

Response to Bidder Questions
Replace/Restore Building 2 Roof and Appurtenances
At Salem VA Medical Center, Salem, VA
Amendment 0000
Solicitation No. VA246-15-B-0313 Project No. 658-14-125

10-27-2015

1. Question: which quantity is required for the bid? 250 feet or 50%?

Answer: 50%

2. Question: Does the wood cornice system that runs up the gable end slopes and horizontally across the gables included in the required repair/replacement?

Answer: Gable end slope and horizontal wood cornice system is included in the required repair/replacement.

3. Question: Does 100% of the wood cornice system receive new paint procedures or just the quantity repaired/replaced?

Answer: 100% of the wood cornice, fascia, soffit, dormer and cupola systems shall receive new paint procedures. The project specifications and drawings state that all existing painted surfaces shall be fully abated to bare wood surface, then repaired and repainted.

4. Detail 2/AE101 does not show any repairs/replacement to the wood cornice system on the dormers, does this detail also require work, and if so, how much should be included in the bid?

Answer: See General Demolition Note 8 on AD101. All damaged/missing wood needs to be replaced and per response to Question 3, 100% of wood cornice system is to receive new paint procedures.

5. Detail 4/AE401 states: existing cornice replace wood as needed. Is this in addition to the amounts listed above or included in the quantity specified?

Answer: It is included in the 50%.

6. The attached image IMG 5383 shows a gable condition that is not specifically address on the drawings. Does this condition receive the new paint procedures? Flashing Details?

Answer: All new roof surfaces are to be flashed with new copper flashing. The existing roof/vertical surface condition will dictate the attachment means and methods.

7. The dormer in the picture is also missing the eave trim across the front, see question 4 above.

Answer: See response to Question 4.



4.1 Section 073126 Slate Shingles Materials A. Slate G. Color: Buckingham Slate Black or COR approved equal. What other slate colors have been approved by the COR?

Answer: None. The Salem VAMC campus is considered a Historic District by the US Department of Interior and as such the new roof color must match the existing roof color to the maximum degree possible.

8. Section 073126 Slate Shingles
3.2 Elastomeric Membrane Underlayment
A. Surface Preparation reads: "Priming is not required for wood or metal surfaces" (existing roof deck is wood).
B. Primer reads: Pine wood decks shall be covered with minimum ¼" plywood prior to receiving membrane coverage.
Is the bid to include ¼" plywood deck?

Answer: The sentence "Pine wood decks shall be covered with minimum (6 mm) 1/4 inch plywood prior to receiving membrane coverage." should be deleted from paragraph B – Primer and included at the end of paragraph A – Surface Preparation. New ¼" plywood is required.

9. Bid documents clearly state the contractor is responsible for the field verification of all site conditions. Can a site visit utilizing a man lift to access the roof be scheduled prior to the bid opening to verify actual site conditions, with all cost to be paid by the contractor?

Answer: Contractor may schedule an inspection at his own expense prior to the bid opening. However, no additional questions will be accepted after the cut off period for questions.

10. Roof Decking-General demolition note #3 on sheet AD101 states "Remove all damaged roof decking encountered during removal of existing roofing slate and underlayment". Is there an anticipated quantity of damaged decking to be removed? Should a unit cost be provided for any decking replacement required beyond the anticipated amount?

Answer: The anticipated quantity of damaged wood to be replaced is approximately 600 SF.

11. As the cupola could not be accessed during the pre-bid walk through, are there more detailed pictures, especially interior photos of the cupola available for bidders to verify the condition of the wood per General sheet note #3 on sheet AE201?

Answer: Photos are included at the end of this document.

12. As the flat roof area could not be accessed during the pre-bid walk through, are there detailed pictures of the flat roof to include the balusters and pedestals available for bidders?

Answer: Photos of the balusters and pedestal are included at the end of this document. No existing photos are available for the flat roof.

13. Will all of the egress points from the building be open during the construction period? If so is overhead protection (i.e. covered walkways) required and at what doors?

Answer: All egress points shall remain open and protected during construction. The protection method is at the discretion of the contractor; however, the protection method must be approved by the Salem VAMC COR.

14. Soffit/Fascia replacement-Per the statement of work, approximately 250LF of soffit and its supporting structure replacement is anticipated. Per note on detail 1/AE101, up to 50% of fascia replacement is anticipated. Is the balance of the soffit and fascia only to be scraped and painted?

Answer: See response to Question # 1 regarding soffit/fascia replacement quantity.

15. Are there any other contractors that are or will be working in or on this building and if so which areas are/will be affected?

Answer: Refer to 010000 specification requirement.

16. No material specification is provided for the fascia board and soffit to be replaced. Will the material be grade C southern yellow pine similar to the balusters/railing and cornice?

Answer: Refer to specification reference 061000 paragraph 2.2.

17. When is the anticipated NTP date? Given the bid date and the effect weather will have on both installation productivity and underlayment adhesion, this will have an impact on pricing and schedule. If notice to proceed is provided during winter months, will additional time be added to the 240 day project completion time provided in the bid documents?

Answer: NTP should be anticipated no later than January 15, 2016 or earlier. There would be consideration in authorizing additional time if the situation warrants additional time to be granted. There is inside work that can take place while Slate is being procured.

18. Is the Copper Ledge flashing to be replaced at gable eye brow locations?

Answer: Yes

19. What is the extent and location of through wall flashing replacement?

Answer: No through wall flashing in this project.

20. Is this project sales tax exempt?

Answer: This project will not be sales tax exempt.

21. If the project is sales tax exempt can the government provide a sales tax exemption certificate?

Answer: This project will not be sales tax exempt.

22. Will the Government provide comprehensive written badging requirements for the project if badging is required?

Answer: Will be covered at pre-construction meeting.

23. Where will the designated parking area be for workers accessing the construction site?

Answer: Parking for contractor owned vehicles will be in current contractor laydown area adjacent to parking lot T. Refer to specification 010000 paragraph 1.25 for employee parking requirements.

24. What is the name and contact information of the person or persons that will need to be coordinated with for security and fire alarm and suppression systems work and/or disruptions?

Answer: The project COR is the point of contact.

25. Does the Government currently have a 3rd party testing service for those items requiring testing or is the contractor free to locate and hire applicable testing firms?

Answer: The contractor is responsible to secure 3rd party testing services for item requiring testing.

26. Describe any and all tasks that may be required for this project as it relates to infectious control?

Answer: ICRA level 1

27. What is the level of infectious disease control rating for this site?

Answer: This will be addressed at pre-construction kickoff meeting.

28. Will the government provide the rating document for infectious disease control?

Answer: This will be addressed at pre-construction kickoff meeting.

29. Would a secondary Site walkthrough be available for pre-bid subs to walk through and become familiar with surroundings and existing conditions?

Answer: See response to question # 9.

30. The specifications call out membrane to be no less than 0.10 mm.

Answer: "Membrane thickness cited in specifications is a minimum requirement. Products meeting or exceeding the minimum requirement would be acceptable.

31. Are we going to scrap and paint wood or are we going to completely abate paint off of wood.

Answer: See response to Question # 3 regarding lead paint abatement, surface repair and new paint procedures.





10/02/2014



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