

ADDENDUM NO. 5

PROJECT:

**LECOM
Classroom Building**

QPK Project Number 216128.02

OWNER:

**Lake Erie College of Osteopathic Medicine
(LECOM)**

ARCHITECT:

**QPK DESIGN
(315)472-7806
JLevine@qpkdesign.com**

DATE:

November 2, 2018

All Contractors submitting proposals for the above named project shall take note of the following changes to the Contract Documents. Such changes are to be incorporated into the Contract Documents and shall apply with the same meaning and force as if they had been included in the original documents. Wherever this Addendum modifies a portion of a document, the remainder of the document shall remain in force. The following instructions have precedence over anything contrarily shown or described in the Contract Documents, and all such shall be taken into consideration and be included in the Contractor's bids. Receipt of this Addendum shall be noted on the Form of Proposal. Failure to do so may subject bidder to disqualification.

Addendum No. 5 consists of 5 pages and 6 attachments.

CLARIFICATIONS

1. Insurance Requirements

- a. Builders risk will be by owner
- b. An insurance specification has been provided by the owner listing project insurance requirements.

2. Field Office Space

- a. 015000 2.2 B. Field Offices, General
 - i. Intent of this specification part is that the contractor may use a space within the building once a suitable space within the building is enclosed, powered, and temperature controlled. A field office per 01500 2.2 A must be provided up to this point.

3. Instructions for bidders

- a. AIA Document A701 Instructions to bidders is attached for bidder reference per 002113 1.1 A 1.

4. Subcontractors and Suppliers list

- a. Complete 004113 1.4 A Subcontractors and Suppliers list for submission with bid. The list may be updated subsequent to the bid, but must be finalized per 002213 1.5 E. 4.6 – Subcontractors, Suppliers, and Manufacturers List Bid Supplement.

QPK NO. 216128.02

5. Request for Information Responses

(Note: Duplicate RFIs, and RFIs answered in clarifications above are not listed, numbering continues from previous RFI responses)

49. Q: Is a union Erector required for this project?

A: A union erector is not required.

50. Q: Can the AISC certification requirement for steel erectors be waved?

A: AISC Certification for the Steel Erector is waived.

51. Q: Will the fall protection for the steel erection be per OSHA requirements? Or will the 6'-0" fall protection be required?

A: Contractor to follow all OSHA, state, federal, and local safety regulations.

52. Q: Structural drawings and Spec Section 054000 call for 16ga. exterior framing. The architectural drawings call for 20ga framing on exterior wall sections (Ref A301 - A303, and exterior details A501-A503). Please advise if 20ga or 16ga framing is required at exterior conditions.

A: CFMF studs shown on A5/S105 and associated sections, details, and elevations shall be 6"x 1 5/8" x 16 ga @ 16" o.c. plus Cont 6" x 16 gage track T & B.

CFMF for exterior wall "back-up" framing shall be 6" 20 gage studs (non-structural metal framing per 092216) at spacing and heights noted on the documents.

Deflection Track gage shall remain at 14 gage as noted on A4/S-311.

53. Q: Structural drawings detail CFMF connections to be welded. Spec Section 054000-3.3.D.2, allows for screw fastening. Please advise if screw connections are acceptable

A: ALL CFMF connections are to be welded. Conformed documents will be updated in the specification section 054000-3.3.D.2 to read as follows:

2. Fasten cold-formed steel framing members by welding, ~~screw fastening, clinch fastening, or riveting.~~ Wire tying of framing members is not permitted.

a. Comply with AWS D1.3/D1.3M requirements and procedures for welding, appearance and quality of welds, and methods used in correcting welding work.

b. ~~Locate mechanical fasteners, install according to Shop Drawings, and comply with requirements for spacing, edge distances, and screw penetration.~~

54. Q: Detail A6/S-302 calls for 6" x 16ga track top and bottom. Details on A4/S-311 call for 14ga top track. Please clarify which is correct.

A: Detail A6/S-302 accurately calls out a CONT. TRACK T & B of the studs. This is used to tie the studs together.

Detail A4/S-311 accurately calls out a CONT. 2" 14 ga DEFLECTION TRACK. This is the deflection track and not what is called out on A6/S-302

See also: Gauge change from 16 ga (shown on structural) to 20 ga (as shown on Architectural) for "exterior wall" framing not exceeding 15' in vertical span.

55. Q: Provide a specification for the concrete foundation staining.
A: Provide an elastomeric coating per 099113 3.6 A Addendum #3.
56. Q: The Room Finish Schedule calls for the concrete floors to receive a clear sealer. We have checked the interior painting and concrete specifications and have not found a product specified. Please provide a specification.
A: Provide penetrating, matte finish sealer as selected by contractor.
57. Q: Are the elevators going to be hydraulic, or are they going to be the machine less room belt driven type?
A: Specified elevators are hydraulic. MRL type traction elevators may be substituted:
1. All specification requirements including size and capacity are met.
2. Substitution is made at no additional cost to the owner.
3. All coordination of electrical changes is the responsibility of the contractor.
58. Q: Are there any GC supplied door holders on this project? There are none shown in the drawings.
A: Electrified door hold opens will not be used. Provide door closers with hold-open function in hardware sets where specified.
59. Q: Addenda #2 clarified that spray applied fireproofing is not required. There is no indication of any fireboard being applied to the steel deck. Typically on classroom buildings (K-12) sprayed fireproofing or fireboard is required to meet hourly burn through ratings. Please confirm that this is not required for post-secondary classroom buildings.
A: Higher education is a business occupancy; no rating is required.
60. Q: Are there any MBE / WBE documents that need to be submitted with the bid?
A: No
61. Q: The following openings do not have hardware scheduled 018A, 018B, 104, 110B, 115C, 205F, 301 per addendum # 3
A: Provide hardware as follows:
1. Door 018A –Set 16.
2. Door 018B – Add Set 29
Butts: 1-1/2 pair - McKinney – Standard weight, TA2714, 4-1/2” x 4-1/2”
Mortised Lockset: Schlage – L Series, Office function.
Surface Closer: Norton, 8501 Series – (pull side).
Wall Stop: Rockwood.
3. Door 104 – All hardware by Section 084229 Sliding Automatic Entrances
4. Door 110B –Set 11.
5. Door 115C – Set 15.

6. Door 205F – Add Set 30

Butts: 3 pair - McKinney – Heavy weight, T4A3386, 4-1/2” x 4-1/2”.
Operating Trim (2 Required): Rockwood, RM-7440 by 20”,
through bolt mount.
Surface Closers (2 required): Norton, 7500 Series with slide arms and
hold open option – (pull side).
Wall Stop(2 required): Rockwood.

7. Door 301 – Add Set 31

Butts: 1-1/2 pair - McKinney – Heavy weight, T4A3386, 4-1/2” x 4-1/2”
Mortised Lockset: Schlage – L Series, Storeroom function.
Surface Closer: Norton, 7500 Series – (push side).
Weatherstripping: Pemko - Head, jamb and door bottom.
Threshold: Pemko - Full saddle.

62. Q: Opening 108B is scheduled for Hardware Set 11, and 14 per addendum # 3.

A: Door 108B shall receive hardware per Set 14.

63. Q: Hardware set 16 has an opening 018 scheduled, but there is no opening 018 on the door.

A: Omit reference to Door 018.

64. Q: Specification Section 075323 paragraph 3.04 item G2: Set each subsequent layer of insulation in a uniform coverage of full-spread insulation adhesive, firmly pressing and maintaining insulation in place. Setting insulation in full spread adhesive for foam application requires spraying the adhesive. This leads to costly PPE requirements, and can result in overspray problems. Please consider allowing beads in lieu of spraying. Carlisle will allow a bead application.

A: Bead adhesive installation is acceptable if all specified warranty coverage can be maintained.

65. Q: Specification Section 075323 paragraph 3.04 item H1 states Install cover boards over insulation with long joints in continuous straight lines with end joints staggered between rows. Offset joints of insulation below a minimum of 6” in each direction. Loosely but joint covers together. Fasten cover boards according to requirements in FM Global’s “RoofNav” for specified Windstorm Resistance Classification to resist uplift pressure at corners, perimeter, and field of roof.

Question: This paragraph reads as though the cover board is to be mechanically fastened, although lower layers are set in adhesive. Please clarify, as this is possible, but the adhesive on the lower layers and the mechanical attachment of the first layer could be eliminated if the cover board were to be mechanically fastened. It would make more sense to set the cover board in foam adhesive."

A: Adhesive installation complying with referenced standards is acceptable.

SPECIFICATIONS

1. 002113 Instructions to Bidders

Revise part 1.1 A 1. to read

- a. A copy of AIA Document A701, "Instructions to Bidders," is included for Bidders reference.

2. 002213 Supplementary Instructions to Bidders

Omit part 1.5 A 3. (reference to part 4.1.10, taxes)

3. 004113 BID FORM - Stipulated Sum (Single-Prime Contract)

Omit part 1.3. Bid Guarantee in its entirety

Omit part 1.7 A 2. (reference to bid bond form)

4. 006000 Project Forms

Omit part 1.1 A 3. (reference to bid bond form)

5. 013100 Project Management and Coordination

Omit part 1.2 B 1. (reference to Section 013200 Construction Progress Documentation)

Replace the following specification sections

1. 004323 Alternates Form

2. 012300 Alternates

Add the following specification sections

1. 004321 Allowance Form

2. 012100 Allowances

DRAWINGS

-None-

END OF ADDENDUM NO. 5

Millcreek Health System d/b/a LECOM Health Insurance Provisions

Before commencing the Contract work, and as a condition precedent to any payment, the contractor shall purchase and maintain insurance in conformance with the provisions contained below. This insurance will provide a defense and indemnify for Millcreek Health System d/b/a LECOM Health, the Lake Erie College of Osteopathic Medicine (“LECOM”), including Affiliates and each of their respective officers, directors, shareholders, employees, representatives, agents, successors and assigns, hereafter collectively referred to as the “LECOM Health”, but only with respect to liability for bodily injury, property damage and personal and advertising injury caused in whole or in part by the contractor’s acts or omissions or the acts or omissions of those acting on the contractor’s behalf.

Proof of this insurance shall be provided to LECOM Health before the work commences, as set forth below. To the extent that the contractor subcontracts with any other entity or individual to perform all or part of the contractor’s work, the contractor shall require the subcontractors to furnish evidence of equivalent insurance coverage, in all respects, terms and conditions as set forth herein, prior to the commencement of work by the subcontractor. In no event shall the failure to provide this proof, prior to the commencement of the work, be deemed a waiver by LECOM Health of contractor’s or the subcontractor’s insurance obligations set forth herein.

In the event that the insurance company(ies) issuing the policy(ies) required by agreement deny coverage to LECOM Health, to contractor or their subcontractors; contractor will, upon demand by LECOM Health, defend and indemnify LECOM Health at the contractor’s or subcontractor’s expense.

MINIMUM LIMITS OF LIABILITY

Contractor must maintain the required insurance with a carrier rated A- or better by A. M. Best. Contractor shall maintain at least the limits of liability as set forth below:

Commercial General Liability Insurance (written on ISO occurrence Form CG0001 10 01 or a substitute form providing equal or greater coverage)

\$1,000,000 Each Occurrence Limit (Bodily Injury and Property Damage)

\$2,000,000 General Aggregate

\$2,000,000 Products & Completed Operations Aggregate

\$1,000,000 Personal and Advertising Injury Limit

Per Project Aggregate: The policy must have an endorsement providing that the general aggregate limit applies separately to each project.

Business or Commercial Automobile Liability Insurance

\$1,000,000 combined single limit per accident

Workers’ Compensation and Employers’ Liability Insurance

\$1,000,000 Each Accident

\$1,000,000 Each Employee for Injury by Disease

\$1,000,000 Aggregate for Injury by Disease

Excess or Umbrella Liability (excess of Employer’s Liability, Automobile Liability and Commercial Liability Coverages)

\$10,000,000 Occurrence/Aggregate

Professional Liability Insurance (commonly called Errors & Omissions; if performing professional services)

\$5,000,000 Occurrence/Aggregate

Pollution Liability Insurance (If required by owner)

\$2,000,000 Incident/Aggregate

ADDITIONAL INSURED STATUS AND CERTIFICATE OF INSURANCE

Millcreek Health System d/b/a LECOM Health, the Lake Erie College of Osteopathic Medicine (“LECOM”), including Affiliates and each of their respective officers, directors, shareholders, employees, representatives, agents, successors and assigns, along with their respective officers, agents and employees, shall be named as additional insureds for Ongoing Operations and Products/Completed Operations on the contractor’s and any subcontractor’s Commercial General Liability Policy, which must be primary and noncontributory with respect to the additional insureds. This insurance shall remain in effect as set forth below, in the “Continuation of Coverage” provision. Millcreek Health System d/b/a LECOM Health, the

Lake Erie College of Osteopathic Medicine ("LECOM"), including Affiliates and each of their respective officers, directors, shareholders, employees, representatives, agents, successors and assigns should be named as Alternate Employers on the Workers Compensation and Employers Liability insurance.

It is expressly understood by the parties to this Contract that it is the intent of the parties that any insurance obtained by LECOM Health is deemed excess, non-contributory and not co-primary in relation to the coverage(s) procured by the contractor, the subcontractor or any of their respective consultants, officers, agents, subcontractors, employees or anyone directly or indirectly employed by any of them, or by anyone for whose acts any of the aforementioned may be liable by operation of statute, government regulation or applicable case law.

To the fullest extent permitted by applicable state law, a Waiver of Subrogation Clause shall be added to the General Liability, Automobile, Umbrella and Workers Compensation policies in favor of LECOM Health, and this clause shall apply to LECOM Health's officers, agents and employees, with respect to all projects during the policy term.

Prior to commencement of work, contractor shall submit a Certificate of Insurance in favor of LECOM Health and an Additional Insured Endorsement (in a form acceptable to the Millcreek Health System) as required hereunder. The Certificate shall provide for thirty (30) days' notice to LECOM Health for cancellation or any material change in coverage. Copies of insurance policies shall promptly be made available to the LECOM Health upon request. Such insurance shall cover liability arising from premises, operations, independent contractors, product-completed operations, personal and advertising injury, and liability assumed under an insured contract. All coverage shall be placed with an insurance company duly admitted in the State and shall maintain an A. M. Best rating of "A-" or better. Contractor should provide LECOM Health with a Certificate of Insurance and Additional Insured Endorsement on ISO form CG20 10 11 85, or equivalent, or on the combination of ISO forms CG 20 10 10 01 and CG 20 37 10 01, or equivalent.

NO LIMITATION ON LIABILITY

With regard to any and all claims against the additional insured by any employee of the contractor, anyone directly or indirectly employed by the contractor or anyone for whose acts the contractor may be liable, the indemnification obligation shall not be limited by any limitation on the amount or type of damages, compensation or benefits payable by or for the contractor under workers' compensation acts, disability benefit acts or other employee benefit acts.

CANCELLATION, RENEWAL AND MODIFICATION

The contractor shall maintain in effect all insurance coverages required under this Agreement at the contractor's sole expense and with insurance companies acceptable to LECOM Health until final completion and acceptance of the entirety of the Subcontract Work; or longer if so provided in the Agreement such as with respect to completed operations coverage. Certificates of insurance showing required coverage to be in force must be delivered to LECOM Health prior to commencement of the Subcontract Work. In the event any contractor or subcontractor fails to obtain or maintain any insurance coverage required under this Agreement, this shall be considered a material breach of the contract, entitling LECOM Health, at its sole discretion, to purchase such equivalent coverage as desired for LECOM Health's benefit and charge the expense to the contractor, or, in the alternative, exercise all remedies otherwise provided in the contract, or as permitted by law or equity.

CONTINUATION OF COVERAGE

The contractor shall continue to carry Completed Operations Liability Insurance for at least two (2) years after either ninety (90) days following Substantial Completion of the Work or final payment by LECOM Health, whichever is later. The contractor shall furnish LECOM Health evidence of such insurance at final payment and in each successive year during which the insurance coverage must remain in effect.

PROPERTY INSURANCE

LECOM Health will provide the necessary property insurance on this project by either the placement of insurance under their current property insurance program or by use of a stand alone "All Risk" Builder's Risk Policy. The insurance will be written on a 100 percent completed value basis on the insurable portion of the project for the benefit of the owner, the contractor and any subcontractor's as their interests may appear. The contractor shall not include any Builder's Risk (Fire and Extended Coverage) premiums during course of construction unless the contractor is required to provide such insurance.

ACKNOWLEDGMENT OF REFERRAL OF THIS PROVISION TO THE CONTRACTOR'S INSURANCE AGENT OR BROKER

The contractor represents that it has provided a copy of the "Insurance Provisions" to his insurance agent and/or broker, and that the contractor has instructed the agent/broker to provide insurance in full compliance with the terms and conditions herein.

The Millcreek Health System and the contractor hereby acknowledge that this Exhibit is considered a material term of the Contract.

DOCUMENT 004323 - ALTERNATES FORM

1.1 BID INFORMATION

- A. Bidder: _____.
- B. Prime Contract: _____.
- C. Project Name: LECOM Classroom Building.
- D. Project Location: 250 West Clinton Street, Elmira, NY.
- E. Owner: Lake Erie College of Osteopathic Medicine.
- F. Architect: QPK Design LLP.
- G. Architect Project Number: 216128.02.

1.2 BID FORM SUPPLEMENT

- A. This form is required to be attached to the Bid Form.

1.3 DESCRIPTION

- A. The undersigned Bidder proposes the amount below be added to or deducted from the Base Bid if particular alternates are accepted by Owner. Amounts listed for each alternate include costs of related coordination, modification, or adjustment.
 - 1. Cost-Plus-Fee Contract: Alternate price given below includes adjustment to Contractor's Fee.
- B. If the alternate does not affect the Contract Sum, the Bidder shall indicate "NO CHANGE."
- C. If the alternate does not affect the Work of this Contract, the Bidder shall indicate "NOT APPLICABLE."
- D. The Bidder shall be responsible for determining from the Contract Documents the affects of each alternate on the Contract Time and the Contract Sum.
- E. Owner reserves the right to accept or reject any alternate, in any order, and to award or amend the Contract accordingly within 60 days of the Notice of Award unless otherwise indicated in the Contract Documents.
- F. Acceptance or non-acceptance of any alternates by the Owner shall have no affect on the Contract Time unless the "Schedule of Alternates" Article below provides a formatted space for the adjustment of the Contract Time.

1.4 SCHEDULE OF ALTERNATES

A. Alternate No. 1: Revise precast wall panel thermal design:

- 1. ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
_____ Dollars (\$_____).
- 2. ADD____ DEDUCT____ calendar days to adjust the Contract Time for this alternate.

B. Alternate No. 2: Eliminate roof top screens:

- 1. ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
_____ Dollars (\$_____).
- 2. ADD____ DEDUCT____ calendar days to adjust the Contract Time for this alternate.

C. Alternate No. 3: Provide concrete curbs in lieu of granite:

- 1. ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
_____ Dollars (\$_____).
- 2. ADD____ DEDUCT____ calendar days to adjust the Contract Time for this alternate.

D. Alternate No. 4: Provide solid plastic toilet compartments in lieu of phenolic:

- 1. **ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
_____ Dollars (\$_____).**
- 2. **ADD____ DEDUCT____ calendar days to adjust the Contract Time for this alternate.**

E. Alternate No. 5: Provide curtain wall outside corner mullions in lieu of structurally glazed outside corner mullions at all locations as indicated on drawings.:

- 1. **ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
_____ Dollars (\$_____).**
- 2. **ADD____ DEDUCT____ calendar days to adjust the Contract Time for this alternate.**

1.5 SUBMISSION OF BID SUPPLEMENT

- A. Respectfully submitted this ____ day of _____, 2012.
- B. Submitted By: _____(Insert name of bidding firm or corporation).
- C. Authorized Signature: _____(Handwritten signature).
- D. Signed By: _____(Type or print name).
- E. Title: _____(Owner/Partner/President/Vice President).

END OF DOCUMENT 004323

SECTION 012300 - ALTERNATES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section includes administrative and procedural requirements for alternates.

1.3 DEFINITIONS

- A. Alternate: An amount proposed by bidders and stated on the Bid Form for certain work defined in the bidding requirements that may be added to or deducted from the base bid amount if the Owner decides to accept a corresponding change either in the amount of construction to be completed or in the products, materials, equipment, systems, or installation methods described in the Contract Documents.

1. Alternates described in this Section are part of the Work only if enumerated in the Agreement except as follows:
 - a. The final decision to accept or decline Alternate No 2 will not be made until the Owner can determine if they feel additional equipment screening is necessary. The decision will be made based upon field review of the actual conditions once the equipment and wall construction have been completed. The full cost of the Alternate shall be tracked as a line item in the Schedule of Values.
2. The cost or credit for each alternate is the net addition to or deduction from the Contract Sum to incorporate alternates into the Work. No other adjustments are made to the Contract Sum.

1.4 PROCEDURES

- A. Coordination: Revise or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
 1. Include as part of each alternate, miscellaneous devices, accessory objects and similar items incidental to or required for a complete installation whether or not indicated as part of alternate.
- B. Execute accepted alternates under the same conditions as other work of the Contract.
- C. Schedule: A schedule of alternates is included at the end of this Section. Specification Sections referenced in schedule contain requirements for materials necessary to achieve the work described under each alternate.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION

3.1 SCHEDULE OF ALTERNATES

- A. Alternate No. 1: Revise precast wall panel thermal design.
1. Base Bid: Install fluid applied air barrier, polyisocyanurate foam board insulation and 1 inch of foamed in place insulation as specified and indicated on drawings.
 2. Alternate Bid: Eliminate fluid applied air barrier and polyisocyanurate foam board insulation on back side of precast wall panels. Increase thickness of foamed in place insulation to 2 inches.
- B. Alternate No. 2: Eliminate roof top screens.
1. Base Bid: Provide equipment mounted louver screens as specified in Section 108213 "Roof Top Equipment Screens." Coordinate configuration to accommodate all necessary maintenance access.
 2. Alternate Bid: Omit screens.
- C. Alternate No. 3: Concrete curbs in lieu of granite.
1. Base Bid: Provide granite curbs as detailed and specified.
 2. Alternate Bid: Provide cast in place concrete curbing in lieu of granite. Construct from 4000 psi concrete. Match profile of granite curb as indicated on drawings. Provide 6 inches minimum of NYS DOT #2 compacted granular fill setting material extended 6 inches minimum beyond curb dimension.
- D. *Alternate No. 4: Provide solid plastic toilet compartments in lieu of phenolic.***
- 1. *Base Bid: Provide phenolic toilet compartments as specified.***
 - 2. *Alternate Bid: In lieu of the specified partitions, provide HDPE solid plastic toilet compartments equal to Scranton Products, Hiny Hiders restroom partitions. Maintain hardware and minimum performance requirements as specified in Section 102113.***
- E. *Alternate No. 5: Provide curtain wall outside corner mullions in lieu of structurally glazed outside corner mullions at all locations as indicated on drawings.***
- 1. *Base Bid: Provide structurally glazed outside corner mullion as indicated on drawings.***
 - 2. *Alternate Bid: In lieu structurally glazed mullion detail, provide outside corner mullion with pressure plate and mullion cover as standard for curtain wall manufacturer at all outside glazed corner locations.***

END OF SECTION 012300

DOCUMENT 004321 - ALLOWANCE FORM

1.1 BID INFORMATION

- A. Bidder: _____.
- B. Project Name: LECOM Classroom Building.
- C. Project Location: 250 West Clinton Street, Elmira, NY.
- D. Owner: Lake Erie College of Osteopathic Medicine.
- E. Architect: QPK Design LLP.
- F. Architect Project Number: 216128.02.

1.2 BID FORM SUPPLEMENT

- A. This form is required to be attached to the Bid Form.
- B. The undersigned Bidder certifies that Base Bid submission to which this Bid Supplement is attached includes those allowances described in the Contract Documents and scheduled in Section 012100 "Allowances."

1.3 SUBMISSION OF BID SUPPLEMENT

- A. Respectfully submitted this ____ day of _____, 2012.
- B. Submitted By: _____(Insert name of bidding firm or corporation).
- C. Authorized Signature: _____(Handwritten signature).
- D. Signed By: _____(Type or print name).
- E. Title: _____(Owner/Partner/President/Vice President).

END OF DOCUMENT 004321

SECTION 012100 - ALLOWANCES

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section includes administrative and procedural requirements governing allowances.
- B. Types of allowances include the following:
 - 1. Lump-sum allowances.

1.3 DEFINITIONS

- A. Allowance is a dollar amount established in lieu of the actual Utility Company fees which will be determined at a later date. If necessary, additional requirements will be issued by Change Order.

1.4 INFORMATIONAL SUBMITTALS

- A. Submit invoices from Utility Companies for all fees associated with completing the work as identified within the Schedule of Allowances.

1.5 LUMP-SUM ALLOWANCES

- A. Allowance shall include cost to Contractor for utility connection work as described herein. Cost shall include only the associated Utility Company fees and taxes as necessary to perform the work.
- B. Contractor's costs for materials, equipment, labor, overhead and profit shall be included as part of the Contract Sum and not part of the allowance.

1.6 ADJUSTMENT OF ALLOWANCES

- A. Allowance Adjustment: To adjust allowance amounts, prepare a Change Order proposal based on the difference between the actual Utility Company fees and the allowance amounts.
- B. Submit change order to account for increased or reduced costs because of a variation in utility company fees above or below allowance amounts.
 - 1. No change to Contractor's indirect expenses shall be included as part of the claim.

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION

3.1 SCHEDULE OF ALLOWANCES

- A. Allowance No. 1: Lump-Sum Allowance for Site Water Utility Service Interconnection: Include the sum of \$3,500 for site utility interconnections for water service line interconnection and their associated costs for work performed by the water utility or its authorized agents.
1. This allowance includes only the Utility Company fees and invoices, including any related taxes, associated with making final connections of the building service to the public water service utility lines and is to be included in the Plumbing Contract
- B. Allowance No. 2: Lump-Sum Allowance for Natural Gas Utility Service Interconnection: Include the sum of \$2,500 for site utility interconnections for natural gas service line interconnection and their associated costs for work performed by the natural gas utility or its authorized agents.
1. This allowance includes only the Utility Company fees and invoices, including any related taxes, associated with making final connections of the building service to the public gas service utility lines and is to be included in the Plumbing Contract
- C. Allowance No. 3: Lump-Sum Allowance for Electrical Utility Service Interconnection: Include the sum of \$15,000 for site utility interconnections for electrical service line interconnection and their associated costs for work performed by the electric utility or its authorized agents.
1. This allowance includes only the Utility Company fees and invoices, including any related taxes, associated with making final connections of the building service to the public electric service utility lines and is to be included in the Electrical Contract
- D. Allowance No. 4: Lump-Sum Allowance for Telecom Service Interconnection: Include the sum of \$15,000 for site utility interconnections for telecom service interconnection and their associated costs for work performed by the telecom provider or its authorized agents.
1. This allowance includes only the Utility Company fees and invoices, including any related taxes, associated with making final connections of the building service to the public telecom service utility lines and is to be included in the Electrical Contract

END OF SECTION 012100