



ADDENDUM NO. 1
COUNCIL BLUFFS ROOFS
HAIL DAMAGE REPAIRS
Council Bluffs, Iowa

HGM PROJECT #151212

DATE OF ISSUE: May 23, 2013

DATE OF BID OPENING:

May 29, 2013 until 10:00 a.m. regarding Proposal A and until 2:00 p.m. regarding Proposal B and
May 30, 2013 until 10:00 a.m. regarding Proposal C and until 2:00 p.m. regarding Proposal D

NOTE TO PLANHOLDERS: Please insert this addendum into your copy of the Project Contract Documents. The following additions or changes to the Contract Documents for the above named project are issued by the Architect and have the same force and effect as though part of the original issued.

CHANGES TO PROJECT MANUAL

NOTICE TO BIDDERS

Refer to NB-3; Add the following clarification:

Each individual Lump Sum Bid item shall be awarded separately as listed on the bid proposals.

INSTRUCTIONS TO BIDDERS

Refer to IB-3, paragraph 8; Add the following clarification:

All contractors shall be licensed by the City of Council Bluffs.

Refer to IB-3, paragraph 8; Add the following clarification:

All awarded contract sites will require separate City construction permits to be obtained by the Contractor. Contractor can obtain permit forms from the City's permit department or they can be downloaded from the City's website. There will be no fees for the Contractor associated with the issuance of the permit.

SECTION 07 41 13 METAL ROOF, WALL & SOFFIT PANELS

Refer to 07 41 13-3, line 24; Add the following:

Curved metal roof panels are exempt from watertight warranty.

Refer to 07 41 13-4, line 25; Add the following after otherwise: "on drawings".

SECTION 07 53 23 EPDM ROOFING

Refer to 07 53 23-3, line 20; Add the following after warranty:

Where Metal Era Anchor-Tite Fascia System exists,

Refer to 07 53 23-3, lines 43-44; Delete in entirety and add the following:

Unless noted otherwise on the drawings, match existing insulation thickness removed.

1 SECTION 07 54 00 TPO ROOFING

2 Refer to 07 54 00-5, lines 14-17; Delete in entirety.

3 Refer to 07 54 00-8, line 24; Delete the following:

4 “MECHANICALLY FASTENED”

5 Refer to 07 54 00-8, line 34; Add the following:

6 “Membrane roofing to be fully adhered system.”

7 Refer to 07 54 00-9, lines 4-6; Delete in entirety.

8

9 **CHANGES TO DRAWINGS**

10

11 TYPICAL ALL PLANS

12 Add the following:

13 Unless noted otherwise on drawings, tapered insulation is not to be considered part of the base bid. If
14 encountered during construction, new tapered insulation will be added by change order.

15 Crickets in the roof construction areas are to be removed and replaced as part of base bid.

16

17 SHEET A1.34

18 Refer to Demolition Notes, note 2; Delete in its entirety.

19 Refer to Demolition Notes, note 5; Delete the following:

20 “ductwork”.

21 Refer to Demolition Notes; Add the following:

22 6. Scupper & downspouts on south elevation of low roof to remain – protect from damage.

23 Refer to Construction Notes, note 2; Delete the following:

24 “ductwork”.

25

26 SHEET A1.48

27 Refer to Demolition Notes, note 1; Change the following:

28 Delete “retain tile for salvage” and Replace with “Contractor to have salvage rights to tile & copper”.

29

30 SHEET A1-52B

31 Refer to Demolition Notes, notes 1 & 2; Note the following:

32 Conduit exists under roofing on top of wood deck. Roofing operations to accommodate existing
33 conduit.

34

35 SHEET A1.79C

36 Refer to 4 ROOF PLAN – DUGOUT (18); Change the following:

37 Delete (18) and replace with (20).

38

39 SHEET A1.96

40 Refer to Demolition Notes, note 1; Add the following after system:

41 including end wall panels.

42 Refer to Construction Notes, note 1; Add the following after system:

43 including end wall panels.

44

45

1 SHEET A1.98

2 Refer to Demolition Notes, note 1; Delete in its entirety.

3 Refer to Construction Notes, note 1; Add the following:

4 Existing roof shall be covered with flute fill insulation system, 7/16 OSB sheathing and high temp ice
5 and water shield prior to installation new prefinished metal roofing system.

6

7 SHEET A1.101

8 Refer to Demolition Notes, note 1; Add the following after system:
9 including end wall panels.

10 Refer to Construction Notes, note 1; Add the following after system:
11 including end wall panels.

12

13 SHEET A7.31

14 Refer to Photograph 11; Add the following:

15 Remove and replace prefinished metal end wall panels.

16

17 SHEET A7.33

18 Refer to Photograph 9 & 10; Add the following:

19 Remove and replace prefinished metal end wall panels.

20

21 If a substitute material, product or manufacturer has been requested to be allowed, it will appear in an
22 addendum only if approved. If not in the addenda, the alternate method, product or manufacturer is not
23 approved.

24

25 All other stipulations and requirements of the plans and specifications remain in effect. This addendum
26 shall be attached to and made part of the Contract Documents and shall be acknowledged with the
27 bidders proposal.

28

29 Respectfully Submitted:

30 HGM ASSOCIATES INC.

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32 

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34 Dean Fajen, P.E., A.I.A.

35 Project Manager

36

37 Attachment: Prebid Meeting Sign-up Log



Project Name & Location: CB ROOFS RENOVEMENT

Meeting Place: PRE-BID MTG

Date & Time: LIBRARY 5/23/13 10:00 AM

ATTENDANCE LIST

NAME	FIRM	MAILING ADDRESS	PHONE / FAX	CELL/EMAIL#
Dean Fajen	HGM Associates Inc	640 5th Avenue Council Bluffs, IA 51502	P (712) 323-0530 F (712) 323-0779	C (402) 677-2040 E dfajen@hgmonline.com
ROBERT RALEIGH JR	RENAISSANCE ROOFING, INC	2231 HAWKEY DR. BELVIDERE, IL 61008	P 815-547-1725 F 815-547-1125	C 815.378.4470 E rwr2@venroof.com
RODIA RENARD	McKinnis Roofing	P.O. Box 37 Prairie NE	P 402-426-2644 F 402-426-2643	C E RRENARD@McKinnisRoofing.com
Guy Chivworth	McKinnis Roofing	P.O. Box 37 Blum NE	P 402-426-2644 F 402-426-2643	C 402-637-8053 E gchivworth@McKinnisRoofing.com
SCOTT RISDORF	Rivenside Coal	12940 Petrick Cir	P 402-491-0601 F 402-491-0601	C 402-435-8130 E SRSC01201@AOL.com
AARON WUBBES	WEATHERCRAFT Co. of LINCOLN	5410 NW 44th Lincoln, NE 68524	P 402 450 5215 F 402 435 8130	C 402 - 435 - 3567 E KenhC@weathercraft.us
Steve DuPass	City of C.B.		P F	C E
GARY FREDERICKSON	RDC	19445 BIRDSAY RD	P 712-254-7556 F 712-254-7660	C 402-350-8544 E REPAIRING DREAM.COM@RDC.COM
JEFF JOHNSON	DKI	6001 Grover Omaha NE 68106	P 402-551-3333 F 402-558-1893	C 402-510-4900 E jeff@accentdki.com



Project Name & Location:

Meeting Place:

Date & Time:

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Dean Fajen	HGM Associates Inc	640 5th Avenue Council Bluffs, IA 51502	P (712) 323-0530 F (712) 323-0779	C (402) 677-2040 E dfajen@hgmonline.com
Brad Paul	Precision Roofing	Lees Summit MO	P 816-254-7100 F 816-254-7337	C 316-203-1299 E bap62@msn.com
Tom Flores	DRANDERSON	PO BOX 34340 OMAHA, NE 68134	P 402 572 7350 F 402 572 8807	C 402 708 8929 E jflores@dranderson.com
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Haley headers	West Central Rfe	201 340 FT MINOEN IA.	P 712 256 9028 F 712 256 9028	E WCR@WALNUTEL.NET C
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