

Document 00910

**ADDENDUM NO. 4**

Date of Addendum: 03.19.22

PROJECT NAME: *City Hall Annex – Restroom Remodel*

PROJECT NO: WBS No. D-000198

SUBMITTAL DATE: March 24, 2022 (THERE IS NO CHANGE TO  
THE DATE)

FROM: City of Houston, General Services Department  
900 Bagby, 2nd Floor, City Hall Annex  
Houston, Texas 77002  
Attn: Geoffrey Wheeler, Senior Project Manager

TO: Prospective Proposers

This Addendum forms a part of the Request for Proposals (RFP) and will be incorporated into the Contract, as applicable. Insofar as the original RFP is inconsistent, this Addendum governs.

**SPECIFICATIONS**

Section 01110 Summary of Work: Delete section entirely and replace with attached file dated 03/15/2022.

Division 01, Section 01312, 1.06 Progress Meetings: Add the following line to this item: On this project, the general contractor will be responsible for taking and distributing progress meeting minutes.

**CLARIFICATIONS**

Question #1: There are existing wall mounted emergency lights (one) in each room. The drawings do not reference them. Should they be reused or replaced?

Response: Wall mounted emergency light fixtures, FA strobes, shelves and scent distributors shall all be reused in the new design.

Question #2: Regarding the Toilet partitions; both schedule and spec call for

Scranton Hiny Hiders style, yet they specify Phenolic. Scranton makes only solid plastic. Please clarify. And the partition style is floor to ceiling. Please confirm the ceiling height is 8'.

Response: Toilet partitions shall be made from solid plastic. The ceiling height is 8'.

Question #3: The demo plans call for the removal of tile from the walls and replacement with new tile. In our experience the substrate for the tile is damaged by the removal and would warrant replacement. The documents do not provide direction for the wall replacement. Please advise whether this work should be included in the scope or treated as a change order upon discovery of the damaged condition.

Response: The substrate for the tile is CMU block wall. Contractor shall select a method for tile removal that will not damage the CMU block wall.

Question #4: Please provide the logistics for parking (can we use the garage for parking), dumpster location, and laydown area.

Response: Parking is the responsibility of the contractor and subs and must be off site. The Annex garage is not available for use by contractors for any activity. The dumpster will be located in the surface parking lot between I-45 and the building. The laydown area will also be in this lot, but exact location will be agreed with the contractor during pre-con meeting.

Question #5: The security door on the first floor currently has a number keypad on the handle. Is this currently operational, if it is, do we need to get that and the card system working?

Response: The number keypad is not working. So, the contractor will only have to connect the card readers.

END OF ADDENDUM NO. 4

(TRC:   
Richard Vella  
Assistant Director  
Real Estate, Design & Construction Division  
General Services Department

DATED: 03.17.22

Section 01110

**SUMMARY OF WORK**

**PART 1 GENERAL**

**1.01 SECTION INCLUDES**

- A. Summary of the Work including work by the City, City-furnished Products, work sequence, future work, Contractor use of Premises, special conditions for substantial completion and City occupancy.

**1.02 WORK COVERED BY CONTRACT DOCUMENTS**

- A. Work of the Contract is for construction of City Hall Annex Restroom Remodeling. This work to include 5 Women's and 5 Men's Restrooms on Levels G through 4. The work consists of full demolition of restroom finishes and fixtures as well as the main sanitary pipe serving the toilets and urinals. Furnish and install the sanitary piping, chase walls, door actuators, fixtures and finishes. This work includes plumbing, mechanical and electrical work relative to each restroom. The contractor will only be allowed access to one floor at a time for work. This phasing is not indicated on the plans, but is the responsibility of the contractor.

**1.03 CASH ALLOWANCES – Not Used**

**1.04 ALTERNATES – Not Used**

**1.05 CITY-FURNISHED PRODUCTS**

- A. Items Furnished by the City for Installation and final connection by Contractor:  
None

**B. Contractor's Responsibilities:**

1. Arrange and pay for Product delivery to the site.
2. Receive and unload Products at the site; jointly with the City, inspect for completeness or damage.
3. Handle, store, Install, and finish Products.
4. Repair or replace damaged items.

**1.06 WORK SEQUENCE**

- A. Construct the Work in Phases during the construction period, coordinate construction schedule and operations with the City:
  1. Phase 1: No specific phase for this Project. Contractor responsible for phasing the work so that no tenant shall travel more than one floor up or down to access

## **SUMMARY OF WORK**

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a working restroom.

- B. For projects with no Phases, do not disturb more than 50% of total project linear feet of disturbed right-of-way and easement until site restored in accordance with Section 01740 – Site Restoration.
- C. Coordination of the Work: Refer to Section 01312 - Coordination and Meetings.

### **1.07 CONTRACTOR USE OF PREMISES**

- A. Comply with procedures for access to the site and Contractor's use of rights-of-way as specified in Section 01145 - Use of Premises.
- B. Construction Operations: Limited to the City's rights-of-way provided by the City and areas shown or described in the Contract documents.
- C. Utility Outages and Shutdown: Provide a minimum of 48 hours notice to the City and private utility companies (when applicable), excluding weekends and holidays, in advance of required utility shutdown. Coordinate all work as required.

### **1.09 WARRANTY**

- A. Comply with warranty requirements in accordance with Document 00700 - General Conditions.

### **1.10 ADDITIONAL CONDITIONS FOR SUBSTANTIAL COMPLETION**

- A. In addition to requirements outlined in Document 00700 – General Conditions, for Contractor to be substantially complete with the Work and call for inspection by Project Manager to confirm, the following conditions must be met or completed:
  - 1. All testing shall be completed and accepted by Project Manager.
  - 2. Draft O&M manuals shall be delivered to Project Manager.
  - 3. Training shall be conducted, utilizing draft O&M manuals
  - 4. Contractor shall contact Construction Project Manager to complete Texas Department of Licensing and Regulation Post Construction Inspection for Texas Accessibility Standards
- B. No additional condition to those described in Paragraph 1.10 may be included in Contractor's punch list.

**PART 2 PRODUCTS - Not Used**

**PART 3 EXECUTION - Not Used**

**END OF SECTION**