

August 16, 2021

Diana Evans
Purchasing Director
Troup County Board of Commissioners
100 Ridley Avenue, Suite 3100
LaGrange, GA 30240



RE: Troup County Courthouse Reroofing, GA

Questions and Answers

- 1. Question:** Section 00 4000 - 1.01 Forms – D – 2 references Unit Cost Form: Section 004322 – Unit Cost Form. This section and form are not included in the project manual. Will this form be provided via addendum, or should this line be deleted from the project manual?

Response: Unit Cost Form will not be provided. Unit cost should included in the space provided on Bid Form.
- 2. Question:** Has the refrigerant been removed from the energy recovery unit that is to be removed?

Response: No
- 3. Question:** Has the power supply been disconnected from the energy recovery unit that is to be removed?

Response: No
- 4. Question:** Will contractors be required to access the roof from the exterior of the building?

Response: Only after hours.
- 5. Question:** Are there any work hour limitations for either building?

Response: When the successful contractor is chosen, there will be weekly meetings to inform the contractor of the court schedule. During court the noise level must be controlled.
- 6. Question:** Would it be acceptable to install Light Weight Insulating Concrete in lieu of polyisocyanurate insulation?

Response: No.

7. **Question:** Would a 1/4" or 1/2" gypsum DensDeck Prime coverboard be acceptable in lieu of the high-density polyisocyanurate coverboard.
- Response:** 1/2" gypsum DensDeck is acceptable.
8. **Question:** The existing Lightning Protection will need to be removed and reinstalled in some locations. The drawings state that this work must be done by a licensed Lightning Protection contractor. Does the Lightning Protection contractor need to provide a Letter of Findings?
- Response:** Yes.
9. **Question:** This project will require some temporary sidewalk and lane closures. Will the owner coordinate the closures for the successful contractor?
- Response:** These will need to be coordinated with the City of LaGrange, Troup County will assist the contractor with this.
10. **Question:** Some of the existing roof davits will not be tall enough to be usable when the new roof is installed. Are these davits to be removed or replaced with taller davits? If the davits are to be replaced by the successful contractor, please provide a basis of design for the replacement davits. If replacement is required will engineering for the new roof davits be required?
- Response:** Yes. Basis of Design: Frontline Weld-on 18" commercial roof anchor.
11. **Question:** The successful bidder will need to utilize multiple trades to complete this project. Is a Commercial General Contractor's License required to bid on this project?
- Response:** Yes
12. **Question:** The attached picture shows a louver door that will need to be made smaller to accommodate the new roof insulation height. Please provide a basis of design for the new louver.
- Response:** Basis of Design: Acudor UFLV-500 access door.
Contractor to field verify new face dimensions prior to ordering new louver to ensure proper coverage and infill existing opening as required to install new access door.
13. **Question:** Will a building permit be required for this project? If so, will the fee for the permit be waived?
- Response:** Yes
14. **Question:** The roof hatch in the picture below is to remain. It currently has 2 wires penetrations in the side of the curb. Are these wires in use or can they be deleted? Deletion of these penetrations will remove a possible future leak location.

Response: These are in use for security to make notification when the roof has been accessed from the hatch..

15. Question: Detail 5-A3.3 shows a new area divider constructed out of wood to be installed from the south parapet to the north parapet at the roof ridge. This detail is only called out in one location. Is this detail limited to the one roof ridge location shown on A1.1 or should this detail be installed at all roof ridges?

Response: Provide roof divider between column line G5-G6, G9-G10, and at column line G11.

16. Question: What material should the new leader boxes be constructed out of at the Juvenile Court building?

Response: Existing copper leader boxes and downspouts to be removed and stored for reinstallation after roof replacement.

17. Question: Should the new leader boxes at the Juvenile Court building match the existing design/profile or is there a new design/profile that is desired?

Response: See response above.

18. Question: Please provide Document 00 4336 – Proposed Subcontractors Form.

Response: See attached document.

Sincerely,
2WR +Partners

Scott Allen
Project Manager

cc. Michael Starr, 2WR