

**CITY OF GREENCASTLE**  
**WWTP Demolition Project**

**Addendum #1**  
September 3, 2026

*Bid Date:* September 8, 2026  
*Bid Time:* 3:00 p.m. (local time)  
*Owner:* City of Greencastle  
*Engineer:* United Consulting  
8440 Allison Pointe Blvd., Suite 200  
Indianapolis, IN 46250  
Telephone: (317) 895-2585

The following items are revisions to the requirements of the Bidding Documents for this Project. The articles contained in this Addendum take precedence over the requirements of the previously published Bidding Documents. Where any article of the Specifications or any detail of the Drawings is modified or deleted by the article contained in the Addendum, the unaltered provisions of that article paragraph, subparagraph, or clause shall remain in effect.

**The Bidder must acknowledge receipt of this Addendum by acknowledgement on the proposal form. Failure to do so can be cause for bid rejection.**

**Item #1:** **Information** – Recycled concrete for fill material

Recycled concrete is acceptable for fill material as long as the concrete is clean and broken down to manageable size to minimize the settlement.

**Item #2:** **Clarification** – Depth on the digestors

Digesters are to be demolished to 3 feet below grade. Holes shall be provided in the remaining concrete slab. Overall depth was unknown at the site visit or from available records.

**Item #3:** **Clarification** – Retaining walls near digestors

Retaining walls on the south side and west side of the existing digesters shall be demolished to allow regrading at a maximum 3:1 slope to the existing drive on the west side of the digesters and existing grade on the south side of the digesters. This will result in additional wall removal from existing grade.

**Item #4:** **Information** – Additional Architectural Drawings

Additional plant drawings showing architectural elevations are attached along with this Addendum.

**Item #5:**    **Information** – Pre-Bid Meeting Minutes

A copy of the minutes from August 27, 2026, Pre-Bid Meeting is attached herein.  
These minutes are for information purposes only.

This Addendum reviewed and approved by:



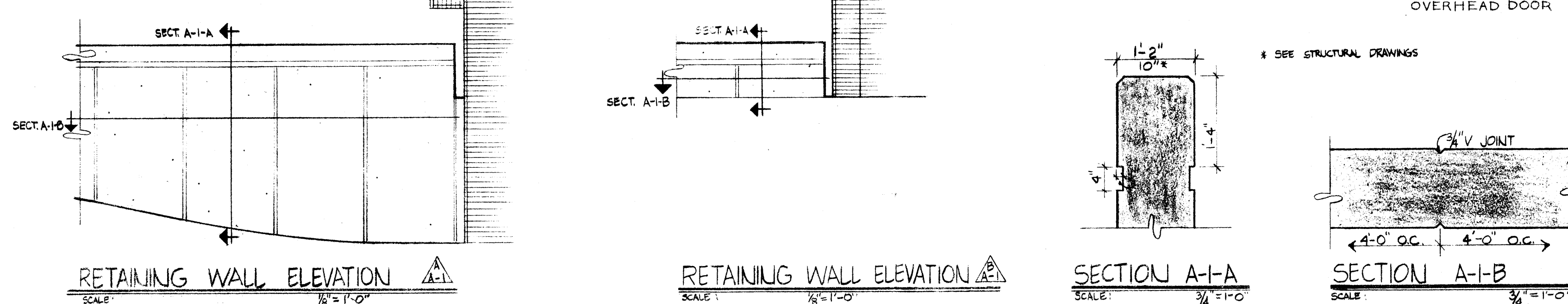
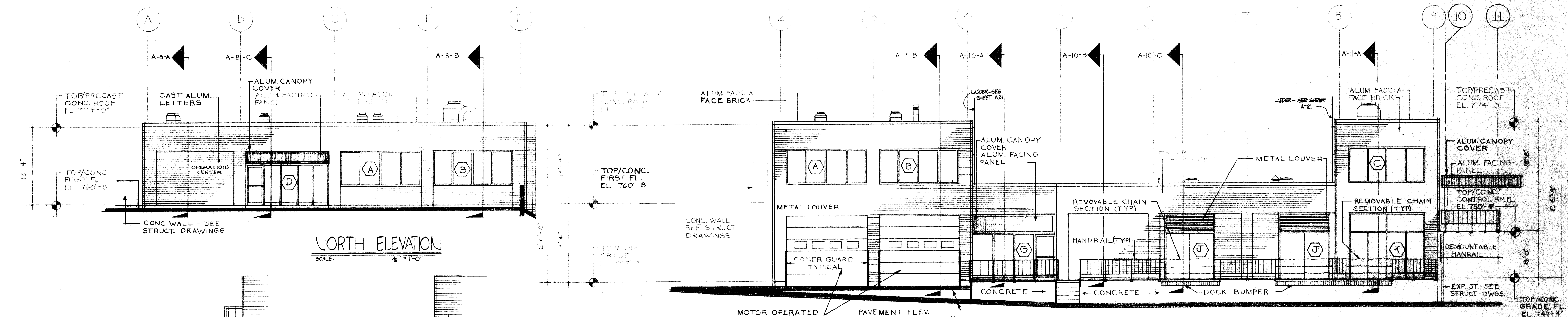
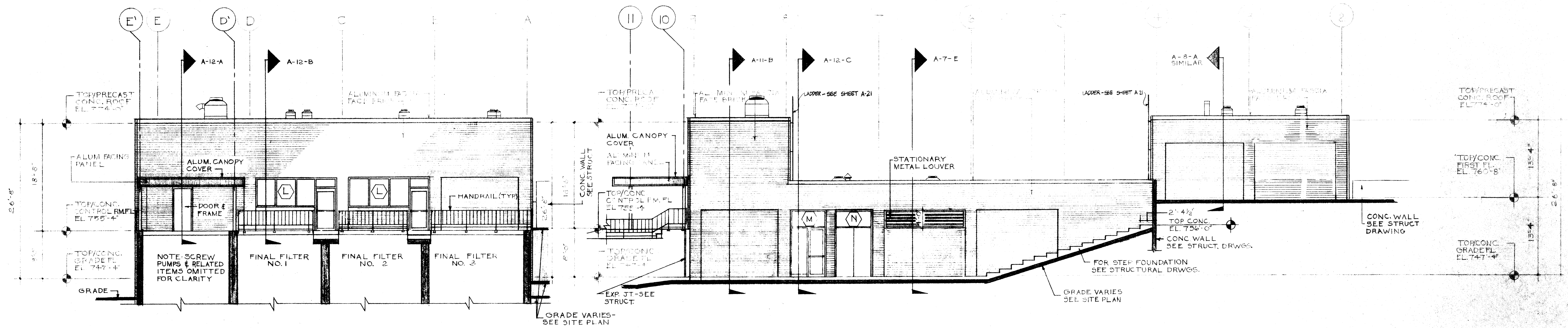
09/03/2026

A handwritten signature in black ink, appearing to read "Paul D. Glotzbach".

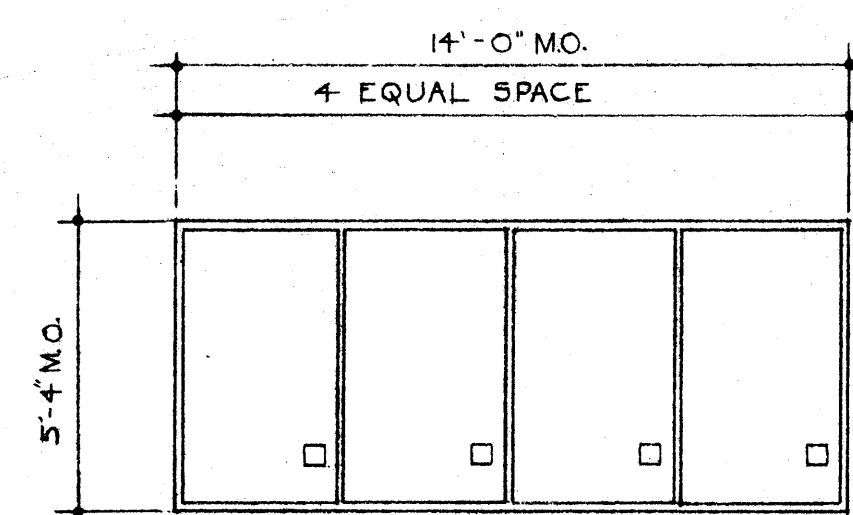
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Paul D. Glotzbach, P.E  
Reg. Engineer No. 10100222  
State of Indiana

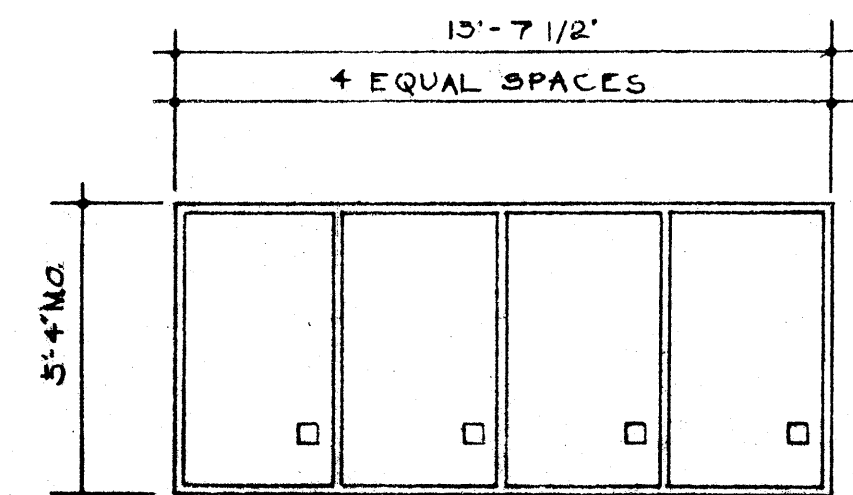
**END OF ADDENDUM #1**



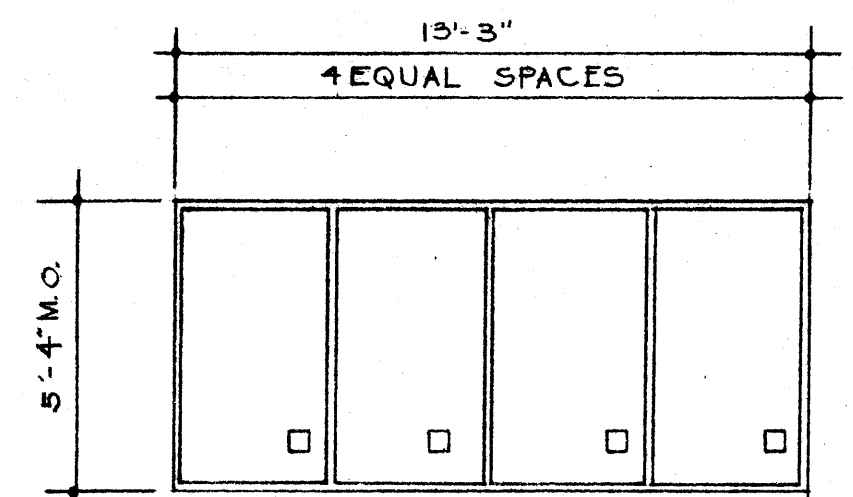
|     |      |             |          |                     |                                               |                                         |                                  |                                                                                                                                 |
|-----|------|-------------|----------|---------------------|-----------------------------------------------|-----------------------------------------|----------------------------------|---------------------------------------------------------------------------------------------------------------------------------|
|     |      |             |          | DESIGNED <u>KJP</u> | <b>CONSOER, TOWNSEND<br/>&amp; ASSOCIATES</b> | <b>CITY OF<br/>GREENCASTLE, INDIANA</b> | SCALE<br><br><u>1/8" = 1'-0"</u> | SHEET <u>A-1</u><br>OF <u>1</u> SHEETS<br> |
|     |      |             |          | DRAWN <u>ETJ</u>    |                                               |                                         |                                  |                                                                                                                                 |
|     |      |             |          | CHECKED <u>ROM</u>  |                                               |                                         |                                  |                                                                                                                                 |
|     |      |             |          | DATE _____          |                                               |                                         |                                  |                                                                                                                                 |
| NO. | DATE | DESCRIPTION | APPROVED | REVISIONS           |                                               |                                         |                                  |                                                                                                                                 |
|     |      |             |          |                     |                                               |                                         |                                  |                                                                                                                                 |



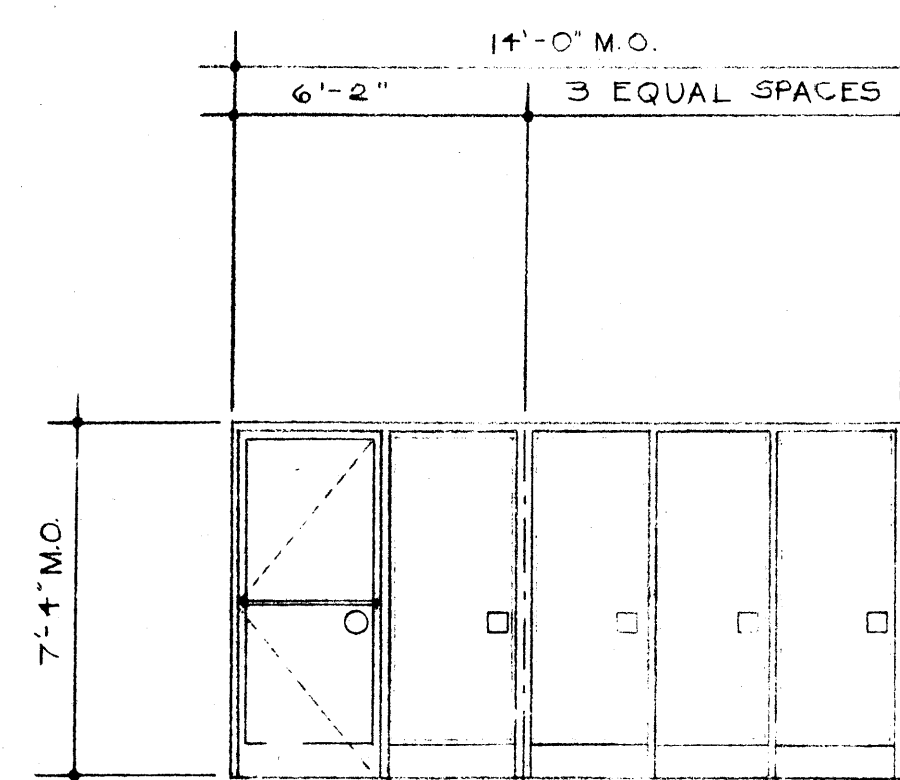
TYPE A



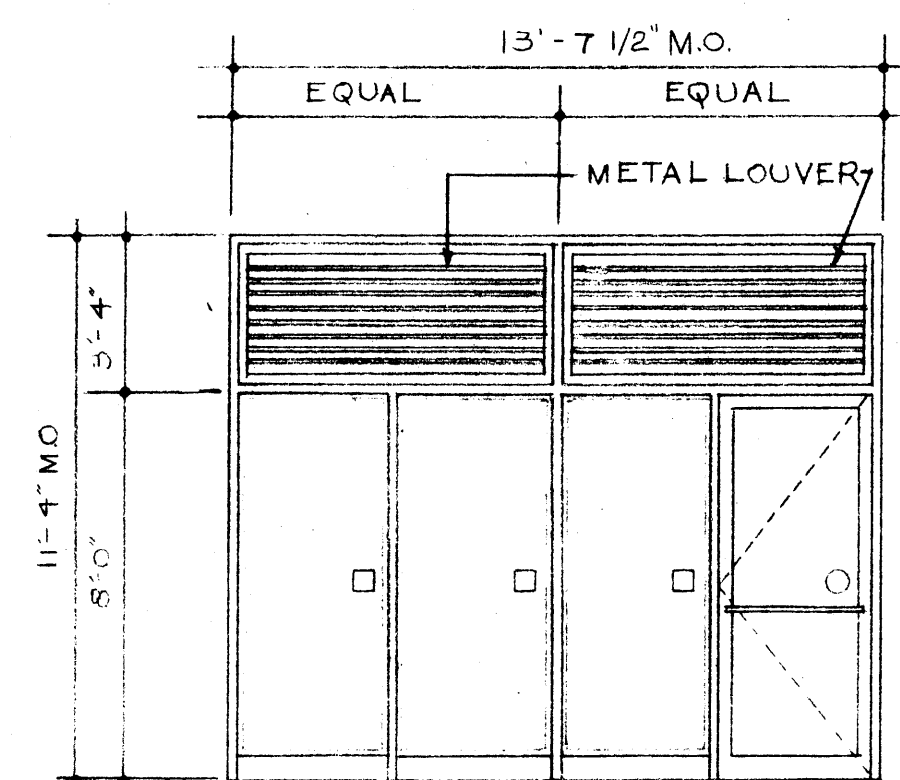
TYPE B



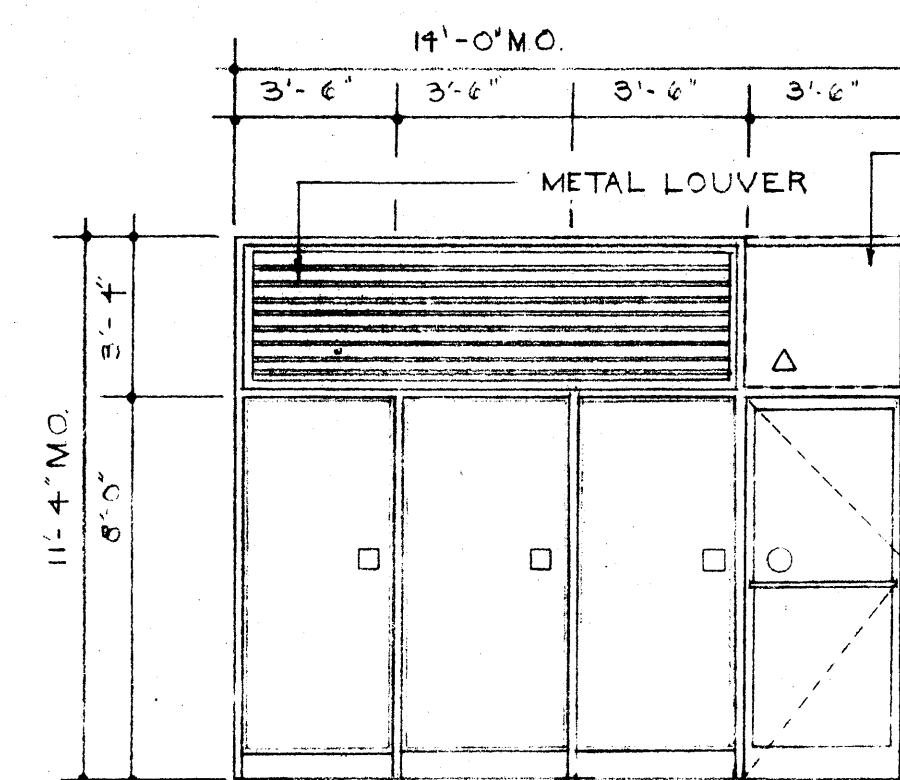
TYPE C



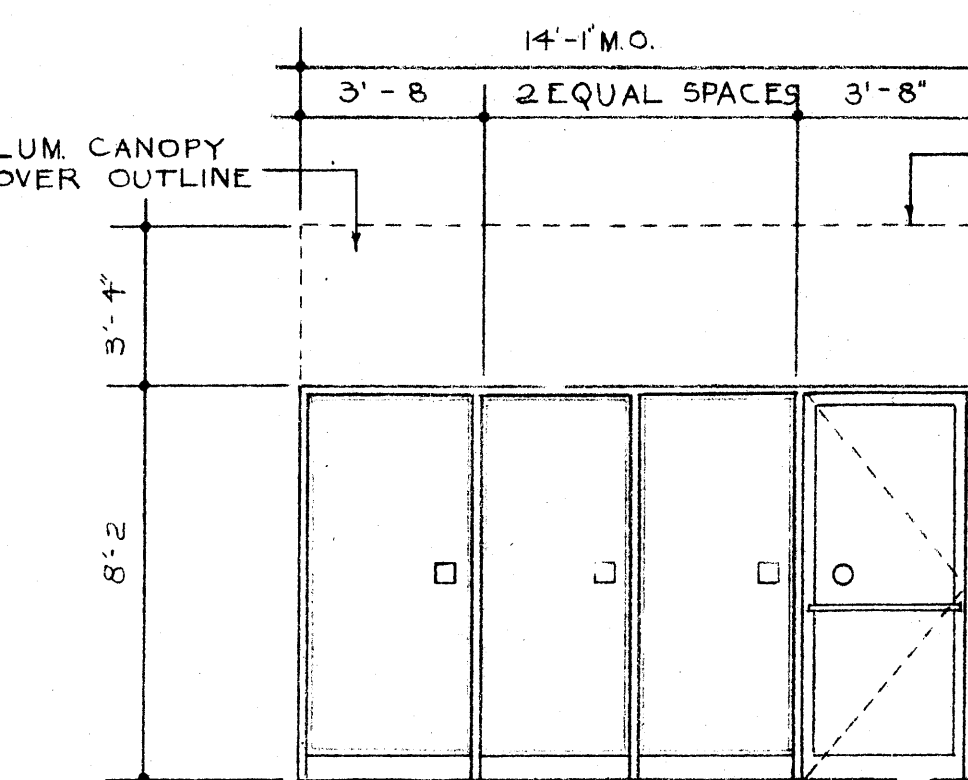
TYPE D



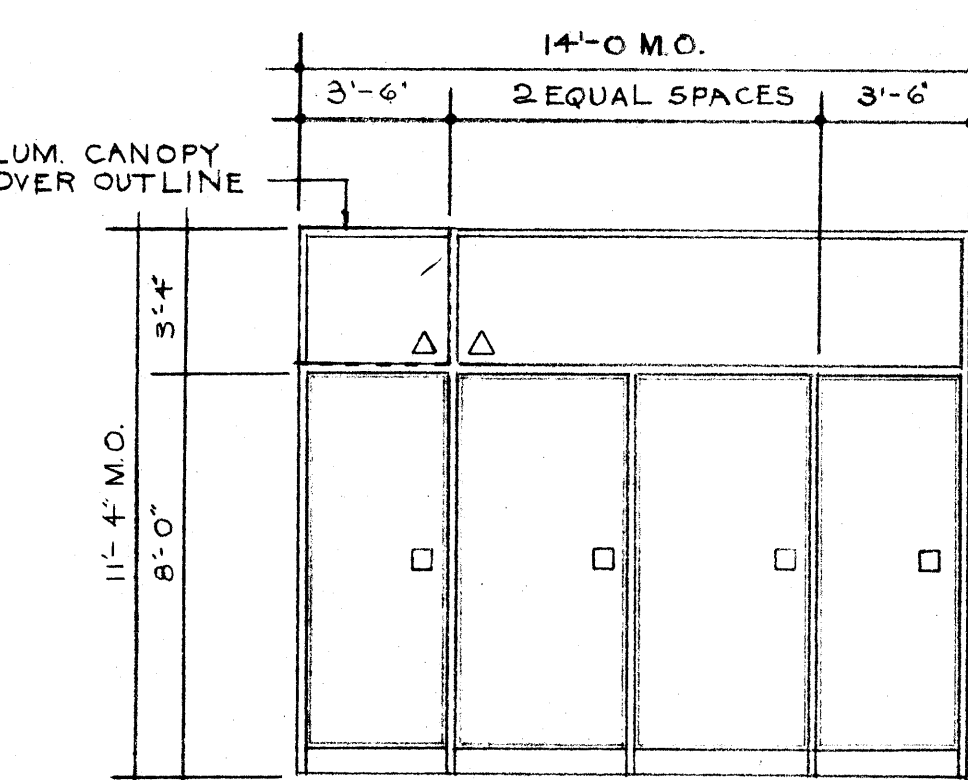
TYPE E



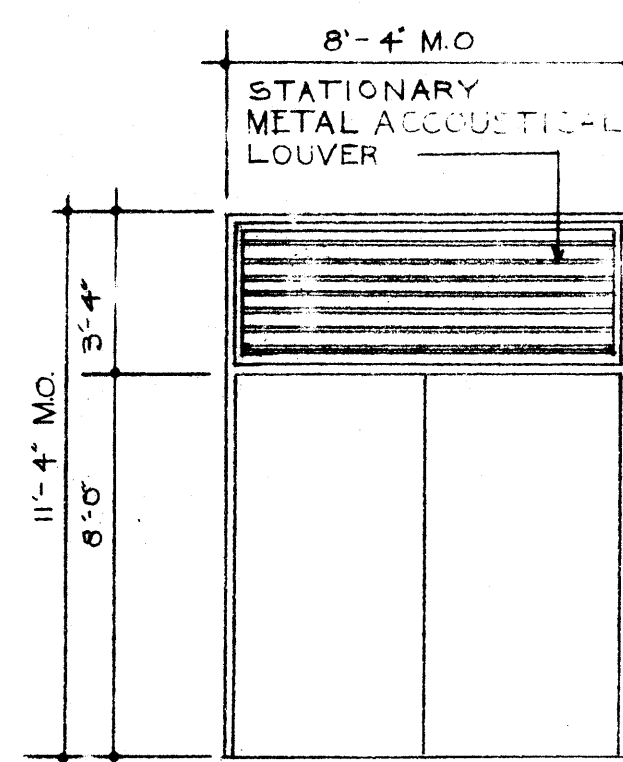
TYPE F



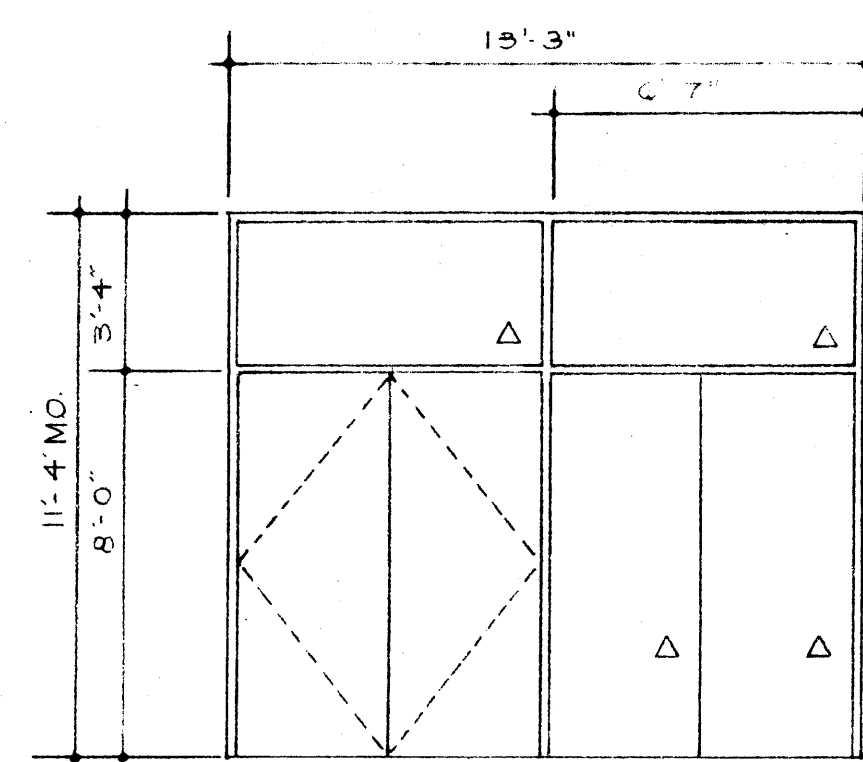
TYPE G



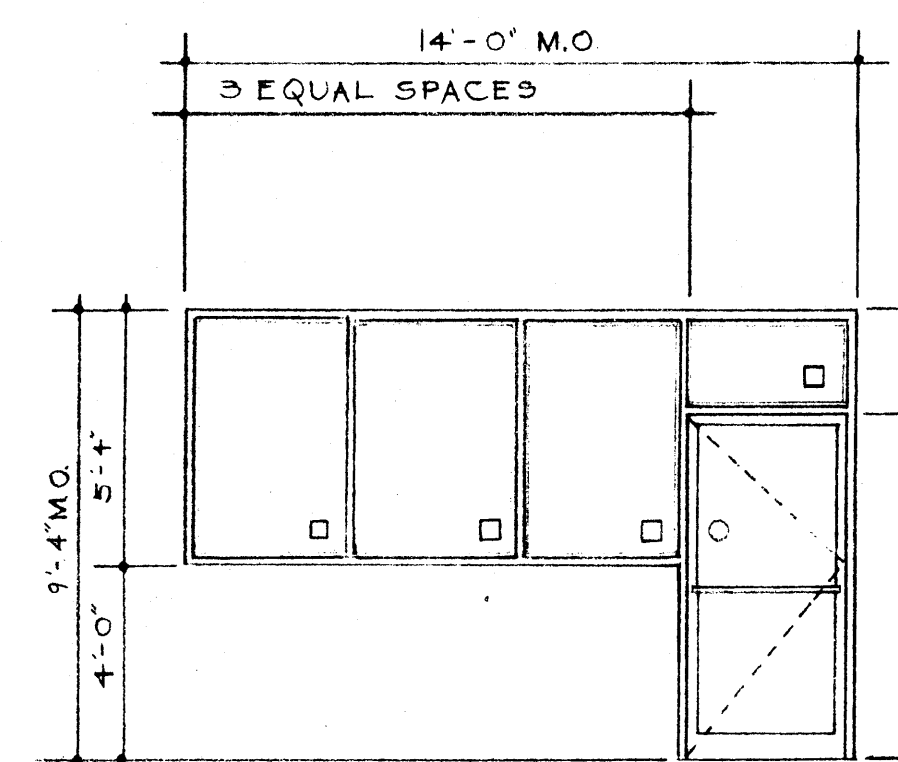
TYPE H



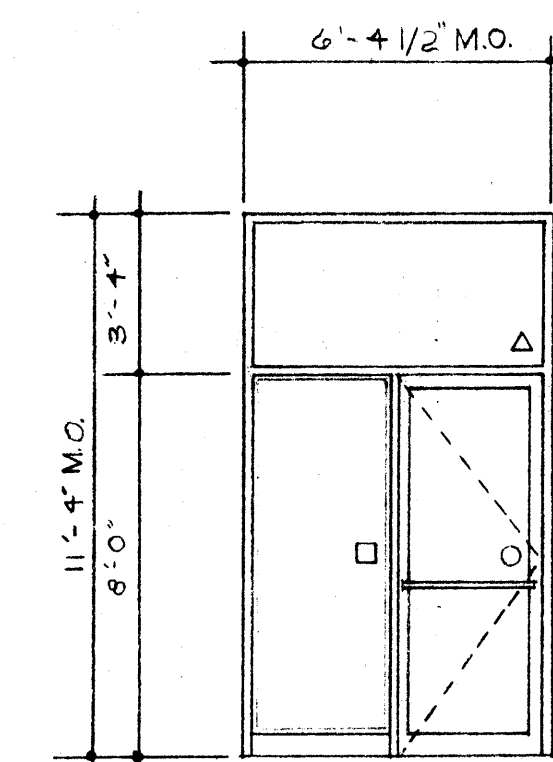
TYPE J



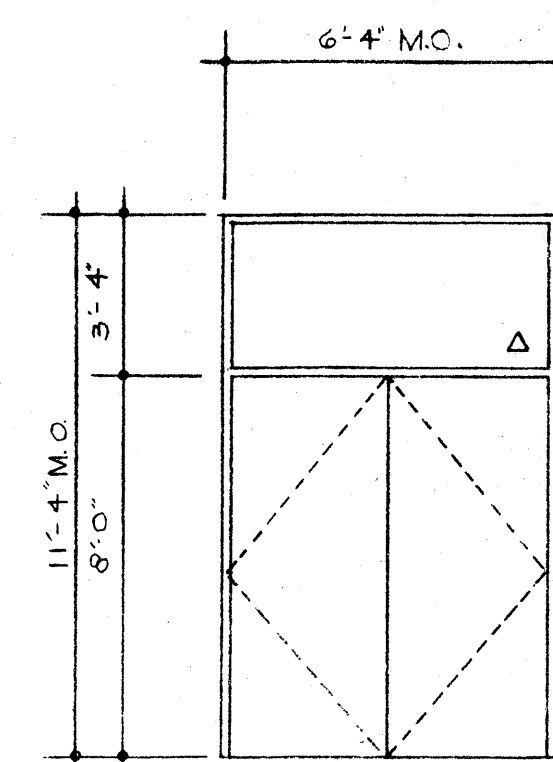
TYPE K



TYPE L



TYPE M



TYPE N

### GLAZING LEGEND

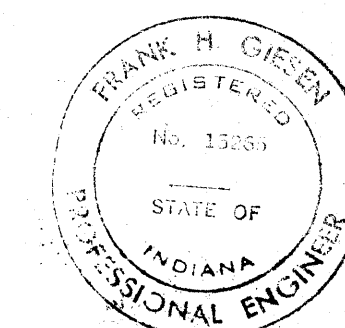
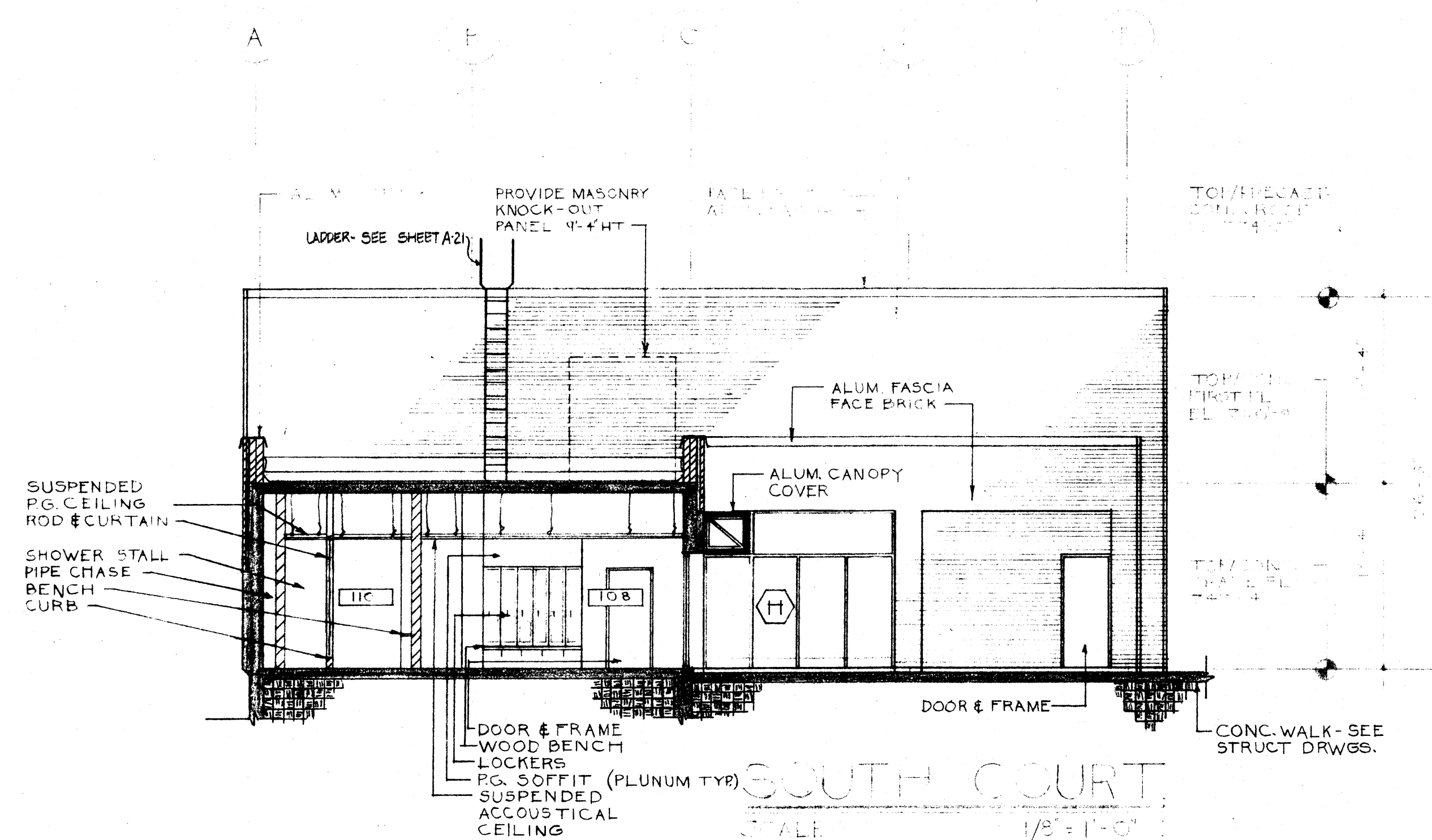
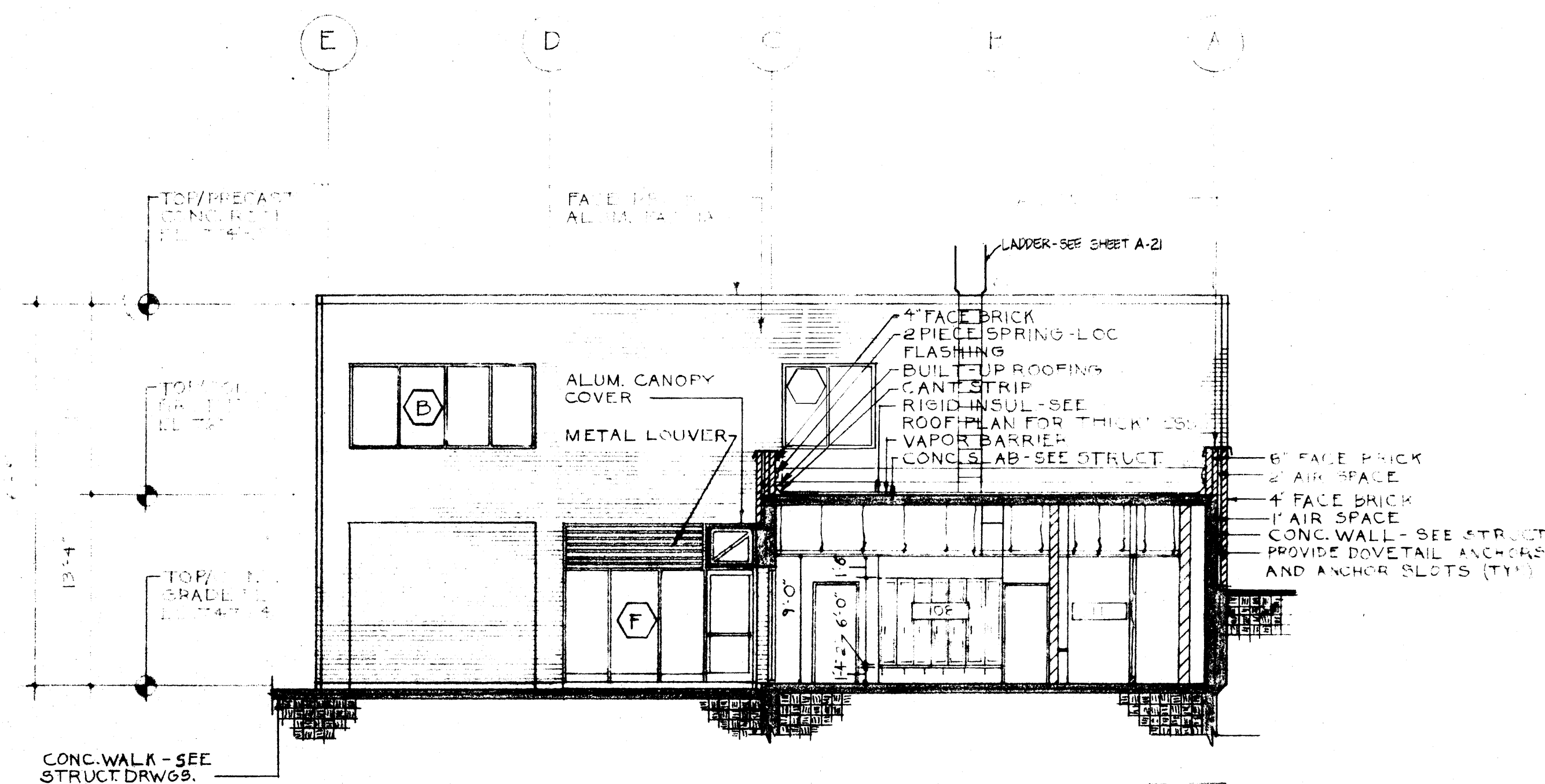
- = 1" INSULATING GLASS (1/4" TEMPERED CLEAR PLATE INSIDE) (1/2" AIR SPACE) (1/4" TEMPERED TINTED PLATE OUTSIDE)
- = 1/4" TEMPERED TINTED PLATE
- △ = 1" INSULATED COLORED METAL PANEL

### WINDOW SCHEDULE

SCALE: 1/4" = 1'-0"

### EXTERIOR STOREFRONT SCHEDULE

SCALE: 1/4" = 1'-0"



| NO. | DATE | DESCRIPTION | APPROVED |
|-----|------|-------------|----------|
|     |      |             |          |
|     |      |             |          |
|     |      |             |          |
|     |      |             |          |

DESIGNED K.W.P.  
 DRAWN B.T.  
 CHECKED R.O.M.  
 DATE \_\_\_\_\_

**CONSOER, TOWNSEND & ASSOCIATES**  
 CONSULTING ENGINEERS

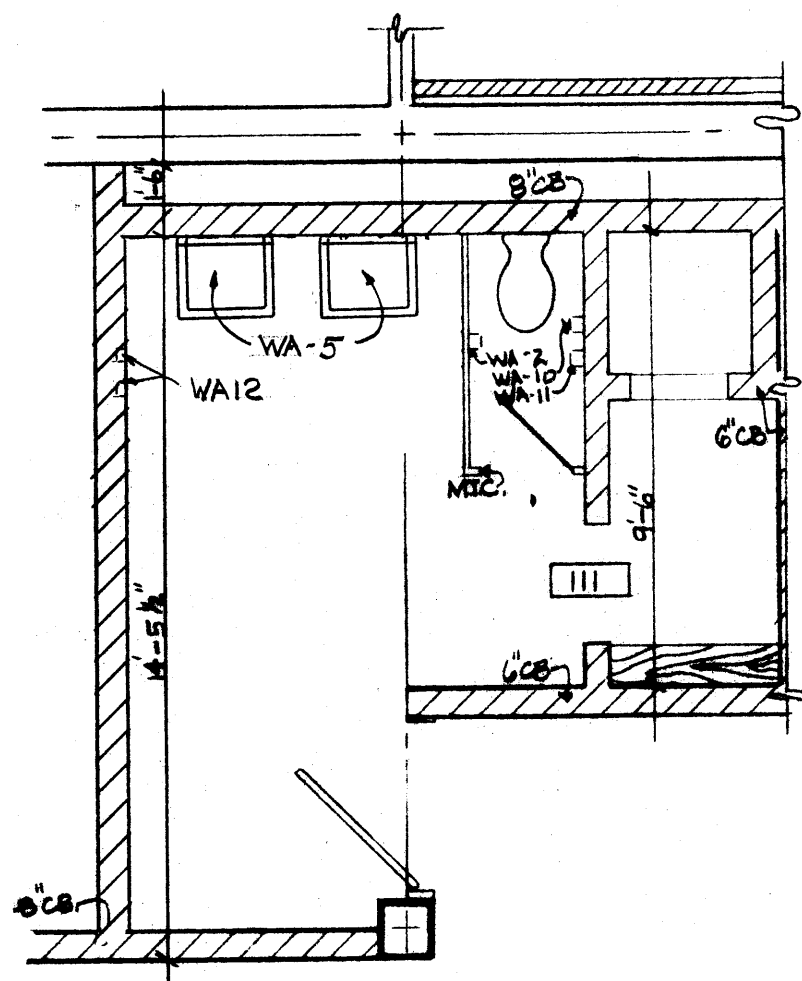
**CITY OF GREENCASTLE, INDIANA**

SCALE  
 AS NOTED

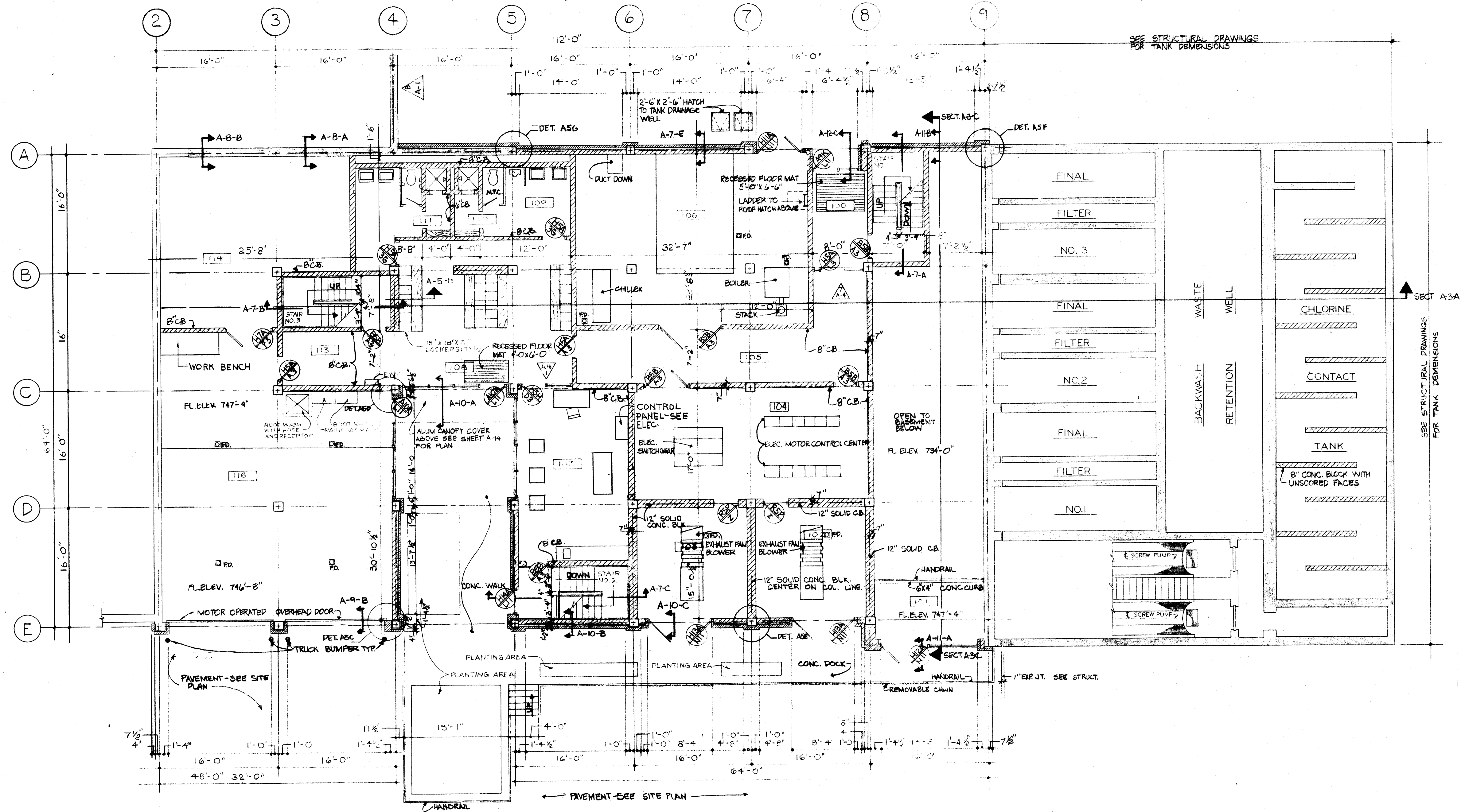
**OPERATION CENTER ELEVATIONS**

SHEET **A-2** OF \_\_\_\_\_ SHEETS

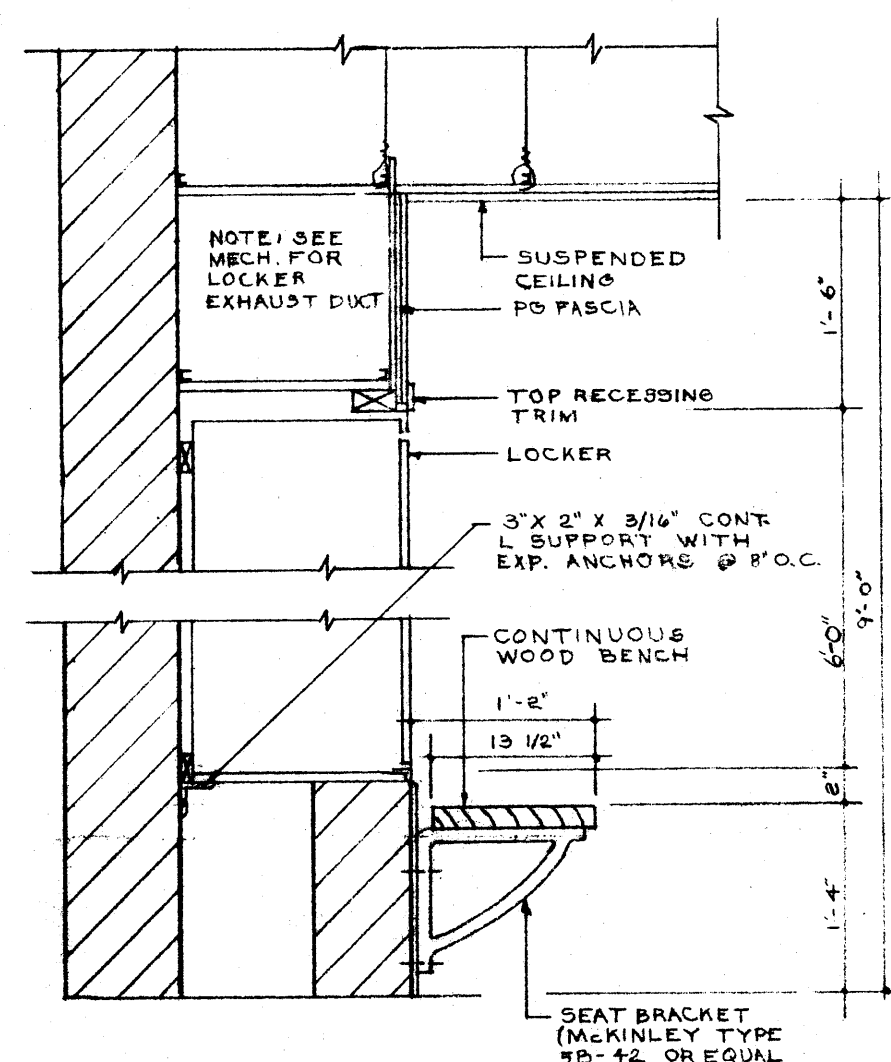
**PROJECT NO. 77225**



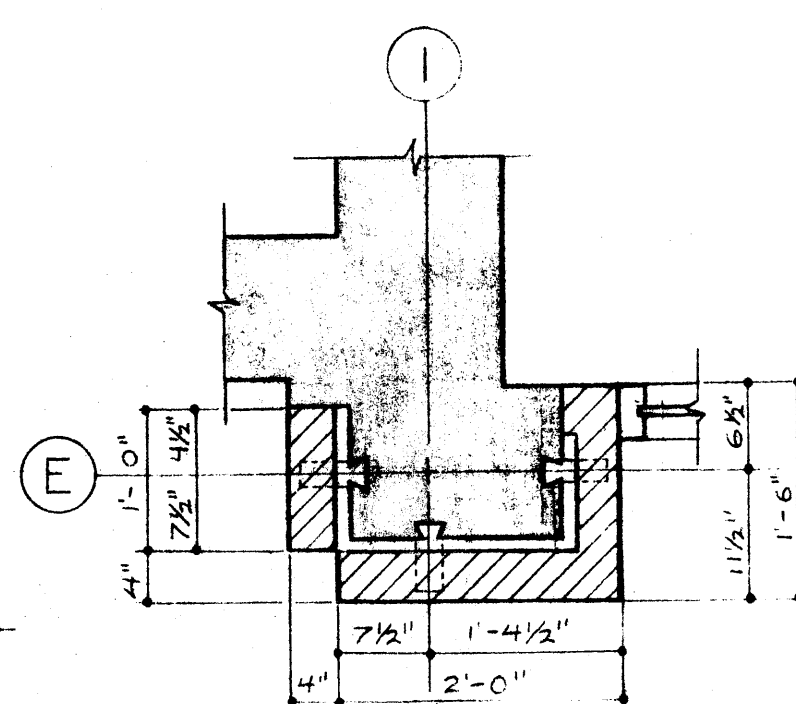
PLAN ROOM #111  
SCALE: 1/8"=1'-0"



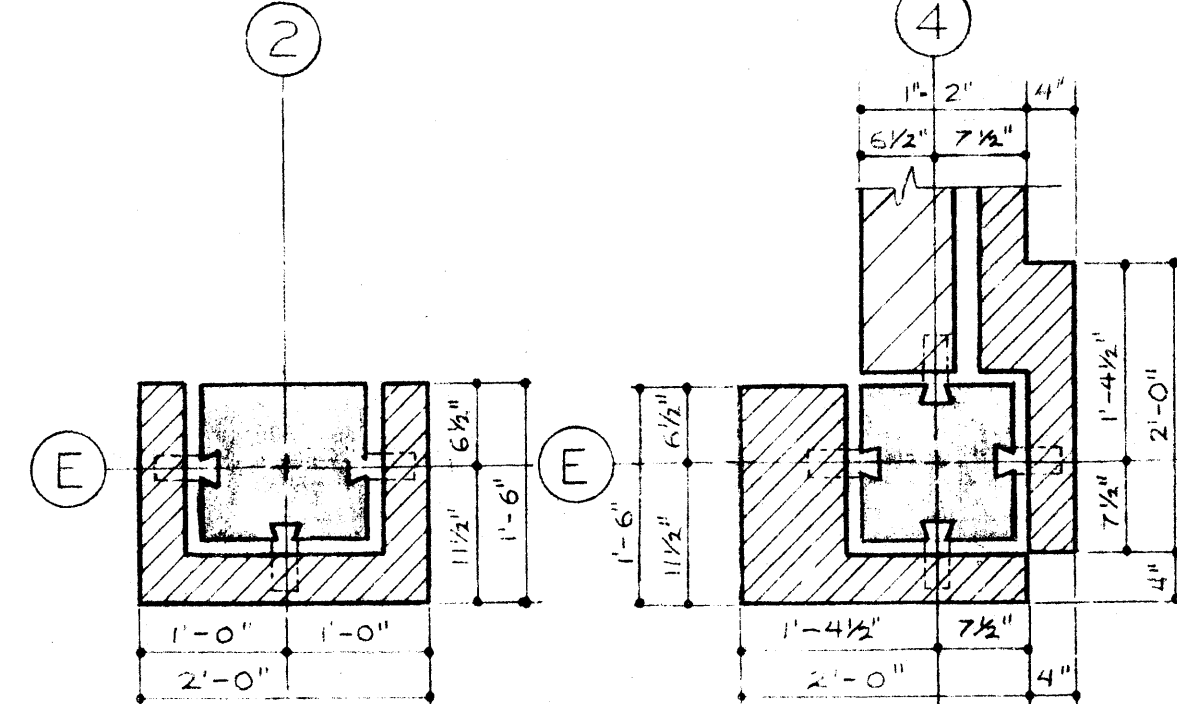
GRADE FLOOR PLAN  
SCALE: 1/8"=1'-0"



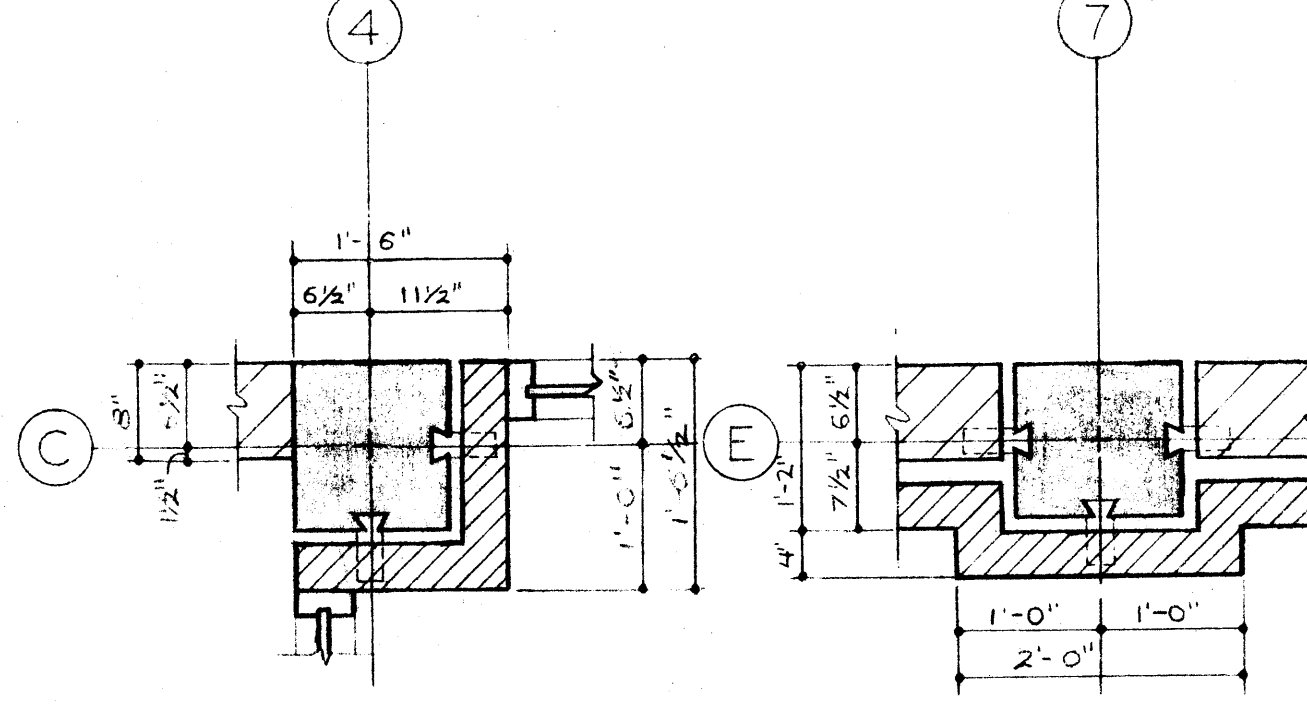
SECTION A-5-H  
SCALE: 3/4"=1'-0"



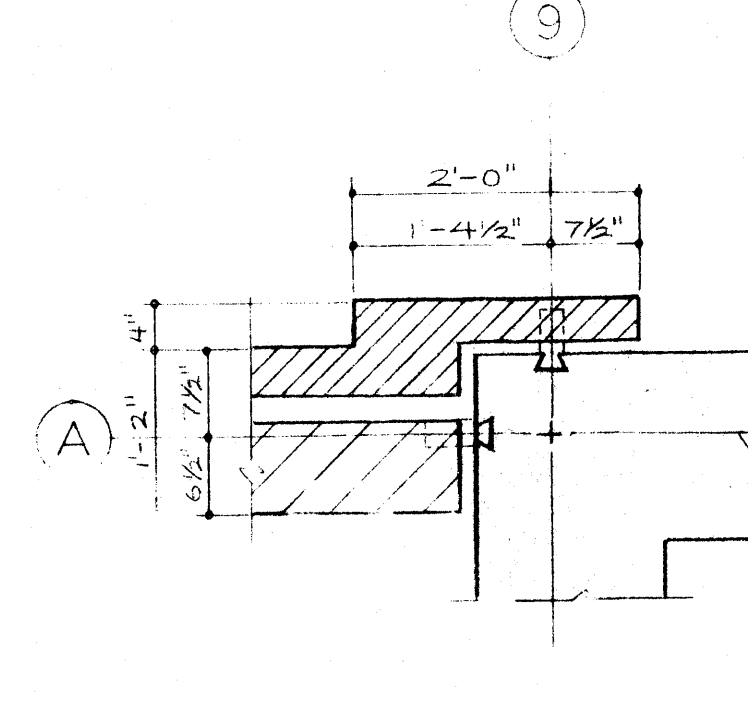
DETAIL A-5-A  
SCALE: 3/4"=1'-0"



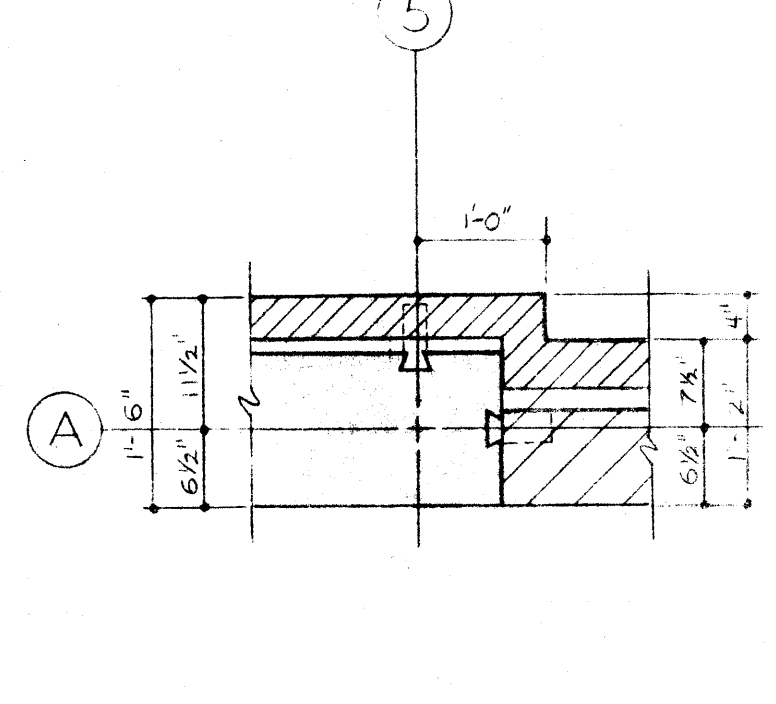
DETAIL A-5-B  
SCALE: 3/4"=1'-0"



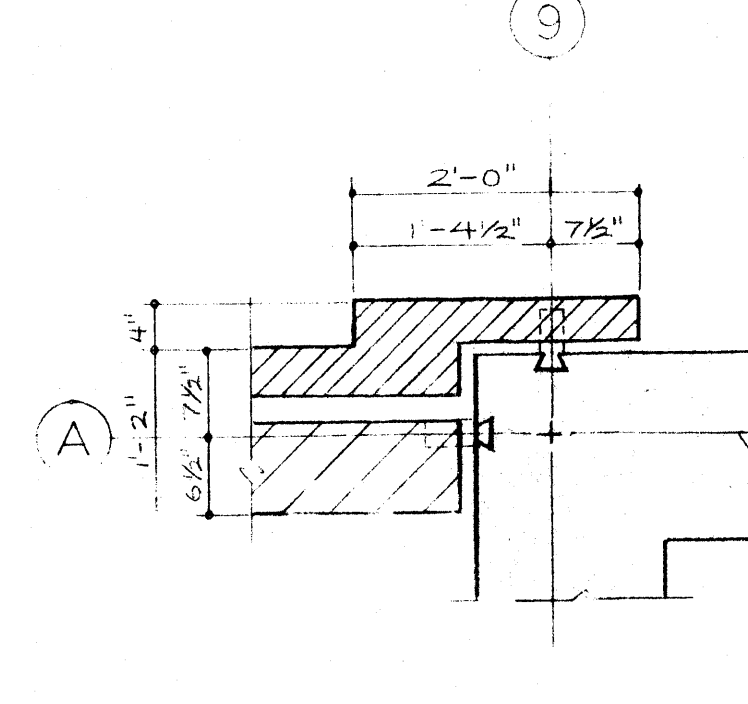
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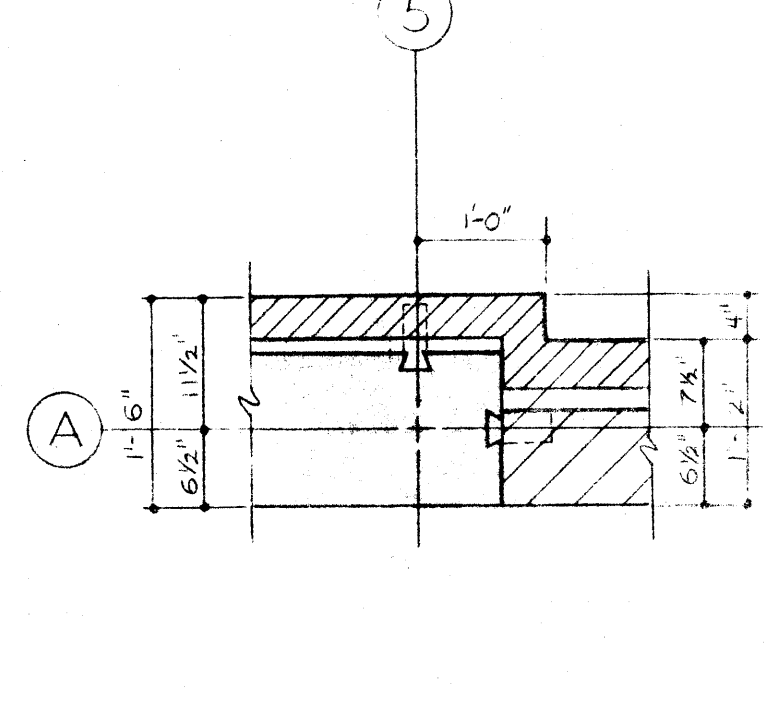
DETAIL A-5-D  
SCALE: 3/4"=1'-0"



DETAIL A-5-E  
SCALE: 3/4"=1'-0"



DETAIL A-5-F  
SCALE: 3/4"=1'-0"



DETAIL A-5-G  
SCALE: 3/4"=1'-0"

| NO.       | DATE | DESCRIPTION | APPROVED |
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| REVISIONS |      |             |          |

DESIGNED KJP  
DRAWN BM BT  
CHECKED ROM  
DATE

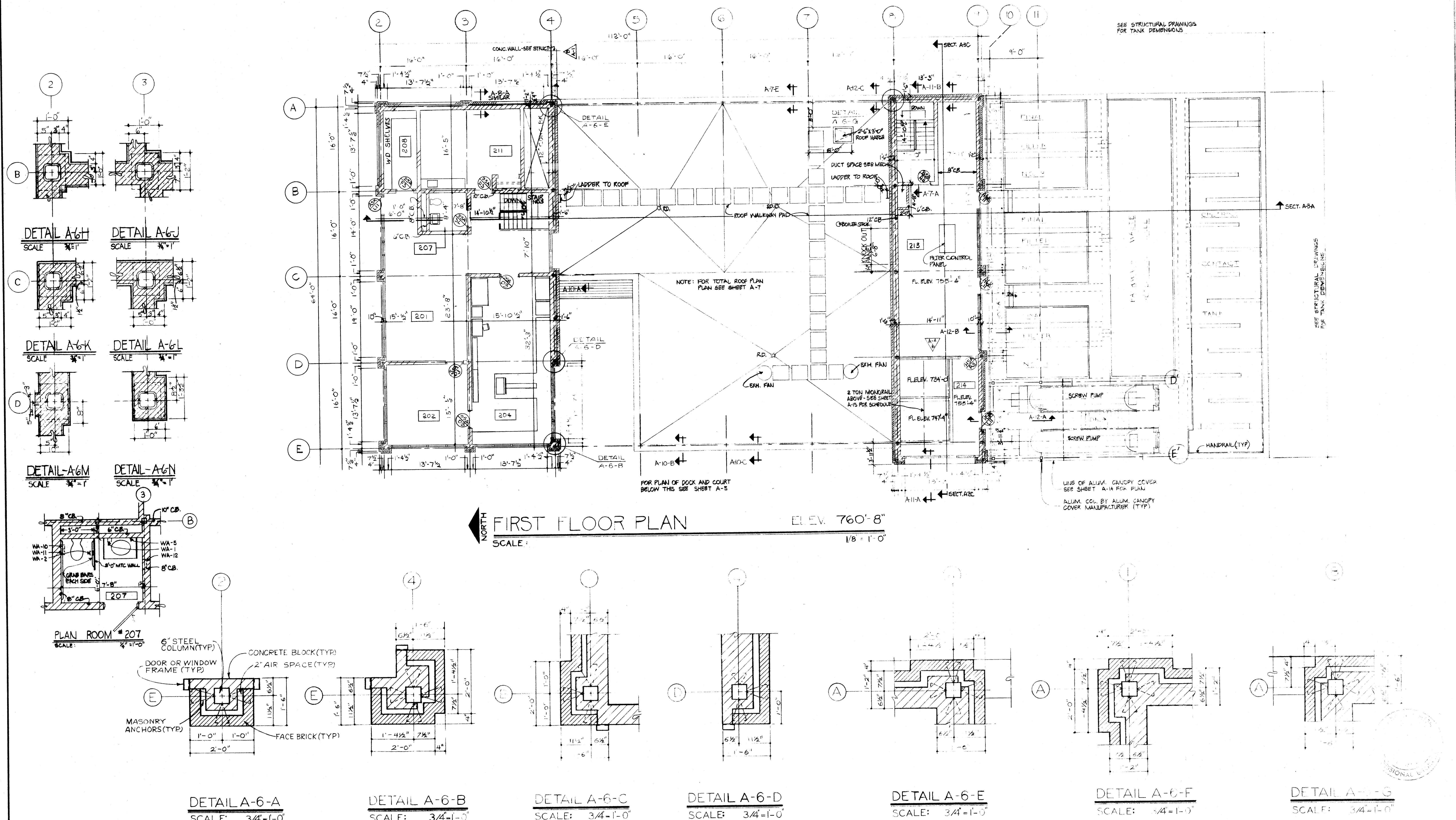
**CONSOER, TOWNSEND  
& ASSOCIATES**  
CONSULTING ENGINEERS

**CITY OF  
GREENCASTLE, INDIANA**

SCALE  
AS NOTED

OPERATIONS CENTER  
GRADE FLOOR PLAN

SHEET A-1  
OF  
SHEETS  
PROJECT NO. 77225

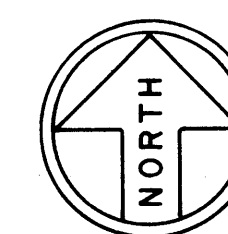


NOTE: REFER TO ROOM FINISH SCHEDULE SHEET U.O. A-4 FOR WALLS TO RECEIVE PLASTER

|           |      |             |          |                      |                                                               |                                     |                       |                                       |                                                                                                                              |
|-----------|------|-------------|----------|----------------------|---------------------------------------------------------------|-------------------------------------|-----------------------|---------------------------------------|------------------------------------------------------------------------------------------------------------------------------|
|           |      |             |          | DESIGNED <u>KJP.</u> | CONSOER, TOWNSEND<br>& ASSOCIATES<br><br>CONSULTING ENGINEERS | CITY OF<br><br>GREENCASTLE, INDIANA | SCALE<br><br>AS NOTED | OPERATIONS CENTER<br>FIRST FLOOR PLAN | SHEET A - 6<br>OF<br> PROJECT NO. 77225 |
|           |      |             |          | DRAWN <u>BT.</u>     |                                                               |                                     |                       |                                       |                                                                                                                              |
|           |      |             |          | CHECKED <u>ROM.</u>  |                                                               |                                     |                       |                                       |                                                                                                                              |
|           |      |             |          | DATE _____           |                                                               |                                     |                       |                                       |                                                                                                                              |
| NO.       | DATE | DESCRIPTION | APPROVED |                      |                                                               |                                     |                       |                                       |                                                                                                                              |
| REVISIONS |      |             |          |                      |                                                               |                                     |                       |                                       |                                                                                                                              |

# LEGEND

- 744.0 PROPOSED ELEVATION
- 740 PROPOSED CONTOUR
- 742 EXISTING CONTOUR
- PROPOSED ASPHALT PAVEMENT
- EXISTING ASPHALT PAVEMENT
- PROPOSED OR RELOCATED FENCE
- EXISTING FENCE
- SOIL BORING LOCATION
- EXISTING STRUCTURE
- PROPOSED STRUCTURE
- PROPOSED CONCRETE SIDEWALK
- PROPOSED GRAVEL ROADWAY
- STRUCTURE CONTROL POINT



| CURVE DATA (EDGE OF PAVEMENT) |       |     |     |     |
|-------------------------------|-------|-----|-----|-----|
|                               |       | R   | T   | L   |
| A                             | 78°   | 20' | 16' | 27' |
| B                             | 90°   | 10' | 10' | 16' |
| C                             | 90°   | 20' | 20' | 31' |
| D                             | 90°   | 15' | 15' | 24' |
| E                             | 30°   | 82' | 22' | 43' |
| F                             | 30°   | 70' | 19' | 37' |
| G                             | 18.5° | 70' | 11' | 23' |
| H                             | 18.5° | 82' | 13' | 26' |
| J                             | 90°   | 15' | 15' | 24' |
| K                             | 90°   | 20' | 20' | 31' |

| STRUCTURE CONTROL POINTS |                |                |
|--------------------------|----------------|----------------|
| PT.                      | N-S COORDINATE | E-W COORDINATE |
| A                        | 0+00           | 0+00           |
| B                        | S 0+56.17      | E 0+09.67      |
| C                        | S 1+11.17      | E 0+09.67      |
| D                        | S 1+64.67      | W 0+00.17      |
| E                        | S 1+84.67      | E 0+57.00      |
| F                        | N 0+23.00      | W 2+74.00      |
| G                        | S 0+50.50      | W 3+07.50      |
| H                        | 0+00           | W 0+34.83      |
| K                        | S 0+01.00      | E 0+60.00      |
| L                        | S 1+29.00      | E 0+60.00      |

NOTE: PTS. A THRU H ARE TO OUTSIDE BUILDING LINE  
PTS. K & L ARE TO COLUMN CENTERLINE

| NO.       | DATE | DESCRIPTION | APPROVED |
|-----------|------|-------------|----------|
|           |      |             |          |
| REVISIONS |      |             |          |

|          |     |
|----------|-----|
| DESIGNED | AKU |
| DRAWN    | RCW |
| CHECKED  | SLM |
| DATE     |     |

**CONSOER, TOWNSEND  
& ASSOCIATES**  
CONSULTING ENGINEERS

**CITY OF  
GREENCASTLE, INDIANA**

SCALE  
1" = 30'

PROPOSED SITE DEVELOPMENT

SHEET SD-2

OF

SHEETS



PROJECT NO.

# Meeting Minutes

8440 Allison Pointe Blvd., Suite 200, Indianapolis, IN 46250 (317) 895-2585 www.ucindy.com



September 2, 2026

Mr. Oscar King Jr.  
Wastewater Superintendant  
City of Greencastle WWTP  
510 W Columbia Street  
Greencastle, Indiana 46135

RE: Greencastle WWTP Demolition Project  
Pre-Bid Meeting

Dear Mr. King:

A voluntary pre-bid meeting was held on August 27, 2026 at Greencastle WWTP. The following people were in attendance. A copy of the sign-in sheet is attached for reference.

- |                      |                            |
|----------------------|----------------------------|
| • Paul Glotzbach     | United Consulting (UNITED) |
| • Dharani Malisetty  | United Consulting          |
| • Oscar King         | City of Greencastle (CITY) |
| • Duane Campbell     | City of Greencastle        |
| • Joy Gentry         | Gentry Demo                |
| • Greg Gentry        | Gentry Demo                |
| • Shannon McCullough | McCullough Excavating Inc  |
| • Bill McNaughton    | Denney Excavating          |

The objective of the meeting was to review aspects of the project and provide prospective bidders and opportunity to ask questions related to the project and bidding documents and tour the demolition site and buildings. During the meeting, the following information was discussed:

1. Project Scope
  - a. The project involves the demolition of an abandoned service building, abandoned EQ basin, decommissioned digesters, and a decommissioned tank along with general backfill, grading, and site restoration at the City of Greencastle's Wastewater Treatment Plant.
2. Schedule
  - a. Bid Date: September 8, 2026, 3:00 PM local time. Bids will be received by the City of Greencastle, at the Office of Mayor's Executive Assistant, located at 1 North Locust Street, Greencastle, Indiana 46135
  - b. Substantial Completion: 210 days from Notice to Proceed
  - c. Final Completion: 240 days from Notice to Proceed
3. Bid requirements
  - a. Refer to Information to Bidders. Required bid submittal items include:
    - i. Proposal Form
    - ii. Form 96 (State Board of Accounts)
    - iii. BIDDER'S Financial Statement (as required by Form 96)
    - iv. Bid Bond or Certified Check (5% of bid amount)
    - v. E-Verify Affidavit
    - vi. BIDDER's written plan for a program to test BIDDER's employees for drugs in accordance with IC 4-13-18.

- vii. Any addendum issued – acknowledged
    - b. IDOA Certification
      - i. Contractors and subcontractors performing public works with a value greater than \$300,000 must be certified by the Indiana Department of Administration (IDOA) in accordance with IC 4-13.6-4.
      - ii. It is critical for general contractors to make application now if they have not or are not IDOA registered. Certification submittal is required prior to Agreement. Failure to have in place in order to award the project within a couple of weeks post bid, could result in the rejection of the apparent low-bidder.
    - c. Bid Hold Time: 60 Days
    - d. Notice of Award anticipated in September 2026. Agreement and Notice to Proceed anticipated in September/October 2026.
  - 4. Permit Requirements
    - a. Indiana State Form 44593 – Notification of Demolition and Renovation Operations – Submitted by Contractor 10 working days prior to demolition activities.
  - 5. Financing – Local
  - 6. Other
    - a. Contractor shall provide private underground utility locating service to identify utilities on City property between Columbia Street and the north portion of the demolition area. Gas and water utilities are known to exist and shall be protected and maintained.
    - b. Structures shall be fully removed to a minimum of three feet below grade. Contractor shall puncture foundation slabs and tank bottoms to prevent water from being retained in structure and tank bottoms.
    - c. Underground piping discovered at limits shall be sealed with non-shrink grout to a watertight condition.
    - d. City has confirmed that they have no interest in materials or equipment scheduled for removal, but expect the Contractor to salvage removed materials to the extent that salvage value can be utilized to reduce demolition costs and bid amount. No requirements to track salvage values during demolition.
    - e. Maintain the existing retaining wall and lower level wall at existing grade on the north side of building.
    - f. Appendix A: Phase II Asbestos Survey – 80 feet of laboratory countertop identified (RACM). Removal of this material shall be in accordance with state law with licensed crews.
    - g. Several areas of backfill and fill material will be required. Material shall be clean material free of debris and trash and compacted. Finish grade shall be made with 4" of topsoil.
    - h. Maintain access at all times to sanitary manhole adjacent to Columbia Street for septage disposal from authorized customers of the City.
  - 7. Addendum & Pre-Bid Question Procedure
    - a. Questions must be submitted in writing to United Consulting for response and inclusion in Addendum as necessary.
      - i. Final questions to be submitted by 3 p.m. September 1, 2026.

- ii. Attn: Paul Glotzbach, PE; paul.glotzbach@ucindy.com
- b. Addenda to be distributed electronically through Eastern Plan Room
- c. Acknowledgement of Addendum required with bid submittal.

8. General Comments, Discussion, and Questions

- a. Is recycling concrete allowable for filling?  
Yes, as long as recycled concrete is clean and broken down to manageable size to minimize settlement.
- b. What is the depth on the digestors that are to be demolished?  
Digesters are to be demolished to 3 feet below grade. Holes shall be provided in the remaining concrete slab. Overall depth was unknown at the site visit or from available records.
- c. Retaining walls on the south side and west side of the existing digesters shall be demolished to allow regrading at a maximum 3:1 slope to the existing drive on the west side of the digesters and existing grade on the south side of the digesters. This will result in additional wall removal from existing grade.
- d. Additional plant drawings showing architectural elevations will be provided along with the Addendum.

The above minutes reflect our understanding of the discussions and decisions made at this meeting. If you have any questions, additions, or comments, please contact our office at your convenience.

Sincerely,  
**UNITED CONSULTING**



Paul D. Glotzbach, P.E.  
Water/Wastewater Department Manager

c: All Attendees

File 26-919-01

8440 Allison Pointe Blvd., Suite 200, Indianapolis, IN 46250 (317) 895-2585

[illegible]