



ADDENDUM 01

Date: June 14, 2023

Project: Johnson County Administration and Health & Human Services Buildings Remodeling Project

Project number: 21412000

Client: Johnson County, Iowa

Project Location: Iowa City, Iowa

This Addendum forms a part of the contract documents and modifies the original bidding documents dated 6/6/23 as noted below. Acknowledge receipt of this Addendum in the space provided on the bid form. Failure to do so may subject the bidder to disqualification.

To: All Plan Holders

Contents: (4) Typed Pages

SEALS AND SIGNATURES

I hereby certify that the portion of this technical submission described below was prepared by me or under my direct supervision and responsible charge. I am a duly licensed Professional Architect under the laws of the State of Iowa.

Signature

Date

Justin Bishop, AIA
Iowa license number 06497
My license renewal date is June 30, 2024

Pages or sheets covered by this seal:
Architectural Drawings and Divisions 0-13, except sections listed
under other seals



SPECIFICATIONS

Individual specification sections are reissued in full as part of this addendum. Additions to the specification language are indicated by a bold underline and deletions are crossed out.

1. **SECTION 00 11 13 – ADVERTISEMENT FOR BIDS**

- a. ADD clarification to section E: “Attendance at the pre-bid conference is not mandatory.”

DRAWINGS

None

END OF ADDENDUM #1

SECTION 00 11 13
ADVERTISEMENT FOR BIDS

FROM:

THE OWNER (HEREINAFTER REFERRED TO AS OWNER):

Johnson County, Iowa
913 S Dubuque St, Iowa City, IA 52240

AND THE ARCHITECT (HEREINAFTER REFERRED TO AS ARCHITECT):

OPN Architects, Inc.
24-1/2 South Clinton Street, Suite 1, Iowa City, Iowa 52240

TO: POTENTIAL BIDDERS

- A. On behalf of Johnson County, sealed bids will be received at the Auditor's Office, Johnson County Administration Building 913 S Dubuque St. Iowa City IA 52240 until 2:00 p.m. local time on Thursday, July 13th, 2023. Bids received after that time will not be accepted.

JOHNSON COUNTY ADMINISTRATION AND HEALTH & HUMAN SERVICES BUILDINGS
REMODELING PROJECT

IOWA CITY, IOWA

Project No. 21412000

- B. Bids will be opened and read aloud immediately after the specified closing time in the Betty Sass Conference Room on level one of the Administration Building.
- C. The bids are for a single Prime Contract (civil, general, mechanical and electrical combined) for a phased renovation of the Administration and Health and Human Services buildings. Phase 0 will include the partial renovation of the third level of the Health and Human Services building to serve as an employee swing space. Phase 1 will include renovation of level one and level two of the Administration Building and ADA site improvements. Phase 2 will include partial build out of level three of the Health and Human Services Building. Bids shall be on a lump sum basis; segregated sub-bids will not be accepted.
1. Estimated Construction Cost: \$8,716, 341.
- D. Award of Contract is anticipated to commence no earlier than Thursday July 20th, 2023. Work may begin immediately following execution of the agreement and is scheduled in three phases as shown on the Contract Documents. Start and completion dates for each phase are as follows:
1. Phase 0: HHS L3 Temp Space: August 1, 2023 thru October 23, 2023.
 2. Phase 1: Administration Building Renovation and Sitework: November 13, 2023 thru July 16, 2024
 3. Phase 2: HHS L3 Buildout: July 31, 2024 thru January 29, 2025.
- E. A pre-bid conference is scheduled for Tuesday, June 20th, 2023 at 10 a.m. in the 1st Floor (Betty Sass) Conference Room at the Johnson County Administration Building, 913 S Dubuque St. Iowa City IA 52240. **Attendance at the pre-bid conference is not mandatory [ADD 1]**
- F. Bidders and Sub-bidders requiring interpretation of the bidding documents or substitution requests are required to make a written request to the Architect by 5:00 p.m. local time on Tuesday June 27th. Clarifications or modifications of the Bid Documents will be addressed via Addendum by 5:00 p.m. Friday, June 30th.
1. Direct all correspondence to: Zack Writer, zwriter@opnarchitects.com
- G. Bidders for the Contract may obtain copies of the Bidding Documents by contacting Rapids Reproductions, Cedar Rapids, IA, Ph. 319-364-2473 in accordance with the Instructions to Bidders upon depositing the sum of \$200 (written to OPN Architects), or a valid MBI Plan

Deposit card issued for the current year, for each set of documents.

1. If applicable, contractors and sub-bidders shall pay printing company for associated shipping cost.
 2. The deposit will be refunded to Bidders who return the Bidding Documents in good condition within fourteen days after award of project. The cost of replacement of missing or damaged documents will be deducted from the deposit.
 3. A Bidder receiving a Contract award may retain the Bidding Documents and the Bidder's deposit will be refunded.
 4. Documents are also available to view digitally on Rapids Reproductions online Public Plan Room.
- H. Paper documents may be viewed at the following plan rooms of locations:
1. Dodge Data & Analytics Planroom, 3315 Central Ave, Hot Springs, AR 71913, 501-625-3544
 2. Des Moines Construction Update Plan Room DM, 221 Park Street, Des Moines, IA
 3. Auditor's Office, Johnson County Administration Building 913 S Dubuque St. Iowa City IA 52240
- I. Documents may also be viewed digitally at the following organization's online plan rooms or websites:
1. Bid+Builders Exchange, 4814 E. Broadway, Madison, WI, 608-221-3148
 2. Minnesota Builders Exchange, 1123 Glenwood Avenue, Minneapolis, MN, 612-381-2647.
 3. Omaha Builders Exchange, 4159 S. 94th, Omaha, NE, 402-991-6906.
 4. Johnson County: <https://www.johnsoncountyiowa.gov/bids-and-proposals>
- J. Bid security in the amount of 5% of the total bid in the form of certified check, credit union share draft, or surety bond written on an original AIA Document A310, Bid Bond, is required for this project at the time of Bid. The successful bidder will be required to provide surety Performance and Payment Bonds in an amount equal to one hundred percent (100%) of the Contract Sum.
- K. Iowa Code section 73A.21 provides for a Reciprocal Resident Bidder and Labor Force preference. Because of the nature of this project (i.e. Federal-aid participation and 2 CFR 200.319(c), which prohibits the use of statutorily imposed state or local geographical preferences in the evaluation of bids or proposals), the Reciprocal Resident Bidder and Labor Force preference, shall not apply to this project.
- L. The award of the contract may be made by Johnson County, Iowa to any responsible bidder or bidders offering suitable supplies, equipment and/or service at the lowest price taking into consideration the quality of materials or service in the best interest of the Owner, and otherwise responsive to the Bidding Documents. The right is reserved to reject any and all bids, or any part thereof, and to waive informalities, and to enter into such contract or contracts as shall be deemed in the best interest of the Owner.
- M. By virtue of statutory authority, preference will be given to products and provisions grown and coal produced within the State of Iowa.

END OF SECTION