

GUC WWTP Engineered Maintenance Building Pre-Bid Meeting

Meeting Location: GUC WWTP Conference Room
240 Aqua Lane, Greenville, North Carolina

Meeting Date: December 20, 2016 @ 1:30 PM

Attendance List:

Greenville Utilities Commission Staff

<i>Name</i>	<i>Company</i>	<i>Phone/Email</i>
David Springer	GUC	252-551-1553 – springdw@guc.com
Scott Farmer	GUC	252-551-1529 – farmerjs@guc.com
Jason Manning	GUC	252-551-1546 – manningmj@guc.com
Bryan Bland	GUC	252-551-1545 – blandbp@guc.com

Potential Bidders Present

<i>Name</i>	<i>Company</i>	<i>Phone/Email</i>
Boyd Brittle	Custom Building Co.	252-752-4220 – boydb@cbcnc.com
Terry Savage	Custom Building Co.	252-752-4220 – tsavage@cbcnc.com
Tommy Goodwin	TDGoodwin	252-321-7732 – tgoodwin@tdgoodwin.com
Dan Kallweit	TDGoodwin	252-916-8174 – dkallweit@tdgoodwin.com
Tim Randall	Farrior and Sons, Inc.	252-753-2005 – tim@farriorandsons.com
Mark Johnson	G&G Builders	919-901-7447 – mark@ggbuildersnc.com

PRE-CONSTRUCTION MEETING MINUTES

Project: GUC WWTP Engineered Maintenance Building
GUC Project No: 16-56

Meeting Location: GUC WWTP Conference Room
240 Aqua Lane, Greenville, North Carolina

Meeting Date: December 20, 2016

ITEMS DISCUSSED

1. Project Overview
2. Review RFP and Location Sketch
3. Review Questions and Answers
4. Site Visit

CLARIFICATIONS OFFERED IN RESPONSE TO QUESTIONS

The following comments offer the minimum desired product. In the event of a conflict with building code, the more stringent shall apply.

There is no preference on the slope of the roof. Downspouts should be provided and sheet flow across the proposed sidewalk.

Sidewalk will be provided around the entire building and should touch the building. The sidewalk should be 6' wide or minimum required by code.

A layout is attached showing the schematic layout of the proposed offices, bullpen, break area and restroom facilities. Receptacles shall be provided in the wall at code minimum.

Bidders shall provide a roll-up (not coil) door with high-lift mounting. Also provide wall mount operators. Door shall be insulated and have small transparent windows (vs. large pane windows).

The Owner will provide all racks, furniture, and lockers post construction and these items shall not be included in the bid.

The floors of the storage area, offices and break area shall be smooth finished concrete with sealant. The floors of the restroom/locker room shall be tile. The restroom/locker area shall also have tile approximately halfway up the wall. The tile can be bid at \$10/SF installed.

Office/breakroom/bullpen area walls shall be sheetrock with rubber base trim. The storage area walls and ceilings shall be exposed insulation.

A Water cooler shall be provided as shown on the attached schematic layout.

The bullpen ceiling height shall be minimum 8'. The office/break/restroom ceiling height shall be 8'.

The storage area above the office space shall have steel guardrails with a removable section. Stairs with a minimum width of 4' shall be provided to access the storage space.

Storage area heating shall be radiant tube. Office area Conditioning shall be electric heatpump.

Two (2) bollards shall be provided on the exterior of each roll-up door. The bollards can be concrete filled steel with a protective plastic sleeve.

Exterior doors shall be metal door/metal frame and insulated with "thin glass pane." Interior doors shall be metal door/metal frame with ½ glass and insulated.

Interior Lighting shall be LED. Also provide exterior wall packs.

No windows shall be provided in the hallway shown in the sketch.

Four (4) parking spaces shall be provided (1 Accessible). Spaces shall be concrete and tied into sidewalk for building access.

The roof shall be bid as standing seam with a screw down deduct.

The finished floor can be bid at 21.4'. The intent is no grading in the floodway and to minimize site disturbance to less than ½ acre.

Site work allowance for bid is \$50,000.

Bid date has been revised to January 12, 2017.