

# CARSTENS FIRE SPRINKLER AND FIRE ALARM PROJECT – ADDENDUM 1

## ADDENDUM #1

### 1. ADDENDUM ITEMS:

#### 1.1 GENERAL

- A. Date: May 31, 2019
- B. From: BranchPattern, Inc.
- C. To: General Contractors, Subcontractors, Suppliers and Plan Service Bureaus
- D. Project: Carstens Fire Sprinkler and Fire Alarm Project
- E. The Architect issues this addendum to the General Contractor, Subcontractors Suppliers and Plan Service Bureaus of record prior to receipt of proposals. General Contractor shall acknowledge receipt of this Addendum #1 by so indicating on the Proposal Form. Failure to do so may subject bid to disqualification.
- F. All information and instructions included in the Contract Documents Project Manual and Drawings dated May 16, 2019 shall apply.
- G. Reference the attached Sign in Sheet list of Pre-Bid Walk-Thru meeting attendees furnished for all bidding contractor's information.
- H. All information and instructions given herein in this Addendum #1 shall become a part of the Contract Documents.

#### 1.2 GENERAL ITEMS

- A. The Carstens Activity Center building and site will be occupied by facility residents and employees throughout the duration of the project construction. All tools and materials shall be stored in a safe and locked up locations inaccessible to facility residents. Work in various areas of the building will need to be closely coordinated and scheduled with the owner. Contractor may perform work from 6:30 AM to 5:00 PM on Monday through Friday.
- B. Parking lot to the southwest of Carstens Activity Center may be used by contractors for parking, job site trailer and storage unit during the project. The handicap parking space will still be used by building occupants and must remain clear.
- C. All trenches and other construction hazards shall be fenced off with t-post and orange construction fence or other approved fencing.
- D. Room 124 may be used by contractors for storage and work. Coordinate with owner.
- E. The site should be cleaned at the end of each workday in all areas.
- F. Contractors responsible for verifying site conditions and dimensions prior to bid.
- G. Pool room work will be completed near the end of the project. Coordinate pool drainage if required with owner 4 weeks in advance.

#### 1.3 SPECIFICATIONS

- A. Reference Special Conditions, Clause #12: Delete (delete if not required). Background Checks

# CARSTENS FIRE SPRINKLER AND FIRE ALARM PROJECT – ADDENDUM 1

are required and shall be implemented as noted in this Clauses #12.

- B. Reference Wet-Pipe Sprinkler Systems, Sections 2.5.C and 2.5.E: Provide concealed fire sprinklers at all ceiling and sidewall locations. Provide pendant type fire sprinklers in pool, gym, pool filter room, and mechanical rooms. All exposed fire sprinkles to be chrome finish with the exception of in the pool, locker rooms and pool filter room which shall have brass with nickel finish construction. Ceiling and Sidewall sprinkler escutcheons to be white color.

## 1.4 DRAWINGS

- A. Reference Sheet A1.01: Provide tile patching for 12" x 12" tile floor at saw cut areas in rooms 104 and 104C. Tile to match as closely as possible. Owner will have existing tile or any other suspected asbestos containing material impacted by project sampled and abated at owner's cost if necessary.
- B. Reference Sheet C1.01: Existing utilities to be located by owner, coordinate with owner. The (2) separate 1" conduit raceways for future fiber optics are to be routed on the north side of the side walk to the west wall of the Carstens Center. PVC conduit to be routed up with long radius elbows below grade and along the exterior wall with expansion fitting and penetrate into the gym at same elevation as adjacent existing PVC LB conduit as low as possible. Provide (2) 4"x4"x4" weatherproof PVC junction / pull boxes at penetration. Galvanized EMT raceways to be routed in gym attached to gym wall to new FACP. All exposed raceways to be painted to match adjacent surfaces.
- C. Reference Sheet FA0.01: General Notes: Existing fire alarm system to remain fully functional throughout construction to protect the existing fully occupied facility until new system is completed to replace existing. The building's fire alarm system cannot be disabled for anything longer than a period of 4 hours each day without fire-watch personnel provided by the contractor being on hand performing a fire watch.
- D. Reference Sheet FAD1.02: Leave existing FACP cabinet in place and remove all interior fire alarm components. Paint back of cabinet glass to match cabinet.
- E. Reference all Fire Alarm and Fire Sprinkler Sheet: Provide 1 fire sprinkler zone in lieu of 2 to serve the entire building.
- F. Reference Sheet FA1.01: Relocate existing light fixture in room 104 to avoid conflict with new wall of room 104C.
- G. Reference Sheet FA1.01: Relocate the existing Radionics 9127 Poppit zone module with trouble and alarm addressing and extend associated wiring from the existing FACP to the new FACP location. Interface the relocated zone module with the new FACP to maintain the existing building fire alarm system's trouble and alarm campus wide JCI monitoring and notification system.
- H. Reference Sheet FA1.02:
  - 1. Change key note 2 to read: "NOT USED". Change keynote 3 to read: "CONNECT EXISTING FIRE SUPPRESSION SYSTEM TO NEW FACP. INTERFACE WITH EXISTING EQUIPMENT AND SHUT DOWN ALL AHUS AND TURN ON EXHAUST FAN. EXHAUST FAN SWITCH TO BE OVERRIDDEN TO "ON" IN EVENT OF ALARM".
  - 2. Change key note 4 to read: "PROVIDE (2) 1"C WITH PULL STRINGS FROM FACP TO NEAREST TUNNEL EAST OF BUILDING D. SEE CIVIL SHEET C1.01. PROVIDE LONG RADIUS ELBOWS WITH A MINIMUM OF 24" OF COVER. CONDUITS WILL BE USED

## **CARSTENS FIRE SPRINKLER AND FIRE ALARM PROJECT – ADDENDUM 1**

FOR FUTURE FIBER OPTICS NETWORK. CONNECT NEW FACP TO THE EXISTING JCI GENERAL TROUBLE/ALARM EQUIPMENT IN THE BOILER PLANT. THE NEW FACP SHALL BE NETWORKED AND ACCESSIBLE AT THE MAINTENANCE MANAGERS OFFICE AND SWITCHBOARD RECEPTIONS STATION VIA SOFTWARE PROVIDED BY THE FACP MANUFACTURER OVER THE EXISTING PASSWORD PROTECTED SECURED IP NETWORK”.

- I. Reference Sheet All Fire Alarm Sheets: All exposed fire alarm wiring to be in galvanized steel EMT raceways painted to match adjacent wall or ceiling surfaces. Plenum rated wiring supported with j-hooks routed parallel and perpendicular to structure above ceilings is allowed on this project.
- J. Reference Sheet FS1.01& FS1.02: Provide all stainless-steel hangers and hardware in rooms 122 and 124.
- K. Reference Sheet All Fire Sprinkler Sheets: Provide concealed fire sprinklers with white cover plate at all ceiling and sidewall locations. Provide pendant type fire sprinklers in pool, gym, pool filter room, and mechanical rooms. All exposed fire sprinkles to be chrome finish with the exception of in the pool, locker rooms and pool filter room which shall have brass with nickel finish construction.

**END OF ADDENDUM #1**

