

**WASHINGTON COUNTY FAIRGROUNDS**  
**EXHIBIT HALL # 1**  
**ADDENDUM 1 REVISED ITEM BID SHEET**

| <u>ITEM NO.</u>                        | <u>ITEM DESCRIPTION</u>                   | <u>UNIT</u> | <u>QTY</u> | <u>UNIT COST</u> | <u>TOTAL PRICE</u> |
|--|---|-------------|------------|------------------|--------------------|
| 1                                      | Demolition                                | LS          | 1          |                  |                    |
| 2                                      | Excavation                                | LS          | 1          |                  |                    |
| Addl work price                        | Excavation                                | CY          |            |                  | N/A                |
| 3                                      | Steel Framing, Purlins, Girts             | LS          | 1          |                  |                    |
| 4                                      | Concrete/Masonry Work                     | LS          | 1          |                  |                    |
| 5                                      | Carpentry                                 | LS          | 1          |                  |                    |
| 6                                      | Insulation                                | LS          | 1          |                  |                    |
| 7                                      | Roofing/Siding                            | LS          | 1          |                  |                    |
| 8                                      | Windows/Doors                             | LS          | 1          |                  |                    |
| 9                                      | Painting                                  | LS          | 1          |                  |                    |
| 10                                     | Electrical                                | LS          | 1          |                  |                    |
| 11                                     | 6" Reinforced Concrete                    | LS          | 1          |                  |                    |
| Addl work price                        | 6" reinforced concrete                    | SY          |            |                  | N/A                |
| Addl work price                        | No. 57 Aggregate                          | CY          |            |                  | N/A                |
| Addl work price                        | No. 2A Aggregate                          | CY          |            |                  | N/A                |
| 12                                     | Epoxy Floor Treatment                     | LS          | 1          |                  |                    |
| 13                                     | ADA Restrooms                             | LS          | 1          |                  |                    |
| 14                                     | Replace base board heating units          | LS          | 1          |                  |                    |
| 15                                     | Air Conditioning, Hall 1<br>Add/Alternate | LS          | 1          |                  |                    |
| 16                                     | Air Conditioning, Hall 1<br>Add/Alternate | LS          | 1          |                  |                    |
| <b>EXHIBIT HALL # 1:</b>               |   |             |            |                  |                    |
| <b>Item 1 thru 14 Total Bid Price:</b> |   |             |            | \$               |                    |

|   |    |
|---|----|
| <b>EXHIBIT HALL # 1 :</b><br><b>Item 1 thru 14 Total bid Price:</b> | \$ |
|---|----|

Bid Price Written:

\_\_\_\_\_

\_\_\_\_\_ (\$ \_\_\_\_\_ )

\_\_\_\_\_

\_\_\_\_\_  
Signature of Bidder(s) as per page BD-3 or 4.

The undersigned acknowledges receipt of the following Addenda and that the cost, if any, of such revisions has been included in the bid sum.

**Addenda No. 1**    Dated \_\_\_\_\_

## TECHNICAL SPECIFICATIONS

1. All work shall be completed as shown on the plan sheets and as outlined in the Contract Documents.
2. These Specifications are intended to cover all work necessary for the project. The Bid Plans are given for information only. The Contractor is responsible for supplying final design, drawings, and calculations necessary for the rehabilitation of Exhibit Hall 1. Design drawings shall be submitted to the County for approval prior to commencing rehabilitation. Demolition shall be permitted prior to design drawing approval. Steel detailing for the required building addition is the responsibility of the Contractor. No additional compensation for either material or labor shall be allowed for work, included in these specifications, that was evidently omitted from the general scope of the plan and specifications.
3. The Contractor shall work within the limits as shown on the plans or as directed by the County. Beginning and ending stations and depth are to be adjusted only at the direction of the County and only to suit field conditions.
4. The Contractor shall lay out his work and he shall be responsible for all work executed by him under the contract. He shall verify all figures and elevations before proceeding with the work and will be held responsible for any errors resulting from his failure to do so.
5. All Construction Area Signing shall be in accordance with PENNDOT specifications. Maintenance and Protection of Traffic item to provide for all traffic control for contractor operations, if required. Contractor shall provide a 7 day advance notification of any closures required beyond work site area, and provide detour signing as appropriate.
6. The contractor shall thoroughly clean any debris and mud, etc. resulting from their activities on Washington County Fairgrounds property and Township roadways on a daily basis. The Contractor shall thoroughly clean the entire work site at the completion of this project. The work site, roadway, streambed slopes, etc., shall be cleaned of all construction debris, waste, and any disturbed earth.
7. **The design drawings are required to be submitted to the County within four weeks of project award. The stated contract duration of 160 days for construction will commence upon building permit approval. The anticipated review time is 7-10 days, per Chartiers Township.**

TS-1  
**SPECIAL PROVISIONS AND  
SUPPLEMENTAL TECHNICAL SPECIFICATIONS**

The following details the requirements of the Washington County Exhibit Hall # 1 Rehabilitation. The successful bidder shall supply a Lump Sum Breakdown for each item of the Bid Proposal (**upon award**) providing for a means of progress payments and change orders, if required:

**1) Demolition:**

- a. Roof Panels.
  - b. Entry doors (mandoors), north and south side of building. Installation to include new framing in rough opening. **Size to be in kind with original double entry doors.**
  - c. Lean-to/Restroom Area (East side), includes backfill of area to match existing grade, seeding and mulching. **Work includes eliminating / capping the utilities at this location. Utilities to be capped such that no live wires or water lines remain beneath existing floor; eliminate / cap at source.**
  - d. **Work includes removal of interior existing wall panels.**
- \*\* Proper disposal of all demolition materials.

**2) Excavation:**

- a. Removal of existing restroom/foundations East side of building.
- b. Excavation required for new roof drainage, new underdrains and floor drains, and connections to existing drainage. Excavation for water and sewage line connections: **Hall 1 required utilities are to be connected to existing on the southwest corner of the building, as this location provides the nearest connection available for the revised utilities.**
- c. Excavation for all footings required for new restroom area addition.

d. Work includes concrete sawcutting and removal of concrete floor for new interior floor drains, required plumbing, to the extent required for the rehabilitation of the building as specified.

**3) Steel Framing, Purlins, Girts:**

Provide steel framing to accommodate new restroom addition on West side of building. Provide purlins, girts per original steel framing or as per manufacturers recommendation for new steel building addition.

**4) Concrete / Masonry Work:**

a. Provide 6" Depth Reinforced Concrete in areas of existing flooring, removed for utility installation, if required. Provide 6" mesh reinforcing.

b. Provide 6" Depth Reinforced Concrete in new rest room addition area. Provide floor drains in each (men's/women's) restrooms and storage room, finish concrete surface towards drains in these areas.

c. Provide 6" 2A aggregate in all areas of reinforced concrete placement.

d. Provide for 36" minimum depth foundations for new restroom addition West side of building. Dowel into existing foundation of building for new restroom addition area.

**5) Carpentry:**

a. New purlins and girts to be same nominal size as existing for new restroom addition, or as per manufacturer's recommendation.

b. Provide for new window and door installations as indicated.

c. Provide interior door frame, and window mouldings.

d. All interior areas to be provided with drywalled and painted surfaces, per the indicated specifications. All framing for drywall installation shall be included.

Wall panels may be used in lieu of drywall, ceilings, and wall.

e. Metal studs/framing may be used in lieu of lumber for all areas of the building retrofit.

f. Provide 3-4" height baseboard floor trim in all areas of new restroom addition rooms as well as main hall.

**6) Insulation:**

a. Provide new insulation for finished ceiling and walls, using appropriate R values for region.

**7) Metal Roof / Siding:**

a. New 24 gauge roof panels and all trims, including end closures and ridge cap. Roofing to be commercial grade standing seam metal roof.

b. New 26 gauge wall panels and all trims, including corners, j-channels, and closures for new restroom addition and existing restroom removal area.

c. Provide vapor barrier for roof and wall panels.

c. New gutters and downspouts, 4 downspouts per side. Connect downspouts to existing drainage.

d. Submit color samples for roofing and siding to County for approval.

**8) Windows/Doors:**

**Provide double pane, commercial grade windows and doors in all areas.**

a. Two (2) new **double** entry doors (mandoor, HC accessible), East and West side of building.

b. Three new doors (mandoor HC accessible) for restrooms/storage area.

c. One new ~6'x8' **(six foot by 8 foot)** window, SouthWest corner of building - in new restroom entry area.

**d. Provide hollow metal doors and frames for new restroom areas. Provide metal doors meeting code requirements for exterior replacement doors.**

**9) Painting:**

a. Paint interior with one coat primer, two finish coats of interior eggshell finish. Paint ceiling with one coat primer, two coats white ceiling paint. Paint any exposed steel with two coats of semi-gloss, oil based paint. Paint all interior door and window trim with one coat primer, two coats interior semi-gloss paint. Submit color samples to County for approval.

b. Paint exterior of building to match new exterior siding at restroom addition. Provide appropriate exterior paint system with color matching new addition to County for approval.

**10) Electrical:**

a. Provide up to 2 new (exterior) LED lights in paved lot area, South side of building, switch operated.

b. Provide up to four LED lighting fixtures for each restroom. Provide one led fixture in restroom access area, switch operated. Provide a hot air hand dryer at each restroom. Provide one surge protected outlet at each restroom.

c. Provide 1 (one) 40 gallon electric hot water heater to supply restrooms.

d. Provide for 2 each wall mounted electric heaters in each restroom. Item includes all wiring and appurtenances required for installation.

e. Provide lighted emergency exit signs at each exterior mandoor.

f. Provide for switch operated, temperature controlled exhaust fans (4 each) in ceiling of main hall of Building No. 1. Install exhaust fans on East side of roofing.

g. Provide 3 Phase Service and new panel / subpanel as required for Item 15, Air Conditioning.

h. Provide fifteen (15) each new interior ceiling fans for air circulation. Provide commercial grade unit replacements. Suspend each replaced unit 16 FT from floor level. Provide catalogue cuts to County for approval. County to retain existing fixtures for re-use. Item includes all required wiring and appurtenances.

i. Provide forty two (42) new interior LED light fixtures to replace existing units in ceiling. Item includes removal and installation including all required wiring for

installation. (Provide fixtures in kind with existing LED fixtures in Hall 1.)  
County to retain existing light fixtures for re-use.

**11) 6" Reinforced Concrete:**

a. Work per areas described above. Provide SY price as a basis for any changes uncovered, as well as a CY price for No. 57 and No. 2A aggregates, separately.

**12) Epoxy Floor Treatment:**

a. Provide for epoxy floor treatment in Building No. 1. Submit color samples with material catalogue cuts for County approval. Work includes preparation on old or new surfaces per the manufacturer's recommendations. Epoxy floor treatment to be applied in main hall as well as new restroom addition.

Provide "Rust-oleum EPOXYSHIELD Professional Floor Coating" or equivalent product for this item. Provide installation per manufacturer's instructions.

Existing cracks and joints to be sealed per manufacturer's recommendations. Bidder responsible for determining extent of crack joint treatment required.

(Hall 1 is available for review by bidders prior to bid opening.)

**13) ADA Restrooms:**

**Include all work necessary for the installation of the proposed restrooms. Provide commercial grade items for plumbing fixtures.**

Men's room to include 4 urinals, 3 stalls, and 3 sinks. (One HC stall.)

Women's room to include 6 stalls and three sinks. (One HC stall.)

Provide up to 4 LED lighting fixtures in each restroom. Provide water resistant drywall for restrooms. Provide ADA entry doors, with hardware. Provide one baby changing station, each

restroom. Provide tamper resistant mirrors above each sink provided. Dimensions provided in plans can be adjusted as needed to accommodate the above items.

Work to provide utilities to this restroom addition should be included in this lump sum item; some electrical items for ADA restrooms are included in with the electrical item lump sum.

**14) Replacement of two (2) Gas Ceiling Mount Heating Units:**

Provide replacement of two each existing gas fired ceiling heating units with comparable units. Provide County with catalogue cuts for proposed replacement units. Item to include removal, installation of in-kind heating units.

**15) Air Conditioning Option 1 (Add Alternate):**

Provide forced air, air conditioning for Hall 1. Provide four overhead runs of duct work for air conditioning running the width of the building. Provide two alternates for the mechanical units for air conditioning of Hall 1. Air conditioning units to be positioned on East side of building. Provide concrete pads for units with positive drainage.

**16) Air Conditioning Option 2 (Add Alternate):**

Provide forced air, air conditioning for Hall 1. Provide four overhead runs of duct work for air conditioning running the width of the building. Provide two alternates for the mechanical units for air conditioning of Hall 1. Air conditioning units to be positioned on East side of building. Provide concrete pads for units with positive drainage.

**Note, Items 15 and 16:**

Hall 1 Occupancy is 1400 persons. Provide two separate alternatives for providing forced air conditioning for Hall 1. For each alternative, provide four runs of ductwork running the width of the building with a minimum of four vent locations on each run. This work is an add alternate and will be completed at the County's discretion.