



## Department of Procurement Services

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160 South Hollywood Street · Room 126 · Memphis, TN 38112 · (901) 416-5376

### QUESTIONS AND ANSWERS

#### **IFB 04252022AW CCTE MT. PISGAH NINTH GRADE ADDITION**

1. **Please share the pre-bid meeting sign in sheet with all pre-bid participants.**
  - a. <http://www.scsk12.org//procurement/uploads/bids/2015/Pre%20Bid%20Meeting%20Sign%20In%20Sheet-%20IFB%2004252022AW%20CCTE%20Mt.%20Pisgah%20Ninth%20Grade%20Addition.pdf>
2. **Anticipated terms of the contract are for 1 yr., but the final completion of work is set for August 12, 2022. Are bidders and subcontractors, architects and engineers to assume general conditions in their bid for the term of 12 months or 4 months?**
  - a. The anticipated term of the contract is one year. Four months is the push goal. However, the impact of the weather or other unforeseen conditions may impact this goal. Any situations that impact this goal will be addressed as needed. The term of the contract will remain unchanged. The goals are necessary and flexible within the terms of the contract.
3. **Calvin McGowen stated work should be completed before school starts. Is this substantial completion or final completion?**
  - a. The push goal (i.e. final competition) is final completion.
4. **Please furnish all existing scaled as-built drawings for the existing facilities.**
  - a. See the attached drawings.
5. **North hallway assembly and installation of new lockers. Are the lockers already purchased? Will lockers require mounting hardware for installation against the CMU block walls. How many fasteners are required per locker?**
  - a. The requisition for the lockers has been submitted and should be available before the execution of this contract.
  - b. The lockers are to be assembled and installed in accordance with the manufacturer's specifications.
  - c. The lockers are free standing and do not require fasteners.

- 6. Room #100 painting: Smartboard is in room but display module was not installed. Calvin stated smartboard to remain in place in this room and for contractor to paint around it. Will this smartboard remain in place as is or will it be removed with all other fixtures? Remove dry erase boards for painting? What if dry erase board is glued to wall? Model room did not have any wall mounted fixtures, dry erase boards or Smartboards, please clarify. Smartboards have surface mounted conduits and electrical, will all these components be removed as well?**
- a. Painting of Room – New paint finish must be compatible with existing finish. New paint color shall match existing color unless noted or directed otherwise.
  - b. Paint around smartboards.
  - c. Remove, store, and protect all whiteboards and artwork, for reinstallation prior to wall surface preparation.
  - d. Prep and repair walls, including corner repair, to smooth finish (level 4 minimum) for primer application
  - e. Prime all walls before painting
  - f. Paint walls from baseboards to ceiling. Apply minimum of two (2) coats of paint.
  - g. Paint all exposed conduit and boxes.
  - h. Reinstall whiteboards and install new whiteboards in place of chalkboard locations.
  - i. Refinish entry doors and frames on both sides.
  - j. Paint around all windows.
  - k. Paint to and around counters and fixtures where applicable.
- 7. Room #101: Will smartboard be removed from room with all associated surface mounted conduits and electrical components? Is it acceptable to repair cracks in CMU and corners of room with caulk and paint, or will additional repair measures be required (typical of all rooms where surfaces are damaged and in need of paint)? Removal, relocation, and protection of equipment, will the contractor be responsible for handling of Owner's FFE and relocation, or will the Facilities Department handle this scope for contractors to focus solely on construction activities? Removal of toilet, Calvin stated that toilet and grab bar fixtures are to be removed, repair plumbing below slab and cover over with new concrete and close matching floor tile, and repair CMU wall at plumbing penetrations. Sink and wall mounted toilet accessories to remain in place?**
- a. Remove smartboards, cap electrical inside wall and turn off back to main. Repair the wall.
  - b. Repair the cracks in the walls in accordance with industry, code and MSCS standards.
  - c. Owner will handle all FFE and be responsible for relocation.
  - d. The renovation of the restroom as stated is correct. (Please see amended scope of work)
- 8. Room #102: Will dry erase boards, overhead projector screen and black clips/zipties at ceiling grid be removed in entirety?**

- a. No. The whiteboard (i.e. dry erase boards) will be replaced after painting. All other items will be removed, and the wall repaired.
- 9. Science Lab #1: Will projector screen be removed? Is it acceptable to repair cracks in CMU and corners of room with caulk and paint, or will additional repair measures be required (typical of all rooms where surfaces are damaged and in need of paint)? Cabinets to remain in place and receive paint around perimeter?**
- a. Do not remove smartboard.
  - b. Repair the cracks in the walls in accordance with industry, code and MSCS standards.
- 10. Science Lab #2: Will projector screen be removed?**
- a. No.
- 11. Room #105: Will projector screen and dry erase boards be removed in entirety?**
- a. No.
- 12. Room #107: Will tackboards, dry erase board, and pencil sharpener be removed in entirety?**
- a. Whiteboard/dry erase board and tack boards and will be replaced after painting.
  - b. Pencil sharpener will be removed in its entirety.
- 13. Room #109: Will dry erase and tackboards be removed in entirety?**
- a. Whiteboard/dry erase board and tack boards and will be replaced after painting.
- 14. Student Boys Restrooms 1st floor: Removal of current flooring, existing ceramic tile flooring appeared to be in good shape, is it supposed to be removed? Repair floor where needed, no damaged areas noted. Existing ADA toilet appeared to be compliant with the exception of the toilet paper dispenser location, partitions are steel and concrete and appear to be in good shape? Do these need to be replaced? Calvin stated he would rewrite this scope of work, please clarify. Remove old sinks and fixtures, existing appeared to be ADA compliant with the exception of no mirrors installed. Girls restroom was not toured as pre-bid meeting ran out of time and called off.**

- a. Please see the amended scope of work for IFB.
- b. You may contact the Principal or Plant Manager of the school to take a look at the site.

**15. Library: Scope calls for removal of all books, shelves, and check out desk for storage elsewhere, and to strip entire library, dispose of computer and student desks, re-install all book, shelves and checkout desk, remove all projector equipment form walls and ceilings. Calvin verbally stated he would revise scope for books to be removed by school staff, wall mounted shelves could remain in place and be painted around, and modular checkout desk with power and data whip (pigtail) may need to be relocated, please confirm. Also computer desks are integral to the building and made of CMU partial height walls with built in electrical and data and countertop and wall caps, are these to be removed as well? If so, floor repairs would be required.**

- a. The bookshelves will be removed by the contractor.
- b. All shelves will need to be removed as the vendor for the new shelves will need the space to install the new shelving.
- c. The computer desk will be demolished, and the floors and walls repaired.

**16. School Signage: Will all existing exterior signage components and marquees be required to be removed in entirety? Calvin stated both Balton Sign Companies, and Golden Rule Sign Co?, are familiar with SCS requirements, but no SCS signage requirements are defined in this scope of work. Will SCS provide a budget / unit cost / or contingency for signage demo and replacement scope of work?**

- a. For the purpose of clarity, the scope of work and IFB is for MSCS (SCS).
- b. As a general contractor, you may contract whomever you please. MSCS standards are the same as Shelby County Code Enforcement.
- c. The contractor must provide a rendering of the marquee to be approve by the School Principal.

**17. Balance of rooms in the defined scope of work were not toured or guided by Calvin McGovern due to timing out and another pre-bid meeting taking place. Will SCS provide more detailed scope of work for the balance of rooms on this list as well as detailed information about the scope of work for the Gymnasium? Concerns from General Contractors that toured the building on their own stated that the scope of work may not be accomplished in the completion timeline provided.**

- a. Please see the amended scope of work for IFB.
- b. You may contact the Principal or Plant Manager of the school to take a look at the site.
- c. It was stated that as with all construction contracts there may be unforeseen delays. Additionally, the contractor may request for an extension in writing.

Any contractor that is working in “Good Faith” to complete the contract does not have to be concerned with the indemnity clause of the contract.

**18. Gym: please define location of concrete ADA ramp and approximate length required. Will roof require a complete tear-off or re-coating with compatible patch material? What wood trim needs to be replaced? Will painted logos match existing if there are existing? Please furnish details on the concession replacement work. Do all wood doors need to be replaced with new wood doors, frames and hardware if existing widths do not meet ADA? Will SCS provide specification on the electric operators for the basketball goals? Will SCS specify the portable wheelchair lift for the bidders to furnish? Stage modifications are assumed to accommodate placement of the lift?**

**Are toilet fixture counts to be maintained for occupant load if they are upgraded to meet ADA requirements, typically this requires reduction of fixtures? Please define the bleacher repair scope. Will SCS provide specifications for the Sound System equipment? Is there an HVAC maintenance survey for equipment in need of deferred maintenance , repairs, replacement? Define extent of remodeling of boys and girls locker rooms. Will locker room restrooms be a complete gut and replacement?**

- a. Roof work has been removed from the scope of work.
- b. The wood trim identified in the SOW is referring to rotten trim only around the roof.
- c. All doors are to be replaced with ADA compliant doors and fixtures.
- d. The contractor is responsible for the wheelchair lift and to make the necessary modification to the stage to install the lift.
- e. Toilet counts are to be maintained for occupant load and in accordance with ADA regulations.
- f. Repair bleacher to ensure they are properly working. Ensure that they will extend and retract.
- g. The only requirement for the new sound system is that it is comparable to or better than the old sound system.
- h. The scope of work for the HVAC system is to ensure that ventilation is secure and provide air to each area.
- i. The Will locker room restrooms be a complete gut and replacement.
- j. Please see the amended scope of work for IFB.
- k. You may contact the Principal or Plant Manager of the school to take a look at the site.
- l. Logos are to match existing logos.

**19. Is a bid bond and/or a performance bond required for this project? If a bid bond is required, can you provide us with the estimated cost of this project? We are required to provide our bonding agency with an estimated project cost, but there is not enough information currently posted to determine this.**

- a. A bid bond and/or a performance bond required for this project. The budget set for the project will not be published.

- b. The bid tabulations will be posted to the site after the bids have been submitted and reviewed.

**20. Can the bid date be extended? There is not enough information to submit a complete bid currently, and one week after the only addendum is not enough time to contact suppliers and receive full pricing information. If not, will qualifications be allowed to accompany the bid?**

- a. The bid date will only be extended to allow the prerequisite time originally established for this IFB.
- b. All bidders may bid what they expect the project to cost to complete the project in accordance with MSCS and Shelby County and State regulations as it pertains to this project and by the specified bid date.

Thank you,

Procurement Services