



Oregon State University

Fire Escape Inspection Repair and Removal
PROJECT NUMBER: 2411-23

ITB #2025-0017523

ADDENDUM NO. 1

ISSUE DATE: January 9, 2025

CONTRACT ADMINISTRATOR:

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Construction Contracts Administration

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This Addendum is hereby issued to inform you of the following revisions and or clarifications to the above-referenced ITB and/or the Contract Documents for the Project, to the extent they have been modified herein. Any conflict or inconsistency between this Addendum and the Solicitation Document or any previous addenda will be resolved in favor of this Addendum. Bids shall conform to this Addendum. Unless specifically changed by this Addendum, all other requirements, terms and conditions of the Solicitation Document and or Contract Documents, and any previous addenda, remain unchanged and can be modified only in writing by OSU. The following changes are hereby made:

MODIFICATIONS:

Item 1

A \$10,000 contingency for unexpected conditions discovered during work must be included with each Fire Escape (this is \$130,000 total if you bid on all 13 fire escapes). Your total price for each Fire Escape on the bid will be assumed to include this amount as a contingency so be sure to take this into account when submitting your bid pricing.

The bid form has been updated to reflect this and a new version is included with this addendum. Be sure to use this version when submitting your bid.

Item 2

The following passage from Section 1.4 of the ITB Document:

“Minimum Requirement: For testing and repair work, Contractor must attest they or one of their subcontractors have prior experience with fire escape load testing. This experience must be confirmed on the bid form. In addition, note the individual(s) on the Contractor’s team who possesses this prior experience. This requirement does not apply if Bidder is only supplying a Bid for the demolition work.”

Is removed and replaced in its entirety with the following:

Minimum Requirement: For testing and repair work, Contractor, or one of their subcontractors, must have prior experience with fire escape load testing. This experience must be confirmed on the bid form. In addition, note the individual(s) on the Contractor's team who possesses this prior experience. This requirement does not apply if Bidder is only supplying a Bid for the demolition work.

QUESTIONS AND ANSWERS:

Item 3

1. Have you tested the fire escapes for lead paint, is any lead paint abatement required (especially if/where we are repainting, modifying, or removing escapes)?

OSU will complete testing for lead paint. Any abatement needed will be completed by OSU and should not be included in the bid.

2. Is 3rd party documentation of the testing required? We have used FEI Testing in the past to take the deflection measurements, observe the testing, and provide photo documentation as needed for Corvallis Fire Department. Should we include that in our cost or is OSU providing this documentation?

OSU will contract separately 3rd party testing and documentation. This should not be included in the bid.

3. Are there any concerns with draining out water used as ballast on campus, some jurisdictions are concerned about chlorinated tap water entering storm drain systems.

At this point no concern with draining water to the storm system.

4. Are there any concerns about setting up fire hydrant water supplies on campus and running fire hoses to fill ballast tanks, or can we use garden hoses from these buildings?

OSU will facilitate use of existing hose bibs. If contractor would like to use fire hydrants they will need to coordinate with the city of Corvallis FD.

5. Access and parking, I assume we can arrange parking for a pickup and trailer or crane at each location?

Necessary access for required construction equipment can be accommodated. Contractor is responsible for any site services needed, such as fencing and signage etc. This is means and methods. OSU will not provide parking for contractors.

6. Timing, does OSU have a preferred time for doing this testing (like during spring or summer break?)

OSU is flexible on timing and will work with the contractor schedule. Consideration to classes and other campus operations will be considered when scheduling. Work during the term will be considered if needed.

7. Does OSU have an interest in where the old fire escapes are disposed of, such as Bercham metal recycling, does OSU want to keep the proceeds for any recycled metal?

Contractor will be responsible for disposal of the fire escapes.

8. The reserve general conditions expect a Builders Risk Policy, that doesn't appear to be applicable for this project?

Builders risk is required and will be paid for by OSU.

9. The engineer's plan calls for scraping and cleaning fire escapes and then industrial painting under the "Construction Notes" box. Is prep and painting part of this scope?

Yes prep and painting is part of this scope.

10. The engineer's plan also calls for EOR to observe testing being performed. Are we responsible for paying the engineer for this observation? Would 3rd party documentation suffice instead of the EOR?

OSU will hire the inspection. Contractor to ensure coordination and observations take place.

11. The engineer's plan on S9.0 calls for both of the standpipes to be removed or relocated per coordination with Corvallis Fire Department. Would you like us to contact Corvallis Fire Department and figure out what is expected, and include that cost?

Demolition cost will be part of the contractor scope. OSU will coordinate with the City of Corvallis FD.

12.

From the ITB:

“Minimum Requirement: For testing and repair work, Contractor must certify they or one of their subcontractors have prior experience with fire escape load testing. This experience must be certified on the bid form. In addition, note the individual(s) on the Contractor’s team who possesses this prior experience. This requirement does not apply if Bidder is only supplying a Bid for the demolition work.”

The statement in the ITB requires the bidder to certify that the Contractor (bidder) must certify that they or one of their subcontractors has prior experience with fire escape load testing. It is not typical for a contractor or subcontractor to be certified to perform fire escape load testing and thus would not have this experience. This testing would be performed by a third-party special inspection firm hired by the Owner in order to prevent conflict of interest. The Contractor or one of their subcontractors could have experience with construction or repair of fire escapes, but the load testing is a separate task performed by the third-party special inspection firm. Please clarify this requirement.

“Certified” is perhaps the wrong term and “attest” would more accurately describe our intent. OSU will hire a third party to do inspections and reports, however the load testing as stated in the drawings will be completed by the contractor. The contractor or subcontractor doing the load testing must have experience with fire escape load testing.

END OF ADDENDUM NO. 1