

ADDENDUM ONE

Issued Date: February 11, 2025

REQUEST FOR QUALIFICATIONS/ PROPOSALS

for

Design Build Services for:

Area Cooperative Educational Services

ACES Education Center for the Arts

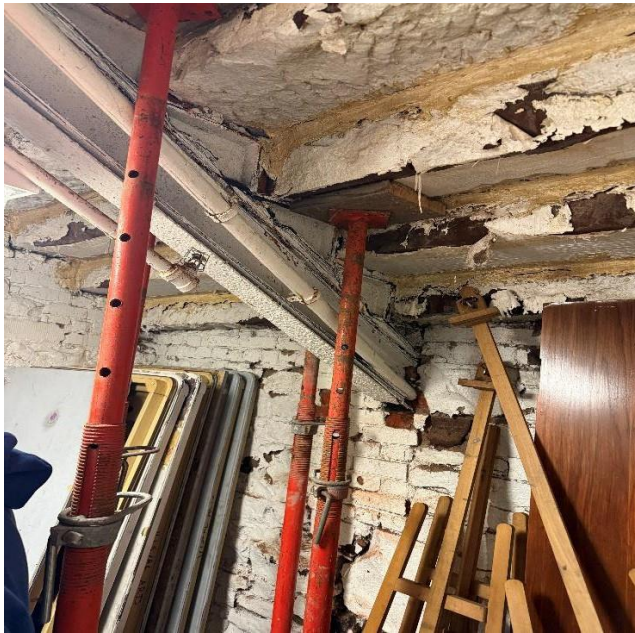
New Haven, CT.

“ACES ECA Design/Build Monumental Stairs Renovation Project”

*****Bid Proposals will be extended and now due on February 21st, 2025 by 1:00PM**

****Be advised that other contractors may be on site during this timeframe and coordination of worksite use may be necessary for all to get associated work completed on time. Being in the city may require alternate parking arrangements for workers.*

RFI #1:



Questions/Comments:

1. Confirm whether the bid should include new steel replacement. **Yes,**
2. Confirm Power wash and remove paint on entire area of underside of steps. Only ths structure to related to the stairs
3. Confirm all steps load bearing points to be repointed for proper support. The structural engineer to make that determination
4. Confirm existing steps to remain at current elevations and project does not require

repositioning. Contractor to make the needed adjustments to create a level and even tread and riser

RFI #2:



Questions/Comments:

1. There are three steel locations – confirm new steel required. [Yes, full steel replacement and temporary shoring](#)

RFI #3:



Questions/Comments:

1. These photos demonstrate beam failure. [Need full replacement and design solution](#)

RFI #4:



Questions/Comments:

1. Corroded area: after power wash, caulk, repoint, and paint, does contract call for repainting the affected areas. [repoint and replace all brick and masonry. Only paint new surfaces](#)

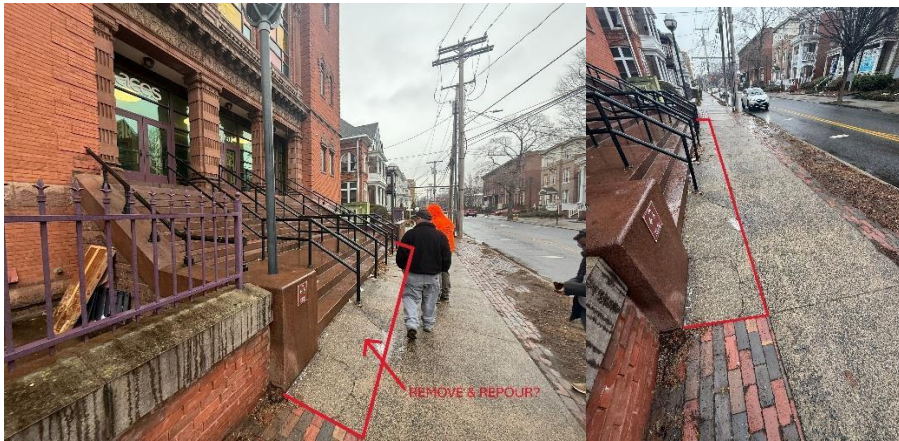
RFI #5:



Questions/Comments:

1. Example of area requiring repointing [Repoint all areas affected by the scope of work](#)

RFI #6:



Questions/Comments:

1. To properly be weather proofed from sidewalk to first stair riser/railing mounting point, should sidewalk be fixed? [Sidewalk work not included.](#)

RFI #7:



Questions/Comments:

1. Confirm all railings need to be removed and brought back to the shop for sandblasting and finishing then reinstalled with engineered anchoring system. [Correct this part of the scope of work](#)

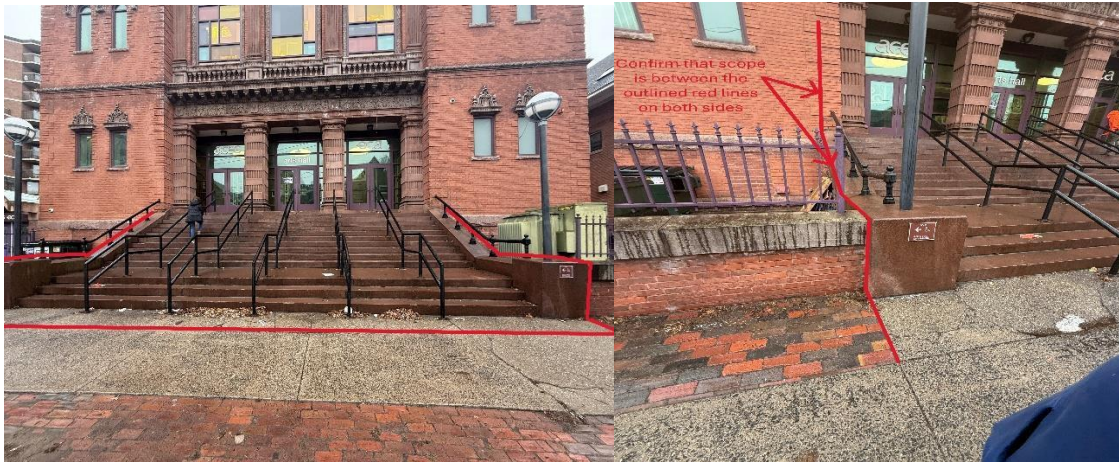
RFI #8:



Questions/Comments:

1. Purple railings at base are not capped out properly to masonry which will eventually rust out base of steel post; we suggest all locations get cemented in properly/capped off.
2. Rusting has begun; confirm if scope is to include repainting of purple rails. [Not in the scope of work](#)

RFI #9:



Questions/Comments:

1. Confirm if light post requires repainting (both sides). [No, not required](#)
2. Confirm scope of work stops at the edge of stone pillar – both sides (see outlined photo) [correct, as illustrated](#)

RFI #10:



Questions/Comments:

1. After removal of railings, we will match brick and mortar to the best of our ability, when resetting. [Correct..match as required and approved by ACES](#)

RFI #11:



Questions/Comments:

1. Confirm to be repointed at area of where brick bears on stone. [Correct this part of the scope of work](#)

RFI #12:



Questions/Comments:

1. Confirm scope includes new concrete from stone to building entrance; and include proper weather proofing. [All joints to be cut and patched with epoxy waterproof grout](#)

RFI #13:



Questions/Comments:

1. Please define stone repair scope; here is an example of a chunk broken off, versus little dents and small chips. [Cut out all broken stone and patch with new to match](#)
2. What is the minimum allowable size that is acceptable to remain? [any opening or depression of 1" or grater to be be patched.](#)

RFI #14:



Questions/Comments:

1. Stone base missing on one side, broken on the other; confirm whether a part of scope to replace both sides. [Not required. provide sealant as required](#)

RFI #15:



Questions/Comments:

1. Holes in existing pillars; confirm if repair is needed as part of the contract. [Not in contract](#)

RFI #16:



Questions/Comments:

1. Confirm if required to re-caulk and reseal the joint between wall and sidewalk. [Correct, provide sealant](#)

RFI #17:



Questions/Comments:

1. Bricks should be replaced; sidewalk needs to be replaced and reason for failure with stone above; recommend cut back by one foot, trench out, repour sidewalk, brick replaced/reset – Confirm to include in scope to make stable. [include in scope](#)

RFI #18:



Questions/Comments:

1. Confirm to Patch mortar at edges of stone. [repoint mortar](#)

RFI # 19:



Questions/Comments:

1. Are small dents in scope? [need to be patched](#)
2. Confirm all caulk joints are in scope to be removed, and redone. [correct](#)

RFI # 20:



Questions/Comments:

1. This is in one location – is this acceptable or is the expectation to redo this area and include in scope. [correct, part of scope](#)
2. RFI #21:



Questions/Comments:

1. Confirm whether to patch mortar between railing and stone – at affected areas. [patch as required and repoint](#)

RFI #22:



Questions/Comments:

1. Confirm stone repair at post mounting locations.
2. Railing: confirm white blast, prime, 2-part epoxy paint [agreed](#)
3. Does customer want historic rails to be thermal spray warranty? [prime and paint to be compatible with railing](#)

RFI #23:

1. Reference: ACES Template Design-Build Agreement ECA Stairs - Section 1.4

Questions/Comments:

What is the timeframe to access each area of the project – when will area be closed off for work to be performed. Please provide the timeframe the work should be complete in – start to end.

[refer to exhibit "A "](#)

RFI #24:

Reference: Cover Page ECA Stairs

States: Fill out the required specified submission forms that are to be returned as part of your proposal in ink.

Questions/Comments:

Confirm all forms need to be filled out in ink or are typed responses, ok? [either or is allowed](#)

RFI #25:

Questions/Comments:

Where will addendum be posted? Is there a link? [on the ACES website](#)

RFI #26:

Questions/Comments:

Please provide threshold for this project to be consider prevailing wage; and if considered prevailing wage, please provide the rates. [Prevailing wages are required and certified payroll](#)

RFI #27:

Questions/Comments:

Is the City of New Haven charging for the permit fees for this project [Include in bid](#)

RFI #28:

Questions/Comments:

Will we be allowed to use the bathrooms in the ACES building, or do we need to carry costs to provide porta pottys? [yes, you can use the restrooms adjacent to the project.](#)

RFI #29:

Questions/Comments:

Should we carry 8 hours of shop fabrication time for the renovation of the pipe handrails in case some sections require welding/replacement? [include all time required within the bid and allowance is not accpetable.](#)

RFI #30:

Questions/Comments:

Do you want the structural support beams in the basement to be galvanized, thermal sprayed, or only primed and painted? [Galvanized](#)

RFI #31:

Is a temporary plastic wall required inside the building to block off the working area?

[Proper protection is required for all equipment, systems, walls, doors and floors within the work area you define.](#)