



Douglas County Board of Commissioners

8700 Hospital Drive • Douglasville, GA 30134 • Telephone 770.920.7247 • Fax 770.920.7219

Purchasing Department

December 3, 2015

Re: REQUEST FOR PROPOSAL – Construction of New Animal Shelter

Dear Ladies and Gentlemen,

This **Addendum No.2**, to Douglas County's Request for Proposal – Construction of New Animal Shelter for the Douglas County is hereby issued to provide clarification to the Proposal in the following particulars only, and is made a part of the Proposal document.

1. See attached

Thank you for your attention to this Addendum No.2, and interest in Douglas County. Please acknowledge receipt of this addendum via return fax at 770.920.7219 and include this addendum and your acknowledgement in your proposal package, not to be counted as a part of any page limit.

All other terms and conditions of the Proposal remain the same.

Sincerely,

Bill C. Peacock

Director, Purchasing

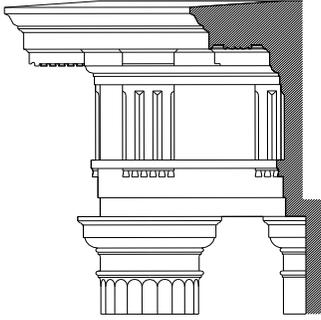
ACKNOWLEDGEMENT

COMPANY: _____

SIGNATURE: _____

TITLE: _____ DATE: _____

We acknowledge receipt of your Addendum No. 2, Solicitation No 15-015.
Construction of New Animal Shelter.



CARTER WATKINS ASSOCIATES ARCHITECTS, INC.

DATE: DECEMBER 03, 2015

RE: DOUGLAS COUNTY ANIMAL SERVICES FACILITY

ADDENDUM #2

The following information provided in this Addendum shall supersede all information provided in the Construction Documents in regard to the affected items. This Addendum shall become part of the Construction Documents for the above project and shall be acknowledged by each bidder on the bid form.

- Item 1: Disregard AIA305 document. It will not be required.
- Item 2: Concrete floor is have a finish stain coating(s)/etching to provide the two-color look and score joints. Product to be based on Scofield, Formula One Liquid Dye Concentrate over and integrally colored concrete. www.scofield.com. Contractor to use Scofield Formula One finish Coat, Densifier MP and Guard-W as recommended by Manufacturer. Provide mock up. See attached specification.
- Also note that all concrete to have 6 mil polyethylene vapor barrier beneath.
- Item 3: Provide 0.5 inch Type E topping for the existing parking area and include in pricing in appropriate alternate figure.
- Item 4: Alternate 4 includes Type E topping, pavement marking, stop sign, crosswalk and concrete apron.
- Item 5: Alternate #5 is intended to include all work other than the work to the left (south) of the entry drive. It is not to include the Type E topping and work indicated in Alternate 4. This alternate is intended to cover all work between existing parking and Mack Road and any work/boring of Mack road and utility connections. Any utility lines/connections (in the area described) necessary to make an operable animal facility shall be included in the base bid.
- Item 6: All trees and shrubbery to be included in Alternate #6. Contractor shall be responsible for grassing and mulch in the base bid.
- Item 7: Contractor is to provide 16 double-stack (32 total Cat Condo kennels) and 2 double-stack corner units (4 total) in Adoptable cat area shown on plan in a "C" shape. Kennels to be Mason Company Raintree Cat Condos double-stacked with fixed base. They are to have glass

fronts with vertical portholes and frosted glass backs. Finish to be Napa Cherry. Provide keyed, stainless steel latches. Provide climbing trees in corner units. Top covers to be poly-mesh.

- Item 8: Owner shall be able to occupy the building within 270 days (calendar) and all punch list items shall be complete within 45 days of occupancy.
- Item 9: Brick and hardware allowances include sales tax.
- Item 10: All materials testing to be by the Contractor.
- Item 11: Foam insulation is to be used in all exterior and interior walls.
- Item 12: Rigid insulation to be 1.5".
- Item 13: Acoustical wall panels to be included in Base Bid. Acoustical Baffles to be an Alternate Addition. See updated Bid Form.
- Item 14: Disregard Section 10530 in Project Manual Table of Contents.
- Item 15: The following Rooms are to have raised curbs on all four sides:
Quarantine cats 118; Surgery 128; Exam 129; Grooming 130; Quarantine Puppies 125;
Puppies 124; Quarantine 137; Kennels 138; Kennels 139; and Laundry 126.
- Item 16: There are no gypsum board partition walls in the facility. Walls with 1/4" gypsum board note are intended to give a finish look in those rooms and is installed over the CMU. Provide 7/8" 20 gauge hat channels at all areas of gypsum board on CMU at 16" o.c.
- Item 17: Sidewalk and fence configuration to be as shown on C-1.2 and not LS-1.
- Item 18: Kennels shown in Grooming, Exam and Vestibule are by the Owner.
- Item 19: Provide 30" Curb & Gutter along Mack road as shown on C-5.2.
- Item 20: Dashed line in Sallyport to be 6' high black chain link fencing with two (2) four foot walk gates and latches.
- Item 21: All walls (interior and exterior) are 8" CMU unless noted otherwise.
- Item 22: Please see updated Bid Form attached.
- Item 23: Permit fees and tap fees are to be waived.
- Item 24: Bidders are to provide three (3) hard copies and one electronic copy of their Bid Package submittal.
- Item 25: Disregard reference to attic smoke barriers.
- Item 26: Monumental brick sign and two (2) LED screens to be provided by the Contractor. This will be indicated as an Alternate Addition on the Bid Form.

- Item 27: Item W, Polar King Freezer, to be supplied by Contractor in base bid.
- Item 28: Generator location to be on the side drive area adjacent the mechanical units. Provide adequate room in screen wall for generator. ALL areas inside the screen wall to have a 4” slab with a 12”x12” turn-down edge all sides.
- Item 29: Column pads to be 48x48x16” with #5 bars at 8” on center each way.
- Item 30: Moisture/vapor barrier shown on S-1.2/12 to be continuous on all exterior CMU walls.
- Item 31: Detail for Sallyport trench drain is S-1.2/4. Disregard raised curb at Sallyport.
- Item 32: Oil/Sediment separator at Truck Wash to be Zurn Z-1189-60. Provide all utility/plumbing connections.
- Item 33: Disregard Stainless Steel flashing below slab. S-1.3
- Item 34: All interior trim is to be stain grade.
- Item 35: Attached please find the Pre-bid Attendee sign-in sheet.
- Item 36: At a minimum, Firms shall submit the Bid Form; a Bid Bond; and the information providing evidence of the four items requested in the Request for Proposal. Firms can submit any additional information they choose that shows, but is not limited to, their experience with similar type or Government buildings and history of completing projects within budget. Submit as much or as little as needed to establish your credentials but please avoid submitting a voluminous proposal.
- Item 37: The contract will include a “Rock Clause” with language similar to this:
- Scope of work includes: Perform classified excavation; backfill with [excavated](#) soils.
- Scope of work does not include: Rock excavation; Provision of imported or borrowed backfill material.

END OF ADDENDUM

GUIDE SPECIFICATION

SECTION 02750 [03360]

**NEW CONCRETE - DYE STAINED COLORED MECHANICALLY GROUND AND
POLISHED CONCRETE**

PART 1 – GENERAL

1.1 SUMMARY

- A. Drawings and general provisions of Contract, including General and Supplementary Conditions and Division 1 Specification sections, apply to Work of this Section.
- B. Section Includes:
 - 1. Dye stained concrete interior floor slabs.
 - 2. Densified & Mechanically Polished Dyed concrete.
 - 3. Pigmented Water Based Curing Compound
 - 4. Protective Blankets for finished floor.

1.2 SUBMITTALS

- A. Product Data: Submit manufacturer’s complete technical data sheets for the following:
 - 1. Concrete dye stain.
 - 2. Liquid Lithium Silicate Densifier
 - 3. Stain Guard Finish Coat
- B. Samples for Initial Selection: Manufacturer's color charts showing full range of colors available.
- C. Qualification Data: For firms indicated in “Quality Assurance” Article, including list of completed projects.
- D. Submit the following in accordance with Division 01300 Section “Submittal Procedures.”
- E. Product data for each grinding machine, including all types of grinding heads, dust extraction system, joint filler, concrete densifying impregnator, penetrating sealer, and any other chemicals used in the process.
- F. Applicators qualification data.
- G. Polished concrete samples: Size 7x9, for each Polished Concrete finish required.

1.3 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Manufacturer with experience in the production of specified products.
- B. Installer Qualifications: An installer with 5 years experience with work of similar scope and quality..
- C. Obtain each specified material from same source and maintain high degree of consistency in workmanship throughout Project.
- D. Notification of manufacturer's authorized representative shall be given at least 1-week before start of Work.
- E. Pre-installation Conference: Conduct conference at project site at agreed upon date/time.
- F. Provide project names, addresses, contact names, phone numbers of at least three (3) projects of similar scope completed by the installer.
- G. Installer/Applicator shall be certified by concrete finish equipment and chemical manufacturer and shall provide adequate number of skilled workmen who are thoroughly trained and experienced in the necessary craft.
- H. Manufacturer's Certification: Provide a letter of acknowledgement from both the equipment and chemical manufacturer stating that the installer is a trained applicator and is familiar with proper procedures and installation requirements recommended by the manufacturer.
- I. Dye Stained Ground and Polished Concrete Mockups:
 - 1. Provide under provisions of Division 1 Section "Quality Control."
 - 2. At location on Project selected by Architect, place and finish 10 ft. by 10 ft.area.
 - 3. Construct mockup using processes and techniques intended for use on permanent work, including curing procedures. Include samples of control, construction, and expansion joints in sample panels. Mockup shall be produced by the individual workers who will perform the work for the Project.
 - 4. Retain samples of cements, sands, aggregates and color additives used in mockup for comparison with materials used in remaining work.
 - 5. Aggregate selected must be tested to ensure it will accept polish.
 - 6. Select from Part 4 – Schedules cut and shine level and finish coat.
 - 7. Edges should be included in mockup.
 - 8. Accepted mockup provides visual standard for work of Section.
 - 9. Mockup shall remain through completion of work for use as a quality standard for finished work.
 - 10. Remove mockup when directed.

J. Environmental Limitations:

1. Comply with manufacturer's written instructions for substrate temperature and moisture content, ambient temperature and humidity, ventilation and other conditions affecting chemical performance.
2. Application of finish and dye system shall take place a minimum of 21 days prior to fixture and trim installation and/or substantial completion.
3. Finish concrete area shall be closed to traffic during finish floor application and after application for the time as recommended by the manufacturer.

1.4 DELIVERY, STORAGE AND HANDLING

- A. Comply with manufacturer's instructions. Deliver dye stain and liquid densifier in original, unopened packaging. Store in dry conditions.

1.5 PRE-JOB CONFERENCE

- A. One week prior to polishing of concrete a meeting will be held to discuss the Project and application materials.
- B. It is suggested that the Architect, General Contractor, Subcontractor, Ready-Mix Concrete Representative, and a Manufacturer's Representative be present.

PART 2 – PRODUCTS

2.1 ACCEPTABLE MANUFACTURERS

- A. L.M. SCOFIELD COMPANY, Douglasville, Georgia and Los Angeles, California (800) 800-9900 or the appropriate local contact: Eastern Division – 201-672-9050; Western Division – 714-568-1870; Central Division Office – 630-377-5959. Georgia Representative, Adam Bishop 404-735-7184
- B. Equal

2.2 MATERIALS

- A. Pigmented Water Based Curing Compound
1. Lithochrome Colorwax by L.M. SCOFIELD COMPANY
- B. Color Liquid Dye Concentrate, Lithium Silicate Densifier and Finish Coat:

1. SCOFIELD® Formula One™ Liquid Dye Concentrate by L.M. SCOFIELD COMPANY.
2. SCOFIELD® Formula One-MP™ Lithium Densifier by L.M. SCOFIELD COMPANY.
3. SCOFIELD® Formula One™ Guard-W Finish Coat by L.M. SCOFIELD COMPANY.

C. Concrete Grinding & Polishing Equipment:

2. 3-head or 4-head counter rotating variable speed floor grinding machine with at least 600 pounds down pressure.
3. Dust extraction system, pre-separator, and squeegee attachments with minimum flow rating of 322 cubic feet per minute.
4. Grinding heads:
 - a. Metal bonded [25], [50], [75], [100] and [150] grits. (TBD by condition of concrete slab.)
 - b. Resin bonded, phenolic diamonds, [100], [200], [400], [800], [1500] grits. (TBD by condition of concrete slab.)
5. Grinding pads for edges:
 - a. [50], [100] and [150] grits metal.
 - b. [100], [200], [400], [800], [1500] grits resin.
6. Hand grinder with dust extraction equipment and pads.

D. SUBSTITUTIONS: The use of products other than those specified will be considered providing that the Contractor requests its use in writing within 14-days prior to bid date. This request shall be accompanied by the following:

1. A certificate of compliance from material manufacturer stating that proposed products meet or exceed requirements of this Section, including standards ACI 303.1, ASTM C979, ASTM C494 and AASHTO M194.
2. Documented proof that proposed materials have a 10-year proven record of performance, confirmed by at least 5 local projects that Architect can examine.

2.3 CONCRETE MIX DESIGN

- A. Minimum Cement Content: 5 sacks per cubic yard of concrete.
- B. Concrete fines to be natural sand
- C. No Air Entraining Admixtures shall be used.
- D. Slump of concrete shall be consistent throughout Project at 4-inches or less. At no time shall slump exceed 5-inches.
- E. Do not add calcium chloride to mix as it causes mottling and surface discoloration.
- F. Supplemental admixtures shall not be used unless approved by manufacturer.

G. Do not add water to the mix in the field

2.4 COLORS

A. Concrete Dye Stain[s]:

1. Formula One Liquid Dye Concentrate by L.M. SCOFIELD COMPANY: Two colors to be selected. Border and field. Provide saw cut joints to provide pattern as shown on drawings. Stain joints.

PART 3 – EXECUTION

3.1 CONCRETE INSTALLATION

A. Install concrete according to requirements of Division 3 Section “Cast-In-Place Concrete.”

B. Do not add water to concrete mix in the field.

C. Surfaces shall be finished uniformly with the following finish:

1. Trowel: Precautions should be taken to ensure that the surface is uniformly troweled so that it will not be slippery. Do not over-trowel or burnish the surface.
2. **Finish concrete shall have a minimum Floor Flatness rating of at least 50.**
3. Finish concrete shall have a minimum Floor Levelness rating of at least 30.
4. Finish concrete shall be cured a minimum of 28 days or at which point equipment can be put on the slab and does not displace aggregate.
5. Ground and Polished Concrete Surface: Precautions should be taken to insure the surface is in tolerances to perform this function.

3.2 WATER BASED PIGMENTED CURING COMPOUND

A. Cure with L.M. SCOFIELD Lithochrome Colorwax water based curing compound.

3.3 MECHANICALLY POLISHED CONCRETE CUT AND SHINE LEVELS

A. Cut Level (Depth of cut)

1. Grade 1 – cream finish

B. Shine Level

1. Class 1 – 400 grit polish

C. Polished concrete finish coat

1. At a distance of 100 feet, the floor will reflect images from side lighting.
2. Apply two applications of SCOFIELD® Finish Coat.

D. Specified for project

Grade: II

Class: II

Formula One Guard-W applications: 2

3.4 MECHANICALLY POLISHED CONCRETE APPLICATION

- A. Applicator shall examine the areas and conditions under which work of this section will be provided and the General Contractor shall correct conditions detrimental to the timely and proper completion of the work and the Applicator shall not proceed until unsatisfactory conditions are resolved.
- B. Grind the concrete floor to within 2 – 3 inches of walls with [50], [100] and [150] grit (To be determined by specified Cut Level.) removing construction debris, floor slab imperfections and until there is a uniform scratch pattern and desired concrete aggregate exposure.
- C. Fill construction joints and cracks with filler products as specified in accordance with manufacturer's instructions colored to match (or contrast) with concrete color as specified by architect.
- E. Grind & Polish the floor, to 400 grit, first polishing the edges (if specified) with pads of the same grit and then the field of the floor removing all scratches from the previous grit. After each polish, clean the floor thoroughly using clean water and an auto scrubber or a mop and a wet vacuum.
- F. Apply dye to surface at a rate of 400 – 600 square feet per gallon after 400-resin bond grind. Allow dye to dry to touch.
- G. After the dye has dried, apply densifier at a rate of 300-400 square feet per gallon. Using a broom, work the material into the floor for a minimum of 30 minutes. Tight squeegee the remaining material from the floor without leaving squeegee marks or puddles. Flush floor with clean water and scrub to remove any excess residue. Allow to cure for 12 – 24 hours.
- H. Polish to desired gloss level using [800], [1500] resin bond grinds.
- I. Apply Formula One Guard-W at 1000 square feet per gallon. Allow to dry.
- J. Using a high speed (2400 rpm) burnishing machine equipped with [800] [1500] grit diamond impregnated pads, buff the surface to a high shine.
- K. Apply second application of Formula One Guard-W at 1000 square feet per gallon. Allow to dry.
- L. Using a high speed (2400 rpm) burnishing machine equipped with [800] [1500] grit diamond impregnated pads, buff the surface to a high shine.

- M. Upon completion, the work shall be ready for final inspection and acceptance by the customer.

3.5 PROTECTION

- A. Finished work to be protected with ProGuard Dura Cover Protective Blankets by L.M. SCOFIELD COMPANY

3.6 CLEANING

- A. The work area shall be kept clean and free of debris at all times.
- B. Remove slurry and dust from adjoining surfaces as necessary.
- C. Dispose of material containers in accordance with local regulations.
- D. Protect finished work until fully cured per manufacturer's recommendations.

3.6 APPLICATORS

- A. For a list of qualified contractors, contact your local Scofield representative or the appropriate Division Office: Eastern Division – 201-672-9050; Western Division – 714-568-1870; Central Division Office – 630-377-5959. Scofield Georgia Representative: Adam Bishop 404-735-7184

END OF SECTION

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SECTION 01 030

ALTERNATES

CARTER WATKINS ASSOCIATES ARCHITECTS, INC.

01 030-1

Douglas County Animal Services Facility

July 17, 2015

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of Contract, including General and Supplementary Conditions and other Division 1 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. This Section specifies administrative and procedural requirements for Alternates.
- B. Definition: an Alternate is an amount proposed by Bidders and stated on the Bid Form for certain construction activities defined in the Bidding Requirements that may be added to or deducted from base Bid amount if the Owner decides to accept a corresponding change in either the amount of construction to be completed, or in the products, materials, equipment, systems, or installation methods described in Contract Documents.
- C. Coordination: Coordinate related Work and modify or adjust adjacent work as necessary to ensure that work affected by each accepted Alternate is complete and fully integrated into the project.
- D. Notification: Immediately following the award of the Contract, prepare and distribute to each party involved, notification of the status of each Alternate. Indicate whether Alternates have been accepted, rejected or deferred for consideration at a later date. Include a complete description of negotiated modifications to Alternates.
- E. Schedule: Specification Sections contain requirements for materials and methods necessary to achieve the work described under each Alternate.

Alternate Additions/Deductions to the Base Bid (IF ANY)

1. Provide Alternate ADDITION for providing the 3'x9' stainless steel kennels and associated equipment and installation.
2. Provide an Alternate Addition for providing and installing an incinerator. (Flue is to be included in base bid.) Incinerator to be Bestech (or equal) Therm tec G-16-P 1400 pounds.
3. Provide Alternate Addition for supplying all Kennels/cages other than those listed in Alternate 1.
4. Provide Alternate for all paving/coating work for Existing entry drive and parking.
5. Provide Alternate addition for all site work/storm water outside of the 2.69 acre disturbed area for the building.
6. Provide Alternate addition for purchase and installation of all trees and shrubbery shown on the

SECTION 01 030

ALTERNATES

CARTER WATKINS ASSOCIATES ARCHITECTS, INC.

01 030-2

Douglas County Animal Services Facility

July 17, 2015

Landscape Plan.

7. Provide Alternate Addition for providing all work associated with Monumental Brick sign at Mack Road. This includes LED boards, sign construction, brick, lettering, conduit and utilities to sign from building and any other work necessary for a complete and operable sign.
8. Provide an alternate addition for providing and installing the hanging acoustical baffles.

PART 2 - PRODUCTS (Not Applicable)

PART 3 - EXECUTION (Not Applicable)

END OF SECTION

BID FORM

DOUGLAS COUNTY ANIMAL SERVICES FACILITY

BIDS ARE DUE AT 2:00 P.M. Eastern Daylight Time, December 09, 2015, at Douglas County Purchasing Department Conference Room – Second Floor – Douglas County Courthouse – 8700 Hospital Drive Douglasville, GA 30134

Having thoroughly reviewed the bid documents and verifying existing conditions at the project site, I/we propose to furnish all labor, tools, equipment and materials for the complete execution of the Work per the Contract Documents and Specifications for the base bid sum of:

\$

(_____) dollars.

Alternates to the Base Bid (refer to Project Manual Section 01030 and any addenda)

- | | | |
|----|---|----------|
| 1. | Add for Providing Stainless Steel 3'x9' Shor-line Kennels | \$ _____ |
| 2. | Add for providing and installing incinerator | \$ _____ |
| 3. | Add for providing and installing all other cages/kennels | \$ _____ |
| 4. | Add for providing paving/coating work at existing drive/parking | \$ _____ |
| 5. | Add for providing all site work Other than listed in #4 above
Outside of the 2.69 acre disturbed area immediate site | \$ _____ |
| 6. | Provide alternate add for landscape buffer strip on west side. | \$ _____ |
| 7. | Provide alternate add for Monumental Sign. | \$ _____ |
| 8. | Provide an alternate add for the hanging acoustical baffles | \$ _____ |

(Company Name)

(Address)

(City, State, Zip)

(Print or Type Name)

(Signature-When signed, this bid is legal and binding to The Douglas County Commission and acknowledges that ALL Specifications, Terms and Conditions and/or instructions to Bidders have been read and understood).

(Date)

(Phone Number)

Included and attached is a Bid Bond in the amount of not less than 5% of the base bid. Included in the amount above is the sum of \$ _____ for providing a Performance and Payment Bond for 100% of the total base bid. Same shall be provided by a surety corporation licensed in the State of Georgia and a certified Power of attorney shall be attached.

ADDENDUM ACKNOWLEDGMENT (If any, initial to acknowledge)

Addendum # 1 _____

Addendum # 2 _____

11/19/2015
 1:00 p.m.
 Pre-Proposal Conference
 Solicitation No. 15-015

DOUGLAS COUNTY BOARD OF COMMISSIONERS
 "CONSTRUCTION OF NEW ANIMAL SHELTER"
 SIGN-IN SHEET

Name	Department/Company Name	E-mail	Phone Number
Scott Snofford	Snofford Construction, Inc.	BIDS@SUNBELTCONSTRUCTION.COM	678-945-8988
Doug Murdaugh	SUNBELT BUILDERS	DMURDAUGH@SUNBELTBUILDERS.COM	770-786-3031
TODD DAVIS	COOPER & COMPANY	BIDS@COOPERGC.COM	770-589-2450
Nick Kilburg	JOHN W. SPRATLIN AND SON	nick@spratlinandson.com	563-590-8052
Matt Huey	Titleist Bldg. Systems, Inc.	Matt@tbsinc.comcustbiz.net	770-949-5577
JOHN MORGAN	TITLEIST BUILDING SYSTEMS, INC	JOHN@TITLEISTSYSTEMS.COM	770-949-5577
TONY LOUVON	LOUVON CONSTRUCTION, INC.	info@louvonconstruction.com	770-328-6943
Shannon Ajan	Latimer and Hughes Construction	sajan@latimerandhughes.com	678-524-2271
Bill Peacock	DC Purchasing	bpeacock@co.douglas.ga.us	770-920-7247
Suzanne Kimberlin	DC Purchasing	skimberlin@co.douglas.ga.us	770-920-7579
Joe Watkins	Carter Watkins Associates	info@carterwatkins.com	770-267-7799

Bill C. Peacock
 Purchasing Director