



ADDENDUM #1

April 30, 2014

Re: Harrisburg Area Community College
York Campus, Leader Building Generator Replacement
and Emergency Power Circuit Upgrades
Solicitation #14-09

From: Eastern PCM, LLC
Construction Manager – HACC
645 N. 12th Street, Suite 200
Lemoyne, PA 17043

To: All Planholders

This Addendum is hereby made part of the Plans and Project Manual dated April 22, 2014, for the above referenced project. The provisions of this Addendum are intended to supplement the provisions of the Plans and Project Manual and/or supersede them where contradictory thereto.

This Addendum contains changes to the requirements of the Plans and Project Manual. Such changes shall be incorporated into the Plans and Project Manual and shall apply to work with the same meaning and force as if they had been included in the original Plans and Project Manual. Where this Addendum modifies a portion of a paragraph or phrase of the Project Manual, the remaining unmodified portion of the paragraph or phrase shall remain in force.

The conditions and terms of the Plans and Project Manual shall govern work described in this Addendum. Whenever the conditions of work, or the quality or quantity of materials or workmanship are not fully described in this Addendum, the conditions of work etc. included in the Plans and Project Manual for similar items of work shall apply to the work described in this Addendum. If no similar items of work are included in the Plans and Project Manual, the quality of material and workmanship shall be subject to the written acceptance of the Architect.

1.1 PRE-BID MEETING MINUTES

Meeting minutes from the Pre-Bid Meeting held on April 29, 2014 are attached and are a part of this Addendum. In the event of a conflict between the information contained in the Pre-Bid Meeting Notes and the Drawings, Specifications and responses to questions contained in this Addendum, the latter shall take precedence.

1.2 SECOND SITE VISIT

A second opportunity to visit the site and tour the facility will be available on May 2, 2014 at 2:30. Tour will begin in Leader Building rm. YL152

1.3 CHANGES TO THE PROJECT MANUAL

Section 00150, Article 3.B Pre-Bid Meeting

ADD the following: A second opportunity to tour the site has been added at the Owner's discretion. Attendance at this walkthrough will fulfill the requirement for mandatory attendance at the pre-bid meeting. The tour will begin at 2:30 PM, Friday, May 2, 2014 in Room YL152 in the Leader Building located at 2010 Pennsylvania Avenue, York, PA 17402.

No discussion will be recorded at this time, nor minutes disseminated. No conversation or understanding that arises from questions asked during this site visit will be considered binding unless submitted in writing to the Construction Manager and answered in a subsequent addendum.

END OF ADDENDUM



Please sign and return this page, via fax, to Eastern PCM, LLC at (717) 233-1666 indicating receipt of this Addendum.

**YORK CAMPUS, LEADER BUILDING GENERATOR REPLACEMENT
AND EMERGENCY POWER CIRCUIT UPGRADES
SOLICITATION #14-09**

Addendum # 1 has been received.

Company: _____
Print Company Name

Received By: _____
Print Name Signature

Date: _____

Please check one:

- _____ We are bidding as a prime contractor
_____ We are not bidding
_____ We are a sub-contractor

**Harrisburg Area Community College
York Campus
Leader Building Emergency Lighting and Generator Replacement**

Pre-Bid Meeting

April 29, 2014
9:00 AM

Meeting Minutes

Attendees

Kathleen Brickner – HACC	Ron Blaney – Stewartstown Electrical Services
Ron Cline – HACC	Glenn Foltz – Pagoda Electric
Scott Berrier – IETC	William Sunbury – Swam Electric
David Layser – Shannon A. Smith	Rich Sanno – G.R. Sponaugle
Stephen Leech – Pike County Generator	Greg Lamay – Eastern PCM, LLC (EPCM), author

1.0 Ms. Centini welcomed all attendees on behalf of HACC.

1.1 Introduction of Team

1. Owner	HACC, Central Pennsylvania's Community College Ron Cline Facilities Director Kathleen Brickner Business Director
2. Engineer	IES Jeff Balan Lead Engineer (not present)
3. Construction Manager	Eastern PCM, LLC Greg Lamay Project Manager

1.2 Project Documents were identified as:

1. Project Manual dated April 22, 2014
2. Plans dated April 17, 2014

1.3 Schedule

Bid Date:	Tuesday, May 13, 2014 at 1:00 PM EST; Ted Lick Administration Building, Rm TL203, One HACC Drive, Harrisburg, PA 17110
Contract Award:	June 4, 2014: Notice to Proceed will be issued after the Contract is fully executed.
Construction Start:	June 16, 2014: No Progress payments will be processed until after July 1, 2014 (new fiscal year)
Substantial Completion:	October 1, 2014

- 1.4 All questions are to be directed to Greg Lamay at the office of the Construction Manager in writing via fax or e-mail: Fax (717) 233-1666, E-mail: epcm@easternpcm.com. The last day for questions is May 9, 2014 at 12:00PM.
- 1.5 Addenda will be issued as required via email. Meeting minutes from the Pre-Bid Meeting will be included in the first Addendum anticipated to be issued May 2.
- 1.6 A Building Permit, if necessary, will be obtained and paid for by the Owner. Trade specific permits (i.e. Electrical, etc.) are to be obtained and paid for by applicable contractors in accordance with jurisdictional requirements.

Post Meeting Note: No Building Permit will be required. Contractor shall submit application and obtain Electrical Permit.

1.7 Project Overview

The work will be performed under a Single Prime Contract and consists of demolition and removal of an existing 500kW diesel generator and installation of a new 60kW generator. The work also will require the addition of new emergency load center(s) and re-circuiting of emergency lights throughout the approximately 100,000 sf building. Selected critical loads will also be connected to the new emergency power circuits.

Post Meeting Note: The Generator will be an 80kW generator

- 1.8 There are 2 potential alternates being discussed. Details and specifications will be issued via addendum if the Owner chooses to pursue them. They are as follows:
1. In lieu of a diesel powered generator, the Owner may choose to utilize natural gas if capacity is sufficient.
 2. In lieu of removal from the site, the Owner may wish to retain the generator. Information regarding location to be delivered will be provided via addendum.
- 1.9 Work Hours were discussed and are as follows:
- All work is to be performed Monday – Friday 7:00 am – 5:00 pm. Work throughout the classroom and common areas will be performed between 10:00 pm – 6:00 am or otherwise coordinated with the College. Work performed outside of these hours requires approval of the Owner and Construction Manager. The Owner further offered that Fridays in the summer may present opportunities to perform some of the “off-hour” work as the Campus is closed for class and staff.
- 1.10 It was noted that any work requiring temporary disruption of services, including fire alarm coverage, would have to be coordinated with the College prior to performing the work.
- 1.11 Daily cleanup of any area that is impacted by construction will be the responsibility of the Contractor.

1.12 A site tour was conducted.

1.13 The following questions were recorded:

1. Will all specifications including supply locations be issued regarding potential Natural Gas option?
Answer: yes, they will be issued via Addendum
2. There is conflicting information regarding existing concrete pad whether it is to remain or not.
Answer: It will be clarified via addendum
3. Will Service and Monitoring be required by the Contract?
Answer: if not already specified in the Contract documents, clarification will be issued via addendum
4. There is a conflict in documents regarding the size of the generator, what size is intended?
Answer: the generator will be an 80 kW generator. A Correction will be included in the addendum.
5. There is some confusion regarding the light fixtures, which ones are to be reused?
Answer: The documents will be reviewed, if there is any discrepancy in the documents, it will be clarified by addendum.
6. Will a building permit be required?
Answer: As stated previously in minutes, any trade specific permit is the responsibility of the Contractor. A building permit, if applicable, would be obtained and paid for by the owner.

Post Meeting Note: a call to the City of York has verified that no building permit is required, an electrical permit is required and must be obtained and paid for by the Contractor.

Respectfully Submitted,
Greg Lamay, Eastern PCM, LLC

The above summations are the interpretation of the author as to the items discussed and the decisions reached. Corrections or additions to these minutes are to be made in writing and sent to the attention of the Author no later than 5 days after receipt; otherwise, these minutes will stand as written.

cc: All Attendees
Jeff Balan – IES
Dave Chonoski – Eastern PCM, LLC