

**Chemung County-City of Elmira Purchasing Department**  
150 Lake Street, P.O. Box 588  
Elmira, NY 14901  
PH: 607-737-3577 FX: 607-873-1352

**ADDENDUM # 1**

**RFB-372 Centertown Parking Garage Improvements, Phase II – Re-Bid**

**Bids Due on May 1, 2026 at 1:45 PM (changed)**

1. Please see the attached addendum on pages 2-5 for changes to the bid manual and responses to vendor questions related to this bid.

**NOTE:** The bid opening has been extended to **May 1, 2026**.

Please contact the Purchasing Office if you have questions.

Thank you

**By: Tricia Wise, Purchasing Director**

**Date Issued:** April 23, 2026

**END of ADDENDUM #1**

SECTION 009113.001 – ADDENDUM NO. 1

1. ADDENDUM NO. 1

A. Project Information:

1. To: **Prospective Bidders.**
2. Project Title: **#RFB-372 Centertown Parking Garage Improvements, Phase II – Re-Bid, Contract #1 (GC), Contract #2 (EC), and Contract #3 (PC).**
3. **Project No.: 2242076**
4. Date: April 22, 2026
5. Owner: City of Elmira
6. Engineer: LaBella Associates, D.P.C.
7. This Addendum forms a part of the Contract Documents and modifies the Bidding Documents dated February 16, 2026, with amendments and additions noted below.
8. Acknowledge receipt of this Addendum in the space provided in the **Bid Form**. Failure to do so may disqualify the Bidder.
9. This Addendum consists of four (4) pages and the following attachments:
  - a. Pre-Bid Meeting sign-in sheet from April 7, 2026 (on-site.)

B. Changes to the Project Manual:

1. TABLE OF CONTENTS:

DELETE the following from DIVISION 00 – PROCUREMENT AND CONTRACTING REQUIREMENTS:

“FEDERAL CERTIFICATIONS – ADDENDUM FOR CONTRACT FUNDED BY FEDERAL FUNDS”

“CONTRACT PROVISIONS FOR NON-FEDERAL ENTITY CONTRACTS UNDER FEDERAL AWARDS”

“FEDERAL WAGE DETERMINATION”

2. Division 00:

a. Advertisement for Bidders:

- i. DELETE first paragraph and REPLACE to read as follows:

“Sealed Bids will be received at the CHEMUNG COUNTY - CITY OF ELMIRA PURCHASING DEPARTMENT, Third Floor, Room 308, 150 Lake Street, P.O. Box 588, Elmira, NY 14901-0588 until May 1, 2026 at 1:45 PM, where they will be publicly opened, read aloud, and broadcast via Teams at 2:00 P.M. on the date due. Login information to the Teams meeting can be found on the Purchasing website at <https://chemungcountyny.gov/1387/10436/Purchasing-Calendar>.”

- b. DELETE all pages in this section (Federal Certifications and Federal Wage Determination) after the “TAKE NOTE” page and before the AIA Document A105 – 2017.

3. SECTION 011100 – SUMMARY:

- a. ADD Paragraph 1.4 B to read as follows:

“B. Work to progress parking level by parking level until work is complete at that level to allow patrons to still utilize the garage. Garage to remain open during the Work. Access lanes may be reduced but still allow traffic to pass.”

- b. ADD Paragraph 1.8 as follows:

“1.8. SCHEDULE

- A. The construction schedule may begin anytime during the 2026 calendar year, achieving substantial completion no later than June 30, 2027.”

4. SECTION 011200 – MULTIPLE CONTRACT SUMMARY:

- a. DELETE Paragraph 1.5 B. 8. in its entirety.

C. Changes to the Drawings:

- 1. There are no changes to the Drawings.

ITEM#      RESPONSES TO WRITTEN QUESTIONS RECEIVED:

1-1 Q – Will a phasing plan be issued or the amount of parking spots that can be taken out at one time be provided?

A – Refer to Addendum item above.

1-2 Q – What’s the anticipated schedule for the project?

A – Refer to Addendum item above.

1-3 Q – Will the pre bid sign in sheet be released?

A – Yes, see attached.

1-4 Q - Can you please provide the budget for the electrical contract?

A – There is no budget for individual prime contracts.

1-5 Q - Please confirm that the Contract Term, or Timing of the Work is discretionary, and it may occur anytime up to a certain point, such as targeted completion of end of summer / early fall 2027.

A – Refer to Addendum item above.

1-6 Q – Please confirm a Building Permit will be either Not Required or at No Cost to Contractor.

A – The City is not requiring a building permit for this scope of work.

1-7 Q - Please identify locations for Temporary Water Source, Temporary Electric Power Supply, and possible drain locations for wash water. We assume wash water should be filtered through a wash-

out box and the resulting debris disposed of properly – but where can this be accomplished in the parking garage?

*A – There is electric power available in the mechanical room (first level).*

*Water: Water is available in the garage at Level 1 for use, but will be required to transport it to the point of use.*

*Yes, wash water will need to be filtered and debris disposed of properly, the filtered water may be discharged to the existing drainage system of the garage. This process may happen at the location of the work (likely near drain grates.)*

**1-8 Q** - Please confirm where the contractor may stage equipment and temporary lay-down or storage of materials and products that will be incorporated into the work.

*A – Staging area for equipment and materials will be available on-site. There are several options for staging either within the garage space. This will be coordinated before the work begins.*

**1-9 Q** - Please identify if there is a certain sequence or specific areas for sub-phasing that the contractor should attempt in order to keep the use and function of the parking deck for occupants and owner's use.

*A – Refer to Addendum item above.*

**1-10 Q** - It was noted in the front-end of the specifications that NYS Prevailing Wage Rates apply to this contract. There seems to be a Davis-Bacon Wage Rate Schedule also included in the spec book; please confirm if these Davis-Bacon (federal) wage rates are or are not applicable.

*A – Refer to Addendum item above.*

**1-11 Q** - Section 011200 Multiple Contract Summary, Part 1.4-C(8) indicates Each Contract is responsible for their own waste disposal facilities. Part 1.5-B(8) then assigns waste disposal facilities to the GC. Please clarify who supplies the general rubbish disposal dumpsters, and who supplies the demo debris dumpsters.

*A – Refer to Addendum item above.*

**1-12 Q** - AIA A105 (2017) Short Form of Agreement, Article 5.1.6 (on page 60 of 392) states the Contractor must provide the Builder's Risk Insurance. This not identified in the Instructions to Bidders where the other types and levels of insurance are listed, this is not indicated in the AIA A201 General Conditions of the Contract, and there are no Supplementary General Conditions reaffirming this. Please confirm that the (each) Contractor is to provide a Builder's Risk policy on this project. Additionally, the amount of Deductible has not been identified, please indicate what is desired for this.

*A – This question will be addressed in a future Addendum.*

**1-13 Q** - Additionally, "Owner's Protective" seems to be a bit hit and miss as whether or not it is required, or "MAY" be required. Please confirm one way or another what you want for Owner's Protective Liability.

*A – Refer to Addendum item above.*

CHEMUNG COUNTY ~ CITY OF ELMIRA

RFB-372 - Centertown Parking Garage Improvements, Phase 2 - Re-Bid

Pre-Bid Opening Sign-In Sheet

April 7, 2026 at 11:00:00 AM

Name (PRINT)	Phone Number	Email	Company
Tricia Wise	Not in Attendance	<a href="mailto:twise@chemungcountyny.gov">twise@chemungcountyny.gov</a>	Chemung County Purchasing
Jackie Crowley	Not in Attendance	<a href="mailto:jcrowley@chemungcountyny.gov">jcrowley@chemungcountyny.gov</a>	Chemung County Purchasing
Nina Wells	Not in Attendance	<a href="mailto:nwells1@chemungcountyny.gov">nwells1@chemungcountyny.gov</a>	Chemung County Purchasing
Caren Hill	Not in Attendance	<a href="mailto:chill@chemungcountyny.gov">chill@chemungcountyny.gov</a>	Chemung County Purchasing
Jason Wascher	607-873-1355	<a href="mailto:jwascher@chemungcountyny.gov">jwascher@chemungcountyny.gov</a>	Chemung County Purchasing
Kyle Sullivan	607 483 0210	<a href="mailto:ksullivan@CityofElmira.net">ksullivan@CityofElmira.net</a>	City of Elmira
Matt McCarty	607-882-0641	<a href="mailto:mmccarty@labella.com">mmccarty@labella.com</a>	LaBella
James Arseneau	585-217-6123	<a href="mailto:jarseneau@Crane-Hogan.com">jarseneau@Crane-Hogan.com</a>	Crane-Hogan
Lori Reese	607 851-1885	<a href="mailto:lori.reese@bouilleelectric.com">lori.reese@bouilleelectric.com</a>	Bouille Elec.
IRON ROTTMANN	607-734-4151	<a href="mailto:drottmann@streeterasassociates.com">drottmann@streeterasassociates.com</a>	Street Associates, Comm
Mike Brown	973-204-8348	<a href="mailto:mbrown@structural.net">mbrown@structural.net</a>	Structural Preservation
Robert Brown	607 873-4202	LBZ	
Jane Smith	607-481-0857	<a href="mailto:jasm:tw@LazPerf.ny.com">jasm:tw@LazPerf.ny.com</a>	LAZ Perf:ny