



June 16th, 2022

PROJECT: U.S. Customs Boarder Protection Cargo & Administration Facility

RE: Pre-Bid Questions Electronically Tendered Through June 15th, 2022

Attention Bidders:

Attached to this addendum (Addendum #1), please find the pre-bid questions and associated revisions to the Contract Documents received the through the June 15th, 2022. Contractors shall review and familiarize themselves with the responses to the questions included in the addendum as addendums issued during the bid process are official contract documents. Revisions to contract drawings or other relevant document may or may not be made by the Port Authority.

As a reminder, the Project has a mandatory Pre-Bid meeting scheduled for June 28th. Pre-registration for this pre-bid meeting is requested. **A deadline for pre-bid questions has been set for close of business on Friday, June 29th, 2022.** All pre-bid questions will be responded to no later than close of business on Friday, July 1st to the Port Authority's website.

Completion Date Change: No

Bid Item Revision, Additions or Deletions: No

Revised Bid Items: No

Deleted Bid Items: No

Added Bid Items: No

Please be advised of the following: See responses to questions below.

Delete the following Bid Package Plan Note: N/A

Revised the following Bid Package Plan Note: N/A

Add the following Bid Package Plan Note: N/A

Revise the following Bid Package Plan Sheet:

The following details on plan sheet A8-02 shall be modified as follows:

- The wall mounted duress button (Keynote 4) in room 107 shall be relocated to the east wall of this room to the right of the planned search table.
- The motion sensor in room 110 shall be orientated to monitor motion of the entry/exit door.
- The motion sensor in room 109 shall be orientated to monitor motion of the entry/exit door.

Answers to Pre-bid Questions: Yes

1. Bid Form. Under Division 26 - not seeing a line item for Demo, Fire Alarm, or HVAC Wiring. Should we add 27E to cover these miscellaneous items on the bid form?
 - a. All demolition activities called for in the Contract documents shall be covered in Division 2. More specifically, the costs for demo of these items would be carried by Pay Item 2D.
2. I don't see a bid item for Warehouse 26.
 - a. The Bid Form shall include all costs associated with work in both locations. This is considered one Project with two separate locations.
3. Who provides the hand dryer for the office and Warehouse 26?
 - a. Hand dryers shall be furnished and installed by the Contractor in accordance with the Contract documents and will be paid for under Pay Item 10D.
4. Please confirm the US Border Protections Cargo & Administration Facility projects are not intended to be design/build method where the Contractor is to engage their own architect/engineer.
 - a. This is not a design build Project. Project documents are available at <https://www.portofcleveland.com/doing-business/>
5. Pay Item 9P lists treatments to the WH26 exterior finishes to both the Walls & Roof. Please provide additional context and information.
 - a. The total estimated SF of walls is appx. 180SF, note this excludes the roofs of the structure. Contractor shall be required to verify required quantities in the field. Wall treatments include Tyvek wrap and installation of HardiPanel and HardiTrim treatment to the walls in accordance with the manufacture's recommendations. This includes caulking and sealing work. Owner shall determine door paint color following the selection of the color of wall treatment. While the tool sheds are not currently stored outdoors they should have the ability to be stored outdoors following the performance of this scope of work. On the roofs, the Contractor shall be responsible for installing a flat EPDM membrane roof that shall wrap the roof edges and be terminated and sealed at the interface of the roof and wall treatments.
6. Please provide information on the existing access to the roof and will this be accessible to the Contractor to stage their work.
 - a. Access to the roof is via a vertical access ladder and hatch through the third-floor office space of the Port Authority in an existing storage closet. Contractor will not be permitted to stage work through this access way and should plan for alternative means of safe access. When staging work on the roof, building elevations, and in the parking, the Contractor shall be responsible for protecting the public right of way and building tenant areas that may be occupied (doorways, parking areas, walkways, etc.).
7. Pay Item 8D detailed WH26 coiling overhead door replacement & maintenance while the plans only specify the replacement of one door. Please specify and please provide information on the Contractor that presently performs routine preventative maintenance and repairs on the doors at the Port Authority's Terminal.
 - a. Note, the Contract documents highlight the eastern door on the south elevation of WH26 for replacement (Door 101). This door shall not be replaced. Preventative maintenance shall only occur on this door that shall include lower seal replacement, lubricating of movable parts, preventative maintenance of the door operator, and verifying alignment of the track and making any adjustments as necessary. This door is currently in serviceable condition. The western door on the south elevation of WH26 shall be replaced in full and

is the same size as door 101. The replacement shall include the removal of existing infrastructure, furnish and installation of a new galvanized coiling door, operator, controls, and track. Because of the Port's location on the lakefront and the nature of our operation, the door shall be a heavy-duty commercial grade door capable of withstanding 90 mph winds in a wind exposure category D in accordance with the City of Cleveland's design criteria. In event of power outage the door shall be able to be opened manually. The Port Authority currently uses Action Door for overhead door maintenance and service.

8. Sheets A2-01 and A4-01 of the 1100 W. 9th Street drawing set appear to include the removal and reinstallation of a new window on the lower level of the north elevation of the building. Please confirm this is the scope of work related to Pay Item 8B and provide additional information.
 - a. Contractor shall be responsible for the removal of the existing window and reconstruction of this window such that will permit emergency egress for USCBP in the event of an emergency. The lower sash, at a minimum, of this window shall swing open to permit the emergency exit of the space. On the interior of the building this window shall be properly designated as a point of emergency egress w/ clearly posted instructions on how to remove the window and exit the space. A set of custom collapsible/nested stairs or a wall mounted vertical ladder that matches and blends with the finishes of the café area shall be constructed to permit access up to and out this window. From the exterior, this window shall esthetically match the other windows. The existing window can be salvage and reincorporated into the new work if possible. All work to furnish and install this new window that will serve as a back up secondary point of egress shall be paid under Pay Item 8B.

If there are any further questions during the bid process, please do not hesitate to submit them via email to my attention at Nicholas.LaPointe@PortofCleveland.com. The Port will be posting the responses to all questions on our website for all bidders to review.

Best Regards,

Nicholas LaPointe
Director, Planning & Capital Development
Cleveland-Cuyahoga County Port Authority

cc: Project File