

REBID - City of San Juan Police Building Expansion

Addendum NO. 01

CSP# 25-008-05-01

To: Plans and Specifications dated April 01st 2025

Date: 04/28/2025

Project No. 24002



NOTICE TO PROPOSERS

- a. Receipt of this Addendum shall be acknowledged on the Proposal Form.
- b. This Addendum forms part of the Contract documents for the above-referenced project and shall be incorporated integrally in addition to that.
- c. Each proposer shall make necessary adjustments and submit his proposal with full knowledge of all modifications, clarifications, and supplemental data included therein. Where provisions of the following supplemental data differ from those of the original Contract Documents, this Addendum shall govern.
- d. This addendum is generally separated into sections for convenience; however, all contractors, subcontractors, material men, and other parties shall be responsible for reading the entire addendum. The failure to list an item or items in all affected sections of this addendum does not relieve any party affected from performing as per instructions, providing that the information is set forth one time in this addendum.
- e. Inclusion of a substitute manufacturer(s) does not relieve the manufacturer/awarded bidder of the substituted item from the responsibility to further confirm that any materials provided for inclusion in the project by the named manufacturer to the awarded proposer, completely meet or exceed the published specification. provided. If materials are submitted during construction that do not meet or exceed the specifications provided the manufacturer/awarded bidder shall provide a product which complies or exceeds these requirements at no additional cost. Compliance of submitted products with specifications remains at the discretion of the Architect.

GENERAL

Item No. G01:

A pre-proposal conference was held Thursday, April 17th, 2025 at 10:00 am at the San Juan City Hall. A copy of the sign-in sheet is attached.

QUESTIONS

Item No. G01:

Consider BID opening date extension.

Response:

BID date to remain May 1st

Item No. G02:

Will the City waive permit fees?

Response:

Yes, the city will waive permit fees.

Item No. G03:

N4/AS201 calls part of the monument signage as "10 14 23 Panel Signage." The referenced spec is not applicable to monument signage. Please confirm materials/illumination for this sign type.

Response:

Basis of Design: Double side 3M banner lightbox; Aluminum frame with deep grey color coating; 3M Banner with 3M logo Vinyl Sticking; 6500k waterproof LED lights inside. Size: 42" x 42". Logo to be provided by Owner.

Item No. G04:

Window T1 Non contact visitation window states "Glazing as specified" however the glazing is never specified.

Response:

Division 11 – Spec Section 11 98 00 - DETENTION EQUIPMENT

Item No. G05:

Is there an existing fire alarm, if so, who is the manufacturer?

Response:

Silent Night

Item No. G06:

Are there any scopes which the GC does not need to carry?

Response:

FFE - OFOI

Item No. G07:

Is there an existing access control system, if so, who is the vendor?

Response:

Superior Alarm

Item No. G08:

Specs for the hollow metal Doors and Frames have a section for heavy-duty and a section for extra heavy-duty. However plans seem unclear on which doors are to follow which section. Can we get some clarification?

Response:

Door Frame '3' – Extra Heavy Duty

Item No. G09:

Which is the proper method for the request(s) below? I am unable to locate Exhibit "E" in the Invitation.

1.09 Proposal Form Supplements – (004100 – Proposal Form)

B. We agree to submit the following Supplements to Proposal Forms within 48 hours after submission of this proposal for additional proposal information:

1. Contract Forms and Agreements, Exhibit "E" - Proposed Subcontractors Form: Include the names of all Subcontractors and the portions of the Work they will perform. And stated:

4.2 - CRITERIA & POINTS VALUATION

No. 8 - Subcontractors to be used for this City project. Contractor must submit a list of proposed subcontractors (if any) together with this proposal. Information must include company name, address, phone number, email address, and references on

Response:

Provide Subcontractor List as outlined in 4.2 Criteria & Points Valuation at BID submission.

Item No. G10:

Does Criteria No. 2, "Number of similar City Projects completed by the Contractor during any of the last five (5) years," in Document 4.2 – Criteria & Points Valuation refer to the question "Number of similar projects you have been involved with in the last five (5) years" in Form 7.7 – Firm Information and Personnel?

If so, does the term "you" refer to the bidding firm as a whole or specifically to the bidder's Authorized Representative

Response:

6.1 References for similar projects in the last 5 years
7.7 Firm Information and Personnel

Item No. G11:

Please confirm that C600 Water Sewer Layout is the same sheet as noted on Index of Drawings C600 – Paving and Drainage Details. IF please provide new sheet for C600 Paving and Drainage Details.

Response:

Refer to the attached Civil addendum.

Item No. G12:

AI105 and AI106 listed on Index of Drawings are not included in drawing set. Please provide or confirm they are not needed.

Response:

Not needed in this project.

Item No. G13:

Please provide AIA form A701 – Instruction to Bidders as noted on Spec 01 21 13 Page 1 of 4. If not available, please confirm the structure of the (3) Binders will be tabbed as such:

Tab 1 – Proposal Form 00 41 00

Proposal Specification Compliance
Non-Collusion Statement & Signature Sheet
Confidential Disclosure Statement
Senate Bill 252 Certification
House Bill 89 Verification
Firm Information and Personnel
Litigation Summary

Tab 2 – Alternates Form 00 43 23

Tab 3 – Bid Bond

Tab 4 – Number of Similar City Projects Completed by Contract during any of the last Five Years

Tab 5 – Timeline for earliest completion of the project

Tab 6 – Favorable & Favorable References of Contractor for Similar Projects

Tab 7 – Contractors Proposed personnel for this City Project

Tab 8 – Contractor's Safety Record

Tab 9 – Warranties (Material & Labor)

Tab 10 – Subcontractors to be sued for City Project.

Response:

BID Tab structure provided works.

Item No. G14:

Please specify and provide more detail on what is needed for Item 7 – Warranties (Material & Labor) listed on 4.2 – Criteria & Points Evaluation.

Response:

Statement on Warranty provided for project.

Item No. G15:

Please confirm if it's acceptable to submit Item 8 – List of Subcontractors to be used for this City Project 24 hrs. after the submission of the Proposal Package. The reason is that we typically have late MEP bids due to Vendors holding equipment & fixture pricing later, on bid day.

Response:

Provide Subcontractor List as outlined in 4.2 Criteria & Points Valuation at BID submission.

Item No. G16:

Per Sheet EDS101 note 3 there are existing (3)4" conduits that terminate at the water tower calling to be re-routed ("field verify and coordinate reroute"), as well as per note 10 an existing communications pull box calling to be removed.

Q1. Is there a general plan on where to reroute these conduits?

Q2. Who does this raceway belong to?

Q3. Can these conduits be removed and replaced later or does this service need to remain operational with minimal disruption (IE, a shut down and switch over operation)?

Response:

Refer to the attached MEP Addendum, provided by Trinity.

Item No. G17:

Substitution Request – Concure Group Concrete Solution.

Response:

Not Approved.

Item No. G18:

Substitution Request EtalBond FR by Elval Colour

Response:

Approved.

Item No. G19:

Substitution Request Eliason Corporation – StyleCraft – Flush Wood Doors

Response:

Not Approved.

PROJECT MANUAL

PLANS

CIVIL

Item No. P01: Refer to the attached Civil Addendum, provided by Melden and Hunt (1 page)

1. Replace C500 with revised Sheet C500 (refer to attached).

MEP (MECHANICAL, ELECTRICAL, PLUMBING)

Item No. P01 Refer to the attached MEP Addendum, provided by Trinity (2 pages)

END OF ADDENUM NO. 01

BID OPENING SIGN-IN SHEET

Project Name: San Juan Police Building Expansion - REBID

Project Number: 24002

Owner: City of San Juan

Date: 04/17/2025

	NAME	COMPANY	TELEPHONE	EMAIL
1	ELIAS LOPEZ	SAN JUAN POLICE	956-588-1251	elopez@sanjuanpolice.com
2	PATRICIA L MARTIN	San Juan PD	956-325-5566	lpmartinez@sanjuanpolice.com
3	BRANDON GARCIA	TRERINO GROUP	210.632.3941	estimating@trerinogroup.com
4	Matias Maldonado	SpanGlass Contractors	956-616-8505	Matias.Maldonado@SpanGlass.com
5	Idalia C. Hernandez	Tekton Development Inc.	832-368-2537	idalia@tektondevine.com
6	JAVIER S. Hernandez	Tekton Development Inc.	713-557-1299	javier@tektondevine.com
7				
8				
9				
10				
11				

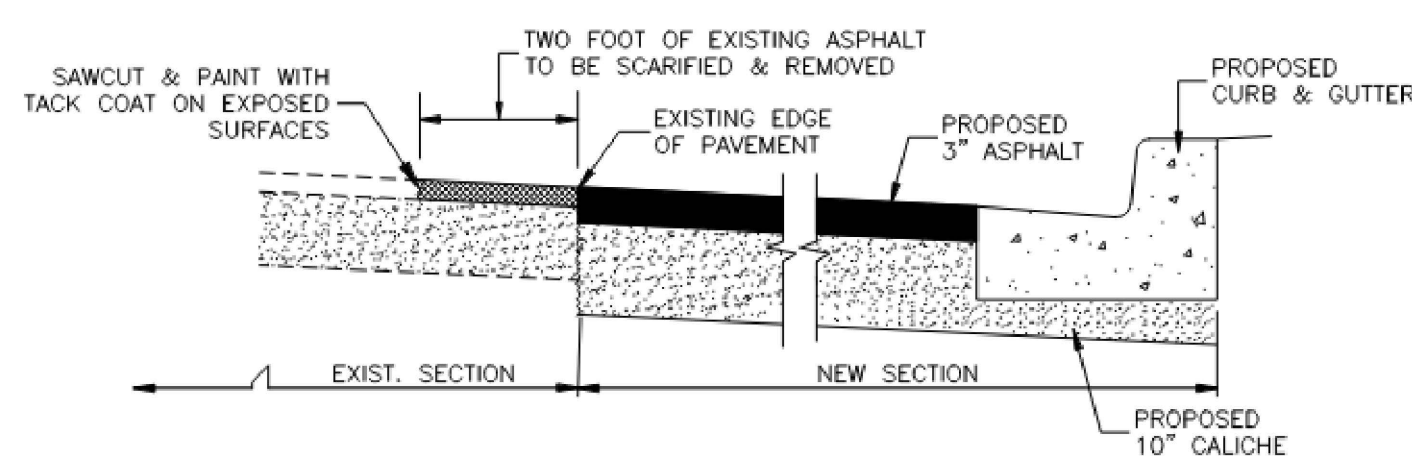
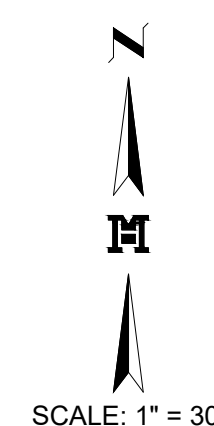
SAN JUAN POLICE BUILDING EXPANSION

CITY OF SAN JUAN
301 Ridge Rd, San Juan, TX 78589

PHASE I

No.	Rev.	Date	Description
1	1	02/25/2025	FINISH FLOOR NOTE

PROJECT No.: 24128.00
ISSUE DATE: 04/01/25
DRAWN BY: CP
CHECKED BY:
Sheet Name
PAVING AND DRAINAGE PLAN



PROPOSED NEW ASPHALT MEETING EXISTING

GENERAL NOTES:

- CONCRETE TO HAVE 3000 P.S.I. AT MIN. 28 DAYS COMPRESSIVE STRENGTH.
- ALL STEEL TO HAVE 4000 P.S.I. YIELD STRENGTH.

CONSTRUCTION NOTES:

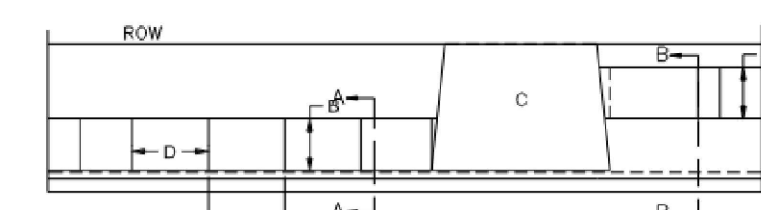
- DRAIN DITCH FLOW-LINE.
- 6" X 8" X No. 6 WIRE MESH OR EQUAL.
- MIN. 3" COVER REQUIRED ON EVERY SIDE.
- MIN. 95% COMPACTION.

GENERAL NOTES:

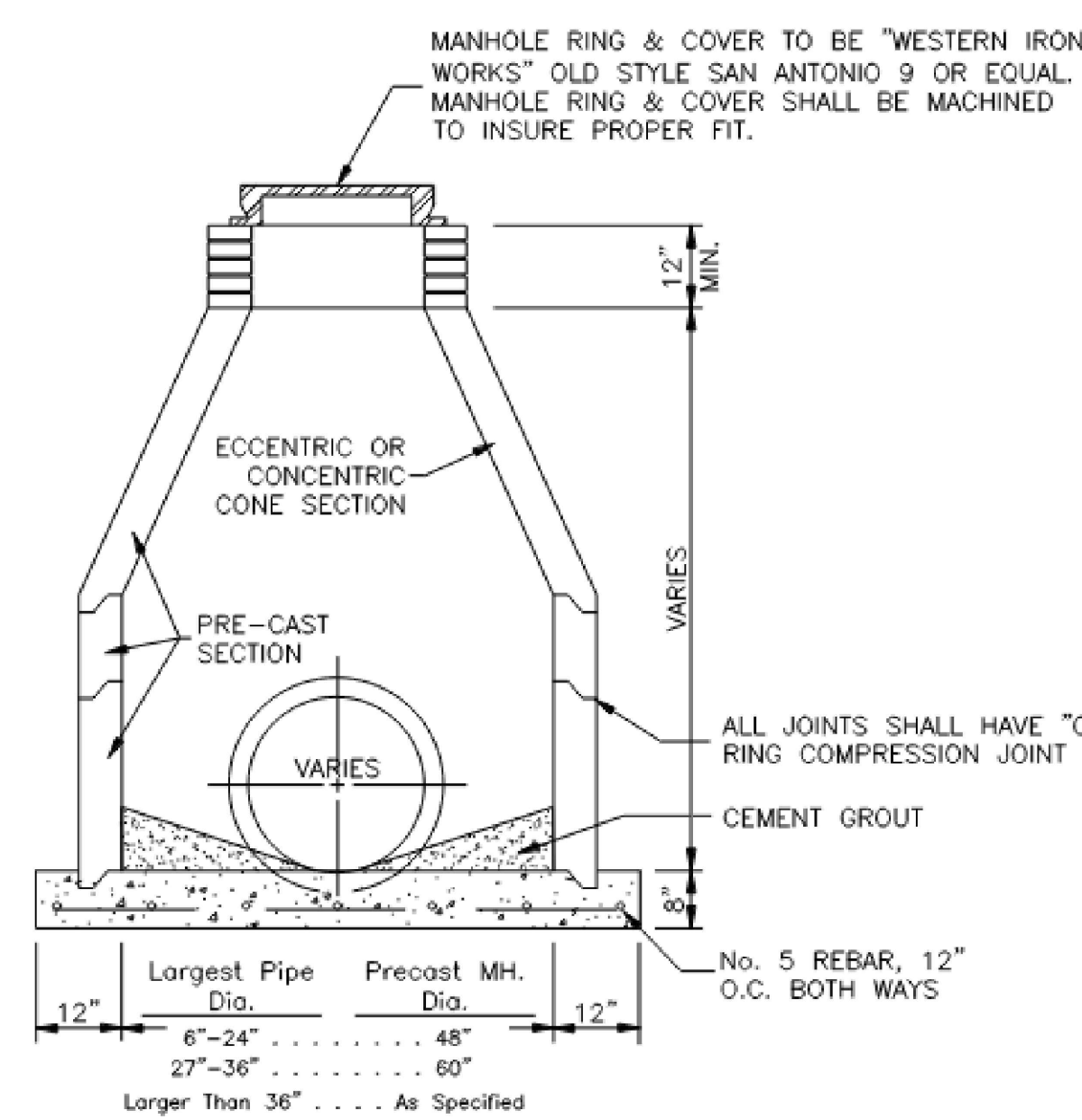
- CONCRETE SHALL BE 3000 P.S.I. AT MIN. 28 DAYS COMPRESSIVE STRENGTH.
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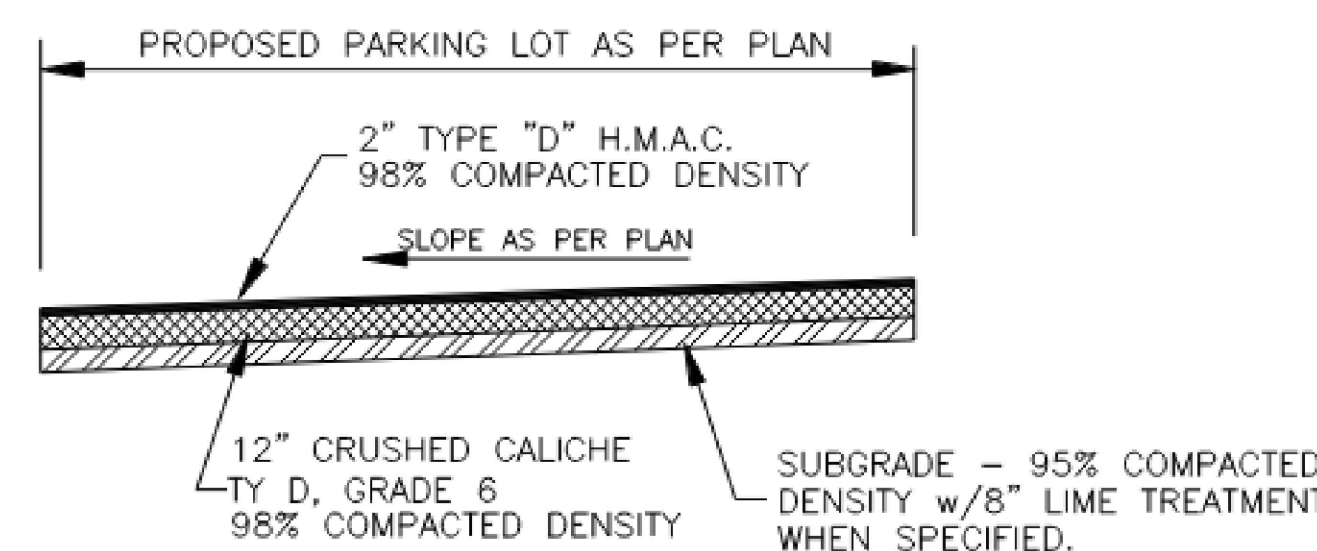
- CROSS-SECTION AT 1' OR INTERVAL AND 3' OR MAX.
- SEWERAL WIDTH VARIES. A 1' MINIMUM WHEN SETBACKS 5' FT. FROM THE CURB. 5' FT. MINIMUM WHEN ADJACENT TO THE CURB.
- SEE DRAWING APPROV. DETAIL.
- CONCRETE JOINTS, EVERY 6' FT. EXPANSION JOINT EVERY 30' FT.
- 1/2" EXPANSION JOINT.



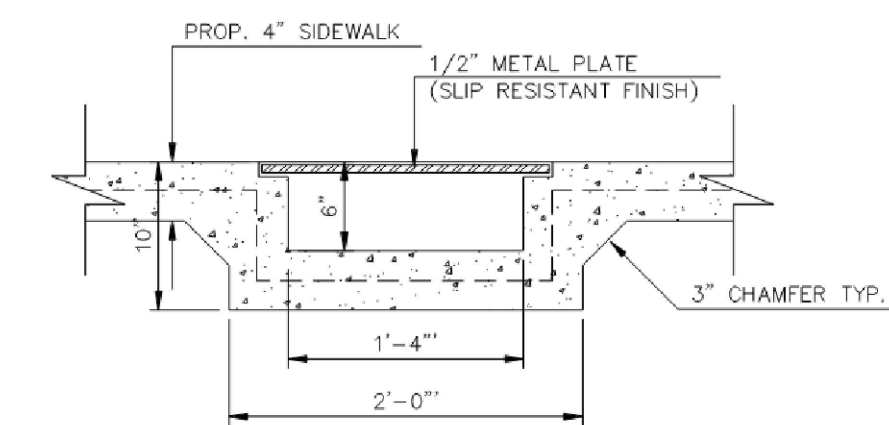
TYPICAL SIDEWALK DETAILS



STANDARD STORM SEWER PRE-CAST CONCRETE MANHOLE

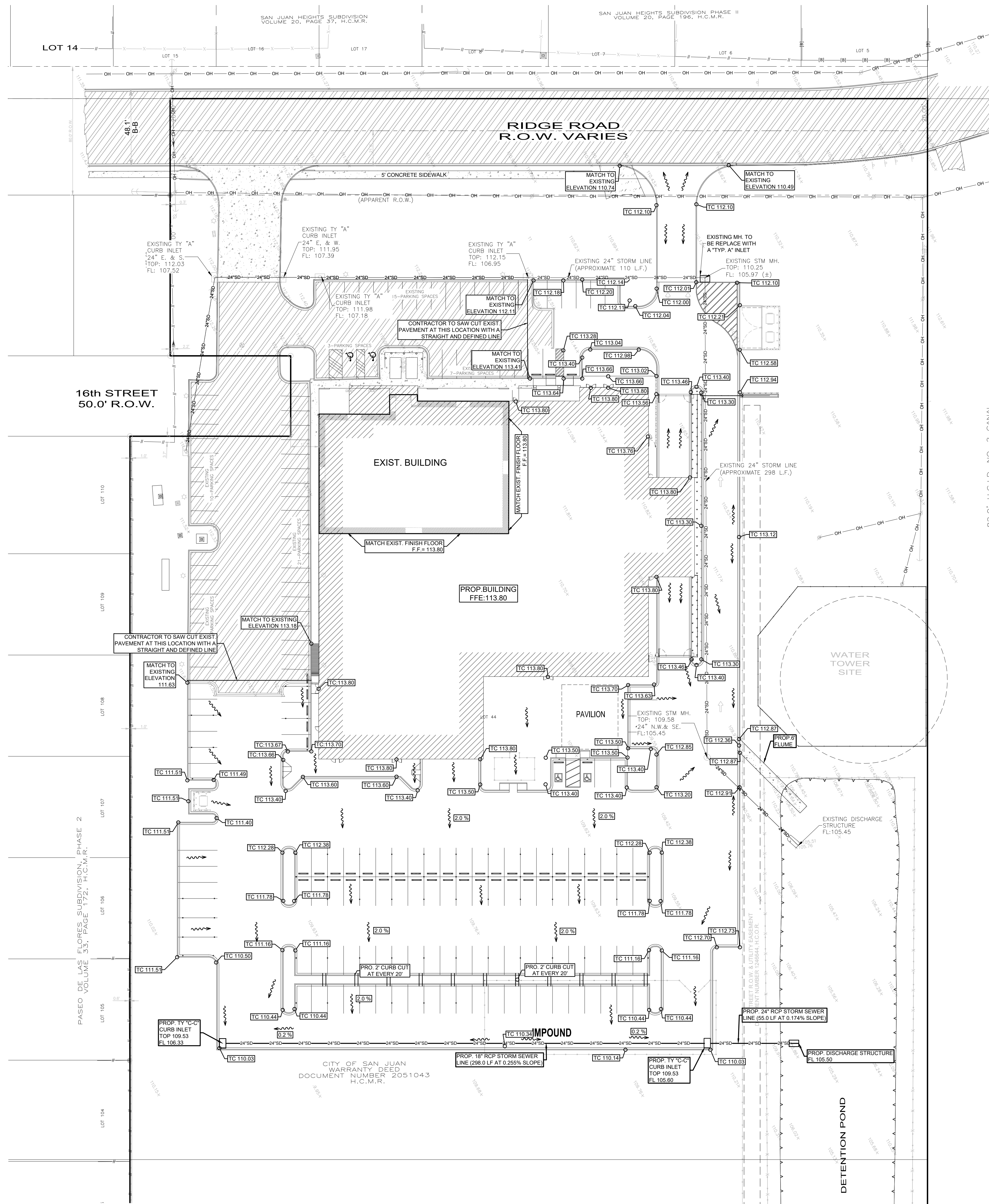


ASPHALT PAVEMENT SECTION N.T.S.



SIDEWALK CHUTE DETAIL

- LEGEND**
- FOUND N+4 REBAR
 - SET N+4 REBAR WITH PLASTIC
 - CAP STAMPER MELDEN & HUNT, INC.
 - SET NAIL
 - POWER POLE
 - SERVICE POLE
 - LIGHT POLE
 - GUY WIRE
 - TELEPHONE PEDESTAL
 - COMMUNICATION BOX
 - GATE ENTRY KEYPAD
 - UNDERGROUND CABLE MARKER
 - SINGLE POST SIGN
 - STOP SIGN
 - HANDICAP SIGN
 - MAIL BOX
 - FLAG POLE
 - FIRE HYDRANT
 - WATER METER
 - WATER VALVE
 - GROUND VALVE
 - MANHOLE
 - SANITARY SEWER MANHOLE
 - CLEANOUT
 - STORM SEWER MANHOLE
 - TYPE "A" INLET
 - IRRIGATION CONTROL VALVE
 - IRRIGATION STAND PIPE (SIZE AS NOTED)
 - GAS MARKER
 - GAS VENT
 - ELECTRIC BOX
 - TRANSFORMER
 - GUARD POST
 - GUARD RAIL
 - BROCK FENCE
 - CHAIN LINK FENCE
 - WOOD FENCE
 - WROUGHT IRON FENCE
 - EDGE OF DETENTION POND
 - OVERHEAD POWER LINE
 - NO PARKING ZONE
 - DIRT DRIVEWAY
 - B.B. - BACK OF CURB TO BACK OF CURB
 - R.O.W. - RIGHT OF WAY
 - H.C.M.R. - HIDALGO COUNTY MAP RECORDS
 - H.C.O.R. - HIDALGO COUNTY OFFICIAL RECORDS
 - H.C.I.D. - HIDALGO COUNTY IRRIGATION DISTRICT
 - N.E. COR. - NORTHEAST CORNER
 - P.O.B. - POINT OF BEGINNING
 - HANDICAP PARKING SIGN





ADDENDUM-1

Project Name: San Juan Police Building Expansion
Project Number: 24.3.34
Architect: ERO Architects
Date: 4/25/2025

Note: The work shall be carried out in accordance with the following supplemental instructions issued in accordance with the Contract Documents without change in Contract Sum or Contract Time Proceeding with the Work in accordance with these instructions indicates your acknowledgement that there will be no change in the Contract Sum or Contract Time.

I. Specifications:

II. General:

- A. Q1. Is there a general plan on where to reroute of these conduits? **RESPONSE:** Conduits in question to be removed completely.
- B. Q2. Who does this raceway belong to? **RESPONSE:** Conduits belong to the owner (City of San Juan).
- C. Q3. Can these conduits be removed and replaced later or does this service need to remain operational with minimal disruption (IE, a shut down and switch over operation)? **RESPONSE:** Conduits in question to be removed completely.
- D.

III. Mechanical:

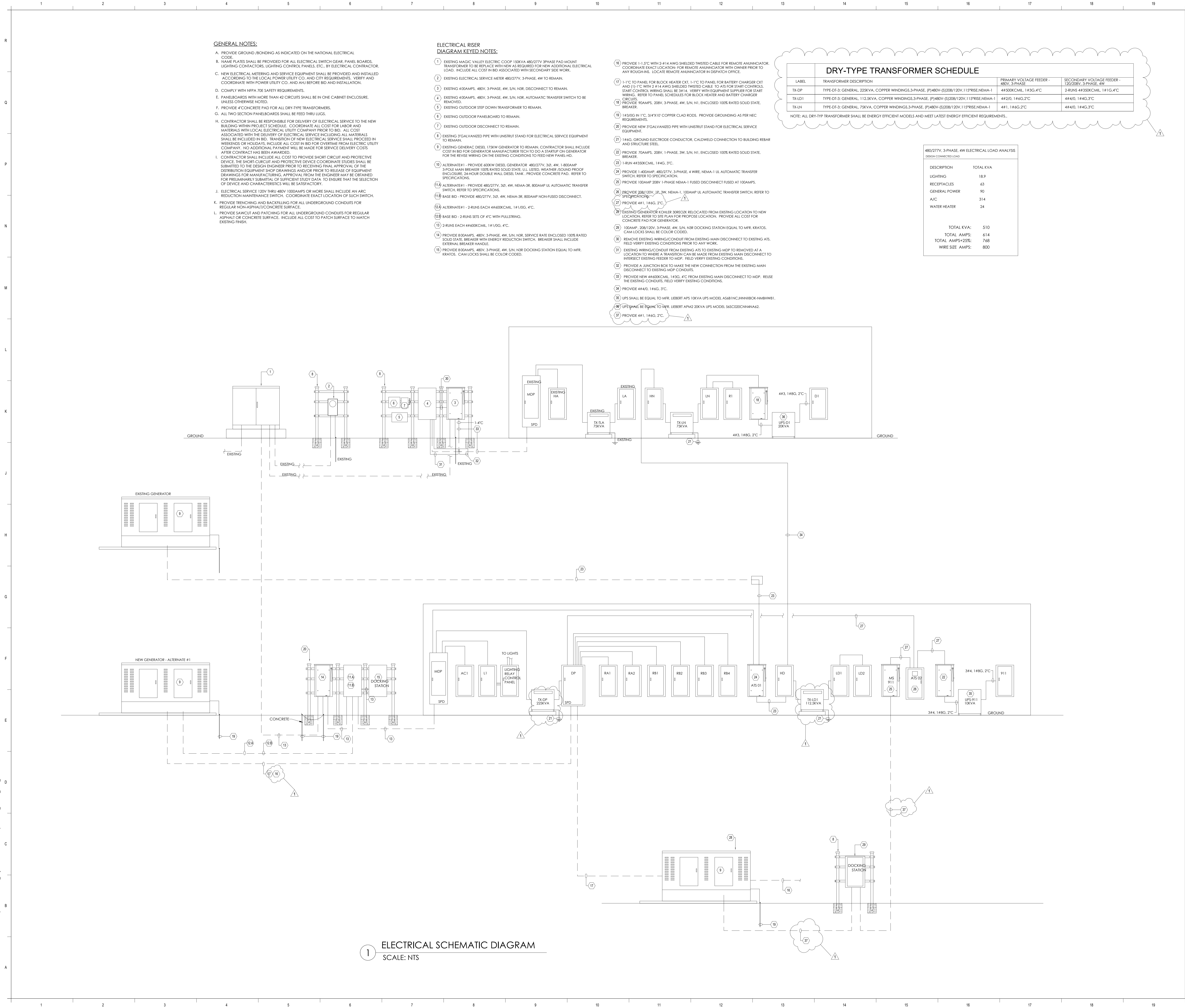
IV. Electrical:

- A. Sheet E401 – Keyed note#33, the new feeder from the disconnect to the existing MDP, include cost in bid to replace existing lugs for new wire size. Existing MDP by mfr. EATON PRL3a 480/277V, 3phase, 400Amps.
- B. Sheet E401 – Revise electrical riser diagram, refer to attachment.

V. Plumbing:

VI. Fire Protection:

4/25/2025 2:25:24 PM
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1 ELECTRICAL SCHEMATIC DIAGRAM
SCALE: NTS