



ADDENDUM TO THE CONTRACT

for the

Centennial Hall Generator Installation Contract No. E13-248

ADDENDUM NO.: TWO

CURRENT DEADLINE FOR BIDS:
August 6, 2013

PREVIOUS ADDENDA: ONE

ISSUED BY: City and Borough of Juneau
ENGINEERING DEPARTMENT
155 South Seward Street
Juneau, Alaska 99801

DATE ADDENDUM ISSUED: July 31, 2013

The following items of the contract are modified as herein indicated. All other items remain the same. This addendum has been issued and is posted online. Please refer to the CBJ Engineering Contracts Division webpage at: <http://www.juneau.org/engineering ftp/contracts/Contracts.php>

PROJECT MANUAL:

Item No. 1: SECTION 00005 - TABLE OF CONTENTS. **Add** SECTION 00852 – PERMITS, Attached to this Addendum, labeled Addendum No. 2.

Item No. 2: Section 00100 – INSTRUCTIONS TO BIDDERS, Article 18.0 - EXECUTION OF AGREEMENT. **Add** the following paragraph:

“C. The OWNER intends to issue a Limited Notice to Proceed following the end of the Protest Period, as specified in 53.50 – CBJ Purchasing Code, and before formal award of the contract, authorizing the CONTRACTOR to proceed with preparation of submittals.”

SPECIAL PROVISIONS:

Item No. 3: SECTION 01010 – SUMMARY OF WORK, PART 1 – GENERAL,

➤ Article 1.2 – WORK COVERED BY CONTRACT DOCUMENTS. **Add** the following:

“C. Contractor will be required to provide and maintain portable temporary generator on site for duration of electrical shutdown during switchover and during AEL&P work.”

➤ Article 1.4 – WORK BY OTHERS. **Add** the following:

“B. Work performed by AEL&P in association with this project shall be coordinated by the CONTRACTOR and paid for by the OWNER.”

➤ Article 1.5 – CONTRACTOR USE OF PROJECT SITE. **Delete** paragraph “A”, and **replace** with the following:

“A. The CONTRACTOR’s use of the Project site shall be limited to the interior machine and electrical rooms and the Willoughby Avenue side of Centennial Hall. A staging area and parking will be provided to the CONTRACTOR and interior storage of electrical items is possible.”

DRAWINGS:

Item No. 4: **Delete** Detail 1 of Sheet E100 Site Plan – Centennial Hall Generator, and **add** Sheet No. A-100 – CONCRETE PAD & SCREENING FENCE LOCATION PLAN, labeled Addendum #2.

Item No. 5: **Add** Sheet No. A-101 – SCREENING FENCE ELEVATIONS, labeled Addendum #2.

Item No. 6 Sheet S100, Detail 2 – GENERATOR PAD PLAN. **Change** Dimensions of concrete pad **from** 8’-0” wide x 25’-0” long, **to** 10’-6” wide x 26’-9” wide

By:


Jennifer Mannix,
Contract Administrator

Total number of pages contained within this Addendum: 11

SECTION 00852 - PERMITS

PART 1 - GENERAL

1.1 INDEX OF PERMITS

- A. The OWNER is to obtain a CBJ Building Permit.
- B. City & Borough of Juneau Conditional Use Permit USE20130022
- C. City & Borough of Juneau Variance VAR20130013

PART 2 – PRODUCTS (Not Used)

PART 3 – EXECUTION (Not Used)

END OF SECTION

* NOTE: "Building Permit" is a generic term which includes Building Safety Inspection, Grading Permits, and permits for Electrical, Plumbing and Mechanical work.

Your special attention is called to the following:

This permit is granted on the express conditions that the construction shall, in all respects, conform to the ordinances of the City and Borough of Juneau. It may be revoked at any time upon violation of any of said ordinances.

The granting of this permit does not authorize the violation of any federal, state or local law regulating construction for the violation of the terms of any deed or covenant or any zoning or other regulation.

If plan review was required, this permit must be attached to the approved drawings. The permit, plans and record of inspections must be available on site at all times while the construction is in progress and before final inspection.

The yellow posting notice must be prominently displayed to show a permit has been issued and to assist the inspectors in location of the project. This permit becomes null and void if work or construction authorized is not commenced within one year or if work or construction is suspended or abandoned for a period of one year at any time after work has commenced.

Note: City Ordinances REQUIRE a Final Inspection be approved for every Building Permit.

Inspections

Inspections can be arranged by telephoning **586-1703** or by written or faxed notification.

The Online Building Inspection Request Form is at: www.juneau.org/permits/inspect_request.php.

Work shall not proceed until the inspector has approved the various stages of construction. An approved Final Inspection is required.

Call before 7:00 AM for same day inspections.

Please provide the following information: 1 Permit Number, 2 Address, 3 Type of Inspection, 4 Date and Time and 5 Contact Name and Phone Number.

Job Address: **101 EGAN DR**

Permit Number: **BLD20130395**

Project Description: **Install emergency generator**

Issued Date : **07/15/2013**

Parcel No: **1C070K740010**

Parcel Information : **TIDELANDS ADDITION BL 74 LT 1 - 9**

| | | | |
|--|---------------------|------------------------------|--|
| Setbacks: | Zone: MU2: | | |
| Front: 5.00 Ft. S | Side 1: 5.00 Ft. NA | Street side yard 5.00 Ft. NW | |
| Rear: 5.00 Ft. SW | Side 2: 5.00 Ft. NA | | |
| Street Side: 1.00 Ft. NE | | | |
| Comments: Street side yard setback of Willoughby Ave. reduced to 1 foot setback per VAR20120013. | | | |

Owner :
**CITY AND BOROUGH OF JUNEAU
LANDS AND RESOURCES
155 S SEWARD ST
JUNEAU AK 99801**

Applicant :
**CITY AND BOROUGH OF JUNEAU ENGINEER
155 SOUTH SEWARD
JUNEAU AK 99801**

| Fee Type | Date | Receipt | Amount Paid |
|------------------|------|---------|-------------|
| Total Fees Paid: | | | |

Valuation for Permit Fee Calculations:

| S.F. | Type | Rate | Amount |
|------------------|------|------|-------------|
| | | | 90,000.00 |
| Total Valuation: | | | \$90,000.00 |

Project Conditions and Holds:

Asbuilt Survey May Be Req'd - Asbuilt Survey may be required before final inspection if CBJ inspector is unable to verify setbacks.

Foundation Setback Verification - Foundation Setback Verification (yellow form) must be on site when pour inspection or placement of other foundation systems occurs.

Custom - Prior to final inspection fence for screening must be installed per plans from USE2013 0022.

Inspections Required: Call for inspection before covering or concealing any of the work described below. Inspections may be combined.

| | | |
|--------------------|-------------------------|---|
| B-Bonding | B-Grounding | B-Foundation, Forms and Reinforcing Steel |
| B-Rough Electrical | B-Yellow Tag Electrical | B-Under Slab Utilities |
| B-Building Final | | |

Front: 5.00 S

Side1: 5.00 NA

Date: 7/12/2013

Rear: 5.00 SW

Side2: 5.00 NA

Street Side: 1.00 NE

Street side yard: 5.00 NW

Comments: Street side yard setback of Willoughby Ave. reduced to 1 foot setback per VAR20120013.

1 foot for generator.

Foundation Setback Verification

Permit Number: BLD20130395
 Project Address: 101 EGAN DR
 Assessor's Parcel No: 1C070K740010
 Applicant's Name: CITY AND BOROUGH OF JUNEAU ENG

In accordance with CBJ 19.01.109.6.2.1, building setback lines are to be verified before inspectors can approve forms for concrete pour or placement of other foundation systems. Setbacks are measured from exterior finish materials of closest building component to property line.

**Notice: DO NOT POUR CONCRETE OR
 PLACE OTHER FOUNDATION SYSTEMS**

UNTIL INSPECTOR APPROVES SETBACKS BY ONE OF THE FOLLOWING CHECKED OPTIONS:

- ☐ **A. Surveyor's monument(s)** / string line clearly visible at the site. If the foundation and all other building elements are clearly behind the setback line, the inspector may approve the setbacks outright or at owner/contractor's risk. If there is any question, the inspector may require that no pour or foundation placement be permitted without one of the following methods of verification. (Also see "Note" below.) **OR**
- ☐ **B. Surveyor's Statement of Setback Compliance.** (Surveyor must sign and stamp the bottom portion of this form). No pour or foundation placement is allowed until the statement is received by CBJ, regardless of risk assumed by owner or contractor. Upon receipt of statement, pour or foundation placement may be approved outright or at owner/contractor risk. (See "Note" below.) **OR**
- ☐ **C. Stamped Surveyor's As-built Survey of Adjacent Building or Structure** if setback can be verified measuring from adjacent structure. (See "Note" below. May only be used when structure is parallel with property line.) **OR**
- ☐ **D. Stamped Surveyor's As-built Survey of Foundation or Formwork** indicating setbacks, easements and other relevant information. (See "Note" below.) **OR**
- ☐ **E. Other** _____

INSPECTOR'S APPROVAL & COMMENTS:

Inspector's Initials

Date

Note: An as-built survey may still be required prior to issuance of a Certificate of Occupancy if setbacks are close enough to the building to make setback verification questionable. Example: Where the structure is less than 3' to the setback line on steep slopes or forested terrain. The purpose of the monuments and string line, surveyor's statement or foundation as-built is to give the inspector the information necessary to allow a pour or placement based on a surveyor's work, as required by CBJ ordinance and not to cause scheduling delays for the contractor. In some situations, a final as-built may be required before frame or final approval where the distance to the setback line of some element of the structure must be more exactly determined. Inspectors may require this additional as-built based on their observations in the field.

SURVEYOR'S STATEMENT OF SETBACK COMPLIANCE

I hereby certify that I am a surveyor registered to practice in the State of Alaska, and that on _____, I personally verified that the forms or foundation systems on site at: _____, Permit No: _____ are placed so that the finished building, if built to the plans as approved by CBJ, will meet the required setbacks shown above. I have reviewed the plans and zoning requirements as approved by CBJ and have accounted for all exterior finish materials, decks, cantilevers and/or other proposed building projections on the approved plans. To the best of my ability, I staked the property so that the contractor can meet all CBJ zoning requirements per CBJ Titles 19 and 49.

I heretofore affix my professional stamp, this date of _____.

Surveyor's Signed Seal Required



CBJ
JUL 01 2013
Engineering

**PLANNING COMMISSION
NOTICE OF DECISION**

Date: June 26, 2013
File No.: USE2013 0022

CBJ Engineering
155 S Seward Street
Juneau, AK 99801

Application For: Conditional use to allow emergency generator for Centennial Hall.
Legal Description: Tidelands Addition Block 74 Lots 1 - 9
Property Address: 101 Egan Drive
Parcel Code No.: 1-C07-0-K74-001-0
Hearing Date: June 25, 2013

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated June 19, 2013, and approved the installation of a 650 kW emergency generator on the Centennial Hall site to be conducted as described in the project description and project drawings submitted with the application and with the following conditions:

1. Design of the fence will be as submitted.
2. CBJ will provide on-going maintenance of the fence, and if it is replaced the design of the replacement will be approved by CDD.

Attachments: June 19, 2013 memorandum from Beth McKibben, Community Development, to the CBJ Planning Commission regarding USE2013 0022.

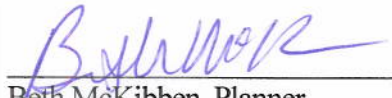
This Notice of Decision does not authorize construction activity. Prior to starting any project, it is the applicant's responsibility to obtain the required building permits.

This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance with CBJ §01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ §01.50.030 (c). Any action by the applicant in reliance on the decision of the Planning Commission shall be at the risk that the decision may be reversed on appeal (CBJ §49.20.120).


Effective Date: The permit is effective upon approval by the Commission, June 25, 2013
Expiration Date: The permit will expire 18 months after the effective date, or December 25, 2014, if no Building Permit has been issued and substantial construction progress has not been made in accordance with the plans for which the development permit was authorized. Application for permit extension must be submitted thirty days prior to the expiration date.

CBJ Engineering
File No.: USE2013 0022
June 26, 2013
Page 2 of 2

Project Planner:


Beth McKibben, Planner
Community Development Department


Mike Satre, Chair
Planning Commission


Filed With City Clerk

6/28/13
Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ-adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA - trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.



**BOARD OF ADJUSTMENT
NOTICE OF DECISION**

Date: June 26, 2013
File No.: VAR2013 0013

City & Borough of Juneau
122 S Seward Street
Juneau, AK 99801

Application For: Variance to reduce setback from 5' to 1' to allow placement of new Emergency Generator within Centennial Hall's property lines.

Legal Description: Tidelands Addition Block 74 Lots 1 – 9

Property Address: 101 Egan Drive

Parcel Code No.: 1-C07-0-K74-001-0

Hearing Date: June 25, 2013

The Board of Adjustment, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated , and approved the Variance to be conducted as described in the project description and project drawings submitted with the application and with the following conditions:

1. Design of the fence will be as submitted.
2. CBJ will provide on-going maintenance of the fence, and if it is replaced the design of the replacement will be approved by CDD.

Attachment: June 21, 2013, memorandum from Beth McKibben, Community Development, to the CBJ Board of Adjustment regarding VAR2013 0013.

This Notice of Decision does not authorize construction activity. Prior to starting any development project, it is the applicant's responsibility to obtain the required building permits.

This Notice of Decision constitutes a final decision of the CBJ Board of Adjustment. Appeals must be brought to the CBJ Assembly in accordance with CBJ §01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ §01.50.030 (c). Any action by the applicant in reliance on the decision of the Board of Adjustment shall be at the risk that the decision may be reversed on appeal (CBJ §49.20.120).

Effective Date: The permit is effective upon approval by the Board, June 25, 2013

Expiration Date: The permit will expire 18 months after the effective date, or December 25, 2014 if no Building Permit has been issued and substantial construction progress has not been made in accordance with the plans for which the development permit was authorized. Application for permit extension must be submitted thirty days prior to the expiration date.


CBJ

File No: VAR2013 0013


June 26, 2013

Page 2 of 2

Project Planner:


Beth McKibben, Planner
Community Development Department


Mike Satre, Chair
Planning Commission


Filed With City Clerk

6/28/13
Date

cc: Plan Review

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this development project. ADA regulations have access requirements above and beyond CBJ-adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA-trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.

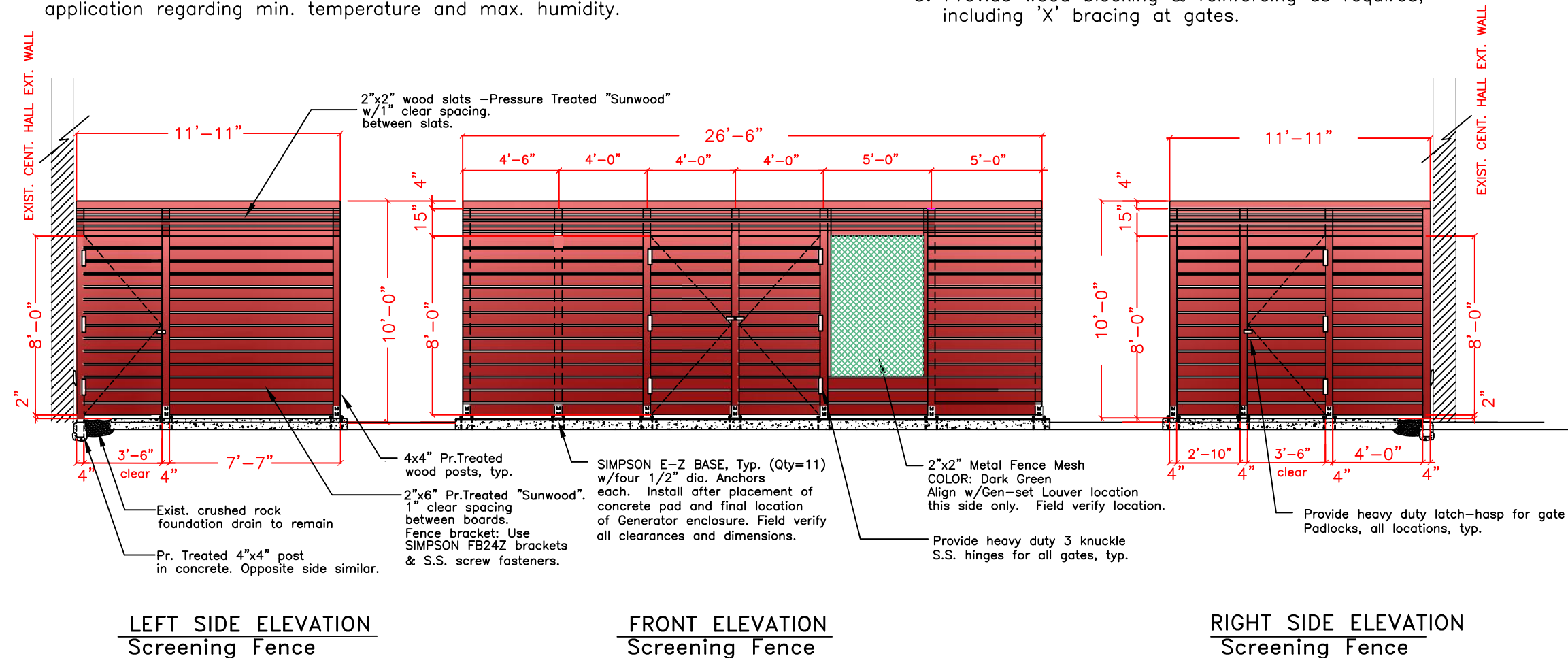
PAINTING NOTES

- Existing Cent Hall Facade: Spray a solution of 20% water and 80% bleach or appd. commercial product on existing painted wood surfaces in back of Gen-set location. Let stand 30 min. but do not allow to dry. Scrub heavy concentrations of algae with heavy nylon brush. Rinse exist. siding with fresh water.
- All Wood surfaces (NEW FENCE)
Apply latex over Alkyd Primer System: MPI EXT 6.2A
Prime Coat: Exterior alkyd wood primer.
Topcoats (2): Roller applied Exterior latex. (Semigloss)
Manufacturer and COLOR: Benjamin Moore – 'Brick Red' 2084-10
- Submittals: Provide Owner with paint sample on two representative wood fence pieces complete with primer and two topcoats for approval of color match and gloss with the existing Centennial Hall paint finish.
- Shop prime and finish painted wood pieces for screening fence.
If field painted, follow all manufacturer's recommendations for application regarding min. temperature and max. humidity.

CONSTRUCTION NOTES

WOOD MATERIAL: All horizontal fence slats – Pressure treated "Sunwood"
Fence posts – Tyned Pressure treated 4"x4" square.

- Contractor to field verify all clearances and dimensions only after final positioning of Emergency Generator enclosure on new concrete pad.
- All fasteners and screws are to be compatible with SIMPSON brackets, fence posts mounts and be non-reactive with pressure treated wood.
- All gate hinges and padlock hasp hardware to be heavy-duty grade and stainless steel. Metal hardware does not require painting.
- Prime all exposed cut-ends of lumber, and provide full painting finish if wood is in an exposed, visible location.
- Provide wood blocking & reinforcing as required, including 'X' bracing at gates.



1 SCREENING FENCE ELEVATIONS
ADDENDUM #2 – DRAWING 2 OF 2 ISSUED–JULY 31, 2013