BID DOCUMENTS COVER SHEET

CONTRACT DOCUMENTS

FOR

L-527
MECHANICAL SYSTEMS UPGRADE

DSA File #7-C1
DSA Application # 01-114479

AT
LOS MEDANOS COLLEGE
2700 East Leland Road, Pittsburg, California 94565

CONTRA COSTA COMMUNITY COLLEGE DISTRICT

ADDENDUM #1

February 1, 2018
CONTRA COSTA COMMUNITY COLLEGE DISTRICT

L-527 MECHANICAL SYSTEMS UPGRADE

Los Medanos College

ADDENDUM #1

Date: 2/1/2018

NOTICE TO ALL PRE-QUALIFIED CONTRACTORS ONLY

You are hereby notified of the following changes, clarifications and/or modifications to the original Contract Documents, Project Manual, Drawings, Specifications and/or previous Addenda. This Addendum shall supersede the original Contract Documents and previous Addenda wherein it contradicts the same, and shall take precedence over anything to the contrary therein. All other conditions remain unchanged.

This Addendum forms a part of the Contract Documents and modifies the original Contract Documents dated Acknowledge receipt of this Addendum in space provided on the Bid Proposal Form. Failure to acknowledge may subject Bidder to disqualification.

A. Deletions, Additions, Changes, Revisions
   a. ADD Section 01010 Summary of Work
   b. ADD to Section 01330 Submittal Procedures “Include an electronic copy of all submittals.”
   c. ADD to Section 23 09 15 - 01.01.J.5 - “Provide electronic copies of submittals”
   d. ADD Note C to MD1.1 and MD1.2 – “Salvage fan motors”
   e. DELETE Section 01050 Field Engineering from Table of Contents – N/A
   f. REPLACE Section 00015 with attached Revised Section 00015
   g. REVISE Note 6 on Sheet M-1.2 - “Provide and install roofing system. Not in Contract.” Roofing is included in contract work.
   h. REVISE Note 7 on Sheet M-1.1 - “Provide and install roofing system. Not in Contract.” Roofing is included in contract work.

B. RFIs
   a. Question: Do the General Contractors/subcontractors need to be pre-qualified? If so, how do we get the Prequalification’s application?
      Response: No. There is no specific Prequalification requirement for this project.
b. **Question:** Is there a mandatory for subcontractors to attend the January 4, 2017 pre-bid meeting?  
**Response:** Pre-Bid Meeting / Job Walk is MANDATORY to Primary Contractors; Subcontractors are encouraged to attend.

c. **Question:** Is there a PLA (Project Labor Agreement) or PSA (Project Stabilization Agreement)?  
**Response:** No. This project is not under PLA / PSA agreement.

d. **Question:** I would like a copy of the Asbestos Report.  
**Response:** There are two hazmat reports included in the specifications covering mechanical systems and roofing.

e. **Question:** Also, I would like a copy of the sign in sheets.  
**Response:** Sign-in sheets are available on the District website.

f. **Question:** Sheet A10.42 Detail 29/A10.42. Plans show that the new roof drain A2.1 will tie into the existing Sanitary Sewer after roof penetration, and not storm Drain piping. Please clarify/confirm.  
**Response:** The intent is for the new pipe to connect to the existing pipe for the roof drain; the note on Detail 29/A10.42 stating “(E) SEWER CONNECTION” should read ‘(E) STORM DRAIN CONNECTION.’

g. **Question:** M1.1 For efficiencies, the condensate drainage piping from AHU4 should tie into the new roof drain shown on roofing plans A2.1 and not run all the way to existing roof drain to the southeast. Please advise.  
**Response:** Yes, it is acceptable to tie into the new roof drain shown on A2.1.

h. **Question:** A2.1 New Roof Drain. Should this also have an overflow to follow current drainage code? Please advise.  
**Response:** There is an adjacent (E) roof drain that will serve as back-up.

i. **Question:** Since the BID FORM is in Line item format with no total sum for all three line items, is it the Owner’s intent to select and award the line items to the lowest bidder for each line item?  
**Response:** The contract will be awarded to one contractor based on the lowest cost for Item A, B, or C, or any combination of these.

j. **Question:** Is there a specific bid bond form required for this bid?  
**Response:** Bid Bond Form is available at the District Website (L-527 Project).

k. **Question:** Is the control system designed with BACnet compatibility?  
**Response:** Provide BACnet protocol per 2.01 System Architecture Item G. Support for Open Systems Protocols.

C. **Revised Staging and Access**

D. **Pre-Bid Meeting Sign in Sheet.**

E. **Pre-Bid Meeting Minutes.**
ADDENDUM #1

F. Attachments:
   a. Section 01010 Summary of Work
   b. Revised Section 00015 Project Directory
   c. Revised Staging and Access
   d. Pre-Bid Meeting Sign-in Sheet
   e. Pre-Bid Meeting Minutes

If you have any questions regarding this Addendum, please contact:

Jovan Esprit
Contra Costa Community College District
500 Court St., Martinez, CA 94553
Email: jesprit@4cd.edu
Facsimile: 925-229-6959

All other terms and conditions of BID are to remain the same.

Salas O’Brien
305 South 11th Street
San Jose, CA 95112-2218

END OF ADDENDUM #1
SECTION 01010
SUMMARY OF WORK

PART 1 - GENERAL

1.1 RELATED DOCUMENTS
A. All Contract Documents shall be reviewed for applicable provisions related to the provisions in this document, and provisions in the General Conditions and other Specification Sections shall apply to this Section without limitation.

1.2 WORK DESCRIPTIONS WITHOUT FORCE
A. All general descriptions and/or general summaries of the work noted in this section, or elsewhere within the Contract Documents, are without force and effect on the Contract Work described and indicated in detail the Contract Documents. These general descriptions and summaries are for general reference and descriptive purposes only and in no way offer the complete and concise description of all the Work required by the Contract Documents.

1.3 WORK COVERED BY CONTRACT DOCUMENTS
A. In general, the Work consists of: removal and replacement of three (3) rooftop air handling units, demolition of existing air handling equipment, curbs, screens, piping, ductwork, controls & pumps; and supplying and installing all new air handling units, curbs, screens, associated piping, hydronics, pumps, ductwork, flashings, electrical, controls and equipment required for a fully operational system. Other Work includes, but is not limited to removal and replacement of the roof membrane, abatement - see Terracon roof and mechanical surveys dated 8/28/15 and 3/4/16 included in bid docs, and temporary heating/cooling in the areas affected by the project.

1.4 CONTRACTS
A. Perform the work under a single, fixed-price Contract.

1.5 WORK SEQUENCE
A. During construction operations, various adjoining areas will be occupied and their functions maintained. Temporary construction separations such as walls for sound and dust control, as well as pathway barricades, signage and clearly marked temporary pedestrian path of travel detours will be required and provided by the Contractor.

B. Scheduling of Contractor's use of the areas and times involved shall be determined in cooperation with the District. Notify the District a minimum of 10-days prior to commencement of work.

C. Construction activities shall be performed between the hours of 7AM and 7PM, Monday through Friday, unless otherwise required. No Work shall be performed outside the above hours without prior written authorization from the Construction Manager.
1.6 ADDITIONAL WORK SCHEDULE REQUIREMENTS: See Section 01140, Work Restrictions.

1.7 CAMPUS HOLIDAYS
A. The College is closed with no classes held on the following holidays: Memorial Day, Independence Day, Labor Day, and Native American Day. The Contractor may work on these days with prior approval by the District.

1.8 USE OF PREMISES
A. Contractor shall only use the premises for work, storage, staging areas, and vehicular parking as designated in the Contract Documents.

1.9 EXISTING AREA CONDITION SURVEY
A. Prior to commencement of work, jointly survey the existing area to be remodeled with the District and Architect, noting and recording existing damage such as cracks, sags, and other damage on Site Plan/Floor Plans.
B. This record shall serve as a basis for determination of subsequent damage to these items due to settlement, movement, demolition, or Contractor’s operations.
C. Existing damage observed shall be marked and the official record of existing damage shall be signed by the parties making the survey.
D. Cracks, sags, and damage to the area and other items not noted in the original survey but subsequently observed shall be reported immediately to the Architect.
E. Contractor shall take photographs or video recordings and submit these to the District for review of adequacy and approval in order to comply with this requirement.

1.10 PROTECTION OF EXISTING STRUCTURES AND UTILITIES
A. The Drawings may not show all existing water, gas, electrical, and hot water lines, and other items known or suspected to exist in the area of the work.
B. Contractor shall locate these installations before proceeding with demolition or other operations which may cause damage, maintain them in service where appropriate, and repair damage caused by the performance of the Work, at no increase in the Contract Sum.
C. In addition to notification, if a structure or utility is damaged, take appropriate action as specified in the General Conditions.

1.12 USE AND OCCUPANCY OF WORK PRIOR TO ACCEPTANCE BY DISTRICT
A. The District may use and occupy the building, or portions thereof, before formal acceptance under the following conditions:
   1. A Certificate of Substantial Completion shall be prepared and executed as provided in the Contract Documents. The Certificate of Substantial Completion shall be accompanied by a written endorsement of the Contractor’s insurance carrier and surety permitting occupancy by the District during the remaining period of the work.
   2. Occupancy by the District shall not be construed as being an acceptance of that part of the Work occupied.
3. The Contractor will not be held responsible for damage to the occupied part of the Work resulting from the District’s occupancy.

4. Occupancy by the District shall not be deemed to constitute a waiver of existing claims the District or Contractor may have against each other.

5. Comply with Warranties/Guaranties, and Contract Closeout Procedures for the Work included in Section 00700, General Conditions.

6. The District will pay for utility costs associated with occupancy during construction.

1.13 PROTECTION OF EXISTING IMPROVEMENTS
   A. Provide barricades, coverings, or other types of protection necessary to prevent damage to existing improvements indicated to remain in place.
   B. Protect improvements on adjoining properties as well as those on the District’s property.
   C. Protect existing trees and other vegetation indicated to remain in place, against unnecessary cutting, breaking or skinning of roots, skinning and bruising of bark, smothering of trees by stockpiling construction materials or excavated materials within drip line, excess foot or vehicular traffic, or parking of vehicles within drip line.
   D. Restore any improvements damaged by this work to their original condition as acceptable to the District or other parties or authorities having jurisdiction.

1.14 HAZARDOUS MATERIALS
   A. Comply with all requirements included in other sections of Contract Documents.

1.15 MISCELLANEOUS PROVISIONS
   A. Items shown, described or scheduled to be salvaged will remain the property of the District. Store as directed by the Construction Manager.

PART 2 - PRODUCTS
Not Used.

PART 3 - EXECUTION
Not Used.

END OF SECTION 01010
SECTION 00015
PROJECT DIRECTORY

ARCHITECT: Salas O’Brien
Joseph Gonzalez
305 South 11th Street
San Jose, CA 95112
408-282-1500

STRUCTURAL ENGINEER: Not Applicable

ELECTRICAL ENGINEER: Salas O’Brien
Thomas Jun
305 South 11th Street
San Jose, CA 95112
408-282-1500

CIVIL ENGINEER: Not Applicable

MECHANICAL ENGINEER: Salas O’Brien
Leslie Locsin
305 South 11th Street
San Jose, CA 95112
408-282-1500

OWNER: Contra Costa Community College District
500 Court Street
Martinez, CA 94553
925-229-1000

PROJECT MANAGER: Kevin Little
Critical Solutions, Inc.
kevin_l@csipm.com
925-944-5060

CONSTRUCTION MANAGER: Rob Mohr
Critical Solutions, Inc.
robm@csipm.com
925-944-5060

BUILDINGS & GROUNDS MANAGER: Russ Holt
rholt@losmedanos.edu
925-473-7375

END OF SECTION 00015
# PRE-BID MEETING
## SIGN-IN SHEET

**PROJECT TITLE:**  L-527 Mechanical Systems Upgrade  
**DATE / TIME:**  January 4, 2018 at 11:00AM  
**LOCATION:**  Los Medanos College

<table>
<thead>
<tr>
<th>COMPANY NAME</th>
<th>NAME</th>
<th>TITLE</th>
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<tbody>
<tr>
<td>Blocka Construction</td>
<td>John Petty</td>
<td>Project Manager</td>
</tr>
<tr>
<td><strong>Please provide business card</strong></td>
<td></td>
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<tr>
<td>Office Phone</td>
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<tr>
<td>Cell Phone</td>
<td>510-320-0822</td>
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<tr>
<td>Email Address</td>
<td><a href="mailto:JPetty@BlockaInc.com">JPetty@BlockaInc.com</a></td>
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</tr>
<tr>
<td>Alliance Contracting</td>
<td>Victor Carrido</td>
<td>Manager</td>
</tr>
<tr>
<td><strong>Please provide business card</strong></td>
<td></td>
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<tr>
<td>Office Phone</td>
<td>(510) 264-9900</td>
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<tr>
<td>Cell Phone</td>
<td>8916) 672-2173</td>
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<tr>
<td>Email Address</td>
<td><a href="mailto:victor8@Alliance-Contracting.com">victor8@Alliance-Contracting.com</a></td>
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<tr>
<td>Silicon Valley Builders &amp;</td>
<td>Fanolex Menos/</td>
<td>Pres/VP-OPS</td>
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<td>Dev. Corp</td>
<td>Carmelino Alvarez/Phillip Buayone</td>
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<td>Email Address</td>
<td><a href="mailto:scbdus4@gmail.com">scbdus4@gmail.com</a></td>
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<tr>
<td>AMI</td>
<td><a href="mailto:LKArbo@AMI-Huac.com">LKArbo@AMI-Huac.com</a></td>
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<tr>
<td>Cal-Neva</td>
<td>Loren Tucker</td>
<td>PM</td>
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Please provide business card

- **Office Phone:** 925-1687-9480
- **Cell Phone:** 925-525-2261
- **Email Address:** calneva@oke.sbcglobal.net

<table>
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<tr>
<th>DOWDLE &amp; SONS MECHANICAL</th>
<th>BEN GONZALES</th>
<th>PM</th>
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- **Office Phone:** (707) 224-1696
- **Cell Phone:** (707) 333-9900
- **Email Address:** BEN@dowdleandsonsmech.com

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<th>Peterson mech</th>
<th>Scott Fenton</th>
<th>PM - Est.</th>
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- **Office Phone:** 707-540-3145
- **Cell Phone:** 707-721-4371
- **Email Address:** ScottFC@petersonmechanical.com

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<tr>
<th>B BROS Construction Inc</th>
<th>R. EOI N. Edric</th>
<th>PM</th>
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- **Office Phone:** 510-351-3048
- **Cell Phone:** 510-851-3048
- **Email Address:** bids@bbroscon.com
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<tbody>
<tr>
<td>Rodan Builders, Inc</td>
<td>Miriam Lacues</td>
<td>Bid / Project Coordinator</td>
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<td>Jessica Panero</td>
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<tr>
<td></td>
<td>(USO) 504-1700</td>
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<td><a href="mailto:Bids@rodanbuilders.com">Bids@rodanbuilders.com</a></td>
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<td>510-579-7382</td>
<td>408-320-2882</td>
<td><a href="mailto:SHconstructioninc@berkgrbl.net">SHconstructioninc@berkgrbl.net</a></td>
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<tr>
<td>Andy Bruch</td>
<td>610-228-2156</td>
<td>510 909 9980</td>
<td><a href="mailto:andy-bruch@emcegroup.com">andy-bruch@emcegroup.com</a></td>
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<tr>
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<td>510 750-7176</td>
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<td><a href="mailto:bernie.mchugh@arcoes.com">bernie.mchugh@arcoes.com</a></td>
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Page 3 of 7
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<tr>
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<tr>
<td>MATRIX HG INC</td>
<td>CHRIS CAMPBELL</td>
<td>ACCOUNT MANAGER</td>
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Please provide business card  
Office Phone: (925) 459-9200  
Cell Phone: (925) 250-4162  
Email Address: [CAMPBELL@MATRIXHGINC.COM](mailto:CAMPBELL@MATRIXHGINC.COM)

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<tr>
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<tbody>
<tr>
<td>Bel Air Mechanical</td>
<td>Bruce Campbell</td>
<td>P.M.</td>
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Please provide business card  
Office Phone: 925.609.9655  
Cell Phone: 925-719-0444  
Email Address: [bruce@belairmechanical.com](mailto:bruce@belairmechanical.com)

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<tr>
<td>McPeak Electric</td>
<td>JASON BAUMANN</td>
<td>P.M.</td>
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Please provide business card  
Office Phone: 925-595-9061  
Cell Phone:  
Email Address: [jason@mcpeakelectric.com](mailto:jason@mcpeakelectric.com)

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<tr>
<td>Siemens VT</td>
<td>JAMIE BOWER</td>
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Please provide business card  
Office Phone: 510-963-9741  
Cell Phone:  
Email Address: [jamie.bower@siemens.com](mailto:jamie.bower@siemens.com)
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<tr>
<td>Macina Mechanical</td>
<td>Mark Hardeman</td>
<td>Sales Engineer</td>
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<td>Performance</td>
<td>Ron Srate</td>
<td>Estimator / PM</td>
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<td>Western Roofing</td>
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<td>Estimator / PM</td>
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<tbody>
<tr>
<td>415-648-6472</td>
<td>415-850-6268</td>
<td><a href="mailto:jlozano@westroof.com">jlozano@westroof.com</a></td>
</tr>
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<tr>
<td>Monarch Mechanical</td>
<td>Myron Magal</td>
<td>Estimator</td>
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<tr>
<td>MESA Energy</td>
<td>Jeremy Ranson</td>
<td>Account Manager</td>
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<tr>
<td>Andy's Roofing</td>
<td>Resma Garcia</td>
<td>Superintendent</td>
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<tr>
<td>A&amp;B Mechanical</td>
<td>Ryan Bykit</td>
<td>VP</td>
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<tr>
<td>Monarch Mechanical</td>
<td>707 374-4960</td>
<td>707 330-0633</td>
<td><a href="mailto:Myron@monarchmech.com">Myron@monarchmech.com</a></td>
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<tr>
<td>MESA Energy</td>
<td>(510) 670-1690</td>
<td>(510) 825-4944</td>
<td><a href="mailto:jeremy_ranson@encrgroup.com">jeremy_ranson@encrgroup.com</a></td>
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<tr>
<td>Andy's Roofing</td>
<td>(510) 777-1100</td>
<td>(408) 9033277</td>
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<tr>
<td>A&amp;B Mechanical</td>
<td>(510) 264-5800</td>
<td>(510) 422-4881</td>
<td><a href="mailto:RBykit@abmechanical.com">RBykit@abmechanical.com</a></td>
</tr>
</tbody>
</table>
# PRE-BID MEETING
## SIGN-IN SHEET

**PROJECT TITLE:** L-527 Mechanical Systems Upgrade

**DATE / TIME:** January 4, 2018 at 11:00AM

**LOCATION:** Los Medanos College

<table>
<thead>
<tr>
<th>COMPANY NAME</th>
<th>NAME</th>
<th>TITLE</th>
</tr>
</thead>
<tbody>
<tr>
<td>PACIFIC-MOUNTAIN CONTRACTORS OF CA</td>
<td>DAVID BROWN</td>
<td>PROJECT MANAGER</td>
</tr>
</tbody>
</table>

Please provide business card

- **Office Phone:** 925-603-2652
- **Cell Phone:** 925-766-8088
- **Email Address:** dbrown@pmeofcalifornia.com

Please provide business card

Please provide business card

Please provide business card
Contra Costa Community College District

MINUTES
PRE-BID MEETING & SITE WALK (MANDATORY)

=====================================================================================================================  

PROJECT NUMBER/NAME:  L-527 Mechanical Systems Upgrade  
CAMPUS:  Los Medanos College at 2700 E Leland Rd, Pittsburg, CA 94565  

DATE:  January 4, 2018  
TIME:  11:00 AM  
LOCATION:  Los Medanos College - PS2 20  

Important Note: An on-site job walk follows the meeting. Attendance at the job walk for this project is mandatory. At completion of the job walk, be sure to obtain a Certification of Site Visit (Section 00450), signed by the District. This signed form must be submitted with your bid.

1. Opening Remarks – Rob Mohr, Construction Manager  
   - Introductions  
   - DIR Registration requirement

2. Project Team Members

   Kevin Little  Sr. Project Manager - Critical Solutions, Inc. (CSI)  
   Rob Mohr  Construction Manager - Critical Solutions, Inc. (CSI)  
   Russell Holt  Buildings and Grounds (B&G) Manager, LMC  
   Inspector of Record (TBD)

3. Brief Project Description

   In general, the Work consists of: removal and replacement of three (3) rooftop air handling units, demolition of existing air handling equipment, curbs, screens, piping, ductwork, controls & pumps; and supplying and installing all new air handling units, curbs, screens, associated piping, hydronics, pumps, ductwork, flashings, electrical, controls and equipment required for a fully operational system. Other Work includes, but is not limited to removal and replacement of the roof membrane, abatement - see Terracon roof and mechanical surveys dated 8/28/15 and 3/4/16 included in bid docs, and temporary heating/cooling in the areas affected by the project.
• Timeline (calendar days):
  o Estimated NTP – March 12, 2018
  o Demolition and temporary cooling unit installation – May 29 through June 10th.
  o AHUs functional by Monday, July 30th.
  o Duration to Substantial Completion – 140 Calendar Days

4. Project Work Restrictions
• AHUs must be operational by July 30th.
• Temporary cooling required
• Access to roof will be from rear of building near the service road termination at cafeteria
• Refer to General Conditions Section 00700

5. Bid Phase Communications & Correspondence
• All questions related to this Project must be in writing and directed to:

  Jovan Esprit, Contracts Manager
  Contra Costa Community College District
  500 Court St., Martinez, CA 94553
  Email: jesprit@4cd.edu     Facsimile: 925-370-6517

  CC: - Najia Sabeen  najia_S@csipm.com

6. Addenda Update
• No addenda issued

7. Bid Phase Schedule Milestones
• Last day for RFI: January 25, 2018, 2:00 PM
• Last Addendum Issued: February 1, 2018
• Bid Opening: February 8, 2018, prior to 2:00 PM
• Award of Contract: March 1, 2018
• Notice to Proceed: March 12, 2018

8. Bid Opening
• Bids must be received at the Contra Costa Community College District Office at 500 Court St, Martinez, CA by February 8, prior to 2:00 PM.
• All bids will be time stamped at the reception counter in the building lobby.
• Any bid received after the bid opening time will be rejected.
• An announcement will be made at the 2-minute mark prior to the bid opening deadline.
Bid Package
• Review your bid package carefully before submitting it. **Be sure to include all required documentation.**

9. **Contract Duration Discussion**
• Section 00600, Construction Agreement
• 140 Calendar Days to Substantial Completion (SC) – LDs $1000/Calendar day beyond SC
• 30 Calendar Days between SC and Final Completion – LDs $500/Calendar day beyond FC

10. **Substitution requests MUST comply with Contract Documents**
• Within three (3) work days of bid opening on District form; acceptance at District’s sole discretion – form is provided on page 4 of section 01340 Administrative Forms & Logs.

11. **Site Job Walk**
• Review Construction Site
• Distribute signed Certificate of Site Visit forms
• Aerial view of access staging areas.