

ARCHITECT'S ADDENDUM

Addendum Number: 002

Date: April 3, 2019
Prepared By: Brian Kronewitter
Cordogan Clark & Associates

RE: Kane County Elevator Upgrades
CCA Project No.: 18417

To: Prospective Bidders

Subject: Addendum No. 002 to the Construction Documents for the Kane County Elevator Upgrades project.

This Addendum forms a part of the Construction Documents and modifies the original Construction Documents, dated March 19, 2019. Acknowledge receipt of this Addendum in space provided on the Bid Form. Failure to do so may subject Bidder to disqualification.

THE FOLLOWING ITEMS ARE TO BE INCLUDED IN THE PROPOSAL.

General Information:

- a. A mandatory pre-bid conference took place on 03/26/19 at 10:00 a.m. on site. The sign-in sheets and agenda have been provided with this addendum.

Clarifications To The Specifications and Drawings:

- a. KANE COUNTY INVITATION TO BID #17-019, ADD "ADDITIONAL WALK THROUGH: 10:00 a.m. on Monday, April 15, 2019 at 1240 N. Highland Ave., Aurora, Illinois and at 11:00 a.m. at 719 Batavia Ave., Geneva, Illinois.
- b. KANE COUNTY INVITATION TO BID #17-019, REVISE Submission Time & Date in ALL locations in the Bid Documents to read "11:30 a.m. Tuesday, April 30, 2019".

c. Project Schedule Revisions:

- i. Bid Due Date: April 30, 2019
- ii. County Board Approval Projected: June 11, 2019
- iii. Notice to Proceed/Letter of Intent Issued: June 12, 2019
- iv. Project Start Date: June 15, 2019
- v. Substantial Completion Date: September 30, 2019

Responses to Bidder Questions:

Two elevator contractors, Colley Elevator & Anderson Elevator, requested to provide alternative manufactured controller and submersible pump/motor power units. These units are manufacture by " SmartRise" and MEI. These components are like kind alternative components in dependability and quality, and are non-proprietary equipment types. Both substitutes would be acceptable for cost bids.

End Of Addendum No. 002

Certified Elevator Inspection Corp.
Qualified Elevator Inspections and Consulting



Notes from the Kane County Mandatory Pre-bid Meeting conducted March 26, 2019 for the Kane County 2019 Elevator Modernization Projects for Upgrades to (2) Hydraulic Elevators located at 719 Batavia Avenue, Building “B” and 1240 N. Highland Avenue, Aurora

Representatives of seven (7) elevator contractors that attended the Mandatory Pre-bid Meeting conducted on March 26, 2019.

One representative representing a general management /construction contractor was also in attendance.

The following companies are listed below as follows:

<u>Contractor</u>	<u>Representative</u>	<u>Email</u>	<u>Phone</u>	<u>Fax</u>
<i>Advance Elevator Company</i>	<i>Robert Jackson</i>	Robertj@advancedelevator.us	630.375.9494	630.375.9440
<i>Anderson Elevator Company</i>	<i>Kevin Ryan</i>	kryan@andersonellevator.com	708.417.2834	708.417.9507
<i>Colley Elevator Company</i>	<i>Alex Macias</i>	Alex@colleyelevator.com	224.535.1742	630.766.7230
<i>Smart Elevators</i>	<i>Scott Kinzie</i>	skinzie@smartelevators.com	630.544.6800	630.544.6829
<i>Suburban Elevator Company</i>	<i>Trevor Berg</i>	trtrevor@elevator411.com	847.863.4200	847.783.6201
<i>Urban Elevator Company</i>	<i>Chris Smith</i>	csmith@urbanelevator.com	708.377.8726	708.416.0160
<i>CMM Group, Inc. Gen. Contr.</i>	<i>Michael Bergin</i>	BIDS@CMMGROUPINC.com	708.251.5910	708.251.5912

Other Attendees:

<i>Kane County</i>	<i>Rick Griffith</i>	griffithrichard@kane.co.il.us	630.208.2069	
<i>Kane County</i>	<i>Rickey Sparks</i>	sparksrickey@kane.co.il.us		
<i>Kane County</i>	<i>Maria Calamia</i>	calamiamari@kane.co.il.us	630.444.3186	630.208.5107
<i>Cordogan Clark</i>	<i>Brian Kronewitter</i>	Bkronewitter@cordoganclark.com	630.209.7525	630.896.4987
<i>Certified Elevator Consulting</i>	<i>CJ Pavilon</i>	cjpcei@gmail.com	630.362.8502	

Meeting Discussion

Introduction & sign in was conducted

Brian Kronewitter reviewed the pre-bid conference agenda and explained the hand out

- 1) Cost bid submittal date
- 2) 5% bond bid & performance & Payment bonding Requirement
- 3) Offer to Contract forms requirement
- 4) Tax exemption status
- 5) Bid document clarifications, discrepancies omissions & ambiguities notification procedures
- 6) Conditions for contractor cost bid denial terms
- 7) Insurance qualifications
- 8) Prevailing wage
- 9) Evaluation Criteria for award
- 10) Contract Sample – Lead Dates / Start Dates / Completion dates
- 11) Scope of work scheduling/ work hours / etc
- 12) Scheduling / Lead Time / Completion Time specific to both elevators
- 13) Allowances for Outside contractors – electrical, fire service. general carpentry,
- 14) Cab Interior fabrication (Require for cost bidding – option alternative at discretion of KC)

Discussion was followed with regard to the equipment specifications required for both elevators as listed on the “Equipment Specification Listing”.

Equipment specifications for upgrades of components were presented for the following:

	<u>719 W. Batavia Building “ B”</u>	<u>1240 N. Highland</u>
Controller Replacement (Hydraulic) Low Rise	Motion Control Equipment or Galaxy (GAL)/ Solid State	Motion Control Equipment or Galaxy (GAL)/Solid State
Tank, Submersible Pump Motor & Control Valve	Maxton	Maxton
Hoistway Door Hardware Package	GAL/ Tracks/ Interlocks/Pick up Rollers/Door Hanger Rollers/ Spirators/Gibbs	
Hoistway Travelers, Wiring	Compatible with Controller	Compatible with Controller
Car Top Components/ Door Operator	GAL/ Hoist/ Door Op. Closed Loop	GAL/ Hoist/ Door Op. Closed Loop
Car Operation Panel Replacement	Stainless Steel/LED/ ADA	Stainless Steel /LED/ADA
Cylinder/ Piston Replacement	Yes 2 Stop -6” Diam Must By Spec’s	NO
Directional Lanterns	LED / Audio	LED/ Audio
Hall Call Buttons	Recessed /LED	Recessed / LED
Hydraulic Piping MR to Jack	none required	Replace w Schedule Grade 80
Guide Rails	Clean Down	Clean Down
Top & Bottom Rollers/ Guides	ESCO	None Required
ADA compliant Emergency Phone Automatic Dial up Automatic Dial Up		
Car Door / New Clutch Assembly	21” Center Open. / #4 Stainless	Standard Single / #4 Stainless
Pit Ladder	New Required	None Required
Access Switches	New Required	New Required
Buffer Springs / Channels	None Required	None Required
Pit Switches	New Required	New Required
Pit Lighting Fixtures	New Required	New Required
Hoist way Selector /Positioning	Compatible w Controller	Compatible w Controller
Cab Interiors (Optional By KC)	Formica Panels/ Modular LED Lighting Ceiling/ SS Toe Guards/SS Handrails	

Meeting Q & A Discussions

Two elevator contractors, Colley Elevator & Anderson Elevator, requested to provide alternative manufactured controller and submersible pump/motor power units. These units are manufacture by “ SmartRise” and MEI. These components are like kind alternative components in dependability and quality, and are non-proprietary equipment types. Both substitutes would be acceptable for cost bids.

Advanced Elevator requested if the cost bid submittal date could be extended for their cost bid formulation. A tentative date would be considered for a later date in April.

Walk throughs were conducted at both locations with all contractors. Machine rooms, elevator interior cabs, hoistways, car tops, pits and fire service panels were shown to contractors for their specs.

It was reiterated that the hydraulic cylinder/piston unit would need to be excavated, removed and replaced in accordance with the modernization project at 719 Batavia Ave, Geneva Bldg. B.

Egress for deliveries of equipment was informed to contractors.

Discussion regarding a pre-inspection for the elevator at 1240 N. Highland Ave., Aurora concluded to have this inspection prior to cost formulation by Thomson Elevator Inspection Company, the inspection company representing the City of Aurora, the Authority Having Jurisdiction (AHJ) for their code compliant requirements to the elevator's machine room, fire service installation and hoistway to assure compliance for an "Acceptance Inspection" subsequent to completion of work.

Certified Elevator Consulting would arrange for such inspection, and submit code requirements to contractors in report form, for their cost bidding formulation, and for their scope of work allowances for outside contractors.

Discussion followed since the pre-inspection should be conducted and outside contractor's on-site specs be done, that we should delay the cost bidding submittal date.

Correspondence with Brian Knonewitter subsequent to the pre-bid meeting proposes the following dates:

1. New Bids Due Date (Tentative) – April 30, 2pm
2. Recommendation Letter to KC for Admin Committee Meeting on 5/8 – Due 5/3 by noon at the latest
3. County Board Approval – June 11th
4. NTP/LOI – June 12th

Prepared by:

***CJ Pavilion, Elevator Consultant, QEI, Elevator Inspection, MBA,
Certified Elevator Inspection Corp.***