

MEMORANDUM

TO: Planholders for
SIA Project #17-30-1885
On Call Task AE17-006
Spokane International Airport, Spokane, Washington
Fancher Property Fence and Building Demolition

FROM: Ben Sommer, P.E.
T-O Engineers
121 W Pacific Avenue
Spokane, WA 99201

DATE: March 27, 2017

SUBJECT: Addendum #1 - Transmittal of Documents

Transmitted herewith is the following:

1. Addendum Number One, dated March 27, 2017
2. Pre-Bid Meeting Minutes (4 pages)
3. Pre-Bid Meeting Sign-In Sheet (1 page)
4. Bidder's Question Log #1 (1 page)

Sealed bids will be received by the Spokane Airport Board at the Spokane International Airport, 9000 West Airport Drive, Suite 204, Spokane, Washington 99224, until 3:00 P.M. on Thursday, March 30, 2017.

Signed,



Ben Sommer, PE
T-O Engineers, Inc.

ADDENDUM NUMBER ONE

Date: March 27, 2017

PROJECT TITLE: SIA Project #17-30-1885
On Call Task AE17-006
Spokane International Airport, Spokane, Washington
Fancher Property Fence and Building Demolition

OWNER: Spokane Airport Board

ENGINEER: T-O Engineers
121 W. Pacific Ave
Spokane, WA 99201

The Contract Documents for the project identified above, dated March 2017, are amended as follows:

CONSTRUCTION DOCUMENTS AND SPECIFICATIONS:

SECTION 00 10 00 CALL FOR BIDS

DELETE paragraph 3 reading:

A MANDATORY Pre-Bid Conference will be held at the Spokane International Airport, 9000 West Airport Drive, Suite 204, Spokane, Washington 99224 at 10:30 A.M. on Friday, March 24, 2017. **Pre-Bid Conference is mandatory for Prime Contractors and Asbestos Abatement Subcontractors; other major subcontractors are encouraged to attend.** Any bid submitted by a firm, which did not attend this pre-bid conference, will be rejected.

And REPLACE with the following:

A MANDATORY Pre-Bid Conference will be held at the Spokane International Airport, 9000 West Airport Drive, Suite 204, Spokane, Washington 99224 at 10:30 A.M. on Friday, March 24, 2017. **Pre-Bid Conference is mandatory for Prime Contractors; other major subcontractors are encouraged to attend.** Any bid submitted by a firm, which did not attend this pre-bid conference, will be rejected.

SECTION 02 41 10 DEMOLITION AND SITE RESTORATION

DELETE Section 3.2.C

- C. Abandonment of existing domestic water services. This work will include the shutting off of the water service, removal of meter, demolition of meter vault, cutting and capping the service pipe a minimum of 3-feet below existing grade, and removal of all appurtenances. Contractor shall provide all excavation, shoring, trench safety systems, compaction, backfill and paved trench repair as necessary for removal of service tap a mainline connection. City of Spokane Water Department shall complete meter removal.


And REPLACE with the following:

- C. Abandonment of existing domestic water services. This work will include the shutting off of the water service, removal of meter, demolition of meter vault, cutting and capping the service pipe a minimum of 3-feet below existing grade, and removal of all appurtenances. Contractor shall provide all excavation, shoring, trench safety systems, compaction, backfill and trench repair as necessary for removal of service tap at the property line. City of Spokane Water Department shall complete meter removal.


DESIGN AND CONSTRUCTION PLANS:

SHEET 4:

DELETE Planting legend reading:

KEY	COMMON NAME	BOTANICAL NAME	MIN. PLANTING SIZE	QUANTITY	NOTES /REMARKS
	AMUR CHOKE CHERRY OR PRUNUS'SNOW GOOSE'	MAACKIA AMURENSIS OR PRUNUS'SNOW GOOSE'	2 1/2" cal.	5	SINGLE TRUNK, UNIFORM CROWN

And REPLACE with the following:

KEY	COMMON NAME	BOTANICAL NAME	MIN. PLANTING SIZE	QUANTITY	NOTES /REMARKS
	THORNLESS COCKSPUR HAWTHORN	CRATAEGUS CRUS-GALLI 'INERMIS'	2 1/2" cal.	5	SINGLE TRUNK, UNIFORM CROWN

MEETING MINUTES

Correction: There is a partial basement throughout the entire residential structure. See the attached meeting minutes.

The Mandatory Pre-Bid Conference was held on Friday, March 24, 2017. ADD the attached Meeting Minutes (4 pages) and Sign-In Sheet (1 page) to the Contract Documents and Specifications.

END OF ADDENDUM

**SPOKANE INTERNATIONAL AIRPORT
SPOKANE, WASHINGTON
SIA Project #17-30-1885
On Call Task #AE17-006
FANCHER PROPERTY FENCE AND BUILDING DEMOLITION**

PRE- BID CONFERENCE
Friday, March 24, 2017 10:30 am

MEETING MINUTES

I. INTRODUCTIONS

(Please see attached attendance roster.)

This is a mandatory meeting for all prime contractors. An email was sent to all prospective bidders and an addenda will be issued noting that subcontractors, including asbestos abatement contractors, are not required to attend the pre bid meeting.

II. PROJECT DESCRIPTION

A. Overview - Site clearing, demolition, and restoration of 2124 N Fancher Road property. Located at corner of N. Fancher Road and E Mansfield Avenue in Spokane Valley. Property contains two buildings, (1) two-story house and (2) a detached garage.

B. Project Schedule

- Begin construction on April 24, 2017.
- Project has been allotted 30 calendar days for completion.
- Scheduled completion date is May 23, 2017.

C. Construction Issues

Demolition - Remove all surface features as noted in Specification Section 02 41 10.

- Building - remove all structures and associated materials to a minimum of 3-feet below existing grade or basement floor elevations. There is a partial basement throughout the entire residential structure.
- Property is divided into a Northern and Southern Parcel.
- Northern parcels – remove organic layer 8-inches from site and dispose of off site.
- Southern parcels – remove organic layer 4-inches and dispose of off site.

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Friday, March 24, 2017 10:30 am

MEETING MINUTES

- Contractor to provide topographic survey before construction, after excavation and after placement of structural fill. Contractor to provide survey data to engineer for modeling and quantity calculations. A survey is not required following completion of capping materials. Plan quantities will be used for capping material cubic yards.
- Trees – tree, stump and roots to minimum 3-foot below EG. Remove all landscaping, retain and protect select trees as noted on plans.

Backfill and grade site smooth. All depressions backfilled and compacted with imported structural fill.

- Asbestos Abatement – Asbestos abatement for the project is limited two windows on the existing structures.
- Asphalt Removal - Remove all asphalt full depth and dispose of off-site.
- Utilities – Coordinate locates with one call. Coordination with Avista for gas and electric. Coordinate with City of Spokane for Water and Sewer.
 - Remove power, telephone and communications at each building to the main service.
 - Natural gas – not anticipated. If encountered, cut and cap 3-ft below
 - Water – Cut and cap at property line, City of Spokane water department to complete meter removal. Addenda will be issued revising specifications to note such.
 - Sewer – Cut and cap at property line.
- Irrigation - Chase and remove all irrigation lines, heads, valves, vaults, etc. Remove all landscaping, grass, trees, shrubs, etc. Retain and protect trees as noted on plans.

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MEETING MINUTES

- Structural Fill – All depressions backfilled and compacted with imported material consisting of 2” minus gravel fill material 10% max on #200. Submittal and material approval required prior to placement.
 - Capping Material (Base Course)- Cap all disturbed areas with 4-inches of compacted WSDOT Crushed Surfacing Base Course. Submittal and material approval required prior to placement.
 - Fencing and Gates – install 5-ft chain link fence and gates as shown on plans. Do not disturb property corner monuments.
 - Security – Contractor responsible for maintaining site security
 - Dust Control - Will be monitored due to proximity of neighboring residents
 - Permits – Contractor responsible for obtaining and paying for required permits. Project site is located within the City of Spokane Valley. A demolition permit will be required from the City of Spokane Valley.
 - Project Testing- Proctor Sampling and compaction testing required on all structural fill (8” maximum lifts, 2 test per lift) and capping material (2 tests). All testing must be completed by independent testing laboratory.
- D. Bidding - Sign Bid, Bid Bond, Fill in forms completely. Include all subcontractors on subcontractor list. Sign bidder’s checklist. Do not substitute forms. Addenda to be issued with meeting minutes and other items on Monday March 27, 2017. All addenda must be noted on bid proposal form. No bid bond form is specified.
- E. Administrative
- Prevailing Wages – Public works project and is subject to Washington State Prevailing Wages.
 - Liquidated damages - \$1,000 per day will be assessed after 30 calendar days for work not completed.
 - Retainage - 5% will be retained by Owner until all claims are resolved. (e.g. L&I)

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- Performance and Payment Bonds– 100% performance and payment bonds required. No specific bond forms are required.
- Insurance - Refer to Section 2.02 of General Conditions for insurance requirements. Proof of insurance must be provided to airport prior to beginning work. Property is not subject to AOA insurance requirements noted in the general conditions.

III. QUESTIONS


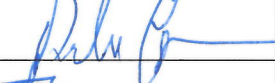


1. Will there be irrigation installed for the new trees? No irrigation will be installed for the project.
2. Do new trees need to be planted? Yes, all new trees must be installed per the specifications.
3. A site visit revealed miscellaneous metal on the site. Will this be removed? Owner will coordinate with adjacent property owners to have metal removed from the site. Contractor shall remove all items left on the property.
4. Is there a basement in the house? No, there is not a basement in the house. (Correction: There is a partial basement throughout the entire residential structure.)
5. Does the site require grading? Plans call for a 0.5% slope to the center of the parcel. Finish Grade shall match existing ground along edges of the project site. Owner is generally looking for a smooth graded site with not humps or bumps.
6. Does the fence require a submittal? Yes, contractor shall submit manufacturer's literature for the fence and gates.

BID OPENING
3:00 PM THURSDAY, MARCH 30, 2017
9000 West Airport Drive, Suite 204
Spokane, Washington 99224

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Friday, March 24, 2017 10:30 am**

**AGENDA
ATTENDANCE ROSTER**

Name	Representing	Phone	Email	Signature
Alton DAIL	T-O Engineers	208-762-3644	Adail@to-engineers.com	
Rob Carpenter	Rob's Dem	993-1719	Housewreck@gmail.com	
Joseph Chavez	Wm Winkler	⁵⁰⁹ 951-6532	Jchavez@winkler.com	
Tim Phalon	PAS	928 8656	PAS@AIR-PIPE.com	
Karl Curt	Blews's Const	928-6227	blews@blewsconstruction.com	