

AMENDMENT OF SOLICITATION/MODIFICATION OF CONTRACT			1. Contract Number	Page of Pages
2. Amendment/Modification Number DCAM-2007-B-0056-001	3. Effective Date 4/24/2007	4. Requisition/Purchase Request No.	5. Solicitation Caption IFB for Renovation of Lincoln Theatre	
6. Issued By: Karen M. Hester Office of Contracting and Procurement (CDBR Group) 441 4th Street, N.W. Suite 700 South Washington, DC 20001		Code	7. Administered By (If other than line 6)	
8. Name and Address of Contractor (No. Street, city, country, state and ZIP Code)		(X)	9A. Amendment of Solicitation No. DCAM-2007-B-0056	
			9B. Dated (See Item 11) 28-Mar-07	
			10A. Modification of Contract/Order No.	
			10B. Dated (See Item 13)	
Code	Facility			
11. THIS ITEM ONLY APPLIES TO AMENDMENTS OF SOLICITATIONS				
<input checked="" type="checkbox"/> The above numbered solicitation is amended as set forth in Item 14. The hour and date specified for receipt of Offers <input type="checkbox"/> is extended. <input checked="" type="checkbox"/> is not extended. Offers must acknowledge receipt of this amendment prior to the hour and date specified in the solicitation or as amended, by one of the following methods: (a) By completing Items 8 and 15, and returning <u>2</u> copies of the amendment; (b) By acknowledging receipt of this amendment on each copy of the offer submitted; or (c) By separate letter or fax which includes a reference to the solicitation and amendment number. FAILURE OF YOUR ACKNOWLEDGEMENT TO BE RECEIVED AT THE PLACE DESIGNATED FOR THE RECEIPT OF OFFERS PRIOR TO THE HOUR AND DATE SPECIFIED MAY RESULT IN REJECTION OF YOUR OFFER. If by virtue of this amendment you desire to change an offer already submitted, such change may be made by letter or fax, provided each letter or telegram makes reference to the solicitation and this amendment, and is received prior to the opening hour and date specified.				
12. Accounting and Appropriation Data (If Required)				
13. THIS ITEM APPLIES ONLY TO MODIFICATIONS OF CONTRACTS/ORDERS, IT MODIFIES THE CONTRACT/ORDER NO. AS DESCRIBED IN ITEM 14				
A. This change order is issued pursuant to: (Specify Authority)				
The changes set forth in Item 14 are made in the contract/order no. in item 10A.				
B. The above numbered contract/order is modified to reflect the administrative changes (such as changes in paying office, appropriation date, etc.) set forth in item 14, pursuant to the authority of 27 DCMR, Chapter 36, Section 3601.2.				
C. This supplemental agreement is entered into pursuant to authority of:				
D. Other (Specify type of modification and authority)				
E. IMPORTANT: Contractor <input type="checkbox"/> is not, <input checked="" type="checkbox"/> is required to sign this document and return <u>2</u> copies to the issuing office.				
14. Description of amendment/modification (Organized by UCF Section headings, including solicitation/contract subject matter where feasible.) The subject solicitation is hereby amended as follows: 1. Attachment A to this amendment provides responses to questions received from bidders. 2. Delete Drawing A-2 - Section on new floor finishes to the existing basement and first floor dressing rooms. Insert Attachment B.				
Except as provided herein, all terms and conditions of the document referenced in Item (9A or 10A) remain unchanged and in full force and effect				
15A. Name and Title of Signer (Type or print)		16A. Name of Contracting Officer Diane Wooden		
15B. Name of Contractor	15C. Date Signed	16B. District of Columbia	16C. Date Signed	
(Signature of person authorized to sign)			4/25/07	
		(Signature of Contracting Officer)		

OPM
CLOSET
060

STAIR #3
061

TOILET
058

TOILET
062

ELECT.
057

DRESSING
063

PLUMB.
056

STAIR #4
064

ACH.
054

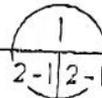
ADDENDUM No. 1

CONCRETE PAD
EXISTING
DRAIN
H.

UP

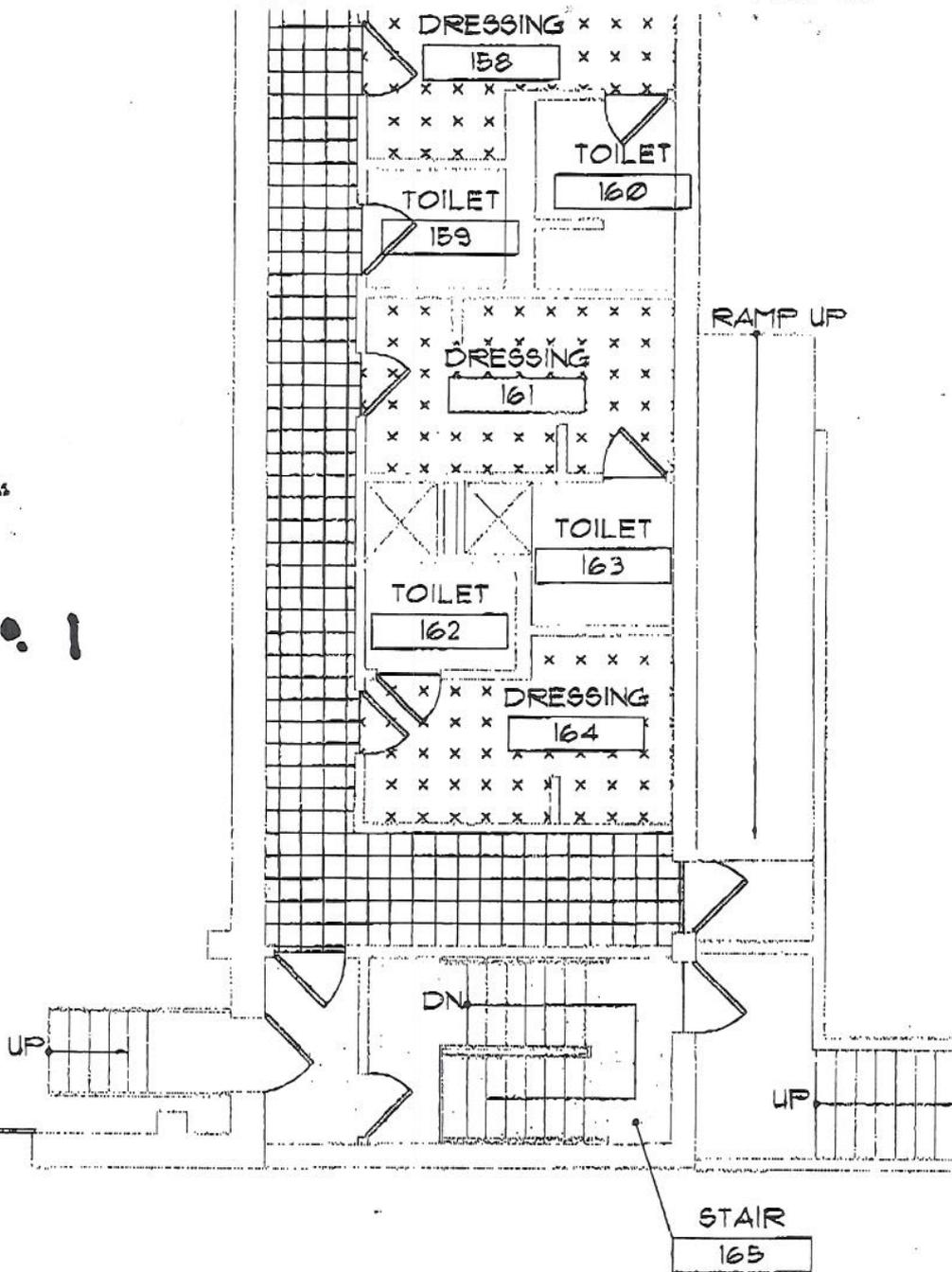
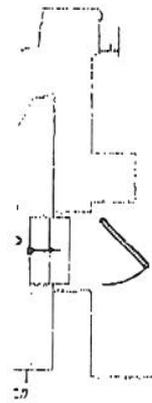
BASEMENT

1/8" = 1'-0"



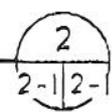
STAGE
158

ADDENDUM No. 1



1ST FLOOR

1/8" = 1'-0"



DESIGNED	JTA	REVISION	DATE	DESCRIPTION
DRAWN	MEJ			
CHECKED	PEW		MAR 1 2007	ISSUED FOR BIDS



PROJECT DRAWINGS

BASEMENT & 1ST FLOOR PLANS

RENOVATIONS AT LINCOLN THEATRE
1215 U STREET, NW

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Office of Contracting and Procurement



Renovation of Lincoln Theatre –DCAM-2007-B-0056
Responses to Bidder's Questions
Attachment A

Question #1:

Will minutes and attendance sheets from the pre-proposal conference be made available to all bidders?

Response:

There were no minutes from the pre-proposal conference. The attendance sheet will be available to all who were in attendance at the pre-proposal conference.

Question #2:

Will additional opportunities to visit the project site be possible?

Response:

Yes. Please contact Hannibal Yamro at (202) 328-6000 to set up a site visit.

Question #3:

The period of the contract is identified as 120 days. Two specific work periods are listed in Section C.4.1 of the solicitation which encompass 137 calendar days. Please explain this apparent discrepancy.

Response:

The work periods listed in Section C.4.1 indicates that the contractor can work inside and outside of the theatre at anytime during these two periods (77days). No work shall be done in the theatre between 31 August 2007 and 31 October 2007 because that would disrupt the smooth and continuous operation of the theatre. The remaining 43 days the contractor can work selectively on the exterior of the theatre without disrupting the operations of the theatre. There is a floating period of 17 days.

Question #4:

Paragraph C.4.2 identifies a specific period during which certain work may be performed and states that other work may be performed "at any d during the contract work period." Specification Section 01100 - Summary calls for work to be performed in coordination with the building occupants and during periods when the theatre is dark. We assume that the theatre will be in operation during a portion of the contract period and may be partially occupied during all of it. Will the theatre and other operations be possible while the mechanical system is inoperable and if not, how is that work to be priced when the schedule of available work periods is unknown?

Response:

Our thinking is that all of your RTU replacements and mechanical work on the roof will be done during November 1st and November 15th 2007. These dates were given to us by the theatre which suggests the theatre will be sparsely occupied.

Question #5:

Will the parking lot behind the theatre be available for staging and laydown during roofing and mechanical equipment installation on the roof?

Response:

Part of the existing parking lot will be available as a staging area.

Question #6:

Is painting to be limited to repaired plaster, new architectural work and metal structures on the roof?

Response:

The contract documents clearly indicates areas to be painted. All architectural work in the basement and first floor dressing rooms shall be excluded from this contract. (See Attachment B)

Question #7:

Please provide detail on the metal stud framing required for the floor in the Follow-Spot Booth. Floor plan 1/A2.2 and Detail 2/A2.3 shows new drywall partitions, ceiling, and door at the Followspot Booth:

- a. What are the size, gage, and spacing of the metal stud partitions or furring walls?
- b. What are the size, gage, and spacing of the metal framing for the platform?
- c. What type of ceiling system?
- d. What is the existing door hardware for building standard?

Response:

3a. For the partition studs, 3 5/8" 20 GA. studs at 16" O.C.

3b. For the platform framing: For the knee walls use 3 5/8" 20 GA. studs @ 16" O.C., provide 3 5/8" 20 GA. stud diagonals alternating @ 32" O.C. and for the floor framing use 6" 20 GA. joists @ 16" O.C.

3c. Painted gyp. board

3d. For the door lever and lock how about we go with a nice simple Schlage L9465/17A/613 or equal.

Question #8:

Given the amount of equipment that must be submitted, approved and procured for this project, and the short period of performance, is it possible that an early NTP could be given to allow contracts to be let and submittals to be produced prior to the start of the construction period identified in the solicitation paragraph C.4.1?

Response:

OPM is aware of the long lead items on this project. We will try our best to accommodate the selected contractor for this project.

Question #9:

Section 01100, 1.2 - Project Sequencing and Coordination allows two periods to perform all contract work: July 1, 2007 to August 31, 2007, and November 1, 2007 to November 15, 2007.

- a. The total contract time for these two allowable periods has a total of 75 calendar days. However, Part I, Section F.1 – Time and Completion indicates 120 calendar days from the date of "Notice to Proceed" to complete all contract work. Which is the correct contract duration requirement?
- b. The two allowable periods: July 1, 2007 to August 31, 2007, and November 1, 2007 to November 15, 2007. Will this building be occupied during the two allowable periods? If it is, does it need temporary facilities to support mechanical and electrical systems for the shut-down periods?

Response:

The total number of days for the contract is 120 days. Extra days are added to give the contractor flexibility. The building will be occupied during the two periods mentioned by a skeleton crew of employees only.

Question #10:

Section 01100, 1.1, B.14 – Project/Work Identification directs to employ a certified hazardous materials abatement subcontract to perform asbestos and hazardous material removal, if encountered. Is there any identified and surveyed asbestos and hazardous material on this project? Please clarify?

Response:

There is no identified or surveyed asbestos or hazardous material on this project.

Question # 11:

Detail 4/S5.01 indicates to apply negative side cementitious waterproofing at electric room. Where is this electric room? What's the dimensions and height of this room? Please clarify.

Response:

This wall is located in the tunnel not the electrical room. The contractor shall field check this location to verify dimensions. Specifications section 07161 provided a quantity allowance of 80 LF of chemical grout crack injection and 100 SF of negative side waterproof coating.

Question #12:

Drawing S1.01 and Detail 12/S6.01 shows new pipe railing along the north-side of the high roof. Plan Note #12 on Drawing M2.5 indicates to patch some portions of the railing to match existing conditions. Is the scope of work to remove and replace the entire length or some portions of the railing on north-side of the high roof? What's the material of this railing? Please clarify.

Response:

The contractor shall remove and replace the entire length of pipe railing. The contractor shall field check and match existing material type.

Question #13:

Specification section 07552, part 2.6a specifies lightweight concrete roof pavers. However, Drawing S1.01 note #9 indicates as rubber walk pads. Which are the correct roof pavers? Please clarify.

Response:

Light weight concrete pavers required at the inverted roof assemblies which would be the upper roof above the stage and the rear roof. Rubber walk pads required on roof covering over the theatre roof. We did not provide this in the specifications.

Question #14:

Please provide specification section for concrete work.

Response:

3,000 psi air entrained normal weight concrete reinforced with welded wire mesh.