

ADDENDUM NO. 7
July 17, 2019

REQUEST FOR PROPOSALS
(BID DOCUMENTS)

FOR

PARKING STRUCTURE 1
PROJECT NO. 956553



The following changes, additions, or deletions shall be made to the following documents as indicated for this Project; and all other terms and conditions shall remain the same. Each Proposer (Design Builder) is responsible for transmitting this information to all affected subcontractors and suppliers before the Proposal Deadline.



1. **DESIGN BUILDER QUESTIONS & ANSWERS**

Q19	What is the deductible on the Builders Risk insurance?
A19	Refer to the “Standard Contract Forms (Exhibits)” Exhibit 12, Master Builders Risk Program.
Q20	Does the school have a specific scheduling program that you would like us to use?
A20	See Division 1, Specification 01-3200, Construction Progress Documentation.
Q21	BOD page 15 Pay on Foot Stations calls for a Pay of Foot Station at each stair and elevator core on each level. This would be 3 per level on 4 levels. Do we need a Pay on Foot Stations at the East exit stair since it would be used as an exit only stair intended for emergency egress only with the elevator cores as the main destination?
A21	Not required at the exit-only stairs.
Q22	BOD page 16 Stairs calls for all stairs to have roofs at top level. Does the East exit stair need to have a roof?
A22	All stairs to be provided per Basis of Design.
Q23	BOD page 17 Elevator Machine Rooms calls for Traction Elevators to have a machine room above the top floor deck. With a max building height of 50’ this will not fit within the 50’ max height restriction. Please clarify.
A23	Provide per Basis of Design.
Q24	BOD page 18 calls for a Photovoltaic Room. The current PV systems include the Inverters hung outside on the panel column supports. This room is no longer required. Can we delete this from the requirements?
A24	If the room is not provided, provide an explanation and the needed infrastructure to accommodate included conduits and pull strings for the future. Provide photographic examples for consideration.
Q25	BOD page 23 Interior references an ACI Class “B” finish. ACI Class “B” references formwork off sites with a Class “B” being a 1/4” formwork offset. Please clarify.
A25	Remove all fins and projections from interior and exterior columns. Fill voids (bug holes). Sack and patch finish. Class B surface for concrete.
Q26	BOD page 23 Interior calls for a penetrating sealer to be applied to all decks not getting and elastomeric coating. We typically do not apply a sealer to the decks due to the liability of a slip and fall accident. The sealer will allow oil to sit on the surface of the concrete. Would you still like us to include?

A26	Provide per Basis of Design.
Q27	BOD page 24 Elevators calls out Traction Elevators with a speed of 250 fpm. Section 14 2100-11 Electric Traction Elevators Part 2.9 A11 calls out a speed of 350 fpm. Please clarify.
A27	Provide per Section 14 2100-11 Electric Traction Elevators specification; 350 fpm,
Q28	BOD page 24 Elevators calls for Flooring to be epoxy. Spec Section 14 2100-1 Part 1.3D refers to Section 09 3000 Tiling: For finish flooring in elevator cabs. Please clarify
A28	Provide per Basis of Design; epoxy flooring.
Q29	BOD page 25 Elevators calls for Woven Stainless-Steel wall panels. UCR Campus Standards Section 14 Conveying Systems page 8 Item J Car Enclosure 1 a. calls for Plastic laminate panels on side and rear walls. Please clarify if BOD supersedes Campus Standards.
A29	Provide per Basis of Design.
Q30	BOD page 43 calls for a 5" slab on grade with construction joint spacing at a maximum spacing of 18' x 20'. Do you mean Control Joint?
A30	Provide per Basis of Design.
Q31	BOD page 27 Landscape Goals, Goal #3 calls for us to Improve the south slope adjacent to parking lot to 2:1 and incorporate a plant palette which provides full coverage and supports slope stability. Please clarify the limits of this area. Length and Width?
A31	Review site conditions. Improvement is needed only in areas where erosion is extending into Lot 13. Area of improvement will depend upon Design-Build Team design solution.
Q32	Addendum No. 1 Announcement to Prequalified Proposers bottom of page 2 calls for bidders to have a General Engineering Contractor "A" License. It would be typical for a project like this to require a General Contracting "B" License. Please clarify that a "B" License is acceptable.
A32	The University has determined that an "A" General Engineering License is appropriate for the Parking Structure 1 project.
Q34	The Campus Specifications that were issued do not include Division 27. Will a Division 27 specification be issued?
A34	No. The Design-Build Team shall suggest Division 27 specifications as applicable for this project utilizing campus standards as reference.
Q37	Who is to furnish the Outside Plant Cabling from the point of connection to the MDF?
A37	Provided by Design-Builder
Q38	What is the cabling commitment required for Outside Plant?

A38	Design-Builder to provide as needed for Parking Structure 1 services.
Q39	Will UCR be providing a UPS system for installation in the MDF for the project?
A39	No
Q40	In addition to the MDF room located on the ground floor the RFP is requiring additional 10' x 8' IDF communication rooms on each floor of the structure. The Campus Standards require (4) 4" conduits to serve each of these IDF rooms from the MDF. This is not typical for a Parking Structure design. If the MDF room is sized to handle the active network equipment or other low voltage & signaling equipment we have found that the entire structure can be handled by a single MDF and the installation of remote media converter boxes (where required) to not exceed the 295' length requirements. These boxes would house any required electronics and mount high up on interior columns within the structure. Are the added IDF rooms required for this project?
A40	Please include design narrative in submission.
Q41	If IDF rooms are required, would the use of small, ceiling mounted media converter boxes / cabinets be acceptable for this project?
A41	See response provided in "A40".
Q43	<u>Site Design, Civil Scope of Work – Natural Gas.</u> On Page 35 of the RFP, Scope of Work Section 5.2.2(2)(k) calls for preparation of a "complete natural gas utility plan." Please confirm that a natural gas utility plan is not a part of the required scope of work.
A43	Not required.
Q44	<u>Site Design, Civil Scope of Work – Reclaimed Water.</u> On Page 35 of the RFP, Scope of Work Section 5.2.2(2)(m) &(n) calls for preparation of a "complete reclaimed water plan" and "reclaimed water profile plan." Please confirm that a reclaimed water plan is not a part of the required scope of work.
A44	Not required.
Q45	The BOD notes an 8'-4" clearance is required on all levels to accommodate required accessible parking which is required to be distributed on all levels per code. Per the CBC code references noted below and attached accessible parking is not required on all levels of the parking structure unless that level has direct access to an adjacent building or program space at that level which we do not have. Can we provide the required 8'-4" clearance on the ground level only and minimum 7'-0" clearances on levels above to reduce the overall structure height? See CBC 11B-206.4.2, 11B-208.3.1 Exception 1 and 11B-502.5.

	<p>11B-206.4.2 Parking structure entrances. Where direct access is provided for pedestrians from a parking structure to a building or facility entrance, each direct access to the building or facility entrance shall comply with <i>Section 11B-404</i>.</p> <p>11B-208.3 Location. Parking facilities shall comply with <i>Section 11B-208.3</i>.</p> <p>11B-208.3.1 General. Parking spaces complying with <i>Section 11B-502</i> that serve a particular building or facility shall be located on the shortest accessible route from parking to an entrance complying with <i>Section 11B-206.4</i>. Where parking serves more than one accessible entrance, parking spaces complying with <i>Section 11B-502</i> shall be dispersed and located on the shortest accessible route to the accessible entrances. In parking facilities that do not serve a particular building or facility, parking spaces complying with <i>Section 11B-502</i> shall be located on the shortest accessible route to an accessible pedestrian entrance of the parking facility.</p> <p>Exceptions:</p> <ol style="list-style-type: none"> 1. All van parking spaces shall be permitted to be grouped on one level within a multi-story parking facility. 2. Parking spaces shall be permitted to be located in different parking facilities if substantially equivalent or greater accessibility is provided in terms of distance from an accessible entrance or entrances, parking fee, and user convenience. <p>11B-502.5 Vertical clearance. Parking <i>spaces</i>, access aisles and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum.</p>
A45	Provide per Basis of Design.
Q46	<p>The BOD specifically requires three entry and three exit lanes for vehicular access to the parking building at the main entrance. We are proposing AVI with point of sale. Based on our evaluation of the parking building (see attached) providing two separate entrances with a total of two entry lanes and two exit lanes out we can process between 240 cars with point of sale or 480 cars with AVI during the peak 20-minute periods. The peak 20-minute period per the traffic study would be 135 cars total for the entire site. The AVI access controls can provide almost double the peak hour demand vehicle load noted in the traffic study noted as 270 cars in the morning and afternoon peak hours. With AVI and Point of Sale is it acceptable to reduce the traffic lanes to two entry and two exit lanes with AVI and point of sale access controls?</p>
A46	Provide per Basis of Design.

<p>Q47</p>	<p>Please confirm whether or not we are to use the fire lane turning radius from our 2-14-19 meeting of 18'-0" inside with 38'-0" outside or the City of Riverside's 28'-0" inside and 48'-0" outside per city bulletin attached?</p> <div data-bbox="418 436 1260 1560" style="border: 1px solid black; padding: 10px;">   <p style="text-align: center;">ACCESS REQUIREMENTS</p> <p style="text-align: right;">DATE: January 2, 2017 INFORMATION BULLETIN: B-16-001 APPROVED BY: <u>J. McDowell</u></p> <p>2016 California Fire Code Section 503 – Fire Apparatus Access Roads</p> <p>Sec. 503.1.1 Buildings and facilities. Approved fire apparatus access roads shall be provided for every facility, building or portion of a building hereafter constructed or moved into or within the jurisdiction. The fire apparatus access road shall comply with the requirements of this section and shall extend to within 150 feet of all portions of the facility and all portions of the exterior walls of the first story of the building as measured by an approved route around the exterior of the building or facility.</p> <p>Sec. 503.2.1 Dimensions Fire apparatus access roads shall have an unobstructed width of not less than 20 feet except for approved security gates in accordance with Section 503.6, and unobstructed vertical clearance of not less than 13 feet 6 inches.</p> <p>Sec. 503.2.3 Surface Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus of 80,000 pounds and shall be surfaced so as to provide all-weather driving capabilities. Roadways shall have a minimum 48 foot outside turning radius. Dead end access road shall not exceed 150 feet in length.</p> <p>Sec. 506.1 Key Boxes All new commercial and multi-family residential buildings and any existing buildings where the fire department deems access is restricted shall be required to install a key box or key switch in an approved location.</p> <p>Electric gates for emergency vehicle access shall include an "Infrared Automatic Gate System" that opens the gate automatically. These devices shall be installed on all electric fire access gates.</p> <p>Contact the Fire Department for approval prior to installation.</p> <div data-bbox="816 1245 1125 1472" style="text-align: center;"> </div> <p style="text-align: center;">Fire Prevention 3900 Main Street 3rd Floor * Riverside, California 92522 * (951) 826-5737 Fax: (951) 826-2539 * www.RiversideCa.gov/fire</p> </div>
<p>A47</p>	<p>Provide per City of Riverside requirements.</p>
<p>Q48</p>	<p>Per Enhancement 1 (Redevelopment of West Portion of Lot 13), can the redevelopment of the Western Portion of Lot 13 occur at the same time as the redevelopment of the Eastern Portion of Lot 13 / construction of the Parking Garage?</p>
<p>A48</p>	<p>No. See BOD Section 5.3. Alternate Number 1 work is to begin after UCR Commencement, Summer 2020.</p>
<p>Q50</p>	<p>The lighting requirements (foot-candles) described in the Basis of Design Section 4.8 Lighting (page. 48) are different from those described in the file named <i>A. Lot 13 Design Criteria</i> located in the <i>University Furnished Info>18.UCR Design Criteria</i> folder. For</p>

	example, the Basis of Design calls for general areas to receive 5fc while the Lot 13 Design Criteria calls for 1fc in the same areas. Please clarify which lighting requirements (foot-candles) we are to follow.
A50	Provide lighting requirements, per Basis of Design, for Parking Structure 1. Provide lighting requirements, per City of Riverside, for surface Lot 13 parking.

END OF ADDENDUM