

**SENECA HEALTHCARE DISTRICT**  
**REPLACEMENT CRITICAL-ACCESS HOSPITAL + SKILLED NURSING FACILITY**

**BID FOR CONSTRUCTION SERVICES – ADDENDUM 1**

**TO:** PROSPECTIVE FIRMS

**FROM:** BUILDING Rx

**DATE:** 17 APRIL 2024

**SUBJECT:** BID CLARIFICATIONS

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- 1) **RFIs/questions from potential bidders are due 4/26/2024, 5pm** to [donna@building-rx.com](mailto:donna@building-rx.com) AND [coutland@senecahospital.org](mailto:coutland@senecahospital.org). Responses will be provided by 5/3/2024.
  - 2) The prior low bid and bid withdrawal notification from the prior round of bidding, the District intends to comply with the requirements of Public Contract Code, § 5105, and that provides:

*A bidder who claims a mistake or who forfeits his or her bid security shall be prohibited from participating in further bidding on the project on which the mistake was claimed or security forfeited.*

The District does not believe that any such disqualification applies to subcontractors that were listed by the bidder claiming error.

- 3) Plumas County approval of site plans is complete for grading/drainage & site improvements, areas in brown in attached document able to proceed immediately upon start of construction timeline. Increment 4 was required by HCAI for a make-ready portion of the project, and we expect the remainder of the INC4 work to be able to proceed by end of April 2024.
- 4) Increment 1 (CAH Shell/Core) estimated permit date is 7/29/24.
- 5) Increment 2 (SNF Shell/Core) estimated permit date is 9/10/24.
- 6) Increment 3 (Tenant Improvements CAH + SNF) estimated permit date is 9/28/24
- 7) Target Schedule Dates as follows:
  - a. Foundation pour by winter 2024
  - b. Certificate of Occupancy December 2026These target dates are just that. Bidders are responsible for developing a realistic schedule to which the Bidder can contractually commit. **Provide major milestone information within bid response.**
- 8) Raw file of schedule electronic document to be made available to District upon request.
- 9) Early procurement of equipment and materials will be considered on a case-by-case basis with aim of meeting the Target Schedule dates. Tasks shall be clearly identified on provided schedule as needing early procurement (defined as procurement prior to permit for associated items) for District review.
- 10) Schedule shall incorporate and explicitly state a reasonable expected number of weather days.
- 11) Target construction budget is \$48M exclusive of contingency held by the District.
- 12) For bid submittal items noted, clarification as follows:
  - a. **Provide sample relevant project information and reference(s)** demonstrating Contractor HCAI 1 and/or 2 experience
  - b. **Provide sample relevant project information and reference(s)** demonstrating designated onsite Superintendent HCAI 1 and/or 2 experience
  - c. **Provide sample relevant project information and reference(s)** demonstrating designated onsite Project Manager HCAI 1 and/or 2 experience

- 13) **General Conditions workplan to be provided within bid response**, to include minimum requirements as follows:
- a. Full-time onsite Superintendent
  - b. Full-time onsite Project Manager
  - c. Full-time onsite Project Engineer
  - d. Safety Manager with weekly site visits and as necessary
  - e. Person to be identified as QA/QC responsible individual
- 14) **General Requirements detailed list to be provided within bid response**, to include minimum requirements as follows:
- a. Temp power and associated tie-ins
  - b. Temp water and associated tie-ins
  - c. Site perimeter fencing and associated maintenance
  - d. Security
  - e. Webcam with real-time footage and recording made available to the District for use in sharing with the community
  - f. Onsite trailer, ensuring there is space for the Inspector of Record to office (desk + file storage) and 2 hotel desk spaces for other consultant use.
  - g. Any needed onsite storage
  - h. Portable toilets and handwashing stations
  - i. Construction parking
  - j. Laydown areas and access to site
  - k. SWPPP compliance measures and associated QSP monitoring/reporting
- 15) See attached for information that can be used in developing site logistics plan. This is only one version of many options, and it is the responsibility of the Bidder to modify to best meet the needs of the project, District, and Bidder.
- 16) **The contract is to be awarded, if at all, to the lowest responsible responsive Bidder.**
- 17) Refer to Specification Sections 009000 & 009010 plus associated contract list for District Group Purchasing information. The Bidder shall apply best pricing within provided bid, either from this contract pricing, available government pricing due to District government entity status, or as can be generally obtained by contractor/subcontractors/suppliers.
- 18) See attached for Stormwater Pollution Prevention Plan and associated site plan. Bid shall include materials and labor associated with this documentation.
- 19) The purchase of furniture indicated in the provided look-book is NOT to be included within the Bidder's bid price. Similarly, the signage indicated in the provided DD50 signage design set is NOT to be included within the Bidder's bid price. Refer to the provided Responsibility Matrix for scope to be provided by the Contractor.
- 20) Path for both PG&E and Frontier shall be routed per PG&E commitment drawing.
- 21) See attached for site Autocad drawings for use in doing site take-offs.
- 22) See attached for technical specifications for planned wireless access point units, responsibilities per provided Responsibility Matrix.
- 23) Past relevant Q&A:
- a. Q1: Will Johnson Controls be accepted as an acceptable equal as a BMS manufacturer?  
A1: We do not take exception to submission of Johnson Controls provided contract document requirements are adhered to.
- Refer to substitution request procedures in Spec Section 01 6000
- b. Q4: The Bid Form amount for Local Permits & Inspections does not appear to be listed. Bid Documents (002113, Article 29) note that this amount will be furnished by the District, and treated as an Allowance.
- Please provide the amount to be carried by the bidders, and if necessary, provide an updated Bid Form.

- A4: The intent of 002113, Article 29 is for Bidders to provide their own number for this allowance within their bid. This shall be completed in Line 5 of the Bid Form Bid Schedule.
- c. Q7: There are a significant number of Submittals that are indicated to be a "Delegated Design," but the design seems to be already included in the documents (for example, "Interior Partitions, Ceiling and Soffit Framing" is identified on S2-102 "M." However, Interior Framing, Ceiling, and Soffits are all detailed on A3-600s. Please clearly identify the following:
- Which of the following items are to be Contractor-Designed
  - Which of the following items are to be Owner/Vendor-Designed
  - Which are to be designed (or have been designed) by the AOR+Consultants and therefore do not require design by the Contractor
  - Which are to be removed from the Project or are Not Applicable
- A7: See attached spreadsheet with further clarification
- d. Q8: Steel Fabricators & Erectors have mentioned that the Project Leadership was considering removing the requirement of the Fabricators/Erectors to be AISC (American Institute of Steel Construction) Certified, but they are unsure if the requirement is to remain or to be waived.
- Please clarify if AISC Certification requirement for Fabricators is to remain or to be waived.
- Please clarify if AISC Certification requirement for Erectors is to remain or to be waived.
- A8: The AISC Certification is standard of practice and included as it is one way to ensure quality control in the steel fabricators process and standards. We are willing to consider waiving this requirement, but ultimately that reduces the measures of control in fabrication and installation, meaning additional risk for the Contractor. If waived, we recommend that the Contractor takes extra care digging into the quality control programs of the steel subcontractor(s) brought on board. HCAI may also dig into their standards in more depth than a similar AISC-certified contractor. Additionally, redesign and associated fees required to address any mistakes arising due to fabrication and/or erection mistakes that require redesign or additional justification to HCAI will be the responsibility of the Contractor. If the Bidder chooses this option, base bid shall include the AISC Certification, and Deductive Alternate #8 is available on the Bid Form for the District to use in evaluating the final decision.
- e. Q9: Multiple heavy timber suppliers have noted that the heavy timber as specified and shown in the documents is not obtainable.
- Requirements are:
- Douglas Fire-Larch (See Woods/S1-1.2.3.A)
  - Pressure-Treated (See 061000, 2.2.A)
  - Fire-Retardant-Treated (See 3/S1-231 Note #7 & 061000, 2.3 for description)
  - Grade #1 (See 061000 2.5.A.1.A & Wood/S1-1.2.3.A)
  - Free of Heart Centers (See 061000, 2.5.A.3)
  - 19% Moisture Content (See 061000, 2.1.B.3 & Wood/S1-1.2,3,A)
- A couple of examples:
- a 24x24 Doug Fir-Larch Column, that is free of heart centers, requires a tree that is too large to source.
  - Achieving a Certified Fire Retardant treatment requires putting the lumber in cylindrical capsule, of which there is none that can accommodate lumber that is 43+ ft long.

Question:

A) Is there a source & supplier that the A&E has found that can provide this heavy timber material that meets all of the listed criteria? If not, please clarify how the Bidders should address this item.

B) If the beams are intended to be glu-lam, please provide a source & supplier that can meet the above listed criteria.

C) If glu-lams are intended to be used for beams and the glu-lams meet the criteria noted above, the constraint noted above still applies to the posts.

A9: Size:

24x24 posts - Upon further review, the 24x24 columns are available through a specialty lumber outfit (including hardware). Contact Daniel dan@nbssales.com.

10x38s, 10x34s, and 8x30s beams to be replaced with glulam members. Adjust sizing per standard glulam dimensions:

10x38 & 10x34 to be replaced with 8 ¾ x 36

8x30 to be replaced with 6 ¾ x 30

\*All members sizes provided are preliminary and are to be finalized upon final re-design of the canopies. In addition, based on the revised member type and sizing, detailing the canopy will need to be revised to include new connections from columns to footings, possible impacts to footing sizing, connections from posts to beams, and connections from beams to other members.

Type and Moisture:

Design and construction documents could be adjusted to reflect the qualities of available material. More information to come.

*The following specification and drawing note items were intended for dimensional lumber only:*

Preservative Treatment

Section 06100.2.2.A is applicable to dimensional lumber only where noted on the drawings or within the spec applications (section 2.2.D)

Fire-Retardant-Treatment:

Note 7 is applicable to dimensional lumber only. Per CBC 603.1.19 & table 601, note c - Heavy timber shall be allowed where a 1-hour or less fire-resistance rating is required. Refer to table 602.4 for minimum solid sawn nominal dimensions to meet Heavy Timber classification.

- f. Q10: Toxic or hazardous materials not mentioned. GC not responsible?  
A10: Per Article 22 of General Conditions 007213, identification and notification is a requirement of the Contractor, cost for removal is not the responsibility of the Contractor.
- g. Q12: Will a specification be issued for the A/V system?  
A12: A/V system will be District-installed using Contractor-installed conduit, cabling, and end-user connections, as applicable per the construction documents. No specification will be provided.
- h. Q13: If something on the Responsibility Spreadsheet is not shown on the drawings is it not necessary?

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REPLACEMENT CRITICAL-ACCESS HOSPITAL + SKILLED NURSING FACILITY  
BID FOR CONSTRUCTION SERVICES – ADDENDUM 1

04/16/2024

Page 4 of 12

A13: The Responsibility Matrix has been vetted to best reflect where items are not applicable. Line-items that are greyed-out/marked NA are known to be not necessary, and remaining line-items are believed to be applicable to the project.

- i. Q14: Can we take bids from any of the Subcontractors who worked on the Design Build team, like Cosco, Rex Moore, and any others?

A14: The District will evaluate bids and proposed subcontractors on case-by-case basis.

- j. Q18: Because substitutions are difficult to process during the bid period, would you consider allowing the bidders to propose different products/equipment to obtain the best value pricing and then have a meeting/discussion with the District post bid to review these items. The District still has the authority to reject a bid, without the bidder sacrificing the bid bond, should the District find that what the bidder is proposing to be unacceptable. A list of proposed items can also be submitted with the bid.

A18: Bid shall include products/equipment per bid documentation with substitutions listed on the bid form as a potential Deductive Alternate, one Deductive Alternate per substitution.

- k. Q19: We are reaching out to the vendors on the Vizient list. However, if they elect not to participate we are moving on to other suppliers. Please confirm there is no obligation to use these vendors.

A19: Bidders shall provide a list of any Vizient suppliers that are not providing pricing per that supplier's contractual obligation to the GPO. District representatives will then work with Vizient to encourage response. Although there is no obligation to use Vizient suppliers, it is in all parties' best interest to gain best pricing.

- l. Q20: Has the design team looked at how we are to address the new refrigerant change laws that are taking effect the beginning of 2025? My understanding is that starting 2025 all new HVAC systems and package units will have to be designed around the new refrigerant and cannot use R410A.

A20: Design team is aware of the future refrigerant changes. Rooftop units are intended to be purchased as soon as possible prior to 2025. R410A systems can continue to operate after 2024.

- m. Q21: Environmental impact related documents are part of the bid documents. Can we concluded that any scopes of work that may be required as part of these documents have been shown on the drawings and specifications?

A21: Contractor is required to comply with Environmental Documents and is not to assume that everything has been captured within the plans. Often Environmental Documents affect means & methods and/or can require reporting/monitoring that is not applicable to display on the plan set.

- n. Q22: The furniture book has been included as a bid/reference document. Following the Responsibility Spreadsheet please confirm, mostly all furniture, lab equipment, and medical equipment are furnished and installed by others.

A22: All bidders shall incorporate into their bid compliance with the Responsibility Matrix as provided within the bid documentation.

- o. Q23: Confirm that the Building (as designed) is insulated in such a way so that the above ceiling "Attic Space" will maintain a minimum of 40+ degrees year-round.

A23: The space between the ceiling and the insulated roof will maintain a minimum temperature of 40+ degrees year-round.

Additionally, the (3) enclosed spaces created by the roof diaphragm and the decorative gable "dormers" will be captured within the building envelopes continuous insulation and will be treated as an interior volume. These spaces will have vent openings connecting through the lower roof diaphragm to promote this air flow. The final number, size and location of openings will be coordinated and provided with the backcheck revisions. This design will maintain a minimum 40+ degree temperature year-round within these cavities as well.

- p. Q24: B) Specification 283100, 2.1, A Reads: "Available Manufacturers: Provide non-proprietary, addressable fire alarm control panel and components." However, per 283100, 2.1, B, EST is the only acceptable manufacturer. EST is a proprietary brand.
- Please clarify which manufacturer(s) are acceptable.
  - Please clarify what Fire Alarm system is utilized by the Existing Facility.
- A24: B) The existing clinic has a Silent Knight fire alarm system. It is the intent to have a non-proprietary system. Section 283100 Fire Detection and Alarm indicates an approved equal is satisfactory.
- q. Q25: Please see the attached "Seneca Healthcare Stump Removal Letter, Rev 12-22-2023." In the fourth paragraph, when describing the voids created during the stump removal, it mentions that craters between three (3) feet and five (5) feet deep (from existing grade) were created. It continues that the crater was backfilled with soil from the surrounding area with little to no compactive effort.

Please see the attached "BSK Seneca New Building Geotech Report." In section 4.3 "Site Preparation Recommendations," Bullet Point #3, it indicates that over-excavation should be to a depth of two (2) feet below the existing grade or one (1) foot below the bottom of the footing elevation, whichever is greater. These over-excavation depths are shallower than the root ball crater which is not compacted.

Please clarify how to address compaction in these areas and in the structural sections. Note, see the attached illustrated graphical representation for reference.

A25: Reference Section 4.3 Item 2 that requires the removal of any undocumented fill to be removed.

- r. Q26: Please review & respond to the following painting clarifications:
- INTERIOR PAINTING:
- In reviewing the Surgery Suite and Sterile Processing Department, it appears the specified paint is not high-performance and chemical washable.
- Please confirm that the walls, ceiling, door frames, metal doors, and window frames shall all be PTE-1 in lieu of PT-1 & PT-4.
  - Please clarify if PTE-1 is to be similarly applied at Soiled Workrooms and Housekeeping rooms.

The Specifications repeatedly mention a Finish Schedule, but there does not appear to be finish schedule sheet listed on the drawing index. The plans mention the Finish Schedule is on Sheet A3-730s, which is not provided in the documents.

- Please provide the A3-730s Finish Schedule sheets.

EXTERIOR PAINTING:

The paint to be applied to the cementitious wall panels (Hardi Siding) is undefined on the Exterior Paint Schedule (099000, 3.6).

- Please clarify paint type for exterior siding panels, planks, and trim. (If trim is to be a separate color, please note so)

The Exterior Paint Schedule (099000, 3.6) indicates a section for "Concrete, Precast and Cast-in-Place."

- As applicable, please specify (if) or (where) this occurs, so that the cost can be either excluded or accurately captured.

A26: Interior Painting:

PTE paint in Surgery Suite and Sterile Processing Department is acceptable, including walls, ceiling, door frames and metal doors. Semi-gloss paint to be used in Soiled Workrooms and Housekeeping Rooms

Sheet A3-730 does not exist, finish information provided on sheet series A3-260, A3-270, A3-300 and A3-600 in lieu of finish schedule sheets. These references will be struck out in the backcheck submission.

Exterior Painting:

The cementitious wall panel and trim should be painted with the exterior acrylic system (Section 3.6.A). Final texture and color(s) with designated locations to be reviewed and approved during construction administration review. Exterior renderings of Design intent have been provided with this response for reference.

- s. Q27: Per OPD-002-13, Exitway Ceilings cannot exceed 12' in width. Per G3-031 & A3-302 there is an exitway in which the ceiling width is beyond the maximum dimensions.

- Please clarify if this is to remain as is, or what alterations will be required per OPD-002-13

A27: This ceiling can remain as is. The OPD is not a code requirement and although the ED lobby is utilized as an egress route from this suite, it is not a corridor condition. Contractor to utilize construction details per sheet A3-672.

- t. Q29: Sealing of the Interior Exposed Concrete Floors appears to be captured in two different Specification Sections:

-Specification 033500 (Concrete Finishing) Floor Finish CONC FIN-5

-Specification 099000 (Painting) Epoxy Slip-Resistant System CST-2

Please confirm 033500 CONC FIN 5 is to be followed, and 09000, 3.7, C Interior Concrete Floors is to be ignored.

A29: 033500 Section refers to Concrete finished floors noted as CONC FIN-5 as indicated in the specifications and tagged in the finish floor plans.

09000 Section refers to epoxy/resinous floors noted as RES-1 in finish plans. CST-2 material Id is not used and can be ignored.

- u. Q30: Please specify who's scope the flipper door wall cabinets are in. See example 5/A3-619. Furniture provided by others?

A30: Flipper door wall cabinet has been deleted per furniture lookbook provided in the original bid documentation.

- v. Q31: Please provide an elevation of the product at the NW corner outside Clean Supply #614. See 1/A3-620.

A31: This base cabinet is to be a B2134 (24" deep), single door w/(2) interior adjustable shelves. See typical detail 14/A3-681.

- w. Q32: Is there a source for the precast concrete, APC-1, Section 064000. Par. 2.7? We would like to provide what has been selected by the Architect.

A32: There is not a specific product or source that has been selected for this scope. The specifications provided include the applicable information needed to supply/procure this work. A resource for potential vendors can be found at the following website, but need not be limited to this list:

[https://view.publitas.com/national-precast-concrete-association/npca\\_dir\\_2023\\_for\\_website/page/126-127](https://view.publitas.com/national-precast-concrete-association/npca_dir_2023_for_website/page/126-127)

- x. Q33: We need some material to balance the site. Can we borrow ~2500 cy from other areas that are not improved. Like to the West/Heli Pad area. We are running some more calcs to verify the numbers but wanted to ask the question during the BRFI process.

A33: The Engineer has calculated the site to be much closer to balancing but a lot depends on the actual thickness of the topsoil / needle layer and whether or not it is re-used in LS topsoil. Regardless of varying assumptions we are happy to work with the selected contractor to review earthwork calculations and get to a mutually agreed upon balanced site through various options including, but not limited to; globally adjusting site up/down, spot adjusting elements like storm drainage pond, or borrowing / depositing spoils on extra site areas. All changes will need to comply with environmental documents and be acceptable to Hospital & Engineer, but a balanced site is in everyone's interests and is the goal. Bid shall include assumption of a balanced site.

- y. Q34: Specification 232113-5 3.1 C calls for the snow melt hot water heating piping below ground to be Type K annealed-temper copper tubing. The drawings show pre-insulated PEX piping. Please clarify what material is to be used.

A34: Underground Hydronic Piping (snow melt and hydronic piping) materials shall reference specification sections as follows:

- See 232113.13, 2.2, A thru D. Distribution Piping to Zones - Pre-insulated PEX-A (building perimeter to zone manifolds).

- See 232113.13, 2.2, E. Zone piping - Pre-insulated PEX-A

- See section 232113, 3.1, C. Type K copper (beneath slab to location outside building perimeter). Also see section 230719, 2.6, E and 230719, 3.17, B for HVAC Piping Insulation for underground direct-buried applications.

- z. Q35: Please provide a material specification for refrigeration piping? Pre-insulated copper line sets or Hard Drawn copper tubing?

A35: Line sets are specified. See specification section 230719 for insulation and field applied jacketing.

- aa. Q37: (Q7 above and associated/attached spreadsheet) notes that the electrical system coordination study deferred approval is to be completed by the Owner's electrical engineer of record (EEOR).

HCAI PIN 70, revised 10/17/2023 notes that "Design and verification of electrical system coordination can be accomplished in a few ways." Either solely during the design phase and executed by the EEOR exclusively or as a Deferred Approval submitted to HCAI for review during the construction phase. Often, for more complex electrical systems in which the specifications offer more than one acceptable manufacturer, the coordination study is executed during the construction phase by the electrical contractor's



engineer/manufacturer based on the final equipment selection. Should Seneca defer the coordination study to the construction phase as a deferred approval, PIN 70 notes, "...there still needs to be sufficient detail provided during the design phase for plan review engineers to be able to review and determine that the proposed design will be able to meet the coordination requirements." In essence, the electrical design by the EEOR must be complete and code compliant allowing for coordination which is then submitted as a deferred approval to HCAI for approval.

Please confirm one of the two following directions will be utilized on this project:

1) The District's electrical engineer of record (EEOR) exclusively, will prepare and submit for approval by HCAI the coordination study per HCAI PIN 70.

2) The District's electrical engineer of record (EEOR) will have prepared a complete code compliant design allowing for execution of a coordination study which is then performed by the electrical contractor's engineer/manufacturer, and then submitted as a deferred approval to HCAI for review and approval during the construction phase.

A37: The District's electrical engineer of record (EEOR) will prepare a complete code compliant design allowing for execution of a coordination study which is then performed by the electrical contractor's engineer/manufacturer, and then submitted as a deferred approval to HCAI for review and approval during the construction phase.

bb. Q38: One of the many components to a successful new hospital build of this scale is the full time onsite presence of the DPOR. Staffing affects timing of responses and also quality of responses from A/E. Communication of issues to a remote A/E team on an HCAI project can present additional staffing requirements for the Contractor.

-Please clarify HGA's onsite staffing plan as this may impact the General Contractor's staffing plan

-Please confirm structural engineer and architect are contracted with the district to fully participate in the BIM process.

A38: HGA will not have a consistent onsite CA presence, but will be onsite at intervals appropriate with the level of construction.

The Design team will not be fully integrated into the detailed BIM coordination efforts. Coordinated Design intent models are or will be available to the contractors.

cc. Q39: Window Shade Types (WT-1 & WT-3) are both listed as Dual Rollers on the material identification sheet and the specifications. However, the specified Pocket only handles one fabric and only one fabric is specified per shade.

Additionally, Pocket 4133 is specified, however per the elevation view, the window shades are mounted to the window's framed header. ("Pockets" are for recessed above ceiling, and "Fascias" are for window's framed header mount).

-Please confirm design intent is as follows, and fill in the blanks where indicated:

A) Where WT-1 is called out, intent is single roller blackout fabric

B) Where WT-3 is called out, intent is single roller light filtering fabric

C) Where WT-1 & WT-3 are both called out, intent is dual roller shade w both fabrics

D) Pockets are to be omitted, Fascias are to be utilized, Model # \_\_\_\_\_?

A39: Confirming design intent is as follows:

A) Where WT-1 is called out, intent is single roller blackout fabric

B) Where WT-3 is called out, intent is single roller light filtering fabric

C) Where WT-1 & WT-3 are both called out, intent is dual roller shade w both fabrics

- D) Pockets are to be omitted, Fascias are to be utilized, Model #: Comparable: Mecho® DoubleShade® #15 Bracket, M2-01.1-005
- dd. Q40: 1/A3-641 shows PLAM-6 applied directly to drywall. Plastic laminate can not be reliable installed or warranted in this condition. Both WILSONART and FORMICA recommend not installing directly to drywall and required a sheet good substrate (MDF or sim).  
 - Please advise if the Bidders should include 3/8" MDF where PLAM is shown adhered directly to drywall.  
 A40: Details will be modified to include a 3/8" MDF board at the PLAM column/beam enclosures. Finish dimensions to remain as is, so any added thickness would need to be accounted for within the interior of the box outs.
- ee. Q41: 092200, 2.2,B calls for MET-STUD-1 to be a "Standard" (ie 1-5/8" flange) "33Mil" (20ga) stud. However, per the interior stud schedule, standard full-height studs for 3-5/8" walls are to have 2-1/2" flange studs and 2" flange studs, depending on the wall attachments.  
 -Please clarify which is the governing requirement, keeping in mind the following Note.  
 Note: the most cost effective method would be to specify a "common" stud gauge, which is to be used at all conditions & wall thicknesses, such as 600S162 and 362S162  
 A41: Contractor to follow the interior stud schedule as this was reviewed and completed with input by the structural engineer based upon the specific project conditions.
- ff. Q42: We noticed that the plans don't appear to be stamped by OSHPD. When do you anticipate the plans or each increment obtaining stamped approval from OSHPD?  
 A42: All Construction Documents are in the process of plan review. See Items 2, 3, 4 & 5 above for status of permits.
- gg. Q43: 1. What NVR is required, or do we need to calculate storage ourselves? Specs show the below.  
 Product:  
 1) NVR5 VAL (6, 12, 16, 24 TB)  
 2) NVR5 STD (16, 24, 32, 48, 64 TB)  
 3) NVR5 PRM (96, 128, 160 TB)  
 4) NVR5 PRM (252, 288, 360, 432 TB)
2. If we are required to calculate storage on our own, what are the requirements (FPS, motion, resolution setting, etc.)  
 3. Is there a workstation required? Specs show 2 options below. Which one is needed?  
 VMS Server Workstation and Video Appliance: Minimum hardware and operating system configuration:  
 1) Operating System –10/11 (64-bit)  
 2) Processor – Intel i5 (11th Gen or better) (2.5 GHz)  
 3) Memory – 16 GB DDR3  
 4) Video – PCI Express, DirectX10 compliant, 4GB VRAM  
 5) Storage – SSD 2TB  
 6) Form Factor – Small Form Factor
4. Product:  
 1) NVR5-WKS-4TB  
 2) NVR5-WKS-8TB

A43: Per the provided responsibility matrix, the surveillance storage is budgeted and provided by SHD's direct consultant APEX. Also see Section 282000 Surveillance Systems.

hh. Q47: Who is the Electrical Engineer on this project?

A47: Contract will be finalized shortly, at which time replacement EEOR info will be available. Selected EEOR has extensive HCAI experience.

ii. Q48: Bid Schedule, Items 1 through 3. Are these selected canopy components, like 4x12 to be a material and labor combined breakout? And, if the material, why would the coating not be excluded? Is because what is meant by the treatment is the coating, Section 062013.

A48: Bid schedule items 1-3 shall include member material only in the case it is donated at a later date. Labor for install as well as coating would need to be provided by GC regardless of member donation.

jj. Q49: Regarding the AV rough-in, without equipment/device locations are we picking up all conduit, cable, and boxes. Can this be set aside this rough-in for now until more information is developed? Possibly, if the electrical shows the receptacle at a TV, for instance, and the T drwgs show a data point, maybe that is all that is needed.

A49: Price per plans.

kk. Q50: Since this is an OSHPD project, is there going to be a responsibility for someone to provide all the OSHPD anchorage clacs for the kitchen equipment? There isn't much shown on the Food Service drawings. I didn't see in the #11400 spec book that the kitchen sub is responsible for all the wet stamped calcs.

A50: Refer to Inc 3 S3-920 Series KPFF Drawings as well as anchorage information shown on the food service drawings coordinated w/ KPFF.

ll. Q51: Painting spec page 5, exterior, there are 4 different systems of elastomeric and its calling to be applied on walls, beams, columns, posts, ceilings, soffits. Assuming this elastomeric is over all surfaces is the application 1 coat primer 2 coats finish?

A51: The waterproofing Elastomeric Acrylic system is intended for the Hardie material. Contractor to bid the maximum of 1 coat primer and 2 coats finish, in the event that 1 coat primer and 1 coat finish does not cover and is rejected during the mockup presentation. Final selection of finish (texture) to be provided during CA submittal review process.

mm. Q52: Based on Spec 074456 and the Material ID sheet, A1-011, all Hardie material (SD-6 thru SD-9) in the project will be prefinished, please confirm.

A52: Neither spec nor the Mat Id indicate the Hardie material to be prefinished. The mat id. calls out generic colors, while the spec refers to the painting section. Provide pricing for in field painting.

nn. Q53: Interior paint finish, epoxy on walls and ceilings, painting spec. page 7, paragraph 3 states high traffic areas. Please identify by room number which areas require the epoxy finish. Normally, the operating rooms get epoxy.

A53: Interior Painting:

PTE paint in Surgery Suite and Sterile Processing Department is acceptable, including walls, ceiling, door frames and metal doors. Semi-gloss paint to be used in Soiled Workrooms and Housekeeping Rooms

oo. Q54: What are the site rough in requirements for communications (Tele) (CCTV)? Is there a current drawing for all dry utilities?

SENECA HEALTHCARE DISTRICT  
REPLACEMENT CRITICAL-ACCESS HOSPITAL + SKILLED NURSING FACILITY  
BID FOR CONSTRUCTION SERVICES – ADDENDUM 1

04/16/2024

Page 11 of 12

- A55: We do not currently have the Frontier commitment drawing, but it is to be assumed that they will follow the same path/joint trench with PG&E. Additionally there will be a tie-in to the existing clinic, but for the purposes of the bid, exclude costs for the tie-in scope. See Inc 3 Vol 3 Sheet IS3-4.0.0 for site camera locations.
- pp. Q55: The finish schedule does a great job at calling out which flooring is being installed but doesn't seem to call out base by location. Please provide more information.  
A55: Assume 4.25" Rubber base roll with toe, U.N.O.
- \*see attached schedule for 6" integral cove base as RSF-# locations. Where floor finish is resilient in floor finish plans, the base will be 6" resinous cove base.
- qq. Q56: Please confirm it is acceptable to relocate the Initial Check valve that is on the distribution line for the Xerxes Emerg. DCW Tank to the Access Vault before the SOV, therefore eliminating the need for a 12' deep (min) service manhole.  
A56: Price per plans.
- rr. Q57: Project specifications call for single ply roofing to be sourced from a list of manufacturers, but the three single ply manufacturers in Vizient's spreadsheet are not on that list. Can this be interpreted to mean that manufacturers not listed in the specifications nor Vizient's spreadsheet can be considered for substitution if we meet or exceed the warranty requirements called for in the specifications?  
A57: Plans & specs shall supersede Vizient spreadsheet. Price per plans with substitution noted via Alternate.
- ss. Q58: Please verify that the Vizient vendor list does not contain any manufacturers of asphalt (comp) shingles.  
A58: It is acceptable to assume this.
- tt. Q59: For the pitched roof sections, Title 24 documents call for 29 with no units in the cavity and 5 with no units continuous above the deck. These fields are usually populated with R-values but the roof details seem to indicate a gypsum layer then 5" of rigid insulation above the B deck. Also, Title 24 footnote 2 (roofing assembly) seems to suggest a minimum R-10 above the deck. Please clarify what is happening there.  
A59: Please refer to typical roof assembly <ASR-1> detail 5/A1-481 for information regarding this composition of this roof.
- uu. Q60: There's no spacing on center for groundcover as shown planting legend L-201 and L-202.  
A60: Wood's Compact Bearberry: 12' spacing  
Teucrium: 3' spacing  
Cotoneaster: 10' spacing
- vv. Q61: Please provide legend and specs for drip areas at native mow free sod.  
A61: Hunter Pressure Compensating Dripperline- Model: HDL-06-12 or approved equal installed at 12" spacing.
- ww. Q62: Please confirm no soil preparation required for Native Erosion Control Mix areas.  
A62: Confirmed. Establish finish grades per civil engineer. The only amendments required are those included in the hydromulch per the hydroseed note on sheet L-203.
- xx. Q63: Will temporary or hand watering be required for Native Erosion Control Mix (Non-irrigated) to make sure germination of seed at hydroseed areas?  
A63: Not required.