTM C840 - Standard Specification for Application and Finishing of Gypsum Board; 2024.
- G. ASTM C919 - Standard Practice for Use of Sealants in Acoustical Applications; 2024.
- H. ASTM C954 - Standard Specification for Steel Drill Screws for the Application of Gypsum Panel Products or Metal Plaster Bases to Steel Studs from 0.033 in. (0.84 mm) to 0.112 in. (2.84 mm) in Thickness; 2022.
- I. ASTM C1002 - Standard Specification for Steel Self-Piercing Tapping Screws for Application of Gypsum Panel Products or Metal Plaster Bases to Wood Studs or Steel Studs; 2022.
- J. ASTM C1047 - Standard Specification for Accessories for Gypsum Wallboard and Gypsum Veneer Base; 2019.
- K. ASTM C1325 - Standard Specification for Fiber-Mat Reinforced Cementitious Backer Units; 2022, with Editorial Revision (2023).
- L. ASTM C1396/C1396M - Standard Specification for Gypsum Board; 2024.
- M. ASTM C1629/C1629M - Standard Classification for Abuse-Resistant Nondecorated Interior Gypsum Panel Products and Fiber-Reinforced Cement Panels; 2024.
- N. ASTM D3273 - Standard Test Method for Resistance to Growth of Mold on the Surface of Interior Coatings in an Environmental Chamber; 2021.
- O. ASTM E90 - Standard Test Method for Laboratory Measurement of Airborne Sound Transmission Loss of Building Partitions and Elements; 2023.
- P. ASTM E119 - Standard Test Methods for Fire Tests of Building Construction and Materials; 2022.
- Q. ASTM E413 - Classification for Rating Sound Insulation; 2022.
- R. GA-214 - Levels of Finish for Gypsum Panel Products; 2021.
- S. GA-216 - Application and Finishing of Gypsum Panel Products; 2024.
- T. GA-600 - Fire Resistance and Sound Control Design Manual; 2024.

1.2 SUMMARY

- A. This Section includes the following:
 - 1. Glass-mat water-resistant gypsum board.

1.3 DEFINITIONS

- A. Gypsum Board Construction Terminology: Refer to ASTM C11 and GA-505 for definitions of terms related to gypsum board assemblies not defined in this Section or in other referenced standards.

1.4 SUBMITTALS

- A. All gypsum board products and accessories specified in this Section shall be submitted as a single package as practicable. Separate submittals for each system or product may not be acceptable.
- B. Do not submit MSDS or SDS sheets with product data submittal. Architect is not responsible for review of this information as practicable. Submittals that include MSDS or SDS data sheets may be returned as rejected.
- C. Product certificates signed by manufacturers of gypsum board assembly components certifying that their products comply with specified requirements.
- D. Product data for each type of product specified, including wall boards, metal studs, deflection track, and other shapes, fasteners, and finishing materials.

1.5 QUALITY ASSURANCE

- A. Materials or operations specified by reference to the published specifications of a manufacturer or other published standards shall comply with the requirements of the standards listed.
 - 1. Standards include ASTM C840 and GA-216.
- B. Refer to "Recommended Specification on Levels of Gypsum Board Finish" as published by the Gypsum Association (and AWC/CISCA/PDCA) for finish levels required herein.
- C. Fire-Test-Response Characteristics: Where fire-rated gypsum board assemblies are indicated, provide materials and construction identical to those of assemblies tested for fire resistance per ASTM E119 by an independent testing and inspecting agency acceptable to authorities having jurisdiction.
 - 1. Fire Resistance Ratings: As indicated by reference to GA File Numbers in GA-600 "Fire Resistance Design Manual" or to design designations in UL "Fire Resistance Directory" or in the listing of another testing and inspecting agency acceptable to authorities having jurisdiction.
- D. Single-Source Responsibility for Panel Products: Obtain each type of gypsum board and other panel products from a single manufacturer.
- E. Single-Source Responsibility for Finishing Materials: Obtain finishing materials from either the same manufacturer that supplies gypsum board and other panel products or from a manufacturer acceptable to gypsum board manufacturer.

1.6 DELIVERY, STORAGE, AND HANDLING

- A. Deliver materials in original packages, containers, or bundles bearing brand name and identification of manufacturer or supplier.
- B. Store materials inside under cover and keep them dry and protected against damage from weather, direct sunlight, surface contamination, corrosion, construction traffic, and other causes. Neatly stack gypsum panels flat to prevent sagging.

- C. Handle gypsum board to prevent damage to edges, ends, and surfaces. Do not bend or otherwise damage metal corner beads and trim.

1.7 PROJECT CONDITIONS

- A. Environmental Conditions: Establish and maintain environmental conditions for applying and finishing gypsum board to comply with ASTM C840 and with gypsum board manufacturer's recommendations.
- B. Room Temperatures: For non-adhesive attachment of gypsum board to framing, maintain not less than 40 degrees Fahrenheit. For adhesive attachment and finishing of gypsum board, maintain not less than 50 degrees Fahrenheit for 48 hours prior to application and continuously after until dry. Do not exceed 95 degrees Fahrenheit when using temporary heat sources.
- C. Ventilation: Ventilate building spaces, as required, for drying joint treatment materials. Avoid drafts during hot dry weather to prevent finishing materials from drying too rapidly.

PART 2 PRODUCTS

2.1 MANUFACTURERS

- A. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
 - 1. Gypsum Board and Related Products:
 - a. Georgia-Pacific Corp. Atlanta, GA
 - b. CertainTeed Gypsum, Valley Forge, PA
 - c. United States Gypsum Company, Chicago, IL
 - d. National Gypsum Co., Charlotte, NC

2.2 GYPSUM BOARD PRODUCTS

- A. Provide gypsum board of types indicated in maximum lengths available to minimize end-to-end butt joints.
 - 1. Thickness: Provide gypsum board 5/8 inch thick to comply with ASTM C840 for application system and support spacing indicated.
- B. Abuse/Impact/Mold-Resistant Gypsum Panels: Panels shall comply with ASTM C 1629, Level 2 requirements and ASTM D3273, score of 10 as rated according to ASTM D3274.
 - 1. USG Fiberock Aqua Tough AR Interior Panels: United States Gypsum.
 - 2. or approved equal
 - a. 5/8" thick at all locations.

Abuse-Resistant Gypsum Board:

ASTM C1396 gypsum board, tested according to ASTM C1629.

Core: 5/8 inch, Type X.

Surface Abrasion: ASTM C1629, meets or exceeds Level 3 requirements.

Indentation: ASTM C1629, meets or exceeds Level 3 requirements.

Soft-Body Impact: ASTM C1629, meets or exceeds Level 3 requirements.

~~Long Edges: Tapered.~~

~~Mold Resistance: ASTM D3273, score of 10 as rated according to ASTM D3274.~~

~~Manufacturers:~~

~~"Gold Bond eXP Interior Extreme AR Gypsum Panel" by National Gypsum Company.~~

~~"Sheetrock Brand Abuse-Resistant Gypsum Panels" by USG.~~

~~"Extreme Abuse Resistant Type X Gypsum Board with M2Tech" by CertainTeed~~

2.3 TRIM ACCESSORIES

- A. Accessories for Interior Installation: Corner beads, edge trim, and control joints complying with ASTM C1047 and requirements indicated below:

2.4 JOINT TREATMENT MATERIALS

- A. Provide joint treatment materials complying with ASTM C 475 and the recommendations of both the manufacturers of sheet products and of joint treatment materials for each application indicated.
- B. Joint Tape for Gypsum Board: Paper reinforcing tape, unless otherwise indicated.
- C. Setting-Type Joint Compounds for Gypsum Board: Factory-packaged, job-mixed, chemical-hardening powder products formulated for uses indicated.
 - 1. There setting-type joint compounds are indicated as a taping compound only or for taping and filling only, use formulation that is compatible with other joint compounds applied over it.
 - 2. For prefilling gypsum board joints, use formulation recommended by gypsum board manufacturer for this purpose.
 - 3. For filling joints and treating fasteners of water-resistant gypsum backing board behind base for ceramic tile, use formulation recommended by the gypsum board manufacturer for this purpose.
 - 4. For topping compound, use sandable formulation.

PART 3 EXECUTION

3.1 EXAMINATION

- A. Examine substrates to which gypsum board assemblies attach or abut, installed hollow metal frames, cast-in-anchors, and structural framing with Installer present for compliance with requirements for installation tolerances and other conditions affecting performance of assemblies specified in this Section. Do not proceed with installation until unsatisfactory conditions have been corrected.

3.2 PREPARATION

- A. Ceiling Anchorages: Coordinate installation of ceiling suspension systems with installation of overhead structural assemblies to ensure that inserts and other provisions for anchorages to building structure have been installed to receive ceiling hangers that will develop their full strength and at spacing required to support ceilings.
 - 1. Furnish concrete inserts and other devices indicated to other trades for installation well in advance of time needed for coordination with other construction.

3.3 APPLYING AND FINISHING GYPSUM BOARD, GENERAL

- A. Gypsum Board Application and Finishing Standards: Install and finish gypsum panels to comply with ASTM C840 and GA-216.
- B. Install ceiling board panels across framing to minimize the number of abutting end joints and avoid abutting end joints in the central area of each ceiling. Stagger abutting end joints of adjacent panels not less than one framing member.
- C. Install wall/partition board panels to minimize the number of abutting end joints or avoid them entirely. Stagger abutting end joints not less than one framing member in alternate courses of board. At stairwells and other high walls, install panels horizontally with end abutting joints over studs and staggered.
- D. Install gypsum panels with face side out. Do not install imperfect, damaged, or damp panels. Butt panels together for a light contact at edges and ends with not more than 1/16 inch of open space between panels. Do not force into place.
- E. Locate both edge or end joints over supports, except in ceiling applications where intermediate supports or gypsum board back-blocking is provided behind end joints. Position adjoining panels so that tapered edges abut tapered edges, and field-cut edges abut field-cut edges and ends. Do not place tapered edges against cut edges or ends. Stagger vertical joints over different studs on opposite sides of partitions. Avoid joints at corners of framed openings where possible.
- F. Attach gypsum panels to studs so that the leading edge or end of each panel is attached to open (unsupported) edges of stud flanges first.
- G. Attach gypsum panels to framing provided at openings and cutouts.
- H. Do not attach gypsum panels across the flat grain of wide-dimension lumber including floor joists and headers. Instead, float gypsum panels over these members using resilient channels or provide control joints to counteract wood shrinkage.
- I. Form control joints and expansion joints at locations indicated and as detailed, with space between edges of adjoining gypsum panels, as well as supporting framing behind gypsum panels. Provide control joints spread not more than 30 feet on center in partitions. Not more than 50 feet on center in gypsum board ceilings.
 - 1. Control Joint: Apply over face of gypsum board where specified. Cut to length with a fine-toothed hacksaw (32 teeth per inch). Cut end joints square, butt together and align to provide neat fit. Attach control joint to gypsum board with fasteners spaced 6 inches o.c. maximum along each flange. Remove plastic tape after finishing with joint compound or veneer finish.
 - a. Leave a ½ inch continuous opening between gypsum boards for insertion of surface-mounted joint.
 - b. Interrupt wood floor and ceiling plates with a ½ inch gap, wherever there is a control joint in the structure.
 - c. Do not attach gypsum board to studs on one side of control joint.
 - d. Provide separate supports for each control joint flange.
- J. Space fasteners in gypsum panels according to referenced gypsum board application and finishing standard and manufacturer's recommendations.

3.4 GYPSUM BOARD APPLICATION METHODS

- A. Single-Layer Application: Install gypsum wallboard panels as follows:

1. On ceilings, apply gypsum panels prior to wall/partition board application to the greatest extent possible and at right angles to framing, unless otherwise indicated.
2. On partitions/walls, apply gypsum panels horizontally (perpendicular to framing), unless parallel application is required for fire-resistive-rated assemblies. Use maximum-length panels to minimize end joints.

3.5 INSTALLING TRIM ACCESSORIES

- A. General: For trim accessories with back flanges, fasten to framing with the same fasteners used to fasten gypsum board. Otherwise, fasten trim accessories according to accessory manufacturer's directions for type, length, and spacing of fasteners.
- B. Install corner beads at external corners.
- C. Install edge trim where edge of gypsum panels would otherwise be exposed or semi-exposed. Provide edge trim type with face flange formed to receive joint compound except where other types are indicated.
 1. Install LC-bead where gypsum panels are tightly abutted to other construction and back flange can be attached to framing or supporting substrate.
 2. Install L-bead where edge trims can only be installed after gypsum panels are installed.
 3. Install U-bead where indicated.
- D. Install control joints at locations indicated, and where not indicated according to ASTM C840, and in locations approved by Architect for visual effect.
- E. All trim, accessories and corner beads shall be installed using screws. "Crimping" tool and staple attachment is not allowed.

3.6 FINISHING GYPSUM BOARD ASSEMBLIES

- A. Apply joint treatment at gypsum board joints (both directions); flanges of corner bead, edge trim, and control joints; penetrations; fastener heads, surface defects, and elsewhere as required to prepare gypsum board surfaces for decoration and levels of gypsum board finish indicated.
- B. Prefill open joints, rounded or beveled edges, and damaged areas using setting-type joint compound.
- C. Apply joint tape over gypsum board joints and to trim accessories with concealed face flanges as recommended by trim accessory manufacturer and as required to prevent cracks from developing in joint compound at flange edges.
- D. Levels of Gypsum Board Finish: Provide the following levels of gypsum board finish per GA-214.
 1. Level 4: Joints and interior angles shall have tape embedded in joint compound and three separate coats of joint compound applied over joints, angles, fastener heads, and accessories. Joint compound shall be smooth and free of tool marks and ridges. Note: Prepare surface to be coated with a primer/sealer prior to the application of final finishes. This finish level shall be used where textured finishes, wall coverings, and painted finishes are to be applied.

3.7 CLEANING AND PROTECTION

- A. Promptly remove any residual joint compound from adjacent surfaces.
- B. Provide final protection and maintain conditions, in a manner suitable to Installer that ensures gypsum board assemblies remain without damage or deterioration at time of Substantial Completion.

END OF SECTION



PUBLIC PROJECT PRE-BID NOTES

Project No.: 2501108

Project: NCCSC Restroom Facility

Date: 08-04-2025

Time: 1:00 pm

1. Introductions:

- Owners Representative: Adam McDaniel, Assistant Superintendent
- Project Architect: Cory Miller, AIA, Elevatus Architecture
- Project CA Coordinator: Tim Stasiek, CA Coordinator, Elevatus Architecture
- Civil Engineer: **Scott Karst, PE, Engineering Resources**
- Structural Engineer: Dan Schenkel, PE, Engineering Resources
- MEP Engineers: Karen Loftus, PE, Loftus Engineering

2. Description of Project:

- Owner Comments
- Architectural
- Structural
- Mechanical/Plumbing
- Electrical

3. Bid Due Date:

- Bids will be accepted until the following date and time:
 - **August 11, 2025**
 - 1:00 PM at Front Desk, NCCSC Corporation Office,
 - 322 Elliot Avenue
 - New Castle IN 47362p

4. Instructions to Bidders:

- Bid Bond Required – check or Bid Bond from surety company.
- Performance and Payment Bonds per 1.15
- A305 Qualifications Statement
- Non-collusion affidavit
- State qualifications, E-Verify, testing programs, etc.
- Submit in duplicate.

5. Project Requirements:

- Start Date for the project is: ASAP – no later than 30 days
- Substantial Completion date for the project is: per bid document.

6. Contract Information:

- AIA A101-2017 as modified.
- AIA A201-2017 as modified.
- Contingency Allowance unidentified but shall be 10% of the cost of the work and included in the bid.

7. Special Notes:

8. Addendum ##:

- **Addendum 01 shall be issued on the following date: August 6th, 2025.**
-

9. Questions/Answers:

- **Please confirm specification for concrete sealant**
 - **See addendum.**
- **Please confirm if precast 8'-0" walls would be acceptable.**

- Yes, precut walls are acceptable. Upon award, if successful contractor is utilizing precut walls, drawings will be modified.
- Please confirm WP1/2 verses Paint in drawings
 - Painting is the base bid. We are adding an alternate bid section to the specs and asking the pricing for the wall protection to be an “add alternate” on the bid form. Revised bid for will be in the addendum.
- Please confirm Metal Soffit Panel Specification.
 - Specifications identify products.
- Are there any special working conditions/restrictions?
 - Nothing out of the ordinary. Most pedestrian, student, and other traffic will not be in the construction area.

Submitted by:

Cory D Miller, AIA

ELEVATUS
ARCHITECTURE

cc: ☒ File: G:\002025\2501108 New Castle CSC Restroom Facility\0800 Bidding\2501108 NCCSS Restroom Facility PreBid Meeting Notes 08-04-25.docx
☒ Owner:
☐ Contractor:
☐ Consultant:
☐ Consultant:



ELEVATUS
ARCHITECTURE

SIGN IN SHEET

Project No.: 2501108
Project Name: NCCSC Restroom facilities
Meeting Purpose: Pre Bid Meeting
Meeting Location: NSCSC Corporation Office, 322 Elliot Ave, New Castle, IN

Date: 08-04-2025
Time: 1:00 PM EDT
Mandatory: No
Page: 1 of 2

Name	Company	Email Address / Phone Number	Present
Cory Miller	Elevatus Architecture	cmiller@elevatus.com	In person
Tim Stasiek	Elevatus Architecture	tstasiek@elevatus.com	In person
Adam McDaniel	New Castle School corp	amcdaniel@ncweb.me	In person
Dale Brooks	DB Plumbing INC	office@dbplumbing.com	
Kyle Slaven	WCI	Kyle@wcirichmond.com	
Brigid Gully	Pride-mark Construction	bguilley@pridemarkconstruction.com	
Nick Tschur	Pride-mark Construction	NTschur@pridemarkconstruction.com	
John R. Rappaw	Indiana Flooring	JRrappaw@INDC1.com	
CHAD BAKER	WIR DUNKIN	CB4KOR@WIRDUNKIN.COM / 317-538-3321	
Clayton Phillips	Triple J Plumbing	James@triplejplumbing.net / 765.730.3301	
Shane Skinner	JS Bowers	sskinner@jscbowers.com 317.679.4927	
Karen Loftus	Loftus Engineering	kloftus@loftusengineering.com	
Rachael			