Addendum Number One

This Addendum is hereby made part of the Contract Documents to the same extent as though it were originally included therein. Refer to “Bid Form” for acknowledgment of Addenda.

All Contractors, Subcontractors and suppliers are reminded that they shall be familiar with all Addenda items (as well as all parts of the Construction Documents) so as to understand the extent of their work and its interrelation with other trades.

To all bidders for furnishing all labor and materials necessary for the following Contract:

Sedgwick Co Adult Detention Facility – Lock Retrofit, Camera Addition & Master Control Rm Remodel
141 W. Elm Street
WICHITA, KANSAS 67203

Prepared by:
Schaefer Architecture

GENERAL:

ITEM AD1-G01 Specification Bid Form, Instruction To Bidders: REVISION
The Bid Form was errantly included in the specification twice and the Instruction to Bidders was omitted. Replace one Bid Form with the attached Instruction to Bidders.

ITEM AD1-G02 Pre-Bid Meeting Questions: CLARIFICATION
Question: Is Stanley the preferred (vendor?) for the cameras and door locks?
Answer: Stanley (Securitas) is the present vendor and system provider for the camera and door lock control system at the detention facility. Willo is the specified vendor to provide the new locks in Allowance #1. Stanley (Securitas) shall furnish Bosch cameras, racks, panels, etc. for Contractor to set in place and hook up the AC power and all the field wiring from pod to master control. Stanley to pre-wire the panels from the terminal blocks to the PLC or IP video equipment. Contractor to terminate all the field wiring to those pre-wired terminal blocks. Stanley shall provide final programming for integration of all new equipment and existing to remain.

Question: Are we free to contact Stanley direct?
Answer: Yes.

Question: Is Stanley direct bidding to the County?
Answer: No.

Question: Are there any design changes from the last (withdrawn) bid?
Answer: Yes, see below.
Question: Are scissor lifts / lifts allowed in the pods?
Answer: Yes.

Question: How much time allowed to work in each pod?
Answer: 30 calendar days. (See Summary 01 10 00 for complete description)

ARCHITECTURAL:

ITEM AD1-A01 CLARIFICATION

Following is an approximate list of changes that were made to the 07.12.2023 Specifications / Drawings Set from the original, withdrawn bid set. This in no way relieves the Contractor of thoroughly reviewing and bidding the current drawings and specifications:

Specification Section 01 21 00 Allowances was clarified that Allowance #1 includes both hardware sets #1 and #2.

Specification 09 69 00 Access Flooring system was revised from Gridd40 to Gridd 70.

Drawing Sheet A52.1: Correction made to the new ramp serving the raised floor and removal of edge protection.

Drawing Sheet A72.1: Door S227 hardware set was changed from 1 to 2.

MECHANICAL:

ITEM-AD1-M01 CLARIFICATION

Drawing Sheet M22.1:
The fire suppression system serving the Master Control Room 010 is a wet system and shall remain a wet system. Expand coverage as needed to the additional Master Control area.

ELECTRICAL:

ITEM-AD1-E01 CLARIFICATION

Following is an approximate list of changes that were made to the 07.12.2023 Specifications / Drawings Set from the original, withdrawn bid set. This in no way relieves the Contractor of thoroughly reviewing and bidding the current drawings and specifications:

Drawing Sheet E1.1: Clarified Contractor’s requirements for camera, locks and interconnections for fiber connections.

Drawing Sheet E1.2: Added note for connection of fiber connections.

Drawing Sheet E1.3: Added fiber connections between SEC1 and SEC9, and SEC9 and SEC1B.
Drawing Sheet E1.5: Added optic fiber connection note to SEC rooms and conduit between SEC room for camera raceway.

Drawing Sheets C-A-4.2A: Clarified cameras as existing.

Drawing Sheets C-C-4.2, C-C-4.3, C-C-4.3A, C-C-4.4, C-C4.4A, C-D-4.3A, C-D-4.5A: Clarified where camera cable is routed to.

Drawing Sheets C-D-4.5 and C-D-4.7: Indicated additional conduits added to SEC rooms.

Drawing Sheet DC-1.0: Revised Lock Wiring Diagram based on actual wire color.

Drawing Sheets DC-D-4.3, DC-D-4.5, DC-D-4.7: Indicated Cat 6E required from door control cabinet to SEC Cabinet.


**ITEM-AD1-E02**  
CLARIFICATION  
Drawing Sheet E1.1: Provided additional information regarding cameras and locks.

Attached Instruction to Bidders

E1.1

End of Addendum Number One
INSTRUCTIONS TO BIDDERS

PROJECT:  Sedgwick Co Adult Detention Facility –
Lock Retrofit, Camera Addition & Master Control Rm Remodel
141 W. Elm Street
Wichita, KS 67203

COUNTY BID NUMBER: 23-0042

ARCHITECT:  Justin Graham, AIA, NCARB
Schaefer Architecture
257 N. Broadway
Wichita, KS 67202-2303

Bids shall be made in accordance with these Instructions to Bidders:

A. Responses to this invitation will be accepted only from General Contractors who are licensed to do business in Sedgwick County.

B. Applications will also be accepted from General Contractors who have applied to receive a reciprocal license.

C. A copy of General Contractor’s Certificate of Insurance will be required to be submitted with the Bid at the time the bids are due. Insurance policy will be due from the successful contractor as part of the required documents prior to issuance of the notice to proceed.

D. Bidding Documents shall include the Invitation for Bids, Bid Form, construction drawings, proposed Contract Documents, including any Addenda issued prior to receipt of Bids, supplemental information and any additional information requested.

E. Bids must be on a lump sum basis and shall be the Contract Amount.

F. Bidder Qualifications: For the duration of the project, all Prime Bidders shall be located within Sedgwick County, Kansas or establish an office in Sedgwick County, Kansas, and may be required by the Owner to furnish information to support the Bidder’s capability to fulfill the Contract if awarded the Contract. Such information does not need to be submitted with the Bid, but may be requested at the Owner’s option. Such information may include, but not be limited to, the following:

1. Proof of registration with the Kansas Director of Taxation by non-resident Bidders (K.S.A. 79-1009).
2. Proof of registration with the Kansas Secretary of State by foreign corporations.
3. List of projects of similar size and type the Bidder has constructed or in which the Bidder has been engaged in a responsible capacity.
4. Evidence the Bidder maintains a permanent place of business.
5. A current financial statement.

Examination:

1. BEFORE SUBMITTING A BID, each Bidder shall examine carefully all documents pertaining to the work and visit the site to fully inform himself of the condition of the site and the conditions and limitations under which the work is to be performed.

2. SUBMISSION OF A BID will be considered presumptive evidence that the Bidder has fully informed himself of the conditions of the site, requirements of the Contract Documents, and of
3. In reviewing these Documents, it is evident that certain information, if disclosed to the public, may jeopardize the security of Sedgwick County, and appropriate measures will be taken to maintain confidentiality.

4. In order to ensure each bidder has the most current information for bidding there is an established date and time for last questions to be asked. Bidders requiring clarification or interpretation of the Bidding Documents shall make such requests, in writing only, to the Purchasing Agent no later than 5:00 p.m. on Friday, July 8, 2023.

5. Samples shall be submitted by the above referenced deadline to permit evaluation and notification of Bidders.

6. Any interpretation, correction or change of the Bidding Documents will be made by written Addenda. Interpretations, corrections, or changes of the Bidding Documents made in any other manner will not be binding, and Bidders shall not rely upon such interpretations, corrections, and changes.

Addenda:

1. DISCREPANCIES OR OMISSIONS in the documents will be clarified in the form of an electronic Addendum and will be posted on the County web site. Bidders finding discrepancies, omissions, or who are in doubt as to the meaning of any portion of the Contract Documents, should immediately request an interpretation from the Senior Purchasing Agent. In response, an Addendum will be issued and the contractor shall rely solely on information contained in the written Addenda about said discrepancy or omission. Neither the Architect nor the Owner will be responsible for any other form of instructions or interpretations given to the contractor, either verbal or written.

2. ADDENDA received by Bidders shall be acknowledged by same on their Bid Form.

Substitutions:

1. Each Bidder represents that their Bid is based upon materials and equipment described in the Bidding Documents.

2. No substitution will be considered unless written request has been submitted to the Purchasing Agent and the Architect, in duplicate, for approval by 5:00 p.m. on Friday, August 11, 2023. Each such request shall include a complete description of the proposed substitute, drawings, cuts, performance or test data, or information necessary for a complete evaluation. If the Architect approves any proposed substitution, such approval will be set forth in an Addendum.

Preparation of Bids:

1. BIDS shall be made on unaltered Bid Forms furnished by the County, or detached from this Project Manual.

2. FILL IN all blanks on the Bid Form with ink or type. Blanks left on Bid Form may be cause for disqualification of Bidder.

3. SIGN BID FORM in longhand, with name typed below signature. Where Bidder is a Corporation, Bids must be signed with the legal name of the Corporation, followed by the legal signature of an officer authorized to bind the Corporation to a contract.

4. RECAPITULATION of work to be done shall not be included with any Bid.
5. Where so indicated by the makeup of the Bid Form, amounts shall be expressed in both words and figures, and in case of discrepancy between the two, the written amount shall govern.

Identification and Submission of Bid:

1. Contractor shall provide one (1) Original of the Bid Response Form, Bid Security and other supplemental information required to be submitted with the Bid.

2. All of the Bid Documents shall be enclosed in a sealed envelope with the notation “Bid Enclosed” on the face. The firm name and address, Bid number, Bid opening date, and Bid opening time shall be provided in the lower left-hand corner of the Envelope.

Modification and Withdrawal of Bid:

1. A Bid may not be modified, withdrawn or canceled by the Bidder during the stipulated time period that a Bidder’s Bid Security is held following the time and date designated for the receipt of Bids. The Bidder so agrees in submitting his Bid.

2. WITHDRAWAL BEFORE BID OPENING: A Bid may be withdrawn at any time before Bid Opening, but may not be resubmitted. If a bidder withdraws a bid, as authorized in K.S.A. 75-6905, the awarding authority may require that such bidder shall not be allowed to perform any work on the project through subcontract agreements or by any other means including re-bids.

3. AFTER BID OPENING: No Bid may be withdrawn or modified, except where the award of contract has been delayed for more than 60 days.

In the event of an Award, the lowest, responsive, responsible and best bid price meeting the specifications will be required to enter into contract required for the Project. Said Bidder shall also provide a Performance Bond for the full amount of the contract. The Performance Bond, in the amount of 100% of the Contract amount, must be submitted within 30 calendar days after award of contract. Failure to return these Documents within the required time period may cause a cancellation of the Award.

Consideration of Bids/Selection Process:

1. Bids received will be opened and read aloud publicly.

2. Owner shall have the right to determine the acceptable Bidder on the basis of the sum of the Base Bid and the Alternates accepted.

3. The Owner will award a contract to the lowest, responsive, responsible and best Bidder provided:

   a. The Bid conforms to and has been submitted according to the requirements of the Bidding Documents and includes the Certificate of Insurance including Contractor’s General Automotive Liability, Workers Compensation Insurance and Owner’s Liability Insurance.

   b. The Bid is judged to be reasonable.

   c. The Bid does not exceed the funds available.

   d. The Bid complies with the Instruction to Bidders and Mandatory Requirements.

   e. The completion time is satisfactory to the Owner.

   f. Evidence of the experience, qualifications and financial responsibility of the Bidder and his Subcontractors and the time of completion are all satisfactory to the Owner.
4. Bids will be screened by a Review Committee consisting of the Project Manager, Architect and the Purchasing Agent.

5. No negotiations, decisions, or actions shall be initiated by any firm as a result of any verbal discussion with the Owner or employee of the Owner before the opening of responses to the document.

6. The Owner shall have the right to waive any informality and/or irregularity in any Bid received.

7. The Owner shall have the right to reject any and all Bids.

**Time for Completion and Liquidated Damages:**

All Bidders are required to state on the Bid Form the time needed for all work under the general contract to be completed, which would yield their best Bid. Unless otherwise required, this time frame shall be stated in calendar days and shall represent the Contractor’s commitment to complete the project on schedule.

The contractual period will begin with the issuance of Notice to Proceed and continue through completion of the project.

The Agreement will include a stipulation that liquidated damages will be assessed in the amount of $500.00 per calendar day after Completion Date that the work is not substantially complete.

Upon satisfactory completion of the Contract, a formal CERTIFICATE OF PROJECT COMPLETION will be forwarded to the Contractor by the Project Architect. The date of substantial completion of the Project will be the starting date of the warranty period.

All work shall be in accordance with all Federal and State Laws, Local Ordinances and Building Codes, and the 2010 Standards for Accessible Design.

Taxes: Materials and equipment incorporated in the work are exempt from payment of sales tax under the laws of the State of Kansas.

**Project Time Line:**

The following dates are provided in addition to those previously stated to help interested contractors in planning participation in the project herein. The dates listed, however, are in no way guaranteed and are subject to change without notice.

- Project out for bid – Friday, July 14, 2023
- Pre-Bid meeting – Wednesday, July 19 at 9:00 AM
- Last questions received – Friday, July 28, 2023
- Last Addendum issued – Friday, August 11, 2023 8/11/2023
- Bids Due in Purchasing – Tuesday, August 22, 2023 at 1:45 pm
- Bid Opening – Tuesday, August 22, 2023 at 2:15 pm
- Board of Bids and Contracts – Thursday, August 31, 2023 at 10:00 am
- Board of County Commissioners – Wednesday, September 6, 2023 at 9:00 am

**Notice to Proceed:**

No work shall commence until the Owner issues a Notice To Proceed, and a Notice To Proceed will not be issued until all of the following are mailed or delivered to the Project Services Office, 271 W 3rd Street, Suite 323, Wichita, Kansas, 67203, by the selected vendor:
Sedgwick Co Adult Detention Facility –
Lock Retrofit, Camera Addition & Master Control Rm Remodel

1. The Contract signed by the representative with authority and ability to do so.
2. Performance and Statutory Bonds with the attached powers of attorney. Attach the receipt of the Clerk of the District Court to the Statutory Bond.
3. List of subcontractors and supplier’s proof of a valid Contractor’s license from the jurisdiction in which the work is being performed for both contractor and applicable sub-contractors is required.
4. Corporate Resolution of authority to sign and deliver the Contract Documents, executed by the Corporation’s Secretary or Assistant Secretary and dated before all other dated submittals.
5. Domestic (Kansas) corporations shall furnish evidence of good standing in the form of a Certificate signed by the Kansas Secretary of State. Foreign (non-Kansas) corporations shall furnish evidence of authority to transact business in Kansas, in the form of a Certificate signed by the Kansas Secretary of State.
6. Construction Schedule with major milestones identified.
7. Insurance Certification for Payment.

Such documents must be delivered within ten (10) days of the Owner’s written notification to the successful Bidder. If they are not delivered within such time then the Bidder will be deemed to have abandoned its contract with the Owner, and the Owner will award a contract to the next lowest and best Bid.

1. The successful Bidder shall not make claim either for time or money against the Owner for labor or materials performed or delivered prior to issuance of the Notice to Proceed.
2. The County’s responsibility to issue a Notice To Proceed is expressly conditioned on the Contractor’s timely execution and delivery of such documents.
3. The County intends to issue a Notice To Proceed within 30 days of receipt of Bids.
4. Bidders shall also note that the Work cannot begin until after a State of Kansas Sales Tax Exemption Certificate has been provided by Sedgwick County and affixed to the Purchase Order and the Notice to Proceed.
5. Contractor must submit Insurance Policy.

END OF INSTRUCTIONS TO BIDDERS
LIGHT FIXTURE SCHEDULE

SECURITY CONTRACTOR - STANLEY SECURITY (NOW SECURITAS TECHNOLOGY)
CONTACT:
Mickey Wyckoff, Sales Engineer
(317)201-3454
Chris Allen, Sales Engineer
(740)627-6665

SECURITY OPERATION

NOTE: NORTH PODS, ALL FUNCTIONS WITH-IN PODS SHALL BE REPROGRAMMED TO NEW MASTER CONTROLS AS LISTED BELOW. VERIFY BACKUP AND EMERGENCY OPERATING MASTER CONTROLS WITH OWNER. EXISTING MC3 AND MC4 WILL OPERATE HALLWAY AND ELEVATOR MOVEMENT FOR NORTH.

NEW CONTROL
MC5: PODS 9, 10, 11, & 12
MC6: PODS 13, 14, 15, 16, 17, & 18
MC7: PODS 19, 20, 21, & 22

CAMERAS

ELECTRICAL CONTRACTOR SHALL MOUNT, TERMINATE AND MAKE FINAL CONNECTION TO ALL CAMERA. SECURITY CONTRACTOR SHALL DO FINAL ADJUSTMENT.

STANLEY WILL FURNISH CAMERAS, ENCLOSURES, ROCKS, MODEMS, AND HEAD END EQUIPMENT AS REQUIRED FOR A COMPLETE AND OPERABLE SYSTEM ELECTRICAL CONTRACTOR TO INSTALL.

LOCKS

ELECTRICAL CONTRACTOR SHALL TERMINATE AT DOOR LOCATION. SECURITY CONTRACTOR SHALL TERMINATE IN DOOR CONTROL CABINET.

ELECTRICAL CONTRACTOR TO INSTALL, RELAY AND CONTROLS IN DOOR CABINETS. RELAYS AND CONTROLS Furnished by SECURITY CONTRACTOR.

INTERCONNECTION BETWEEN SEC LOCATIONS

EXISTING 12 STRAND FIBER IS INSTALLED TO SEC ROOM WALL MOUNTED FIBER DEMARK LOCATION WITH 2 STRANDS TO EXISTING SEC CABINETS: (1) ACTIVE, CONTRACTOR TO INSTALL AND TERMINATE THE FOLLOWING ADDITIONAL STRANDS:

SOUTH
SEC2 - 4 FIBER STRANDS
SEC5 - 4 FIBER STRANDS
SEC6 - 4 FIBER STRANDS

NORTH
SEC2 - 2 FIBER STRANDS
SEC7 - NONE
SEC8 - 4 FIBER STRANDS