ADDENDUM 1

DATE: August 14, 2019
PROJECT: RAS/SPH – Lobby Floor Tile Replacement
ITB NO: 744-B2024
OWNER: The University of Texas Health Science Center at Houston
TO: Prospective Proposers

This Addendum forms part of and modifies Proposal Documents dated, July 24, 2020, with amendments and additions noted below.

1. **Clarifications, Questions and Answers:**
   1. Will an onsite superintendent be required at all times?
      **Answer:** Yes
   2. Will an onsite PM be required at all times?
      **Answer:** No
   3. How will this project need to be phased given it is in a very public area. Will this need to be broken up into sections and completed on weekends and/or nights/off-hours? Will there be classes in the auditorium, adjacent classrooms or in the kitchen during this project?
      **Answer:** There will be students on site however, they will be very limited. The work will need to be broken up into sections to allow the use of the elevators and demolition will have to be completed at night time or weekends. Installation can take place during the day.
   4. What level of containment/dust control is expected during the demolition phase? Is full containment, similar to abatement containment, going to be required?
      **Answer:** Dust must be contained and kept out of the HVAC system as well as the surrounding office/classroom areas.
   5. Given the RFP notes that the selection will be 100% based on bid, is the five-part criteria required?
      **Answer:** Yes.
   6. There are some locations where tile base is currently installed and some places where it is not. Please advise as to what locations will require tile base for the new installation.
      **Answer:** As reviewed in the prebid walk through, all base existing will be replaced with new base. Where no base is at, no base will be required. The locations with base are where drywall is located. The locations with no base are where the brick is located.
   7. In many locations, there is wood trim immediately above the tile base. Is the intent for this wood trim to be replaced as part of this project? It may be required to be removed in order to sufficiently demo the tile base.
      **Answer:** There is no intent to replace the wood. Wood can be removed to allow for better installation, however it must be reinstalled and kept safe.
8. Will the corner guards need to be replaced as part of this project? The bottom of the corner guards are immediately above the tile base.
   Answer: They will not need to be replaced. Remove as needed to allow for installation.

9. Will the furniture in the lobbies be removed by UT prior to the project starting?
   Answer: Furniture will be removed by Owner

10. Please advise as to the extent of demolition. Down to the existing terrazzo or does the terrazzo also need to be removed down to concrete?
    Answer: Demo will be to the existing terrazzo flooring. No terrazzo demo is to be done.

11. Is there an existing mud bed beneath the existing tile flooring?
    Answer: Yes. It will need to be removed.

12. Please confirm the strip of floor tile that is dark gray in front of the existing kitchen is not intended to be demoed and should be protected throughout the project.
    Answer: Yes, please protect this strip and leave as is.

13. Will UT remove the bathroom partitions if the bathroom floor tile alternates are accepted? Or does the contractor need to be responsible for the removal and reinstallation?
    Answer: Bathroom partitions will need to be included in the pricing.

14. If there are products that address both the crack membrane and the waterproofing membrane requirements, can the single product be used? Or do these applications need to be addressed separately?
    Answer: They can be addressed as 1 product so long as it meets all the requirements.

15. Please confirm the floor tile in the central stair landings needs to be removed and replaced as part of this project as well. Currently not on the floor plan.
    Answer: Yes, this tile will need to be included. Please estimate another 100 sf of demo and replacement.

16. Please advise if the existing bathroom tile has any additional layers of tile beneath what is visible.
    Answer: Assume the underlayment is terrazzo.

17. The drawings indicate the tile outside in the alcove at the front door is to be part of this project. Please confirm.
    Answer: Yes, however, it is to be replaced with the bathroom color tile in lieu of the lobby color tile. This amounts to a space of 350 sf.

18. The walls and door frames will likely have minor scratches from the demolition phase. Does this project need to include re-painting of the walls/door frames? Should an allowance be carried?
    Answer: Any damage to the existing walls and areas will need to be repaired by the contractor.

19. Will UT carry the final clean or does the contractor bid need to include final clean?
    Answer: Final cleaning will be required in this scope.

20. Please confirm filter media will be required at the return air grilles at the lobby level.
    Answer: Yes to control the dust.
21. Will performance bonds be required if overall cost is over $100,000?
   Answer: Yes.

22. Will a HUB plan be required if the overall cost is over $100,000?
   Answer: Yes.

23. Please confirm the demolition of the existing tile should be scheduled on off-hours/weekends.
   Answer: Yes, confirmed.

24. Dust is expected during the demo phase, please advise if any special accommodations need to be made to protect the existing flags in the front lobby ceiling.
   Answer: We will have the flags removed.

25. We have been informed that the tile selections are either discontinued or limited stock remains for both the bathroom tile and the lobby tile. Please advise as to what alternate tile should be priced.
   Answer: Price it as it is noted and revised color selections can be confirmed after contract.

26. Please confirm attic stock is required for each tile type. Please advise as to the % of attic stock that should be included.
   Answer: Please note attic stock should be 10% of total materials.

END OF ADDENDUM 1