



**JEFFERSON COUNTY**  
**DEPARTMENT OF ADMINISTRATIVE SERVICES**  
 729 MAPLE ST / PO BOX 100  
 HILLSBORO MO 63050  
 WWW.JEFFCOMO.ORG

**ADDENDUM #2:**

**BID #: 20-0039**

**Invitation for Bid:** **ANIMAL RESOURCE CENTER REMODELING AND ADDITION PROJECT NO. PW20B035BLD**

**Addendum 5-27-2020**  
**Date Issued:**

**ORIGINAL INVITATION FOR BID NOTICE ISSUED:** **4-21-2020**

**BIDS SHALL BE ACCEPTED UNTIL: TUESDAY, JUNE 2, 2020 AT 2:00 P.M. LOCAL TIME.**

**Specification  
 Contact:**

**JASON JONAS**  
 Department of Public Works  
 636-797-5369  
 jjonas@jeffcomo.org

**Contract  
 Contact:**

**JACKIE TALARSKI**  
 Department of Administrative Services  
 636-797-5380

**Mail (3) Three  
 Complete Copies  
 With Vendor And  
 Bid Information As  
 Shown In Sample:**

SAMPLE ENVELOPE

<i>VENDOR NAME</i>	
<i>VENDOR ADDRESS</i>	
<i>CONTACT NUMBER</i>	DEPARTMENT OF THE COUNTY CLERK
	JEFFERSON COUNTY MISSOURI
	729 MAPLE ST / PO BOX 100
	HILLSBORO MO 63050-0100
<i>SEALED BID: (BID NAME)</i>	

**Contract Term:**  
**ONE YEAR CONTRACT  
 WITH A ONE YEAR  
 RENEWAL OPTION  
 UPON APPROVAL OF THE  
 COUNTY COUNCIL AND  
 COUNTY EXECUTIVE**

The undersigned certifies that he/she has the authority to bind this company in an agreement/contract to supply the commodity or service in accordance with all terms, conditions, and pricing specified. Prices are firm during this agreement term, unless agreed upon in writing by the County. The County has the option to renew this agreement at the same terms and conditions as the original agreement for one additional one-year term with the written consent of the successful bidder. Price increases for renewals are not authorized unless approved in writing by the County.

**Vendor  
 Information:**

<b>Company Name</b>	<b>Authorized Agent (Print)</b>
<b>Address</b>	<b>Signature</b>
<b>City/State/Zip Code</b>	<b>Title</b>
<b>Telephone #</b>	<b>Date</b> <b>Tax ID #</b>
<b>E-mail</b>	<b>Fax #</b>

**ADDENDUM NO. 2**

**ANIMAL RESOURCE CENTER REMODELING AND ADDITION  
PROJECT NO. PW20B035BLD**

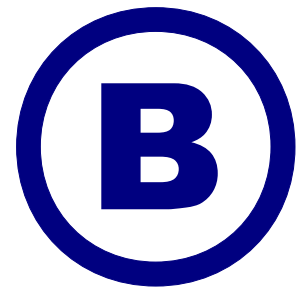
**JEFFERSON COUNTY, MISSOURI**

**May 27, 2020**

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This addendum forms a part of the bidding and contract documents and modifies the original bidding documents. Acknowledge receipt of this addendum in the space provided on the bid form. Failure to do so may subject bidder to disqualification of their bid.

The content of this addendum covers the answers to bidder submitted requests for information (RFIs) received after the issuance of Addendum No. 1 and to the date of Addendum No. 2. The following pages constitute the Architect's response to the bidder submitted questions.



Animal Resource Center – Remodeling & Addition; Jefferson County, MO

Project #: PW 20B035BLD

Architect's Addendum #2; Issued 26 May, 2020; (43) Items; (4) pages (4 attachments, 6 pp)

Bid Deadline: June 2, 2:00 pm CDT; 729 Maple Street; Hillsboro, MO 63050

**BIDDING/CONTRACTING ITEMS:**

1. Anticipated Time Line for Contract Award & Construction:
  1. Bid Opening: June 2, 2020
  2. Bids Valid for 60 days; Contract award by July 31, 2020 +-
  3. Contract offered-accepted by GC within 15 days (August 14, 2020 +-)
  4. Twenty Day Start up period prior to Construction beginning on site
  5. Site Mobilization +- September 2-8, 2020
  6. 240 calendar days max to complete: April 28-May 4, 2021.
2. Contractor shall include costs for permit applications as follows:
  1. Jefferson County Code Enforcement/Building Department Plan Review: \$3,500 allowance.
  2. High Ridge Fire Department Plan review fee: \$5,600.00 allowance.
3. Rock removal costs - mass, trench or spot:
  1. All rock removal costs for the work shown in the plans shall be included in the Bid/Proposed Contract price.
  2. Provide unit pricing to remove rock in the event work added to the scope of the project may require it.
4. Cost of temporary utilities to be borne by General Contractor (01 5000, 1.03).

**GENERAL CONTRACT-CONSTRUCTION ITEMS:**

5. Corner Guards: Where required, install 48" tall corner guards at top of floor base.
6. Mono Roof Trusses at Mezzanine: It shall be the contractor's option to either:
  1. provide trusses at 16" oc, and locate each above a floor joist below it, or
  2. provide trusses at 24" oc on/over (2) 2x6 plates perpendicular to the floor joists below.
  3. Contractor to identify intended installation method prior to beginning work, and assumes any dimensional or elevation differences associated with their chosen method.
7. North wall of 116-C, -D, -E and -F to be partition type P2-4; mislabelled on A-1.1 as P1-4.
8. Outside partitions of Rooms 116-C through 116-K (separating these rooms from Pet Viewing 116-A & 116-B) labelled P2-4 are tagged incorrectly and D10-A-5.1 shows these walls incorrectly with 2x6 studs:
  1. These partitions shall be constructed with 2X4 wood studs at 16" OC (or structural steel stud equivalent);
  2. Finishes for these walls to be:
    1. Pet Viewing Sides: Vinyl Shingles cement board siding as shown on Sheet A-5.1.
    2. Insides: FRP over 5/8" Gypsum Board.

9. Partition types diagram (A-1.1 and A-1.2) refers to 'vinyl siding'. This refers to vinyl shingle material (also referenced at A-5.1, keyed note #4, and spec's 07 4642; and IE-1, IE-1B, IE-2 and IE-3). This siding is applied to the lower portion of these partitions, and fiber-cement board siding is to be applied to the upper portions of these partitions.
10. Finished ceiling height in new rooms beneath new mezzanines is shown at 109-1/8". Finished Ceilings in these rooms (116-C, -D, -E, -F, -G, -H, -J and -K) may be adjusted to allow for use of pre-cut wood studs for new wall construction. Contractor to account for any resulting changes to mezzanine finished floor levels and coordinate with Stair supplier (and any other affected trades) if Ceiling/Mezzanine Floor elevations are adjusted.
11. Stair Tread & Landing material to be 1/4" checkered steel plate (05 5100 2.01)
12. An existing propane line enters the building at southwest corner of room 117A. This line is to remain in place. Provide a framed wall chase, from floor to ceiling to enclose this line (approx 8" x 8"). Provide a door for access to the flared joint near bottom of this new chase. Sheathe with 5/8" gypsum board. Tape, finish & paint similar to other new gyp board partitions.
13. Soffit Venting material to be Rollex Stealth Vent, pre-finished (standard color) aluminum. Disregard any reference to this material being 'steel'.
14. CMU insulation:
  1. Zonolite (Grace Construction Products) is an approved product for use as Loose-Fill Insulation (Spec's 07 2123).
  2. At the Contractor's option, CMU's may be insulated using CBIS/Korfil inserts in lieu of the loose fill insulation described in the specifications (07 2123). Only one method to be used for insulation throughout the work. Contractor to clarify which method is used in submittals prior to beginning any masonry work.
15. Provide new 4" vinyl base in existing Rest Rooms 126 and 127. Finish Schedule incorrectly shows as 'Existing-NC'.
16. New LVT shall be installed over cleaned, prepared concrete floor slabs. Where existing VCT is in place, remove it and any residue necessary to achieve a warrantable new LVT installation.
17. Termite Treatment required beneath all new concrete slabs, including those poured in existing building at Rooms 116-B, and where new footings are provided in 116-C through 116-K.
18. Rooms 117-C, -D, -E & -F Ceilings: Finish Schedule showing new ACT; is incorrect. These room ceilings to be painted gyp board.
19. Provide two new 16" x 30" access doors in south wall of Storage M-05 into above ceiling space 117 Area. Coordinate location with Owner's Representative.
20. New/Modified Doors 22B, 46, 51, 52, 57A, 57B, 58B:
  1. Provide split jamb metal frames & Painted Wood trim both sides. See Attached Head & Jamb details 11 & 12 for trim configuration (matches existing door trim).
  2. These doors to be solid core, 6-panel, field painted to match existing doors being re-painted. See added specifications section 08 1601 (2) pages.
21. Roof insulation throughout addition (Rooms 201, 202 & 203) to be batts or blown insulation to minimum R-30 above the ceiling. Include any protection of electrical or other ceiling accessories/fixtures where required for contact with insulation.

22. New metal roofing system:

1. Provide full length Vented Ridge caps, same material, gauge and color as the roof panels. Provide parts by same manufacturer of roof panels.
2. Provide one continuous row of snow guard at height above roof edge as recommended by roofing manufacturer. Provide rail type snow guard, mechanically attached (not adhered) to roofing ribs, by same manufacturer as roof panels, and in same finish color.

FINISHES:

23. Where existing walls are to be re-painted, include repainting of any wood door and its trim that occurs within that wall.
24. Where existing walls are to be re-painted, include repainting of any existing wood wall base that occurs within that wall.
25. Floors scheduled to receive 'Epoxy' coating systems: Change product from the SW Armorseal specified to:
  1. Primer: GP 3579A01; and
  2. Finish Coat: GP 3746A01.
26. Rooms shown in the Finish Schedule to receive Epoxy Base shall be revised as follows:
  1. Adoptable Dogs 116-B; Pet Cage Rooms 116-C through & including 116-K; and Pet Isolation 117-B: Omit the epoxy base and instead provide coordinating base molding by FRP wall covering manufacturer, equivalent to Marlite P200 series rigid extruded PVC; 4" wide; standard color.
  2. Corridor 201 & Utility 203: Provide GP3561V Cove Base Paste at intersection of floor & wall; provide floor coating to wall and up 4" of wall. Wall paint from 6" above floor to top of wall.
  3. Dog Boarding 202: Provide GP3561V Cove Base Paste at intersection of floor & wall; provide floor coating to wall and up 60" of wall. Wall paint from 60" above floor to top of wall.

MECHANICAL-ELECTRICAL ITEMS:

27. Generator:
  1. The generator fuel source is Propane Gas. No change to the propane system is required.
  2. Change Model to Kohler KG125 4R12X.
  3. Change Transfer Switch to 400A.
  4. See two attachments: revised Manufacturer's schematic (11x17") & Summary Sizing Report (8.5x11").
28. The 2-Bowl Scrub Sink, SK-1, shown in the Plumbing Fixture Schedule
  1. Getinge GSS102M; Manual operation (not electrical);
  2. With soap pump & dispenser
  3. Stainless Steel pedestal base
  4. Provide blocking in frame wall to support wall mounting of unit.
29. Interior Water Storage Tank (P1.3, Note 5) to be two hundred (200) gallon tank. Fixture Schedule and Schematic Elevation on P1.4 are in error.
30. Dog Grooming Sink P1.4 – This item is provided by the owner for install by the General Contractor. Hot & Cold water supply and a waste line are required.

31. Fabricated Trench Drain: Zurn Z886 PERMA-TRENCH® LINEAR TRENCH DRAIN SYSTEM; HDPE, Type 304 Stainless Steel Top Veneer frame; Reinforced Slotted Stainless Steel Grate
32. Provide visual & audible alarm for Septic Tank at Tank; remote signaling not required.
33. The pressure washer line shall be 1" as shown on P1.4, detail 10.
34. Sheet M1.0: Keyed Note 5 refers to stainless ducts required in all wash down areas. This is not required in Rooms 116-C through 116-K.
35. M1.0 Is the exposed circular duct with two inlets is required as shown in each pet cage room to accommodate direct connection to pet cage ventilation.
36. Provide a power/data pole from ceiling to floor at northeast of Entry Waiting 114, outside Door #58B; coordinate actual final location with Owner's representative.

**STRUCTURAL:**

37. Steel support posts and all other elements of fabricated stairs to be determined by the supplier's engineered design.
38. Base plates supporting the fabricated stairs shall accommodate bearing on existing floor slab. No new pier or column is called for. Demolition of existing floor slab in adjacent areas will provide opportunity for engineer to assess properties of the existing slab, and incorporate that data into the design.
39. Depth of crushed rock beneath new concrete slabs to be 4" (S3.2); If solid rock is present under existing floor slabs to be removed for new footings or new slabs, Owner's testing engineer will evaluate its properties to determine if it may be left in place or if will it need to be removed and replaced with prescribed sub-grade.
40. Unit Masonry specifications (04 2000) incorrectly require Reinforcing steel to be galvanized. This is not required.

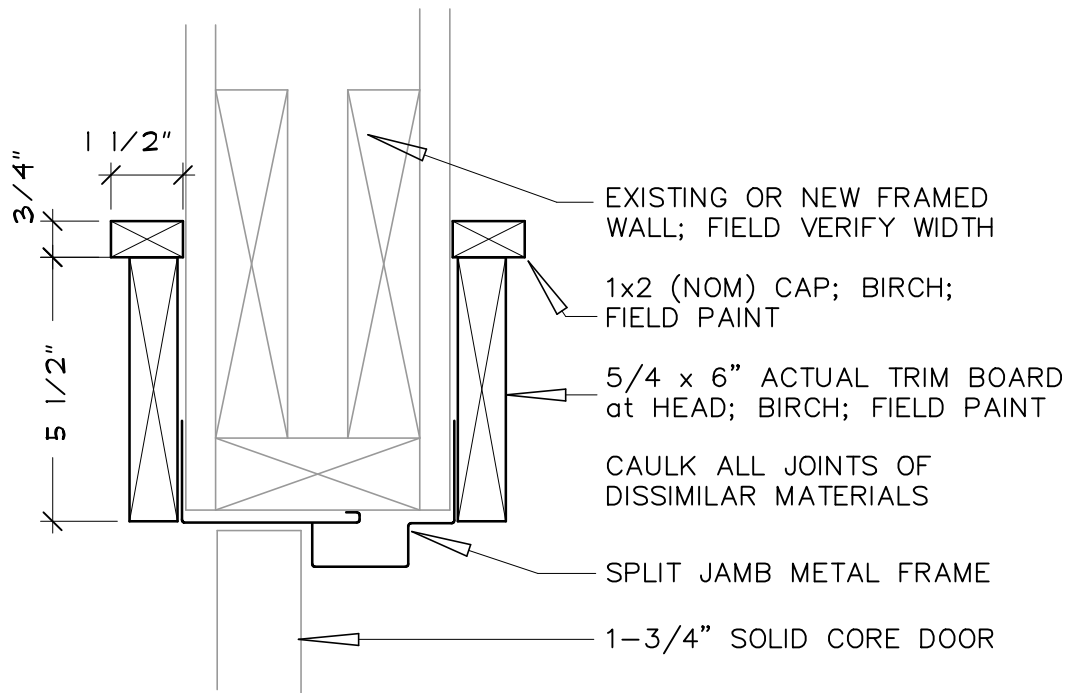
**SITE WORK ITEMS:**

41. C3.0 drawing: Heavy dashed line indicates limits of existing gravel to be removed.
42. Site Fencing is to be removed & re-used as shown. If elements are damaged or can not be re-installed, refer to specifications for type and quality of material to use for new.
43. Provide four painted, concrete filled steel bollards at corners of each equipment pad (Generator & DOAS) per typical detail (Sheet C5.0). Steel Bollards shall be 6'-0" in length: 2' in concrete pier below grade, and 4'-0" exposed. Paint all exposed steel and top of bollard.

Submitted by,



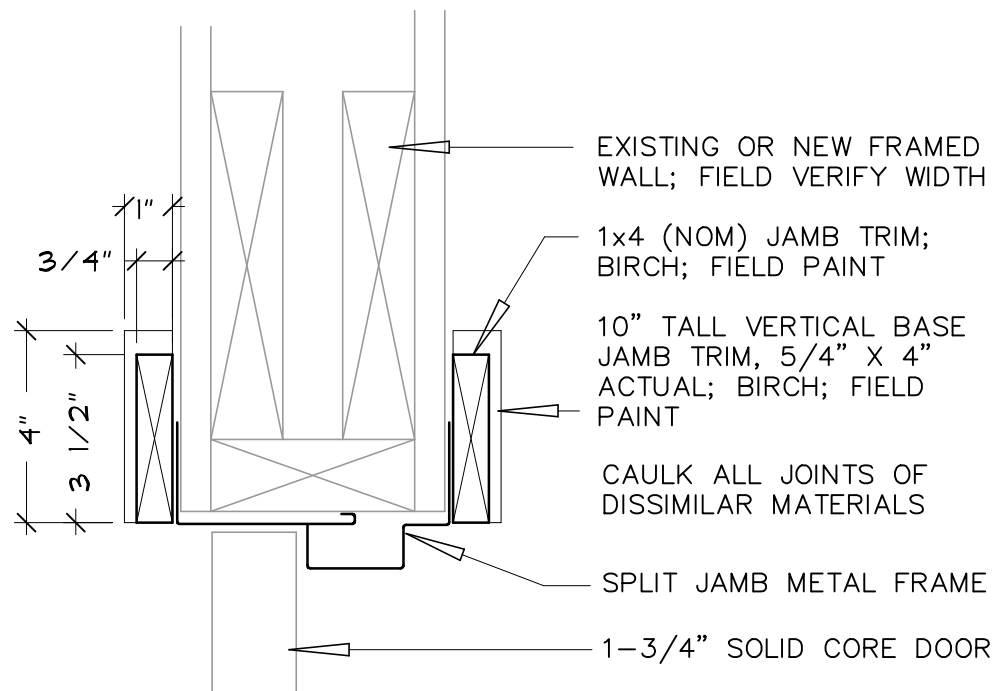
Attachments: (2) 8.5x11" door head & jamb details;  
 New specifications section: 08 1601 Molded Composite Doors (2 pp)  
 Door head & jamb details (8.5x11"; 2 pp)  
 Generator Schematic (11x17"; one page)  
 Generator Summary Sizing Report (one 8.5x11")



## DOOR HEAD—NEW WALL

SCALE: 3" = 1'-0"

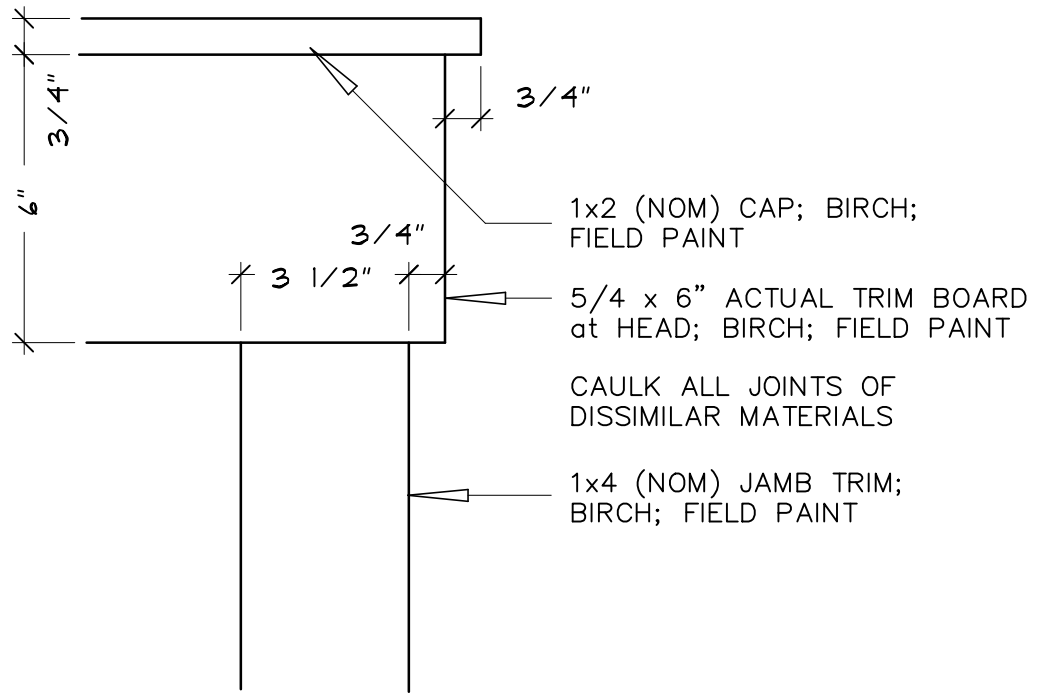
11



## DOOR JAMB—NEW WALL

SCALE: 3" = 1'-0"

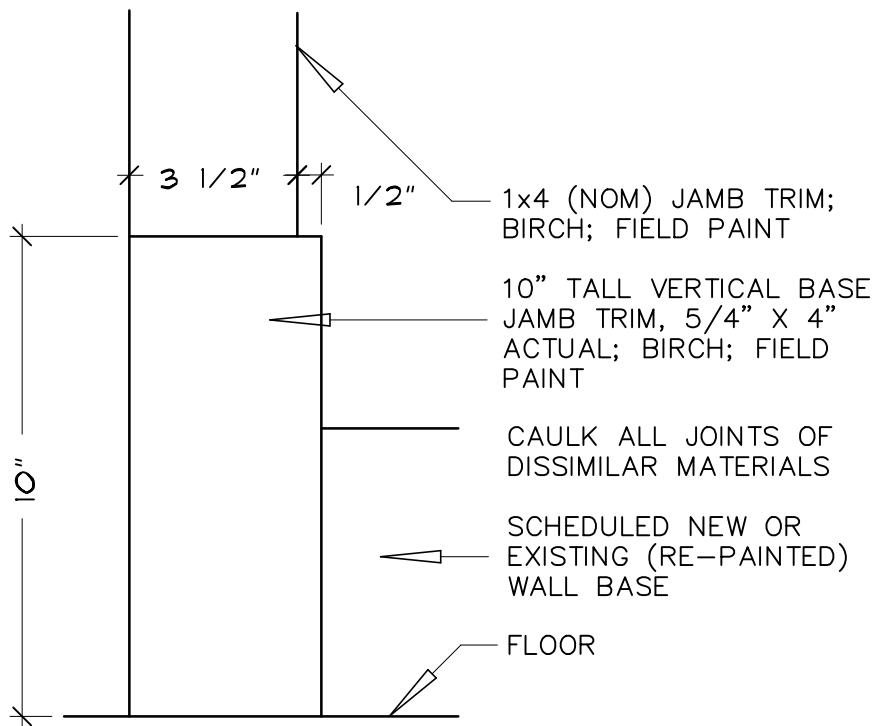
11



### DOOR TRIM — HEAD

SCALE: 3" = 1'-0"

12



### DOOR TRIM — JAMB

SCALE: 3" = 1'-0"

12



**SECTION 08 1601  
MOLDED COMPOSITE DOORS**

**PART 1 - GENERAL**

**1.01 SECTION INCLUDES**

- A. Interior Molded Doors:
  - 1. Passage Doors

**1.02 REFERENCES**

- A. American National Standards Institute (ANSI):

**1.03 SUBMITTALS**

- A. Submit under provisions of Section 0 13 00 - Administrative Requirements.
- B. Product Data: Submit door manufacturer current product literature, including installation instruction.
- C. Samples: Provide finish samples for all products.
- D. Quality Assurance Submittals
  - 1. Manufacturer Instructions: Provide manufacturer's written installation instructions.
- E. Closeout Submittals: Refer to Section 0 17 00 Execution and Closeout Requirements Closeout Submittals.

**1.04 DELIVERY, STORAGE AND HANDLING**

- A. Deliver doors, materials and components in manufacturer's original, unopened, undamaged containers with identification labels intact.
- B. Store doors as recommended by manufacturer.

**1.05 WARRANTY**

- A. Manufacturer's Standard Warranty: Assemblies will be free from defects in materials and workmanship from the date of manufacture for the time periods indicated below:
  - 1. Door Slabs: 5 years for defects in material and workmanship.

**PART 2 - PRODUCTS**

**2.01 MANUFACTURER**

- A. Acceptable Manufacturer: JELD-WEN, Inc.; 440 South Church Street, Suite 400, Charlotte, NC 28202; Toll Free Tel: 800-535-3936; Tel: 541-850-2606; Fax: 541-851-4333; Email: architectural\_inquiries@jeld-wen.com
- B. REQUESTS FOR SUBSTITUTIONS WILL BE CONSIDERED IN ACCORDANCE WITH PROVISIONS OF SECTION 01 6000 – PRODUCT REQUIREMENTS.

**2.02 BASIS OF DESIGN: DOORS ARE BASED ON JELD-WEN®'S MOLDED WOOD COMPOSITE INTERIOR DOORS:**

- A. Colonist Smooth All Panel

**2.03 PASSAGE DOORS**

- A. Door Style:
  - 1. Door Type: 6 - Panel.
  - 2. Surface Finish: Smooth
  - 3. Panels and Sticking Profile:
    - a. Raised Panel, Cove & Bead Sticking
- B. Core and Frame:
  - 1. Solid mineral core with all-wood frame.
    - a. Thickness: [1-3/4 inch with 20-minute fire rating].
- C. Hardware:
  - 1. Prep door for GC supplied hinge and lockset.
- D. Finish: Primed, for GC field painting.

## **PART 3 - EXECUTION**

### **3.01 GENERAL**

- A. Install doors in accordance with manufacturer's installation guidelines and recommendations.

### **3.02 EXAMINATION**

Inspect door prior to installation.

Inspect rough opening for compliance with door manufacturer recommendations. Verify rough opening conditions are within recommended tolerances.

### **3.03 PREPARATION**

- A. Prepare door for installation in accordance with manufacturer's recommendations.
- B. Trim bottom of jamb sides to achieve desired distance between door bottom and finished floor height.
- C. Do not install doors in frame openings that are not plumb or are out-of-tolerance for size or alignment.
- D. Field-Finished Doors: Trimming to fit is acceptable.

### **3.04 INSTALLATION**

- A. Install doors in accordance with manufacturer's instructions and specified quality standard.
- B. Use machine tools to cut or drill for hardware.
- C. Coordinate installation of doors with installation of frames and hardware.
- D. Coordinate installation of glazing.

### **3.05 TOLERANCES**

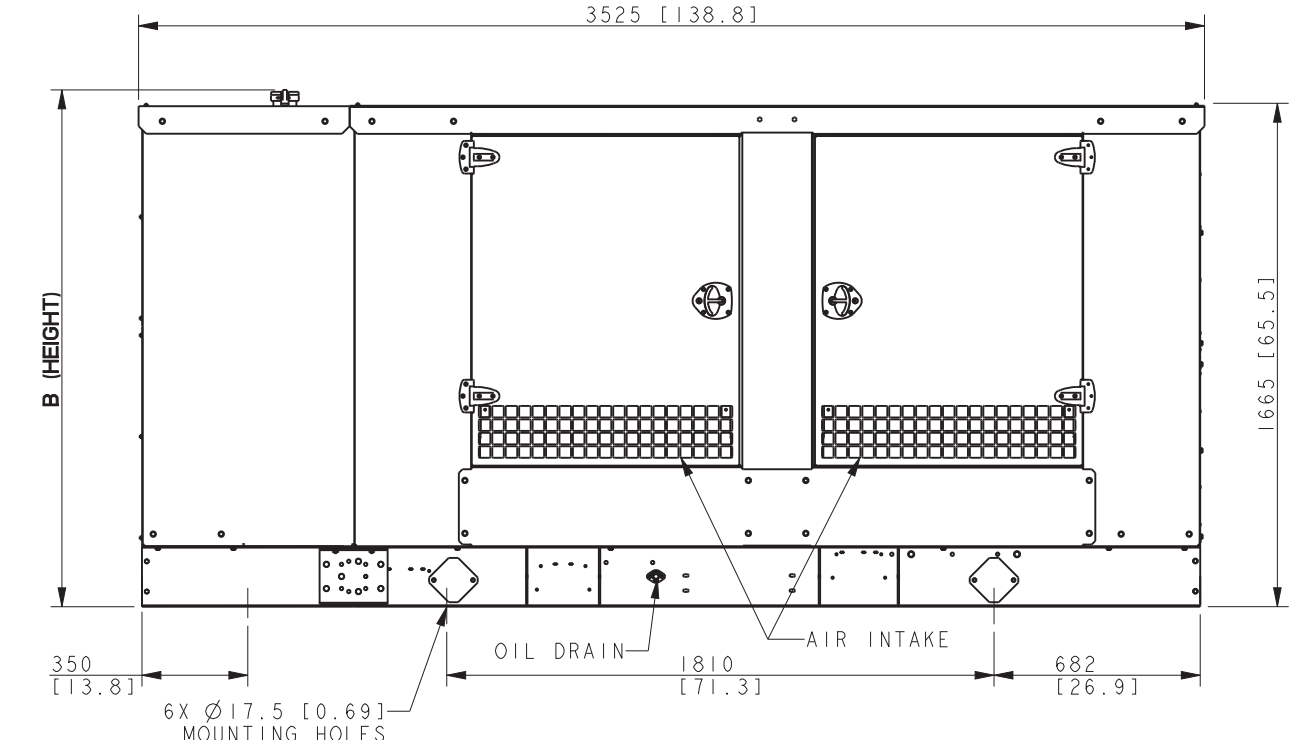
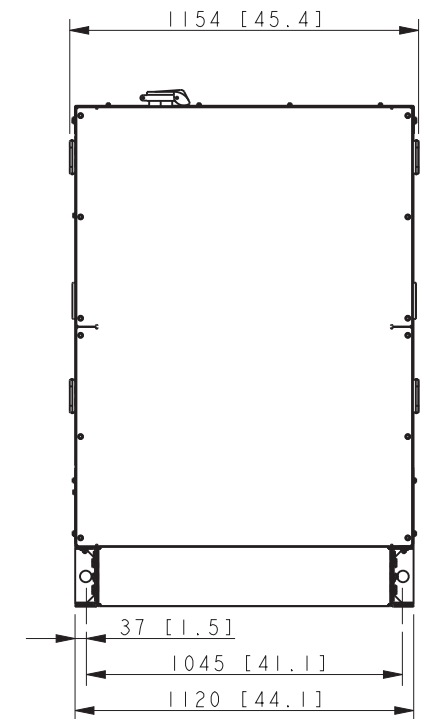
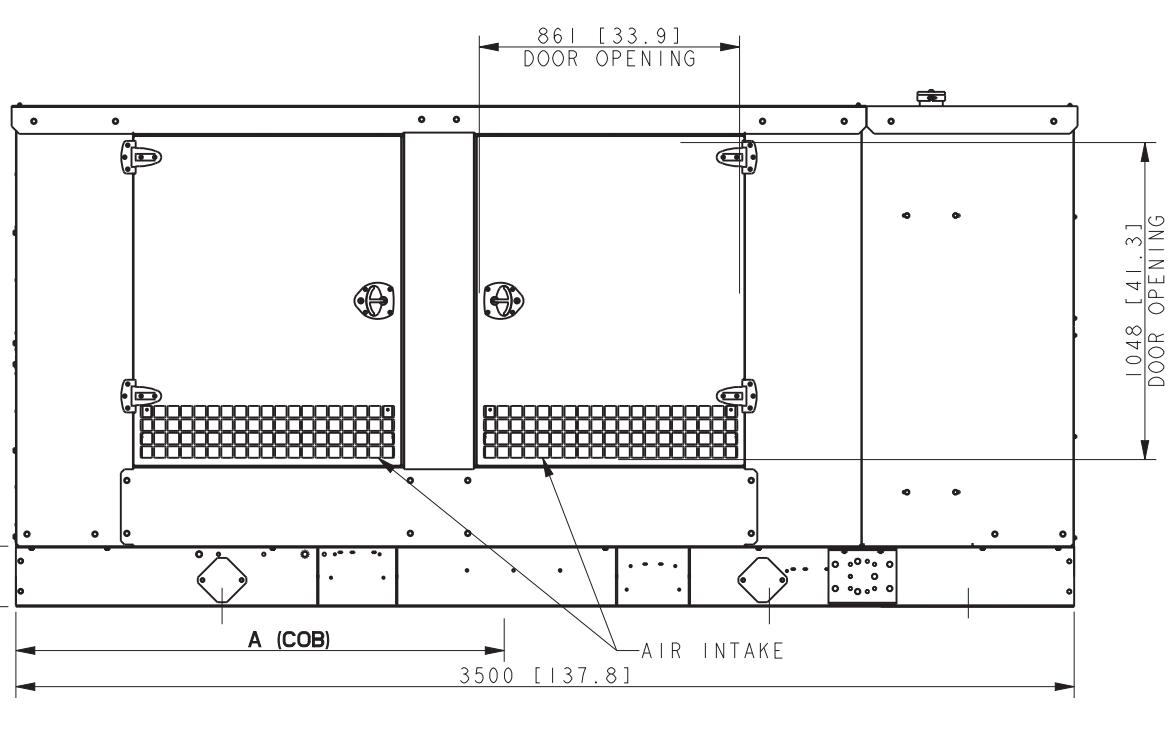
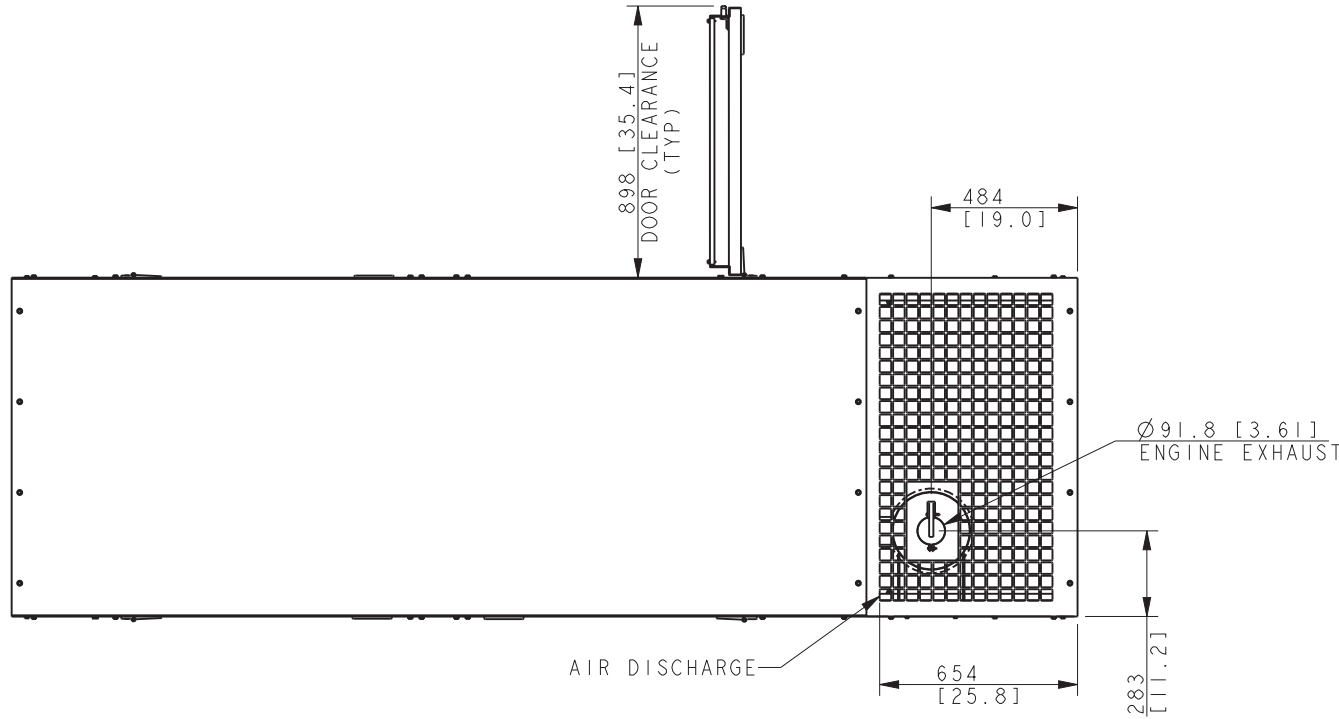
- A. Comply with specified quality standard for fit and clearance tolerances.
- B. Comply with specified quality standard for telegraphing, warp, and squareness.

### **3.06 ADJUSTING**

- A. Adjust doors for smooth and balanced door movement.
- B. Adjust closers for full closure.

## **SCHEDULE - SEE DRAWINGS**

DIM (MM)	80	100	100/125
A (COB)	1615	1651	1598
B (HEIGHT)	1709	1713	1713



MODEL	ALTERNATOR	GENSET WGT (WET) W/ ENCL		ENCLOSURE ONLY		
		KG	LBS	KG	LBS	
KG80	4R9X/4T9X	STEEL WEATHER	1417	3123	391	863
		STEEL SOUND	1427	3146	402	886
		ALUM SOUND	1337	2948	312	688
	4P10X	STEEL WEATHER	1394	3073	391	863
		STEEL SOUND	1404	3096	402	886
		ALUM SOUND	1315	2898	312	688
KG100	4R9X	STEEL WEATHER	1471	3243	399	879
		STEEL SOUND	1492	3290	409	902
		ALUM SOUND	1381	3044	319	704
KG100/125 KG125	4R12X	STEEL WEATHER	1539	3393	399	879
		STEEL SOUND	1549	3416	409	902
		ALUM SOUND	1460	3218	319	704
	4R13X/4T13X	STEEL WEATHER	1605	3539	399	879
		STEEL SOUND	1616	3562	409	902
		ALUM SOUND	1515	3340	319	704

DIMENSIONS IN [ ] ARE IN ENGLISH EQUIVALENTS.

REV	DATE	ON COMPOSITE DWGS. SEE PART NO. FOR REVISION LEVEL	BY	DO NOT SCALE. REFERENCE THE MODEL FOR ALL UNSPECIFIED DIMENSIONS
-	10-23-18	NEW DRAWING [CT191152]	ADP	<small>UNLESS OTHERWISE SPECIFIED:            ALL DIMENSIONS IN MILLIMETERS            GENERAL TOLERANCES:            X.XX ± 0.2            X.X ± 0.5            ANGLES ± 0°30' MAX            THIRD ANGLE PROJECTION</small>
A	1-16-19	(A-4) NOTE REMOVED; (A-1) MOUNTING POINT DIMENSION REMOVED [CT193090]	AWK	
B	14MAY2019	(B-4) 'B' WAS 'D'; (D-8) 'B' ADDED TO TABLE; (A-4) 6X Ø17.5 [0.69] WAS 8X [CT195808]	AWK	

**KOHLER**  
 KOHLER, WISCONSIN 53044  
 THIS DRAWING IN DESIGN AND DETAIL IS KOHLER CO. PROPERTY AND MUST NOT BE USED EXCEPT IN CONNECTION WITH KOHLER CO. WORK. ALL RIGHTS OF DESIGN OR INVENTION ARE RESERVED.

TITLE: **DIMENSION PRINT, KG80/100/125 6.2L ENCL.**

SCALE: 0.08 CAD NO. SHEET 1 of 1

ADV-9083 **D**

Issued w/ Addendum #2: 5/26/20



# SUMMARY SIZING REPORT

## Project information

Project name: Animal Resource Center Air Conditioning Only  
 Customer's name: DES  
 Customer contact: Pat Obrien

## Site requirements

Voltage:	120/208	Application:	Livestock Farms
Phase:	3	Emissions Requirement:	Stationary emergency (US EPA)
Frequency:	60Hz	Altitude:	500 Feet
Alt. Temp. Rise Duty:	130°C Standby	Max. Ambient Temp.:	120 Degrees F
Qty of Gensets:	1	Min. Genset Loading :	25 %
Fuel type:	LP Vapor	Max. Genset Loading :	90 %
Country :	United States		

## Site load requirements summary

Running kW:	72.61	Max. Starting kW:	73.18 in step 3
Running kVA:	83.90	Max. Starting kVA:	90.06 in step 3
Running P.F.:	0.87		

## Generator selection

Genset Model:	KG125	Alternator:	4R12X	Rated kW :	105.00
Engine:	KG6208TAHD	Alternator Leads:	12	Site Rated kW :	99.98
Emission level:	EPA Certified	Alt. Starting kVA	336.00	Seismic Certified	
BHP:	175.00	at 35% V dip:		UL 2200 Certified	
Displacement:	377.00	Cal Alt Temp rise	80C		
RPM:	1800	with site loads:			
		Excitation System :	PMG		

## Generator Performance Summary

Voltage Dip Limit:	20.00 %	Calculated Voltage Dip:	18.89 %
Frequency Dip Limit:	20.00 %	Calculated Frequency Dip:	15.23 %
Harmonic Distortion Limit:	10.00 %	Calculated Harmonic Distortion:	1.99 %
		Calculated Genset % Loaded:	72.62 %

The analysis provided from Power Solutions Center are for reference only. The installer must work with the local distributor and technician to confirm actual requirements when planning the installation. Kohler Co. reserves the right to change design or specifications without notice and without any obligation or liability whatsoever. Kohler Co. expressly disclaims any responsibility for consequential damages.

Report prepared by: Julian Meneses

**TOTAL SYSTEM INTEGRATION**  
 GENERATORS | TRANSFER SWITCHES | SWITCHGEAR | CONTROLS

In Witness thereof, the parties hereto have executed this Agreement, in triplicate, as of this \_\_\_\_\_ day of \_\_\_\_\_ 2020:

\_\_\_\_\_  
**Company Name**

**County of Jefferson, State of Missouri**

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Dennis J. Gannon County Executive**

\_\_\_\_\_  
**Print**

**Company Address:** \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**Phone:** \_\_\_\_\_

I hereby certify under section 50.660 RSMo there is either: (1) a balance of funds, otherwise unencumbered, to the credit of the appropriation to which the obligation contained herein is chargeable, and a cash balance otherwise unencumbered, in the treasury, to the credit of the funds from which payment is to be made, each sufficient to meet the obligation contained herein; or (2) bonds or taxes have been authorized by vote of the people and there is a sufficient unencumbered amount of the bonds yet to be sold or of the taxes levied and yet to be collected to meet the obligation in case there is not a sufficient unencumbered cash balance in the treasury.

\_\_\_\_\_  
**County Auditor**

**APPROVED AS TO FORM**

\_\_\_\_\_  
**County Counselor**