

**Addendum No. 1
December 17, 2024**

Project: First Lutheran Church Sanctuary Entrance & Bathroom Remodel
327 S Dakota Avenue
Sioux Falls, South Dakota 57104
Project #3082

Architect: Architecture Incorporated

Letting: Wednesday, January 8, 2025
11:00 A.M. CT
First Lutheran Church – Trinity Room

Scope of this Addendum:

To all bidders and all others to whom drawings and specifications have been issued by Architecture Incorporated, this Addendum forms a part of the Contract Documents. Acknowledge receipt of this addendum by listing its number and date in the bidder's Form of Proposal. Failure to do so may subject bidder to disqualification. This addendum modifies the drawings and specifications as follows:

GENERAL ITEMS:

1) GENERAL

- a) Clarification of Article 3.7.1 (page 15) of the General Conditions – the plan review fee and Drawings have been submitted to the City of Sioux Falls for review. Bidders are still responsible for including the Building Permit and other required fees in their bids.
- b) Minutes from the Pre-bid Conference are attached to the end of this addendum.

2) DRAWING SHEET 4.40

- a) 5/4.40 – T-2 wall tile is to occur full height on the entire wall of this elevation.

GENERAL APPROVALS:

The following material or equipment furnished by the manufacturers listed, may be substituted as equivalent providing that each item, material, and piece of equipment conforms to the design and requirement of the specifications.

<u>SECTION</u>	<u>ITEM</u>	<u>MANUFACTURER</u>
NA		

MECHANICAL ITEMS:

NA

ELECTRICAL ITEMS:

NA

END OF ADDENDUM



First Lutheran Church Sanctuary Entrance & Bathroom Remodel
Sioux Falls, SD

Architecture Incorporated #0624.3082.24

Pre-bid Conference

Thursday, December 12, 2024

2:00 – 3:00 PM

Attendees:

Mitch Aldinger, Architecture Incorporated
Austin Huff, Architecture Incorporated
Jean Hoff, First Lutheran Church
Jason Burggraaf, First Lutheran Church
Tom Dewitt, ACEI
David Mcleod, ACEI
Brad Sunduold, HME Companies
Kyle Kamus, HME Companies

Jim Soderquist, Dakota Quality Air
Dan Lueth Schwartzle Construction
Aaron Niewald, Schwartzle Construction
Ben Schuler, Cosand Construction
Dave Kleis, Caltex Electric
Josh Colwell, APX Construction Group
Bryce Gilley, 605 Companies
Tom Gruenig, Burhenn & Gruenig HVAC

Discussion Items:

1. Architecture Incorporated is the Architect for the project. Mechanical and Electrical Engineer is Associated Consulting Engineering, Inc.
2. Plans and specifications are available through CADD Engineering Supply (CES) – see invitation to bid
3. The project consists of a renovation of existing spaces within the Church.
 - a. Work includes demolition, general construction, interior finishes, framing, and plumbing, mechanical, and electrical construction as indicated in the Contract Documents.
 - b. Project overview: Provide new entrance to sanctuary and remodel existing bathrooms.
 - c. Alternate #1 – Renovate existing office suite into a single classroom.
 - d. Alternate #2 & #3 – exterior window replacement at various locations.
4. Contractors will need to work with the Owner to maintain access to and egress and from the existing building day to day. Owner will occupy site and existing building during construction. (Hoff) Owner will notify contractor of large gatherings; (funerals, services, ext.) 2-3 days ahead of time. Room 162 needs to remain accessible to the public to accommodate access between Room 168 and the southeast entry to Room 157 throughout the project.
5. Owner reported that they have lab reports for the ceiling in Room 157 and it does not contain asbestos.

6. Questions/answers:

- a. Does the Owner have stock of existing wood base? *If necessary, the Owner will provide wood base to match existing where salvaged material is less than required to complete the project.*
- b. Is the project responsible for waxing the Owner's stock/patched floor tile in Room 157? *Owner will re-wax the floors following construction.*
- c. Are there exterior finishes required for the project? *There are no exterior finishes within the scope of the project other than the insulated metal panels/aluminum storefront and sealant at perimeter of aluminum storefront.*

7. Clarifications:

- a. Regarding insulated metal panels and obscure glass at exterior aluminum storefront at rooms 164 & 166B:
 - i. Base Bid – the existing aluminum framing remains and the existing glass at the west pane of Room 164 and the east pane of Room 166B will be replaced with insulated metal panels. The opposite panes at these rooms will remain existing glass.
 - ii. Alternate #2 – the existing aluminum framing will be replaced with new aluminum storefront. Insulated metal panels will be provided at the west pane of Room 164 and east pane of Room 166B. The opposite panes at these rooms will have obscure insulated glass.
- b. Regarding glass mat backing at wall tile locations – glass mat is required at new steel stud walls to receive tile. Existing walls that receive tile do not require glass mat backing.
- c. Per the project manual, CPT-1A is owner provided/contractor installed. CPT-1B is provided and installed by the contractor.

Respectfully submitted,

Austin Huff
Architecture Incorporated