



ADDENDUM: THREE

ISSUE DATE: 03 November 2017

PROJECT TITLE: **INDEFINITE DELIVERY CONTRACT FOR ROOFING CONSTRUCTION SERVICES**
 Francis Marion University
 IDC Project No.: H18-D090-PD

Representative Project:
ERVIN DINING HALL RE-ROOF PROJECT
 Francis Marion University
 IDC Project No.: H18-N069-PD

FROM: Watson Tate Savory, Inc.
 Regina Floyd, AIA
 1316 Washington Street, Columbia SC 29201
 rfloyd@watsonatesavory.com

TO: Plan Holders via FMU website <http://www.fmarion.edu/facilitiesmanangement>

This addendum is issued to clarify and revise the Bidding Documents which have been previously issued.

Addenda are issued prior to execution of Contract. All instructions contained herein shall be reflected in the Contract Sum and this Addendum will be made a part of the Contract Documents, if, as, and when a Construction Contract is awarded.

This Addendum forms a part of the Contract Documents and modifies the original documents dated October 12, 2017 as noted below. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so will subject the Bidder to disqualification.

This Addendum consists of 2 pages and the following attachments:

- Section 06 1000 – ROUGH CARPENTRY 5 pages
- Drawing A1 – ROOF PLAN 1 sheet (30 x 42)
- Spann Roofing RFI Response Email 2 pages

A. REVISIONS TO THE PROJECT MANUAL:

1. TABLE OF CONTENTS:

A. Add the following item to the Table of Contents:

“ 06 1000 – ROUGH CARPENTRY 5”

2. SECTION 061000 – ROUGH CARPENTRY:

A. See the attached Section 06 1000, issued as part of Addendum 03.

3. SECTION 075419 – POLYVINYL-CHLORIDE (PVC) ROOFING:

A. 2.1.A – PVC Sheet: Revise to read as follows:

“A. PVC Sheet: ASTM D-4434, Type III, polyester reinforced.”

B. 2.1.A.1 – Products: Revise Sarnifil G410 to read “SARNAFIL S327”.

4. SECTION 076200 – SHEET METAL FLASHING AND TRIM:

A. Delete Item 1.1.B.2, which refers to Metal Wall Panels, not used on this project.

B. REVISIONS TO THE DRAWINGS:

1. DRAWING A1 – ROOF PLAN:

A. Replace Drawing A1 with the attached Revised Drawing A1.

1) Revisions include, but are not limited to, the following:

- a) Added General Notes 7 & 8.
- b) Added Electrical Penetration symbol to legend.
- c) Corrected existing roof drain locations.
- d) Corrected existing ridge location and slopes.
- e) Indicated additional existing roof piping.

2. DRAWING A2 – DETAILS:

A. Add General Notes to Drawing A2 to read as follows:

“GENERAL NOTES:

- 1. All items not shown shaded (including wood blocking and plywood) are new construction.

B. Details 1 – 7: Revise the “Polyisocyanurate Insulation . . . “ note at each detail to read as follows:

“POLYISONCYANURATE INSULATION – 3” THICKNESS MIN.”

C. BIDDER RFI RESPONSES:

- 1. See Bidder RFI Responses to Spann Roofing, dated November 3 (2 pages).

END OF ADDENDUM 03

SECTION 061000 – ROUGH CARPENTRY

PART 1 - GENERAL

1.1 DESCRIPTION

- A. Work included: Provide wood, fasteners, and other items required, and perform carpentry for the construction shown on the Drawings, as specified herein, and as needed for a complete and proper installation.

1.2 QUALITY ASSURANCE

- A. Use adequate numbers of skilled workmen who are thoroughly trained and experienced in the necessary crafts and who are completely familiar with the specified requirements and the methods needed for proper performance of the work of this Section.
- B. Reference standards: Comply with the provisions and requirements of the following specifications and standards.
 - 1. National Forest Products Association - National Design Specification for Wood Construction.
 - 2. Product Standard PS 1 - Construction and Industrial Plywood.
 - 3. Product Standard PS 20 - American Softwood Lumber Standard.
 - 4. Applicable Standards of the American Wood Preservers Bureau.
 - 5. Applicable Standards of the American Wood Preservers Association.
 - 6. International Building Code - Latest revisions.
- C. Grading and marking: Grade wood products and mark them with the visible grade stamp of the appropriate agencies or associations.
 - 1. Lumber - Agency certified by the National Forest Products Association.
 - 2. Plywood - Agency certified by the American Plywood Association.
 - 3. Wood Preservative - Bear the American Wood Preservers Bureau Quality Mark.
 - 4. Identify other materials of this section by the appropriate stamp of the agency under whose rule the product was graded.

1.3 PRODUCT HANDLING

- A. PROTECTION:

1. Deliver the materials to the job site and store, in a safe area, out of the way of traffic, and shored up off the ground surface.
2. Identify framing lumber as to grade, and store each grade separately from other grades.
3. Protect metals with adequate waterproof outer wrapping.
4. Use extreme care in off loading of lumber to prevent damage, splitting, and breaking of materials.

PART 2 - PRODUCTS

2.1 LUMBER

A. General:

1. DIMENSIONS:
 - a. Specified lumber dimensions are nominal.
 - b. Actual dimensions to conform to PS 20.
2. Surfacing: Surface four sides (S4S), unless specified otherwise.
3. All lumber in contact with concrete or masonry surfaces to have preservative treatment.

B. MOISTURE CONTENT:

1. Untreated lumber: Do not exceed maximum moisture content moisture of 19%.
2. Treated lumber: Provide dry and well seasoned at time of treatment.
 - a. Provide 19% moisture content, or maximum allowed by applicable reference treatment specification at time of treatment.
 - b. After treatment air dry or kiln dry treated lumber so that moisture content at time of shipment does not exceed 19% for lumber 3" thick and under and 23% for lumber over 3" thick.
 - c. Provide preservative treatment for all lumber in contact with concrete or masonry surfaces.

C. GRADES AND USES:

1. Dimension Lumber and Structural Light Framing - No. 2 Southern Pine.
2. Studs – No. 2 Southern Pine.

2.2 PLYWOOD

- A. Comply with APA Product Standard PS 1 for types specified. Except as otherwise specified, provide standard sheathing grade (exterior glue), thickness as indicated.

- B. Roof sheathing: C-C Grade, APA Rated Sheathing, Exposure 1.

2.3 FASTENERS AND ROUGH HARDWARE

A. NAILS, SPIKES AND STAPLES:

1. Comply with Federal Specification FF-N-105.
2. Use size and type to suit applications.
3. Use galvanized fasteners in all locations.

B. SCREWS, BOLTS, NUTS, AND WASHERS:

1. Comply with ASTM A307, ASTM A36 or Federal Specification FF-B-S61 as applicable.
2. Galvanize in accordance with ASTM A153.
3. Provide sizes as indicated or as required to suit the application.

- C. Provide other fasteners as indicated. Provide galvanized steel hardware and fasteners.

2.4 ACCESSORIES

- A. Building paper: 30# asphalt felt.

2.5 OTHER MATERIALS

- A. Provide other materials, not specifically described but required for a complete and proper installation, as selected by the Contractor subject to the approval of the Engineer.

PART 3 - EXECUTION

3.1 WORKMANSHIP

- A. Construct all work in accordance with the best standard practice.
- B. Accurately saw cut and fit all work true to line and grade, plumb and level.

- C. Produce joints which are rigid, tight and true, and permanently secure in proper position using nails, lag screws, bolts or other fasteners as applicable.
 - 1. Do not shim or wedge joints unless otherwise indicated.
 - 2. Securely attach carpentry work to substrates using anchor bolts or other connections as indicated.
- D. Carefully select the lumber members.
 - 1. Select individual pieces so that knots and obvious defects will not interfere with placing bolts or proper nailing, and will allow making of proper connections.
 - 2. Cut out and discard defects which render a piece unable to serve its intended function.
 - 3. Do not use lumber which has excessive warp, twist, low, crook, mildew, fungus or mold.
- E. Provide wood blocking and backing as necessary to engage and receive all trim, millwork, finishes and fixtures.

3.2 INSTALLATION OF PLYWOOD SHEATHING

A. PLACEMENT:

- 1. Place plywood with face grain perpendicular to supports and continuously over at least two supports, except where otherwise shown on the Drawings.
- 2. Center joints accurately over supports, unless otherwise shown on the Drawings.
- 3. Comply with the recommendations of the American Plywood Association.

3.3 FASTENING

A. NAILING:

- 1. Use common wire nails or spikes, unless otherwise indicated.
- 2. Nail without splitting wood.
- 3. Pre-bore as required.
- 4. Remove split members and replace with members complying with the specified requirements.

B. BOLTING:

- 1. Bore bolt holes true to line and of same diameter as bolts, and drive bolts into place with a tight fit.
- 2. Provide plates or washers for heads and nuts in contact with wood surfaces.
- 3. Where attached members will be covered with other materials, counter-bore bolt holes to washer diameter to seat heads and nuts flush or slightly below surface of member.

- C. Screws: For lag screws and wood screws, pre-bore holes same diameter as root of threads, enlarging holes to shank diameter for length of shank.

3.4 MEASUREMENT AND PAYMENT

- A. No separate measurement or direct payment will be made for this work and all costs for same shall be included in the price bid for the work to which it pertains.

END OF SECTION 06100

Regina Floyd

To: Jimbo Spann; jbace@fmu.edu; Michael W. Richey
Subject: RE: FMU Ervin Hall re-roof - RFIs

Please see responses below in RED.



Regina R. Floyd AIA, LEED AP BD+C
Principal
Watson Tate Savory

Direct 803.851.0926
Columbia 803.799.5181
Charlotte 704.749.5181

From: Jimbo Spann [<mailto:jspann@spannroofing.com>]
Sent: Monday, October 30, 2017 5:25 PM
To: jbace@fmu.edu; Regina Floyd; Michael W. Richey
Subject: FMU Ervin Hall re-roof - RFIs

Joe/Regina

Please see the RFIs below:

Section 075419, Page 5

2.1.A PVC Membrane Roofing

Please confirm that the PVC membrane is to be "felt backed". The specified overall membrane thickness is 60-mils, a felt backed membrane has an overall thickness greater than 60-mils due to the thickness added by the felt.

Requirement for felt backed has been removed – See Addendum 03.

Section 075419, Page 5

2.1.A PVC Membrane Roofing

The specification calls for a fiberglass reinforced membrane, however also says that the membrane is to be mechanically attached. A fiberglass reinforced sheet cannot be mechanically attached. Please clarify which statement is correct, fiberglass reinforced membrane or mechanically attached application. For reference, see attached data sheet for the basis of design, Sarnafil G410 (highlighted area on Page 1). The appropriate membrane for mechanically attached systems would be Sarnafil S327 membrane (see attached data sheet). **Basis of Design Membrane has been revised –**

See Addendum 03.

Drawing A2

Multiple roof section details show 5/8" exterior gypsum sheathing over the metal decking as part of the new roof assembly. The specifications do not address this product and the existing core samples, according to Addendum 1, show that this product is not existing. Please clarify whether or not this product is required as part of the new roof assembly. If yes, please provide a specification for this product. **Cover Board is specified at 075419-2.3.C.**

Drawing A2, Details 2 & 3

Please clarify whether or not the existing wood blocking is to remain or shall be replaced with new. There is no specification provided for new wood blocking. **All items not shown shaded to indicate they are existing are new. See Addendum 03 for added specification section 06 1000.**

Drawing A2, Detail 1, 2, 3 and 7

Please clarify whether existing ¾" exterior plywood is to remain or shall be replaced with new. There is no specification provided for new plywood sheathing. **All items not shown shaded to indicate they are existing are new. See Addendum 03 for added specification section 06 1000.**

Drawing A2

Multiple details state for new polyisocyanurate roof insulation to "match existing thickness (3" min.)". Core samples, according to Addendum #1, show existing roof insulation is 2" thick. Please clarify thickness of new polyisocyanurate roof insulation. **Notes have been revised to delete the requirement to match existing thickness. 3" min. thickness shall be provided. See Addendum 03.**

Bid Form

The Bid Form nor specifications do not include any type of Unit Prices for replacement of deteriorated metal decking, wood blocking, plywood sheathing or existing roof drains. If required, how would this work be addressed? **No unit prices are requested. Items not shown as existing on details shall be provided new and included in bid.**

Thank you.

*Roofing and Sheet Metal
Since 1957*



Jimbo Spann

Project Manager / Estimator

Spann Roofing and Sheet Metal, Inc.

459 Allied Drive, Conway, SC 29526

Office - Direct: (843) 349-9702 | Office - Main: (843) 347-2220

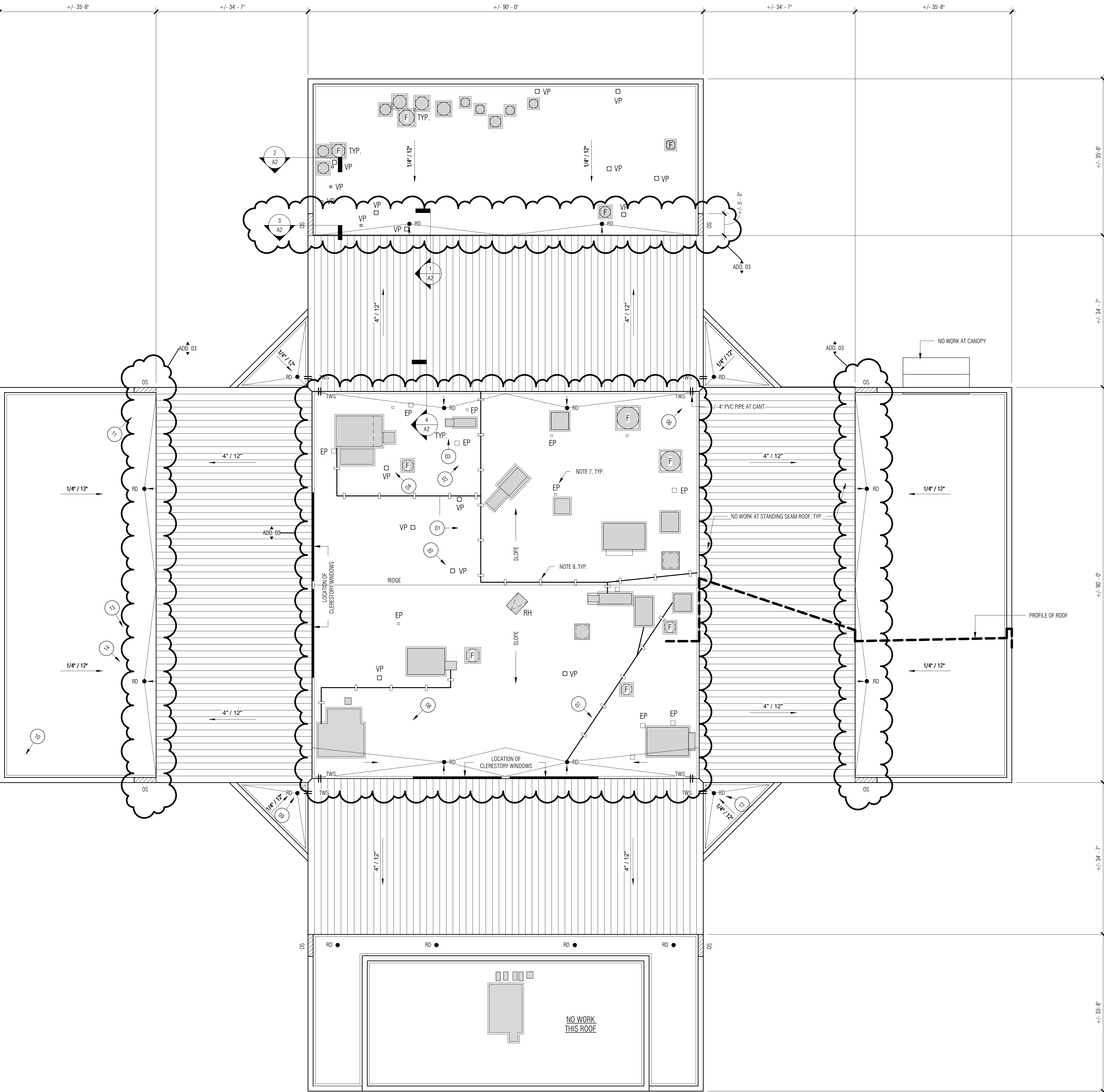
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GENERAL NOTES:

- REMOVE EXISTING ROOFING, BALLAST, INSULATION AND OTHER MATERIALS, DOWN TO METAL DECK, FROM PORTIONS OF ROOF TO BE REPLACED.
- MATCH INSULATION THICKNESS AND SLOPE OF EXISTING ROOF, KEEPING ALL SLOPES TO A MINIMUM OF 1/4" PER FOOT.
- ALL EQUIPMENT, PIPING, ROOF DRAINS, SCUPPERS, ETC. SHOWN AT ROOF ARE EXISTING (UNLESS NOTED OTHERWISE).
- SEE DRAWING A3 FOR PHOTOS OF EXISTING CONDITIONS AT ROOFS.
- EXISTING ROOF CONSTRUCTION CONSISTS OF THE FOLLOWING LAYERS OVER SLOPING ROOF STRUCTURE WITH APPROXIMATE THICKNESSES: 2" POLYSTYRENE INSULATION, 1/2" PERLITE, 1/4" BUILT-UP ROOFING, 1" GRAVEL.
- CONTRACTOR WILL HAVE USE OF PARKING AREA ACROSS THE STREET AT EAST SIDE OF BUILDING (SEE SKETCH 1.1, ISSUED AS PART OF ADDENDUM 01); LOADING DOCK TO BE KEPT ACCESSIBLE TO UNIVERSITY AT ALL TIMES.
- EXISTING ELECTRICAL JUNCTION BOX INSTALLED AT ROOF TO REMAIN, SEAL ALL PENETRATIONS AS RECOMMENDED BY MANUFACTURER TO MAINTAIN WARRANTY.
- REPLACE EXISTING WOOD BLOCK PIPE SUPPORTS AT ROOF, PRODUCTS: DURABLOCK, ROOF TOP BLDK OR EQUIVALENT.

LEGEND:

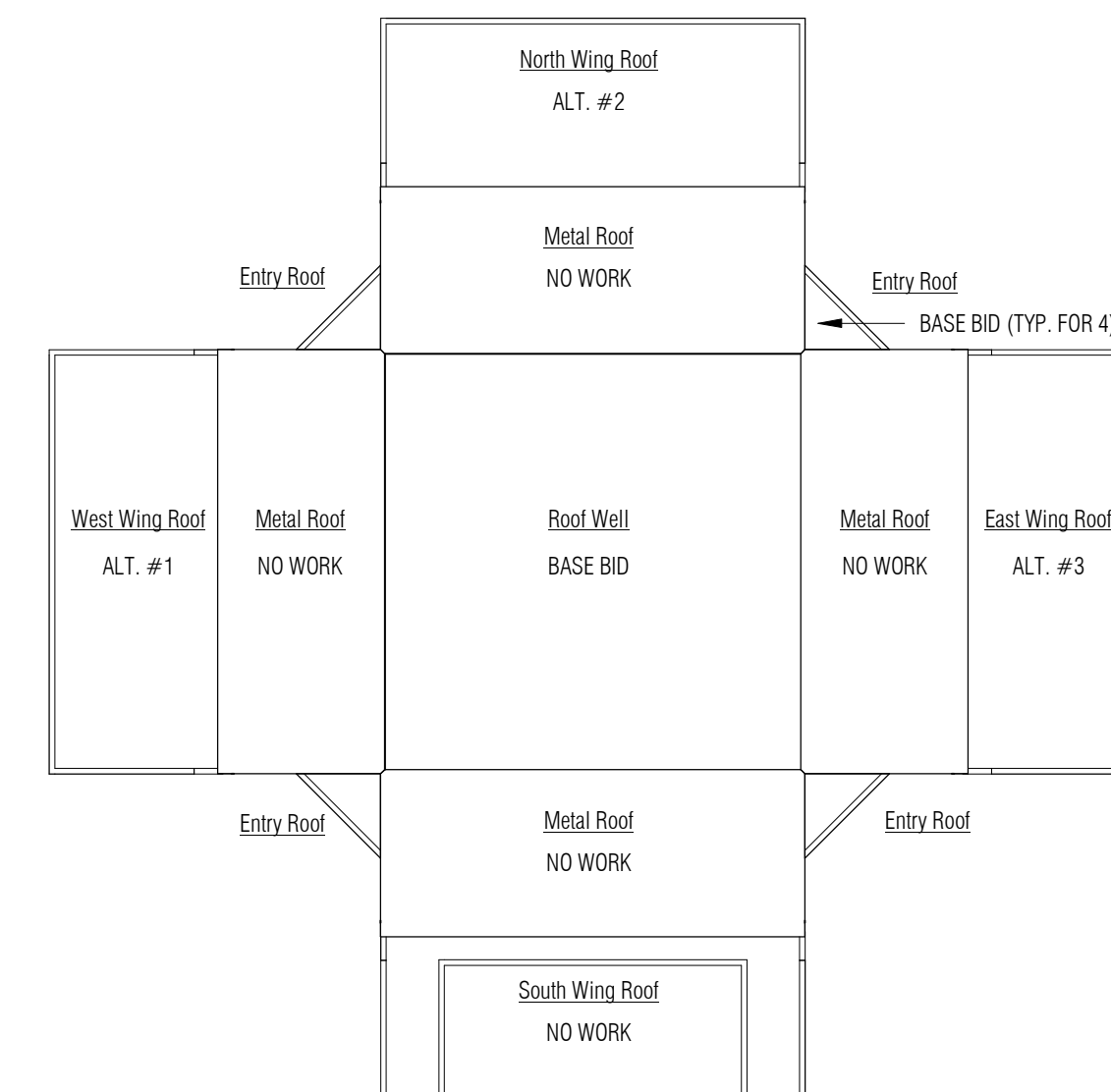
- RD ROOF DRAIN (SEE DETAIL 6, DRAWING A2)
- ▨ OS OVERFLOW SCUPPER - PARAPET (SEE DETAIL 3, DRAWING A2)
- TWS THROUGH-WALL SCUPPER
- VP VENT PIPE (SEE DETAIL 5, DRAWING A2)
- △ RH ROOF HATCH
- ⊙ F ROOF-MOUNTED EXHAUST FAN
- ⊙ PHOTO NUMBER (SEE EXISTING CONDITIONS PHOTOS ON DRAWING A3)
- EP ELECTRICAL JUNCTION BOX & PENETRATION

BASE BID:

REMOVAL AND REPLACEMENT OF ROOFING, PARAPET CAPS, AND FLASHING AT CENTRAL ROOF WELL AND FOUR TRIANGULAR ENTRY ROOFS.

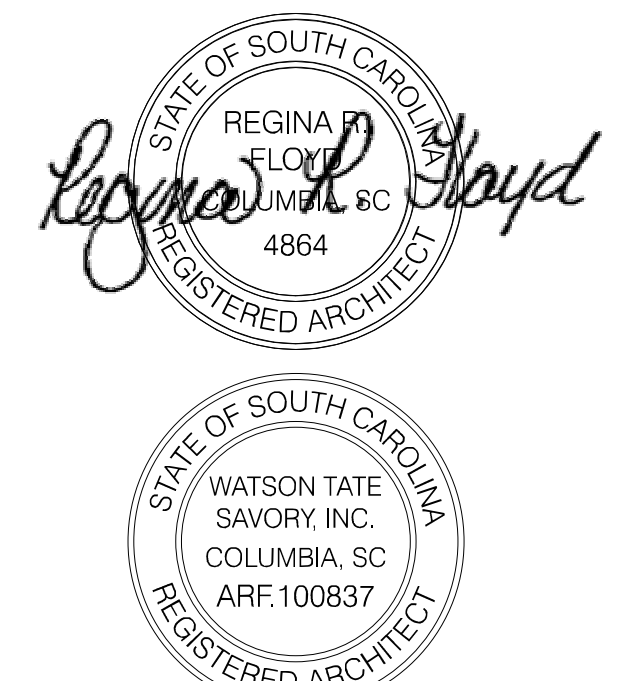
ALTERNATES:

- ALTERNATE #01:**
WEST WING ROOF REMOVAL AND REPLACEMENT OF ROOFING, PARAPET CAPS, AND FLASHING AT EXISTING WEST WING ROOF.
- ALTERNATE #02:**
NORTH WING ROOF REMOVAL AND REPLACEMENT OF ROOFING, PARAPET CAPS, AND FLASHING AT EXISTING NORTH WING ROOF.
- ALTERNATE #03:**
EAST WING ROOF REMOVAL AND REPLACEMENT OF ROOFING, PARAPET CAPS, AND FLASHING AT EXISTING EAST WING ROOF.



1 ROOF PLAN
A1 3/32" = 1'-0"

2 KEY PLAN
A1 1" = 40'-0"



ISSUE DATE: October 12, 2017
PHASE: CONSTRUCTION DOCUMENTS

#	DATE	REVISION
1	10.26.17	ADD. 01
3	11.03.17	ADD. 03