

BID CLARIFICATION 2 FOR REQUEST FOR PROPOSALS FOR NEXUSPARK FIELDHOUSE DESIGN/BUILD

Columbus, Indiana

Issued: April 8, 2022

Please consider the following questions and answers in your proposal response.

Question F10: The Enabling Drawing is showing RTU's to be replaced and NG lines to be rerouted, but the equipment schedule for these units is on the Phase 1B. Please clarify if this is to be included in Enabling/Phase 1A.

Answer: The only mechanical sheet that is part of the enabling package is sheet M11-02. RTU-5-2 and unit heater are shown in this phase. Sheet names/numbers distinguish what package/phase each drawing is a part of.

Question F11: It appears that drawings T50-11 and E60-02 are shown in the drawing legends but are not included in any of the drawing sets provided. These drawings are referenced on other sheets, is there a way to obtain these drawings?

Answer: Drawings T50-11 and E60-02 was included in original distribution. Sent separately for reference.

Question F12: Please confirm the Fieldhouse is to be viewed as an anchor building, per Indiana Building Code sections 402.4.2.2 and 706. And is the only fire barrier in the connector between the new and existing construction as shown on detail 2 of sheet A32-01?

Answer: Correct. Fieldhouse and new portions of connector to be viewed as anchor building. Jamb and soffit at expansion joint to meet 2 hr fire-wall requirements. Opening may be unprotected per code.

Question F13: Please confirm the scope of work is the areas noted as Phase 1A. Section 01 10 00 says the scope of work is the enabling work, Phase 1A, and Phase 1B.

Answer: Project manual will serve as a basis for bid for phase 1a and as a project requirements for enabling phase and phase 1b

Question F14: Will Phase 1B construction be complete in time for occupancy of Phase 1A?

Answer: Based on our current schedule it is intended that Phase 1B will be completed in time for Phase 1A occupancy.

Question F15: On Sheet G01-00, regarding the Exercise Room with 150348.33 SF - The calculations for the water closets and lavatories are based on the actual Use (1500), while the calculations for the drinking fountains are based on the occupant Load for Egress (3006.97). Can the number of drinking fountains also be based on actual Use (1500), and thus reduced to 3 drinking fountains?

Answer: Yes - the required number of drinking fountains can be reduced to 2 for phase 1a (fieldhouse). Our recommendation is a hi-low with an integral bottle filler.

Question F16: All toilet room plumbing fixtures are in Phase 1B. Should we exclude them from our pricing?

Answer: Correct. Exclude from pricing.

Question F17: Will the Phase 1B design team of record be applying for a variance to use the actual occupant load instead of the calculated load for Phase 1A as all the plumbing fixtures are in Phase 1B?

Answer: Per 675 IAC 13-2.6-29-b-14, fixtures in an adjacent under the same ownership may be used. Per 675 IAC 13-2.6-29-c, actual designed load may be used. A variance is not anticipated. Phase 1B design team will provide calculations for occupant loads and fixture counts to support Phase 1A permitting.

Question F18: What does the black hatch on G01-01 indicate?

Answer: diagonal hatch with dashed outline indicates area that is outside the scope of work for phases 1a and 1b.

Question F19: Does the project require a vault structure for the fire department on the site?

Answer: Proposal shall make the assumption that a vault structure for the local fire department is required.

Question F20: What percentage of construction waste is required to be recycled?

Answer: Proposal will include the percentage of total waste recycling that the contractor estimates from all construction activities. It is the owners' desire to maximize recycling without incurring significant added cost.

Question F21: A45-01 reads "for reference only." We assume finishes of the field house are to be included in the bid. Please confirm.

Answer: Finishes within the fieldhouse are to be included in the bid.

Question F22: A12-01 has a symbol for projectors which looks like the same symbol used on E14-11 for the fire alarm system. Is the 4 directional box with triangle graphic on A12-01 the fire alarm?

Answer: yes - this is the same fire alarm graphic used on e14-11.

Question F23: On A11-31, is R-30 required for the connector? Can it be reduced to a code compliant R-20?

Answer: Provide R-30 as base bid. Voluntary alternate may be proposed for r-20.

Question F24: Where are the various glass types listed in 08 80 00 Glazing located in relation to Phase 1A?

Answer: GL-1 should be provided at all glazing locations indicated on A33-01 and A45-01. Provide tempered safety glazing at units below 12'-8".

Question F25: What impact resistance rating is intended for the fieldhouse glass?

Answer: Class A glazing should be provided below 12'-8". Class B glazing can be provided above 12'-8".

Question F26: E00-03 is vague as to the re-work required to keep existing pole lights that are staying powered up. Should we carry a contingency for this work?

Answer: See attached mark-up. Note One should have read existing fixture to be relocated. Match existing base. One fixture is tagged note 3, should be note 1. Also, see original circuiting of site lighting which shows wiring to be reworked.

Question F27: Who is responsible for demo of the actual pole bases?

Answer: Phase 1A and enabling package contractor which are one in the same for this proposal.

Question F28: AV appears to be rough-in only. Can you confirm this?

Answer: No. Refer to one-line diagrams and equipment schedules.

Question F29: Clarification #11 refers to ATS for alternates. These appear to be for phase 1B, are these still to be included in this phase of bidding?

Answer: Both ATS's are part of Phase 1B

Question F30: 32 18 13 - pg. 4, 1.5 B. Will manufacturers be required to submit proof they meet Qualifications #2, #3, #4 and #5? Number 2 appears to be a typo, please verify this is meant to be the State of Indiana?

Answer: Bid assumes manufacturer meets qualifications outlined in the spec for base bid.

Bidder can propose voluntary alternate for items that do not meet the spec.

4. Is a typo and should read "State of Indiana".

Question F31: 32 18 13 - pg. 6, 2.1 A. The Basis of Design is "Vertex" (Fieldturf). Our Vertex product is a dual fiber system. However 2.2 A 1 states "Carpet made of slit film fiber OR a blended system". Which one is to be included - a slit film system or a blended system?

Answer: Provide a blended system.

Question F32: 32 18 13 - pg 7, 2.2 C. The Vertex product listed in section 2.1 has a perforated backing. Our Vertex Prime system has a non perforated backing. Which system is being specified?

Answer: The "Vertex" 2-layer system should be used as basis-of-design.

Question F33: 32 18 13 - pg. 10, 3.04 F. reads "The Infill installation consists of a base layer of sand followed by a homogenous mixture of the sand and the cryogenically processed rubber. A final application of specifically sized cryogenically processed rubber completes the system." The above describes our 3-layer infill system using cryogenic rubber that comes with the Vertex Prime turf system. "Vertex" is a 2-layer infill system that uses ambient rubber. Please clarify.

Answer: The "Vertex" 2-layer system should be used as basis-of-design.

Question F34: 32 18 13 - pg. 10, 3.04 F 1. 2 1/2" turf is listed, yet the depth and infill weight listed is for a 2" system. If you go with a 2 1/2" turf system, the depth will be 1 3/4" with 3.5 lbs rubber and 4 lbs. sand. Please clarify

Answer: 2-1/4" turf system should be used with min. 6lbs/sf total infill weight.

Question F35: Sheet E12-01 notes 1-3 call out to see drawing E60-00 in regards to panels MSB, HNW, and LNW. Drawing E60-00 does not appear to be included. Please provide.

Answer: E60-00 is incorrect and drawing number referenced should be E60.01. Panels to serve Phase 1B loads in North portion of that construction phase.

Question F36: Will the removal and re-feed of exterior light poles be under phase 1A or Enabling

Answer: Phase 1A and enabling are parts of the same package.

Question F37: What extent of demo will need to be done from an electrical standpoint in the old Goody's building? Cutaway of all utilities?

Answer: Drawings and demo notes provide adequate direction. For clarification, demolition of all utilities in the old Goody's building need to be sufficient to "make safe" and provide for new work.

Question R5: Will there be a door hardware schedule issued? We don't know if these doors will need to be controlled electronically or if there is way certain the doors need locked.

Answer: Bidders are to include an allowance of \$40,000.00 in their bid for door hardware purchase only. Overhead doors should have standard OH Door hardware included and are not part of the allowance.

Question R7: Article 21 of Exhibit F is very vague and doesn't really tie back to the specific project. Standard AIA indemnity language 3.18.1 should be used.

Answer: Standard AIA indemnity language will be used.

Question R9: Article 31 of Exhibit F, (A), refers to article 35. Article 35 is not listed in the document. Please clarify.

Answer: Article 31 (a) should be deleted.

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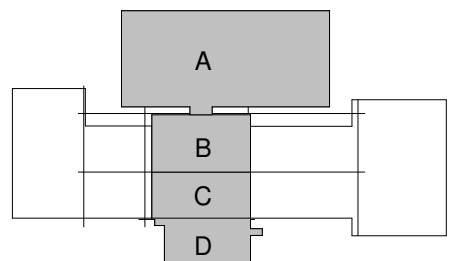
NEXUSPARK



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KEYPLAN



ISSUE CHART

ISSUED FOR PROPOSAL - ENABLING & PHASE 1A 03/18/2022

1 FOR PROPOSAL - ENABLING & PHASE 1A 3/18/2022
SHEET 000001 DATE

Job Number

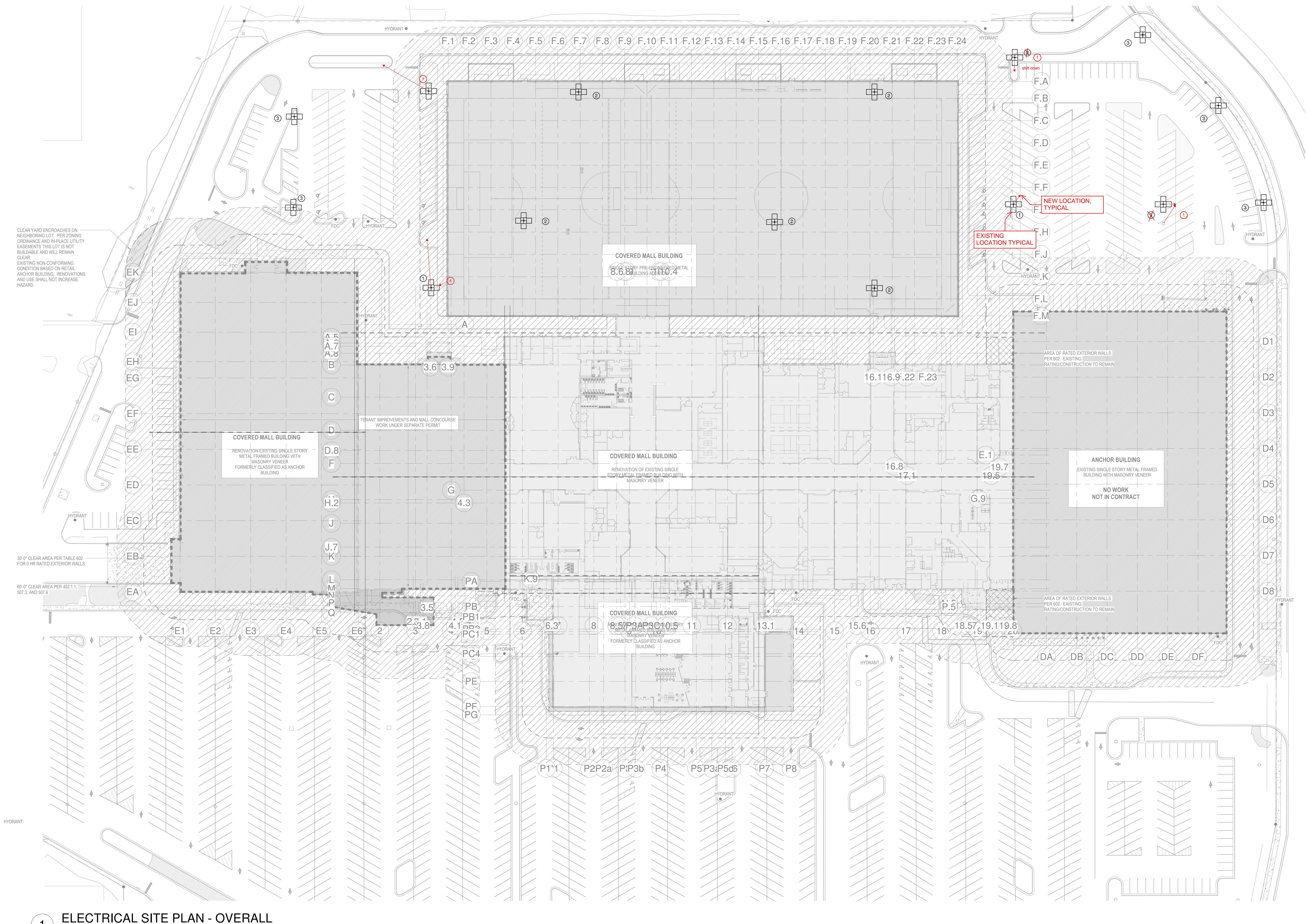
TITLE

ELECTRICAL SITE PLAN

SHEET NUMBER

E00-03

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1 ELECTRICAL SITE PLAN - OVERALL
1" = 40'-0"

SHEET KEYED NOTES	
①	EXISTING SITE POLE AND LIGHT FIXTURE TO BE REMOVED AND RELOCATED AS NOTED. CONTRACTOR TO REWORK/EXTEND HOWEVER IN CONDUIT TO SOURCE PANEL TO ALLOW EXISTING SITE LIGHTING TO REMAIN TO BE OPERATIONAL. TURN OVER EXISTING POLE AND FIXTURES TO OWNER. MATCH EXISTING BASE.
②	EXISTING SITE POLE AND LIGHT FIXTURE TO BE REMOVED. CONTRACTOR TO REMOVE WIRING BETWEEN FIXTURES AND BACK TO SOURCE PANEL.
③	EXISTING SITE POLE AND LIGHT FIXTURE TO BE REMAIN.

④ REMOVE FIXTURE HEAD ON BUILDING SIDE AND TURN OVER TO OWNER.

RENOVATION LEGEND	
SYMBOL	DESCRIPTION
	EXISTING TO REMAIN
	NEW CONSTRUCTION
	CONNECT TO EXISTING AT THIS POINT

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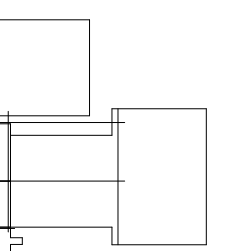
Unexpected. Unforgettable.

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KEYPLAN



ISSUE CHART

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TING POLE FOUNDATION

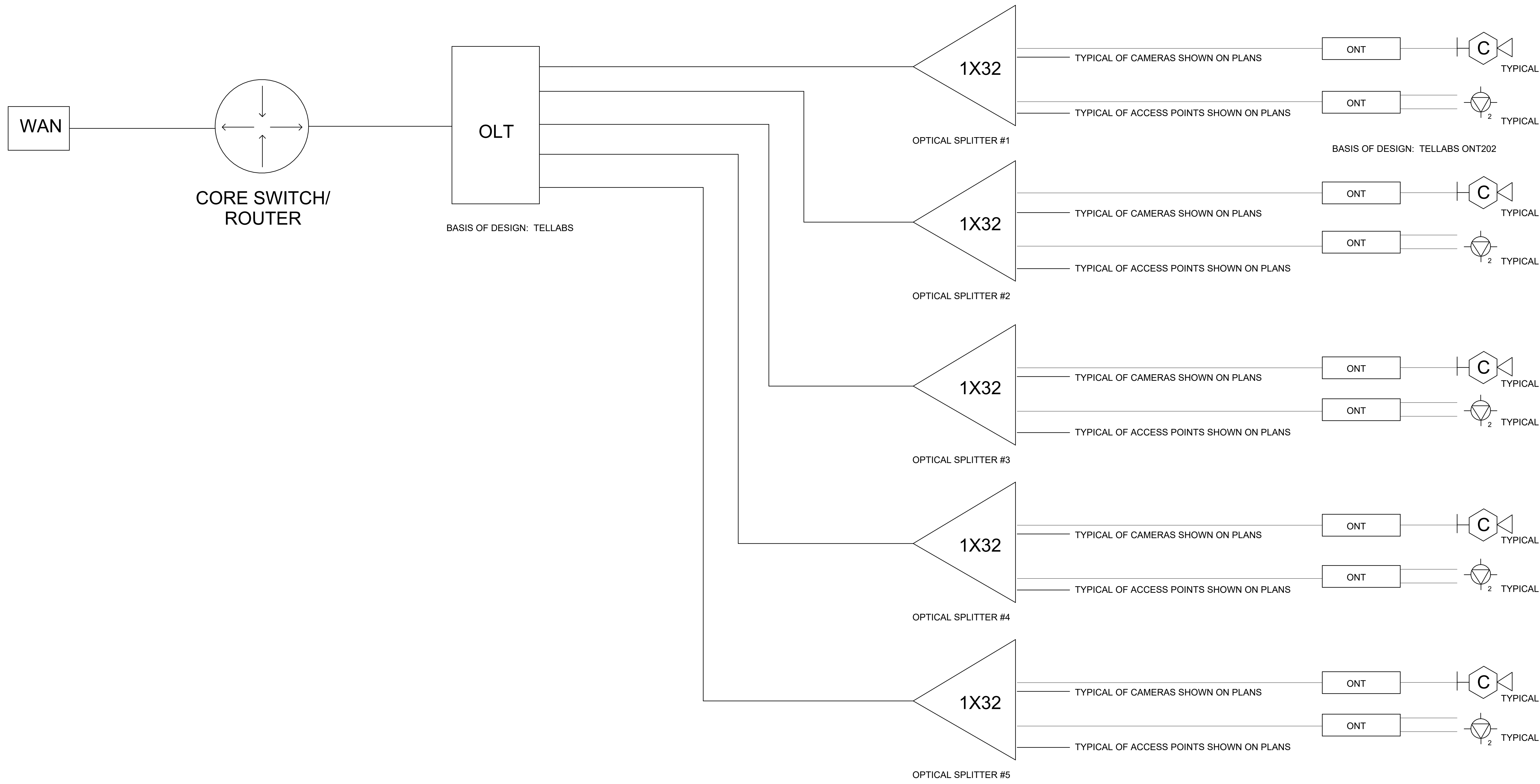
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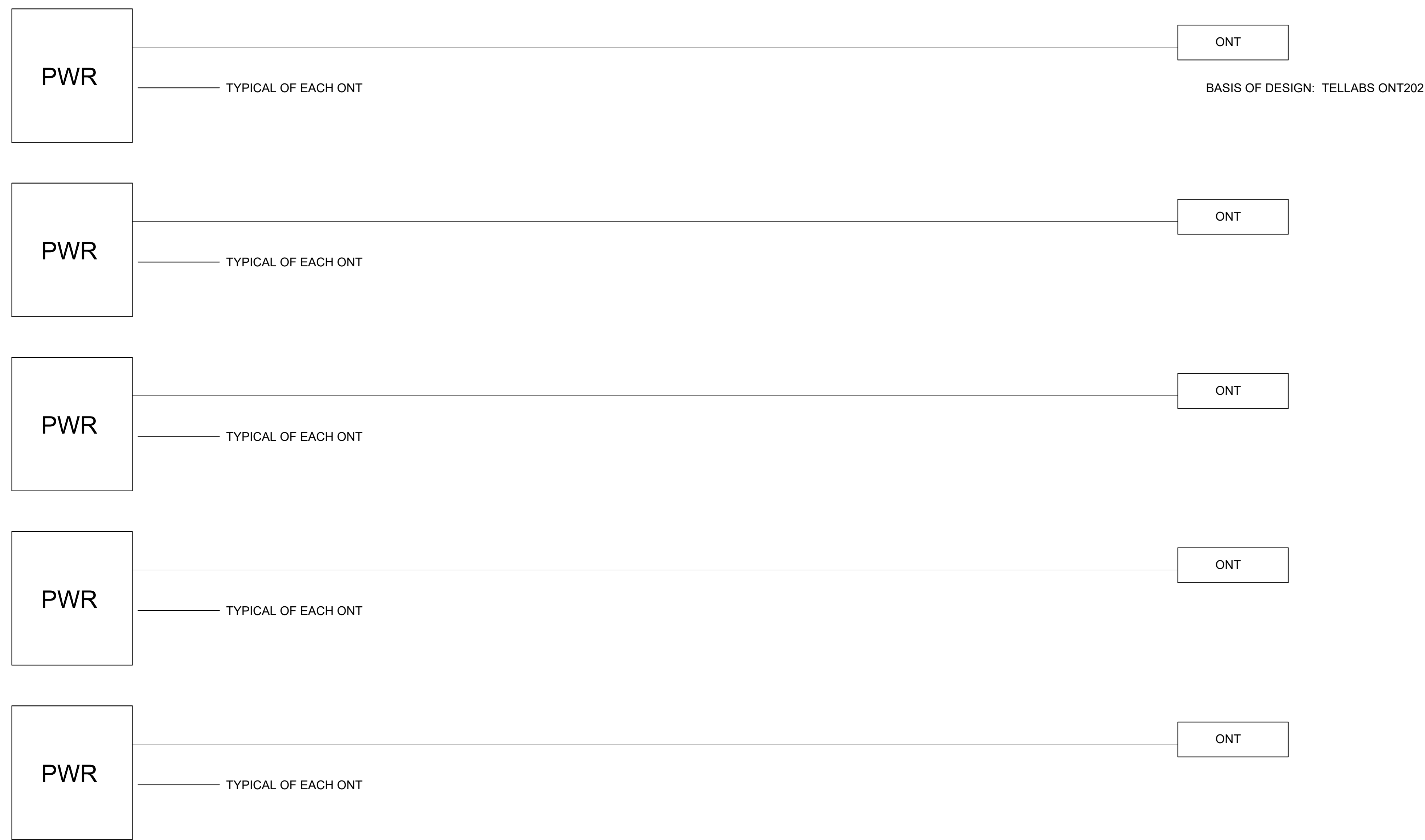
pressure sodium lamp,
ce factor

40' pole with 4-400 watt hps luminaires, type vs. optics, Gardco
#CA-224VS480400HPS. 480 volt round housing.



1 PASSIVE OPTICAL NETWORK ONE LINE DIAGRAM
1" = 1'-0"

BASIS OF DESIGN:
EDGE POWER SOLUTIONS
EPS32 PORT POWER DISTRIBUTION INPUT



2 ONT REMOTE POWER ONE LINE DIAGRAM
1" = 1'-0"

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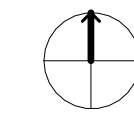
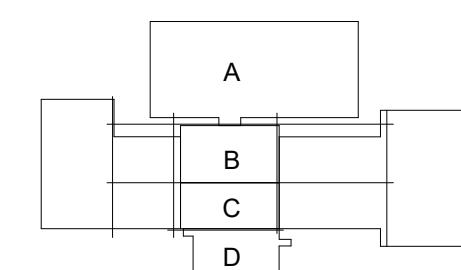
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KEYPLAN



ISSUE CHART

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FOR PROPOSAL - ENABLING & PHASE 1A	3/18/2022
DATE	TITLE
Job Number	023650.000
TITLE	TECHNOLOGY ONE
	LINE DIAGRAM -
	PASSIVE OPTICAL
	NETWORK - PHASE 1A
	SHEET NUMBER

T50-11

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