

January 16, 2020
BOARD OF COUNTY COMMISSIONERS
ORANGE COUNTY, FLORIDA
ADDENDUM NO. 2 / IFB Y20-729-RM
ORANGE COUNTY INTERNAL OPERATIONS CENTER I RESTROOMS RENOVATIONS
REVISED BID OPENING DATE: January 23, 2020

This addendum is hereby incorporated into the bid documents of the project referenced above. The following items are clarifications, corrections, additions, deletions and/or revisions to, and shall take precedence over, the original documents. Underlining indicates additions, deletions are indicated by ~~strikethrough~~.

A. The revised bid opening date is January 23, 2020

B. The following are questions/responses/clarifications:

- 1. There is a discrepancy in reference to the toilet partitions installation: According to the specifications document section 10 2113 the partitions shall be floor mounted and as per the drawings ceiling mounted. (See below cited information) Please provide clarification on which document we should use for installation guide.**

Ceiling mounted partitions, this was requested by Facilities.

Specifications Document – Section 10 2113 – Plastic Toilet Partitions – Part 2 Products:

2.3 Description

Type: Floor supported with overhead top rail bracing, solid plastic partitions in colors as selected by the Architect.

Floor support is not required.

- 2. 2.4 Construction**
 - a. Dividing toilet partition panels and doors shall be 55 inches high and mounted 14 inches above finished floor.**

Dividing partition panels and doors shall be 60” and mounted 12” above finished floor.

- 3. Drawings – Sheet Notes**
 - 1 – Install new ceiling mounted solid plastic toilet partitions. Provide heavy-duty wall brackets and door hinges. Refer to structural drawings for additional above ceiling support.**

A revised drawing will be provided with a detail for supplementary steel required.

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4. **Note: One manufacturer (Scranton Products) says the solid plastic partitions are too heavy to be ceiling mounted. Current partitions are made of laminate.**

Structural Engineer verified existing condition and confirmed the weight of the new ceiling mounted partitions could be supported by the existing structure. A revised drawing will be provided with a detail for supplementary steel required.

5. **In the plan A05.03 finish plan says Second Floor or should it say Third Floor?**

This is a typo, it should say third floor.

6. **For the plumbing fixtures, is it acceptable to use alternative brands with the same specifications/requirements?**

Alternate equal is acceptable.

7. **Do we need to replace door handle bumper (metal with rubber half dome center)?**

Currently wall mounted doorstops are not in scope of work. If any are damaged, please replace with new.

8. **Emergency light packs are being replaced with LED units, correct?**

Correct, see sheet E02.01, E02.02 & E02.3

9. **Are emergency strobe/alarm to be replaced in ADA/Unisex restrooms?**

Existing fire alarm/strobes to remain.

10. **Please confirm removal of all existing recessed stainless steel towel/waste bins and install wood blocking in opening, drywall and finish with matching tile and grout to finish fit in of NEW recessed stainless steel paper towel dispenser/waste bin.**

Confirmed.

11. **Replace or reuse GOJO plastic soap dispensers, 2 per restroom?**

Existing GOJO soap dispensers to remain.

12. **There are black lettering decals on tile walls in ladies restrooms. Are these to remain or do we scrape off?**

Existing lettering to remain.

- 13. There is an existing surface mounted wardrobe mirror approx. 1'W x 4'L in the women's restroom. Do we reuse or replace?**

Reuse if mirror in good condition.

- 14. Please confirm status of toilet paper dispensers – (4) roll “Wasau Paper” brand smoke-colored plastic. Are we to reuse or replace these in restrooms?**

Replace with new.

- 15. Reuse or replace existing stainless steel sanitary napkin disposal bins?**

Replace with new.

- 16. Confirm replacement of plastic seat cover dispensers and mounting location on toilet partition instead of tile wall behind toilet.**

Replace with new and install on toilet partitions instead of wall behind toilet.

- 17. Replace or reuse existing wall mounted round stainless steel cover plates approximately 4” dia. next to toilet on wall?**

Replace with new if damaged.

- 18. Restroom Sink Plumbing: Do you want us to replace all angle stops; drain pipes with p-traps to wall plus escutcheons; cold water only supply lines to new sink faucets; add hot water supply lines or keep disconnected? Replace or reuse stainless steel hole covers on wall under sinks?**

All new plumbing fixtures are to be equipped with new flush valves, faucets, supply stops, mixing valves, traps, grid strainers, etc. as specified in the plumbing fixture schedule sheet P0.01.

- 19. Do we replace or reuse ceiling exhaust fan and grilles?**

Existing exhaust fans and grilles to remain.

- 20. ADA RR: Keep existing suspended ceiling tile & grid? Or just clean grid and leave existing ceiling tiles in place? Or clean grid and replace all ceiling tiles?**

Suspended ceiling at ADA restroom is to remain existing.

- 21. Do we need to replace existing motion detector light switches in restroom vestibules and ADA/Unisex restrooms?**

Motion detector light switches are existing to remain.

- 22. Confirm whether we paint both sides of all restroom wood doors, or just one side? Please confirm which restrooms if they differ in painting instructions.**

Door finish to match existing conditions. Paint doors that are currently painted and refinish doors that are stained to match existing finish.

- 23. Do we replace or reuse stainless steel grab bars in all restrooms?**

Replace with new.

- 24. ADA/Unisex restrooms show new floor mounted toilets to replace existing. Do you want these to be made wall mounted instead or as a potential option?**

This project is a like for like renovation. ADA/Unisex restrooms will receive new floor mounted toilets and men's/women's will receive wall mounted toilets. Refer to drawings.

- 25. For restroom vestibules, do we clean existing suspended ceiling grid and replace ceiling tiles? Or clean grid only? Or leave as-is?**

Ceilings at restroom vestibules are to remain existing.

- 26. Toilet Partitions: New ceiling mounted partitions are planned. Do we need to provide any additional floor mounted supports similar to existing partitions, or ceiling mounted only with no floor bracing?**

Install new ceiling mounted partitions with no floor support. A revised drawing will be provided with a detail for supplementary steel required.

- 27. Is caulking at top edge of tile base part of our renovation project or is that going to be done as part of Orange County's post-renovation work by Tile Deep Cleaner & Re-sealer?**

Include caulking as part of renovation.

- 28. Please confirm locations of existing water supply valves for each restroom and each floor for planning and estimating purposes.**

Water supply valves are located on the North wall of each restroom. Valves are for individual restrooms only. There are no main valves by floor.

- 29. For any after-hours work on this project, will Orange County provide the after-hours security at their cost, or do you expect the GC to provide and pay for this?**

Orange County will provide and pay for any required additional security.

30. Please provide specific details about the signage program for the renovations for all restrooms and floors.

Restroom signage information is included in the drawings, see Toilet Accessories Schedule on sheets A08.01A & A08.01B.

31. At the site visit, a contractor noted that the plans call for ceiling-hung HDPE toilet partitions, which is typically not provided by partition manufacturers. One of the Orange County representatives mentioned that a manufacturer (Scranton Products) had visited the site and determined that they will be able to meet their warranty requirements for ceiling-hung HDPE partitions. Will the contact information for the Scranton Products representative be made available?

Correction. The Scranton Products information came from a previous similar project completed in another building where Scranton Products were utilized as ceiling hung partitions. See revised drawing supplied with this addendum showing additional steel requirements for the new ceiling hung partitions.

32. Construction note 10 on drawing sheets A02.01 and A02.03 call for new accessible restroom signage mounted on the ceiling outside the Men's restrooms. On the first and third floors, it appears the existing site conditions have fixtures (an Exit sign and emergency lighting) mounted in these locations – there seems to be no conflict on the second floor. Will Orange County allow the contractor to install wall signage in lieu of ceiling-mounted signage in these locations to avoid conflicts with existing fixtures?

Wall mounted signage is acceptable in these locations. Signage must comply with 2017 Florida Building Code accessibility – Section 307.2 (see below)

C. All other term and conditions of the IFB remain the same.

The Bidder shall acknowledge receipt of this addendum by completing the applicable section in the solicitation or by completion of the acknowledgement information on the addendum. Either form of acknowledgement must be completed and returned not later than the date and time for receipt of the bid.

Receipt acknowledged by:

Authorized Signature

Date Signed

Title

Name of Firm

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307 PROTRUDING OBJECTS

307.1 General.

Protruding objects shall comply with 307.

307.2 Protrusion Limits.

Objects with leading edges more than 27 inches (685 mm) and not more than 80 inches (2030 mm) above the finish floor or ground shall protrude 4 inches (100 mm) maximum horizontally into the *circulation path*.

EXCEPTION: Handrails shall be permitted to protrude 4½ inches (115 mm) maximum.

Advisory 307.2 Protrusion Limits. When a cane is used and the element is in the detectable range, it gives a person sufficient time to detect the element with the cane before there is body contact. Elements located on circulation paths, including operable elements, must comply with requirements for protruding objects. For example, awnings and their supporting structures cannot reduce the minimum required vertical clearance. Similarly, casement windows, when open, cannot encroach more than 4 inches (100 mm) into circulation paths above 27 inches (685 mm).

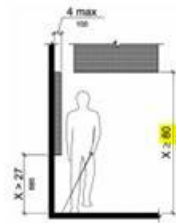


FIGURE 307.2
LIMITS OF PROTRUDING OBJECTS



Project:
INTERNAL OPERATIONS CENTER - I
RESTROOM UPGRADES - ALL FLOORS
450 E. SOUTH STREET
ORLANDO, FL 32801

Issue	Date & Issue Description	Drawn By	Checked By
	04.28.17 60% CD SET	PG / JS	MF
	08.25.17 90% CD SET	PG / JS	MF
	10.16.17 100% CD SET	PG / JS	AC
	04.27.18 PERMIT SET	PG / JS	AC
1	01.09.2020 CONSTRUCTION CLARIFICATION	PD	AC

Client Information
ORANGE COUNTY CAPITAL PROJECTS DIVISION
400 E SOUTH STREET 5th FLOOR
ORLANDO, FL 32801

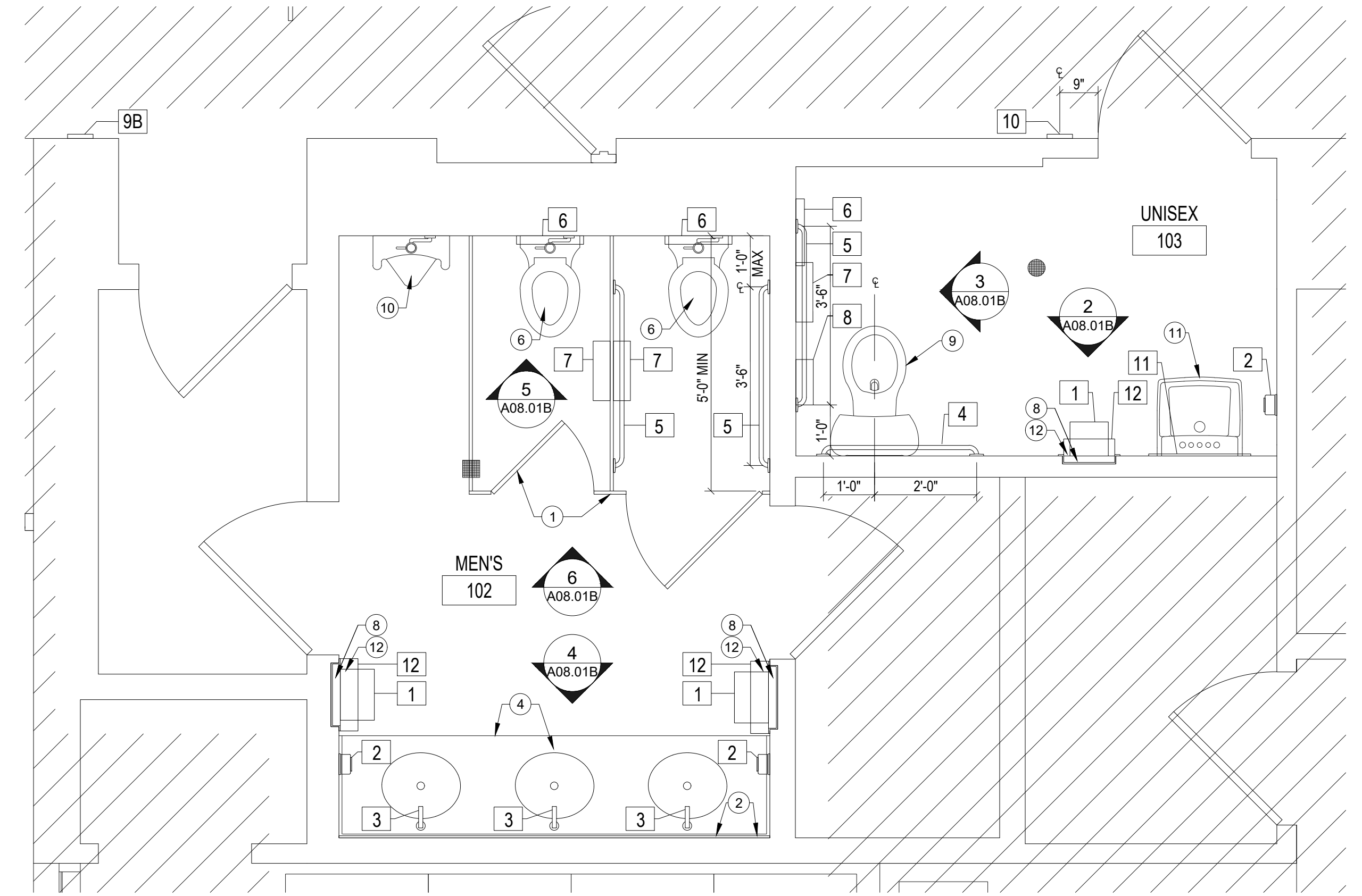
Project Number	Issue Date
16319	04/27/2018
Drawn By	Project Status
PG / JS	PERMIT ISSUE SET
Checked By	Scale
AC	1/2" = 1'-0"

File Name
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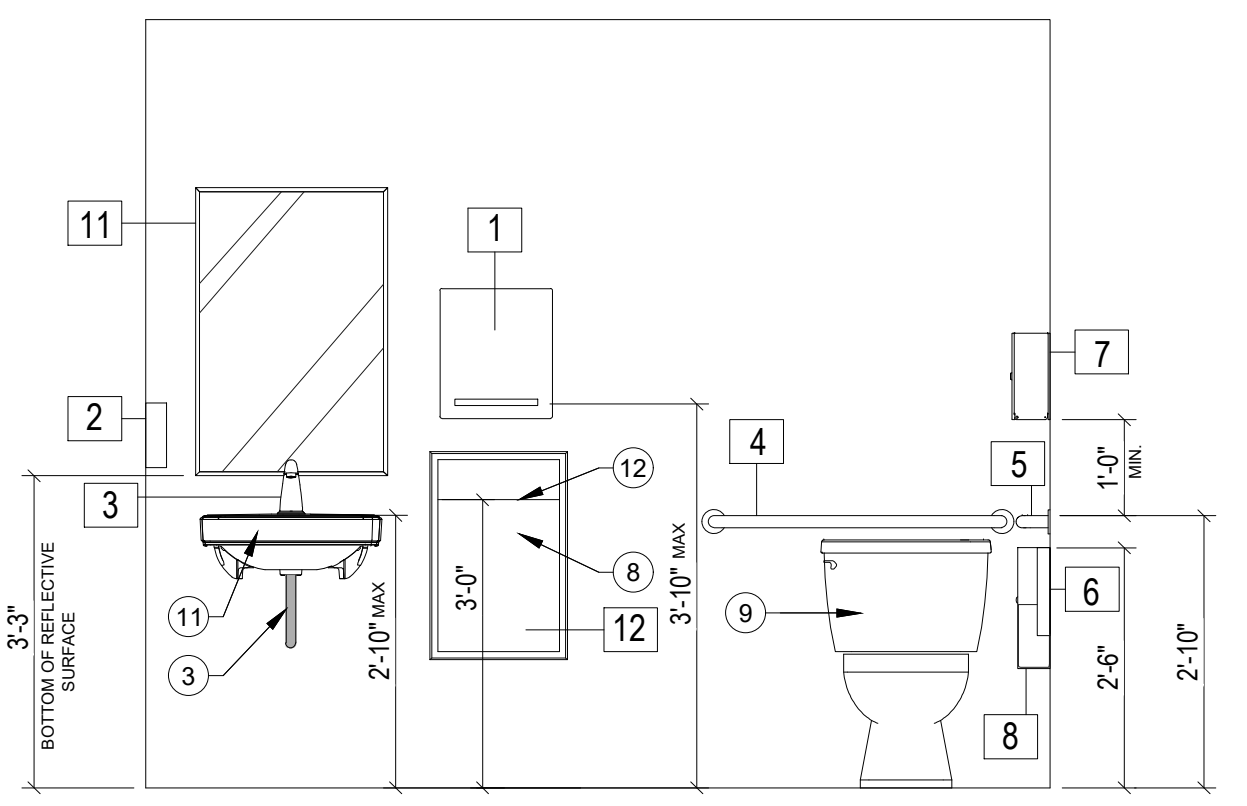
Consultant • Seal/Signature

Sheet Title:
ENLARGED FLOOR PLAN
& ELEVATIONS

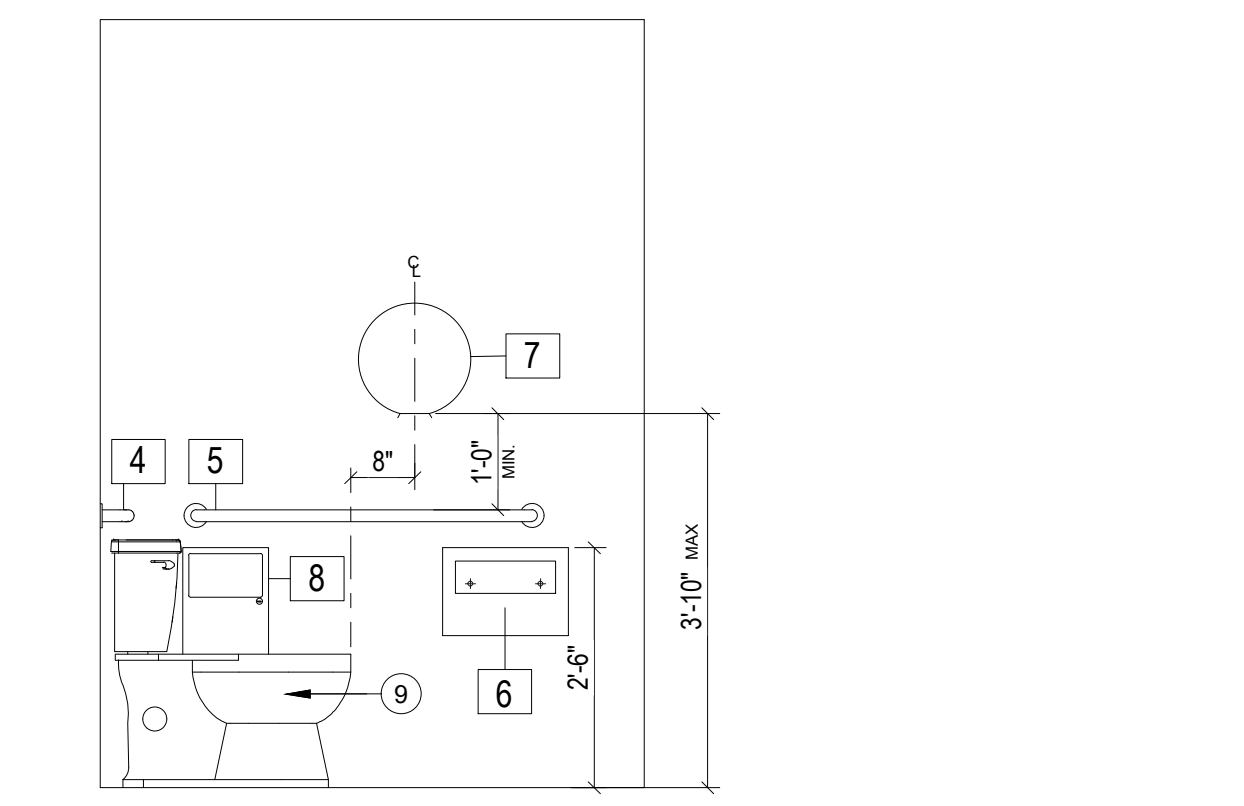
A08.01B



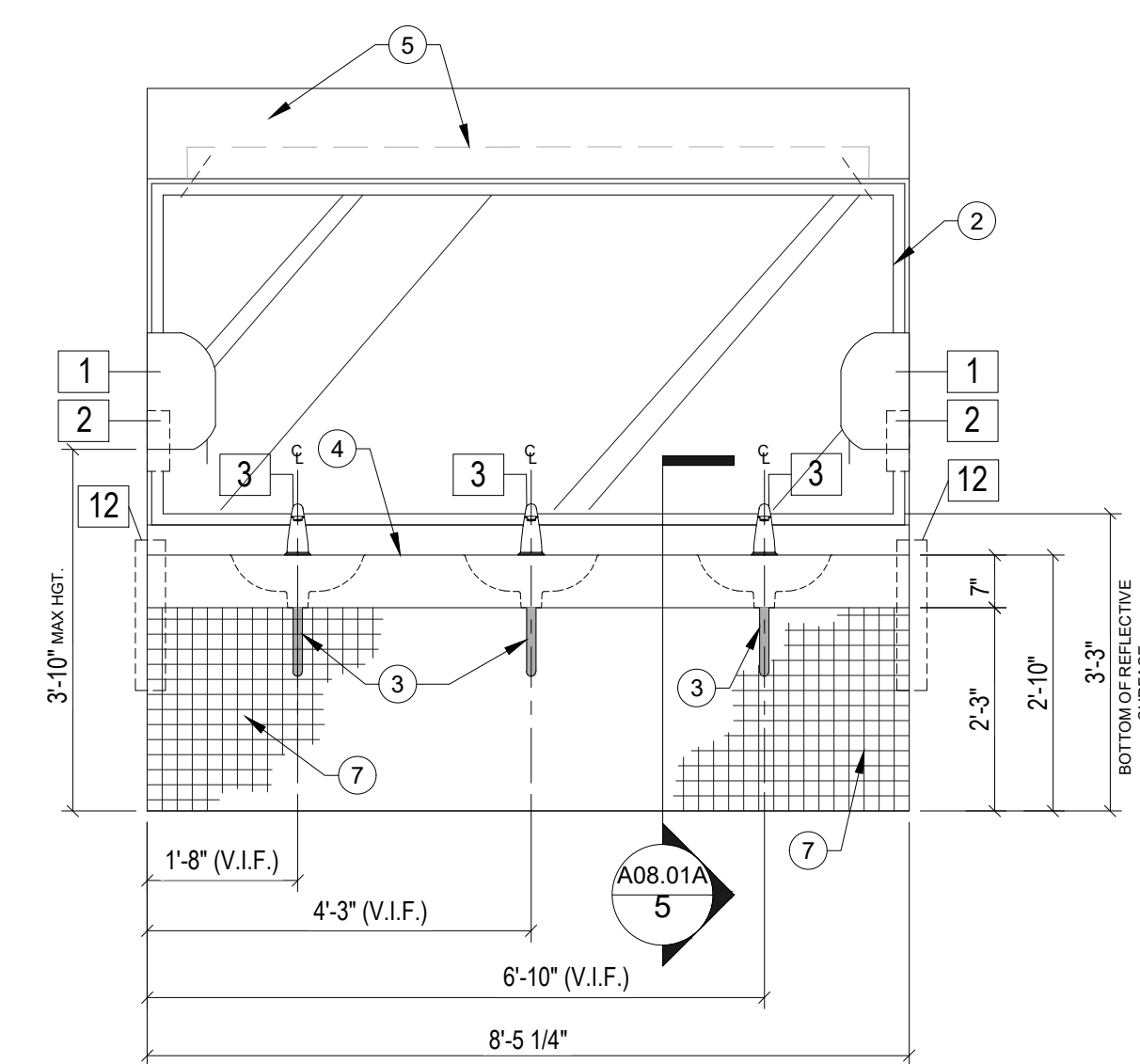
1 ENLARGED MEN'S RESTROOM & ADA UNISEX RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



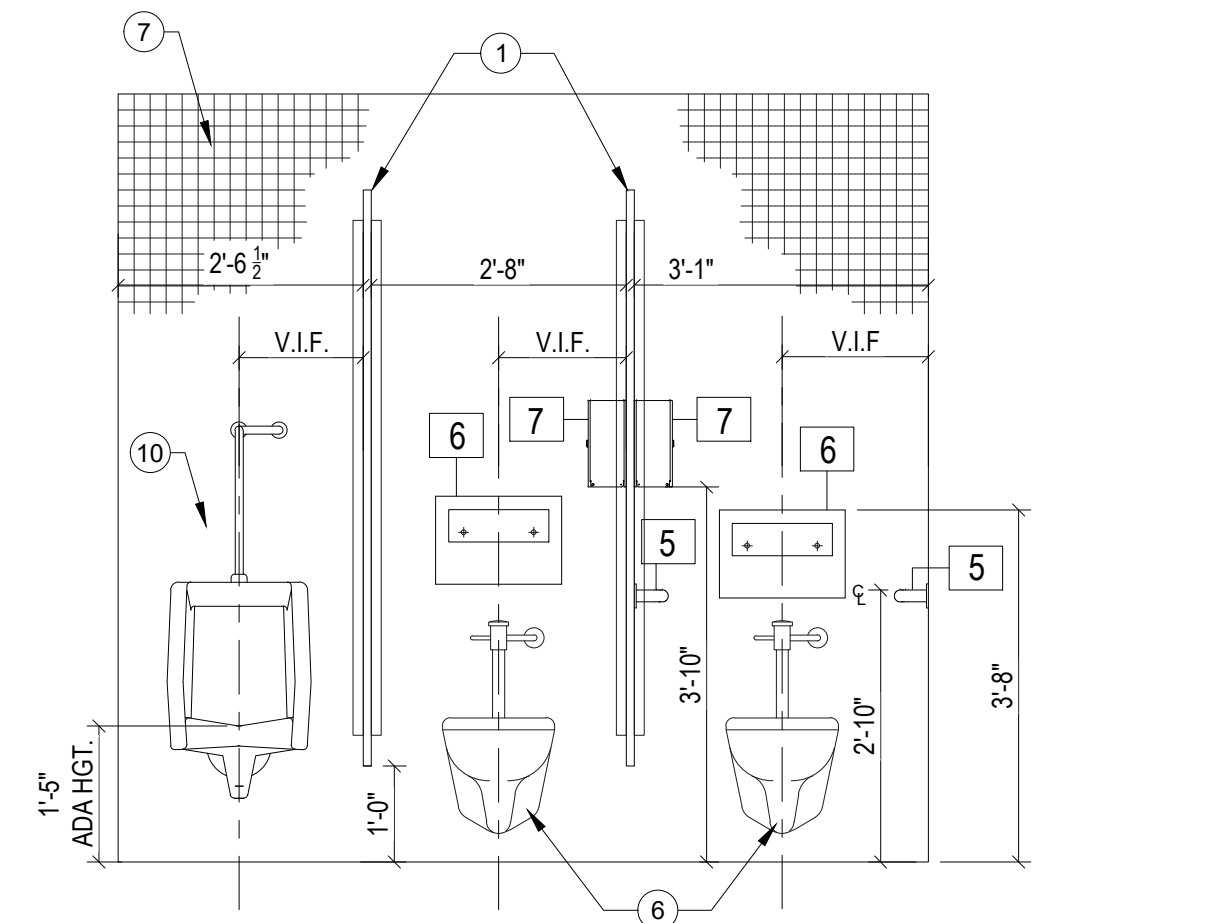
2 ADA UNISEX RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



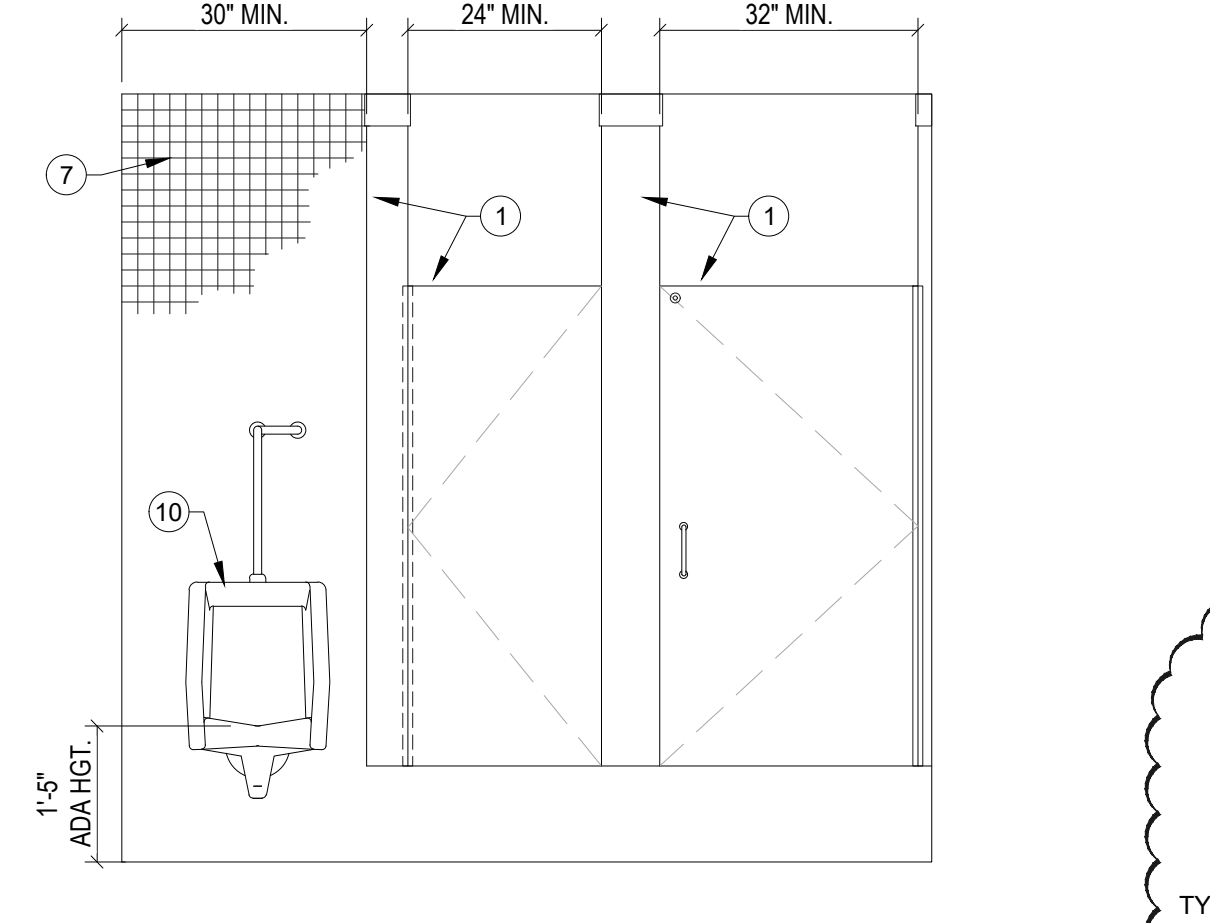
3 ADA UNISEX RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



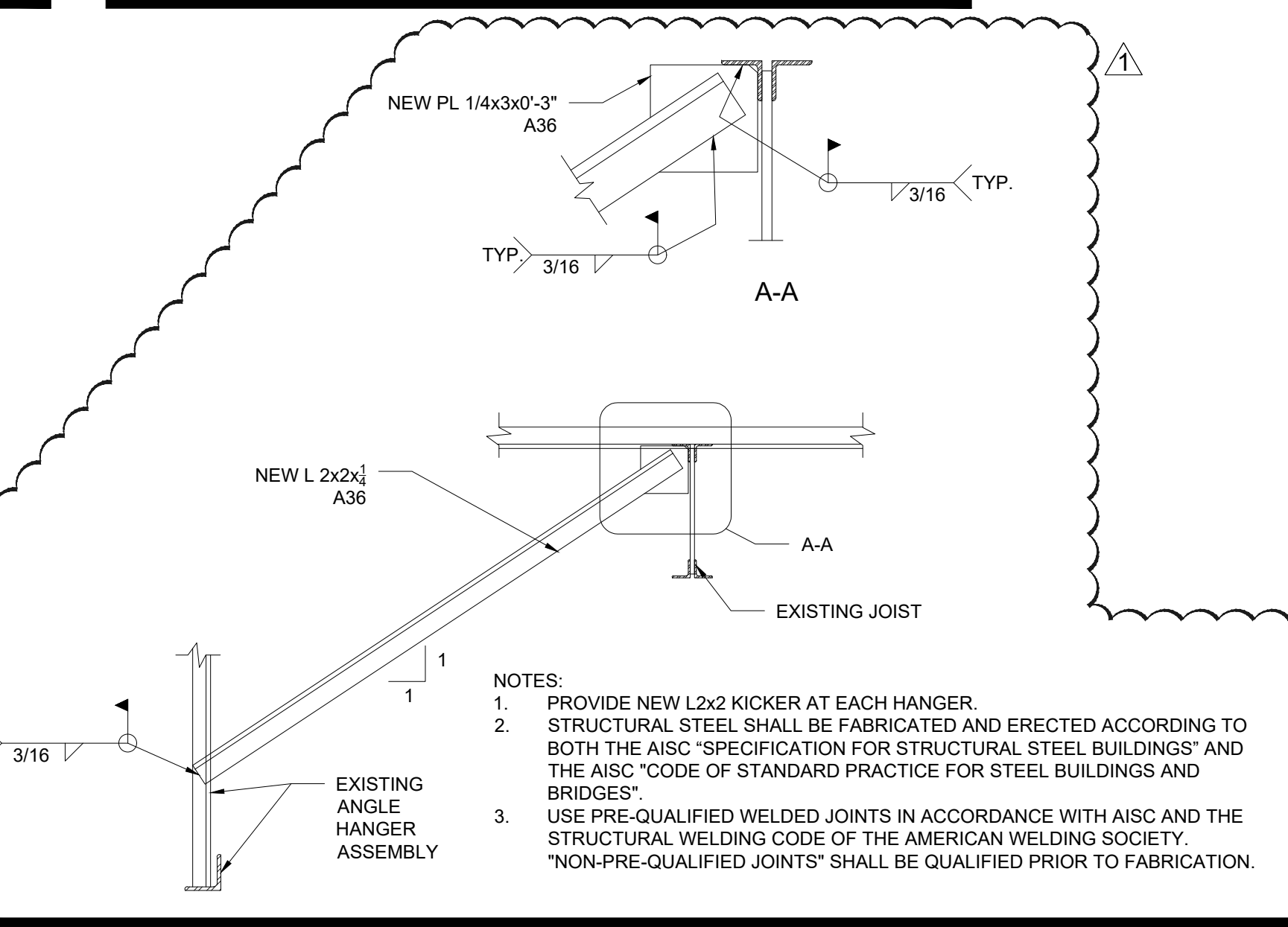
4 MEN'S RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



5 MEN'S RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



6 MEN'S RESTROOM - TYPICAL
SCALE: 1/2" = 1'-0"



7 RESTROOM PARTITION HANGER BRACING RETROFIT DETAIL
SCALE: N.T.S.

SHEET NOTES

- INSTALL NEW CEILING MOUNTED SOLID PLASTIC TOILET PARTITIONS. PROVIDE HEAVY-DUTY WALL BRACKETS AND DOOR HINGES. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL ABOVE CEILING SUPPORT.
- EXISTING MIRROR TO REMAIN. INSTALL 1" TRIM AROUND MIRROR. PRODUCT: CARL ALUMINUM 3/4" L-BAR EXTRUSION, PRODUCT #L902A, COLOR: SATIN ANODIZED.
- PROVIDE INSULATION FOR HOT WATER PIPING UNDER LAVATORY.
- CORIAN SOLID SURFACE COUNTER TOP WITH 7" WATERFALL EDGE, INTEGRATED SINK AND 4" BACKSPASH
- EXISTING DRYWALL SOFFIT TO REMAIN. REFER TO ELECTRICAL DRAWINGS FOR NEW LIGHTING INFORMATION.
- NEW WALL MOUNTED FLUSH VALVE WATER CLOSET. REFER TO PLUMBING FIXTURE SCHEDULE ON SHEET P0.01 FOR MORE INFORMATION.
- ALL EXISTING FLOOR AND WALL TILE INCLUDING GROUT TO REMAIN. RE-GROUT TILE AS NEEDED. FILL IN ANY MINOR HOLES IN TILE WITH GROUT. REPLACE ANY MAJOR TILE DAMAGE WITH NEW TILE TO MATCH EXISTING. TILE CLEANING PROCESS SHALL BE DONE BY OC FACILITIES AFTER CONSTRUCTION IS COMPLETED.

GENERAL NOTES

- REMOVE EXISTING STAINLESS STEEL RECESSED PAPER TOWEL DISPENSER/TRASH RECEPTACLE. IN-FILL EXISTING OPENING WITH WOOD BLOCKING AND PATCH AND REPAIR GYPSUM BOARD. REFER TO NOTE #12 ON THIS SHEET FOR ADDITIONAL INFORMATION.
 - NEW FLOOR MOUNTED TANK TYPE WATER CLOSET. REFER TO PLUMBING FIXTURE SCHEDULE ON SHEET P0.01 FOR MORE INFORMATION.
 - NEW WALL MOUNTED URINAL, MAX HEIGHT TO RIM 17" AND 13" DEPTH. REFER TO PLUMBING FIXTURE SCHEDULE ON SHEET P0.01 FOR MORE INFORMATION.
 - NEW WALL MOUNTED LAVATORY. REFER TO PLUMBING FIXTURE SCHEDULE ON SHEET P0.01 FOR MORE INFORMATION.
 - INSTALL NEW STAINLESS STEEL RECESSED WASTE RECEPTACLE. TOP OF RECEPTACLE LIP AT 36" AFF.
- A. REFER TO SHEET A00.40 MOUNTING HEIGHTS AND DETAIL INFORMATION.
B. REFER TO ELECTRICAL AND PLUMBING DRAWINGS FOR ADDITIONAL INFORMATION.
C. CONTRACTOR TO PROVIDE IN WALL BLOCKING FOR RESTROOM ACCESSORIES. SOLID SURFACE COUNTER, SINK AND TOILET AS REQUIRED.
D. USE WATER RESISTANT GYPSUM BOARD BEHIND SINKS AND TOILETS AS REQUIRED WHEN PATCHING AND REPAIRING EXISTING WALL.

TOILET ACCESSORIES SCHEDULE

TAG	ITEM	MANUFACTURE	MODEL NO.	REMARKS
11	OPTISERV - PAPER TOWEL DISPENSER	WAUSAU	86800	BLACK TRANSLUCENT
2	GOJO LXT-12 SOAP DISPENSER - TOUCH FREE	GOJO	1919-04	BLACK AND SILVER
3	ZURN AQUASENSE BATTERY POWERED FAUCET	ZURN	Z6913-XL	CHROME COLOR, BATTERY POWERED FAUCET
4	GRAB BAR, 36" LONG (UNISEX ADA RESTROOM ONLY)	BOBRICK	B-5806 x 36	SATIN STAINLESS STEEL
5	GRAB BAR, 42" LONG	BOBRICK	B-5806 x 42	SATIN STAINLESS STEEL
6	SEAT COVER DISPENSER	BOBRICK	B-221	STAINLESS STEEL SURFACE MOUNTED
7	TOILET PAPER DISPENSER	WAUSAU	88400	SILHOUETTE WAGON WHEEL DISPENSER, TRANSLUCENT SMOKE , ITEM # G1-CT405-1
8	SANITARY NAPKIN DISPOSAL (WOMEN'S & UNISEX RR ONLY)	BOBRICK	B-254	WOMEN'S & UNISEX RESTROOM ONLY; SATIN FINISH STAINLESS STEEL
9A	RESTROOM SIGN - WOMEN	EAGLESTONE OR EQ.	5303	WHITE ON BLACK
9B	RESTROOM SIGN - MEN	EAGLESTONE OR EQ.	5301	WHITE ON BLACK
10	RESTROOM SIGN - UNISEX ACCESSIBLE	EAGLESTONE OR EQ.	5306	WHITE ON BLACK
11	MIRROR (UNISEX ADA RESTROOM ONLY)	BOBRICK	B-165-2436	MIRROR WITH STAINLESS STEEL CHANNEL FRAME
12	RECESSED WASTE RECEPTACLE	BOBRICK	B-3644	SATIN STAINLESS STEEL - TOP OF RECEPTACLE LIP SHOULD BE @ 36" AFF

NOTE: ALL TOILET ACCESSORIES ARE AS SPECIFIED OR APPROVED EQUAL.
NOTE: GC TO WALK EACH FLOOR AND EACH RESTROOM TO INVENTORY EXISTING ACCESSORIES. IF BRAND NEW ACCESSORY ALREADY EXISTS ONSITE; REMOVE AND SAVE ALL ACCESSORIES THAT ARE IN GOOD CONDITION IN ORDER TO RE-INSTALL AFTER CONSTRUCTION IS COMPLETE. REPLACE / ORDER NEW ACCESSORIES THAT ARE DAMAGED OR NOT APPROVED ORANGE COUNTY STANDARD'S AS LISTED ABOVE.