ADDENDUM No. 1
January 9, 2015

This addendum forms part of the Contract Documents and modifies the Bid Documents dated, November 24, 2014, as noted below. All Bidders must acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

INFORMATION TO BIDDERS:

1. The Pre-Bid Meeting Agenda with meeting notes and Sign-In Sheet is attached herein.

2. The Bid Date has been changed to January 29, 2015, 3:00 PM local time. Clarifications or interpretation requests may be submitted at least seven (7) calendar days prior to the revised bid date. No addenda shall be issued later than three (3) days prior to the revised bid date.

DRAWING CLARIFICATIONS:

1. Sheet G101:
   • Refer to revised code references and revised life safety plans per revisions made to the floor plan layouts.

2. Sheet A101 + A102 + A103:
   • Refer to revised floor plan layout and revised reflected ceiling plan for classroom types 1, 2 and 3.
   • Provide window type ‘B’ at exterior wall of Sound Partners Room. Refer to sheet A601 for window types and additional information.
   • Provide door type ‘D’ at doors into Corridor. Refer to revised door schedule and door types on sheet A601 for additional information.
   • Provide two (2) light fixture type ‘B’ at Sound Partners Room and provide occupancy sensor
   • Light fixtures and occupancy sensor at Corridor to remain as shown on E102.

3. Sheet A601:
   • Refer to revised Door Type Legend for added door type ‘D’ (with tempered glass) and revised Door Schedule.

APPROVED SUBSTITUTION REQUESTS:

1. Specification Section 07 4113-Metal Roof Panels:
   • Sheffield Metals; SMI 1.75 SLx18” SnapLock Standing Seam
   • RMP Rollfab MS-200 HP Panel System
   • RMP Rollfab SA-HT (Self Adhered Underlayment)
   • RMP Rollfab FW-10 Wall and Soffit System

2. Specification Section 07 4213-Metal Wall Panels:
   • Sheffield Metals; SMI 1” “FWP x12” Flush Wall and Soffit Panel
   • RMP Rollfab FW-10 Wall and Soffit System
   • RMP Rollfab BPU Panel
3. Specification Section 08 4313-Aluminum Framed Storefronts
   - Manko Windows 2450 Series, 2”x4 ½” Flush Glazed Storefront

4. Specification Section 26 5100-Interior Lighting, 26 5200-Emergency Lighting, 26 5600-Exterior Lighting:
   - Type A: Pinnacle Architectural Lighting, Linero L6A (L6A100 35HO 4FT AC48GX UNV 1C W); Fixture shall be 0-10 V Dimming.
   - Type B: Liton Lighting (LHALD612C035 D10 LRA LD6SWF 102 T35)
   - Type D: LSI Industries (WB 232 SSO10 UE)
   - Type E: LSI Industries (PWM S LED HO CW UE CBA)
   - Type E1: LSI Industries (XPWS3 XX LED 28 350 CW UE CBA BB)
   - Type EX: LSI Industries (HEM 6 54 P WH); Provide MR16 lamps.
   - Type X: LSI Industries (LPRX R U WH LD11); Provide fixture with Self Diagnostic option.

Note: Product submittals are reviewed for general compliance with Contract Documents, and are listed for inclusion as acceptable, not “in lieu of”, or "as substitution(s)". Product submittal requests not addressed in this or other addenda were not accepted for use on this project.

All other provisions and conditions of the contract documents shall remain unchanged.

BIDDER QUESTIONS:

1. Placement of the modular block units and the modular building units is a contractor means and methods item. Solid filled block units shall be solid grouted as indicated.

2. Sheets A101, A102, A103: The plan shown on C4 is a reflected ceiling plan and shows a floor cut plan at a higher level than the floor plan shown on A4. Therefore, the C4 plan shows the clerestory windows. Refer to exterior building elevations for more information.

3. The metal roof panels are intended to be installed on-site and therefore a modular break line is not shown on the roof plan.

4. Per the drawings, the overall heights as shown are to remain. However, if a new framing system is being proposed that may reduce the overall height by reducing the floor framing depth, please submit the required documents for a substitution request which will be reviewed.

5. Exterior finish note B on sheets A201, A202 and A203 shall read as follows: "All gutter and downspout colors are to be selected by Architect."

6. At the interior construction joint, joint to be field finished for a flush gypsum wall finish (tape, texture and paint). At exterior construction joint, provide a typical metal wall panel joint detail per the manufacturer to be used. It is acceptable to provide a metal panel or trim piece to conceal construction joint, finish to match adjacent metal wall panel finish.

7. Treated floor decking to be provided as specified and shown. Provide a lightweight concrete skim coat for a level surface and to apply flooring material. Lightweight skim coat shall be approved by the flooring manufacturer.

8. The design intent of the steel joist is to eliminate any intermediate structural columns. If a composite plywood beam with equal or smaller dimensions and is more cost effective and does not require intermediate structural supports can be provided, submit information for review.
9. Per detail C5/A302, bituminous dammproofing shall extend from the top of the finish floor and to the top of concrete footing. In addition, all wood on the perimeter of the subfloor shall be preservative-treated wood as required by code.

10. Partition type 2 on sheet A302 shall include R-13 batt insulation in both wall cavities as shown.

11. The vent thru roof detail on P001 shall be per the metal roof panel manufacturer typical detail.

12. The grout (G-1) as noted on the Material Finish Schedule shall be used at locations noted. This includes the tile application at the exterior entry.

13. The exterior tile entry floor shall slope away from the building with a 1/8" per foot slope. Install tile, grout and trim per manufacturer instructions.

14. It is intended for the modular buildings to be provided with the plumbing fixtures and associated piping installed within the building. The connection to the utility lines to the building will be done on-site. However, bidders shall coordinate with modular building manufacturer for exact scope to be included.

15. Connections to the existing water and sewer lines will require new tap connections. Existing stub outs were not found on the existing lines.

END OF ADDENDUM NO.1

By:
Oscar Tovar, Project Manager
Dyron Murphy Architects, P.C

Attachments:
1. Pre-Bid Meeting Agenda with meeting notes and Sign-In Sheet (3 pages)
2. Revised Architectural sheets (G101, A101, A102, A103, A601) (5 pages)
1. INTRODUCTIONS

- Dyron Murphy Architects, P.C.
- Socorro County
- Cottonwood Valley Charter School

2. PROJECT INFORMATION AND SCOPE

- The work includes the construction of 6 (six) new modular classroom buildings (approximately 12,000 square foot). Floor plans include 3 different types.
- Existing portable buildings will be removed by the beginning of the summer break.
- Existing kindergarten portable as shown on drawings will remain.
- Existing utilities will be capped off at the existing locations.
- Site work includes utilities and site development including sidewalks and associated site work including drainage improvements.
- Three (3) Bid Alternates as noted in the Bid Submittal Form.
- Bidding documents may be obtained from Socorro County. Contractor is responsible for hard copies required during construction.
- Bid documents dated November 24, 2014
- Building Permit - documents are currently being reviewed by PSFA and will be delivered to NM CID for permit review.
- Other permits required are the responsibility of the contractor.
- Modular building shop drawings and calculations to be submitted for permit review.
- Taxes: New Mexico Gross Receipt Tax, City of Socorro (per location code)

3. BID SUBMITTAL, DEADLINES AND DELIVERY DATE

- Bid date is scheduled for January 20, 2015. Potential new bid date to be January 29, 2015. New date will be addressed on forthcoming addendum.
- Owner will not open bids at this time and will notify selected contractor on future date.
- Owner reserves the right to waive irregularities and reject any and all bids.
- Submission of technical inquiries and questions shall be submitted in writing to the Procurement Officer/Architect by close of business 5:00 PM (local time), seven (7) calendar days prior to the date of receipt of bids.
- Substitutions will be reviewed 15 days after date of Agreement (01 6000)
- Addendums-none issued at this time, one will be issued with revisions to the floor plans and potential new bid date.
- On-site construction: 3 months (90 calendar days) commencing on the Summer 2015 school break.
- Notice of Award will be awarded sooner and work (shop drawings) on modular buildings can begin to prepare for the summer break.
- Start of construction shall be coordinated with school to minimize interruption of campus facilities and dependent on weather conditions.

4. QUESTIONS/COMMENTS

5. SITE VISIT

6. MEETING NOTES

- Notice of Award will be provided to the selected contractor at the beginning of February followed by the Notice to Proceed.
- It is intended to start the fabrication of the modular classrooms prior to the summer break and have them ready and delivered to meet the 3 month time frame for completing the project.
- Pay applications will be reviewed on a monthly basis along with a schedule of values to be provided by the selected contractor. Evidence of on-going off-site work will need to be provided with pay applications.
- Existing site elements that are noted to be removed or relocated are the responsibility of the selected contractor.
- Existing ramps and stairs will also be removed when the existing portable classrooms are removed.
- School will coordinate the removal of the portables and they will be removed prior to the start of the summer break.
- School is currently working with NM Tech and a local church to hold classes once the portables are removed.
- Existing utility locations noted on drawings are “best location known” and not 100% verified; it will be up to the selected contractor to verify exact locations and notify owner and architect of any deviations from the drawings.
- Addendum #1 is forthcoming and will include changes to the floor plan layouts.
- Fire hydrants are currently shown as part of the project scope and will remain as such. The Owner is currently coordinating with the City of Socorro to be installed by the city. It will not be known if the city will provide the work.
- The construction cost has been revised to approximately $1.9 million. Additional money has been allocated to the project recently and increased the budget.
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4505 Montbel Place NE  Albuquerque, New Mexico  87107  505.830.0203  505.830.0237 fax  www.dyonomurphy.com
## Door and Window Schedule

| NO. | NAME | WIDTH | HEIGHT | THICKNESS | ELEVATION | DOOR MATERIAL | DOOR GLAZING | FRAME MATERIAL | GLAZING LABEL | FINISH MATERIAL | FRAME FINISH | FINISH | PANELS | FRAME | GLAZING | TYPES | REMARKS | TYP | SIN | TYPE | SIN TEXT |
|-----|------|-------|--------|-----------|-----------|---------------|-------------|----------------|---------------|----------------|-------------|--------|--------|--------|-------|---------|-------|---------|-----|----|-------|----------|
| 101 | KINDERGARTEN | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 102 | Kinderergarten | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 103 | SOLID PANELS | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 104 | RESTROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 105 | RESTROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 106 | STOREROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 107 | STOREROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 108 | CORRIDOR | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 109 | CORRIDOR | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 110 | CLASSROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 111 | CLASSROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 112 | SOLID PANELS | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 113 | SOLID PANELS | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 114 | RESTROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 115 | RESTROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 116 | STOREROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 117 | STOREROOM | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 118 | CORRIDOR | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |
| 119 | CORRIDOR | 2'-0" | 7'-0" | 3'-0" | 1'-0" | A | MBI | 4D-1 | FM | - | - | 1 | C4A981 | 1L | BA991 | A4A01 | S6 | KINDERGARTEN |

## General Notes

1. All dimensions are in feet and inches unless noted otherwise.
2. All materials and finishes are subject to manufacturer's availability and quality.
3. All schedules are subject to change without notice.
4. All project specifications are subject to change without notice.
5. All project schedules are subject to change without notice.

## Door and Window Types and Schedules

**A2** Door Type Legend

**B2** Window Type Legend

**C3** Signage Heights

**C2** Signage Types

**D** General Notes

**E** COTTONWOOD VALLEY CHARTER SCHOOL

**F** MODULAR CLASSROOM BUILDINGS

**G** SOCCORO, NEW MEXICO

**H** 100% CONSTRUCTION DOCUMENTS

**I** NOVEMBER 24, 2014

**J** DYRON MURPHY ARCHITECTS, P.C.

**K** Room Schedule

**L** Room Number

**M** Room Code

**N** Room Description