

ADDENDUM NO. 2

**MT. PLEASANT CENTER PHASE II DEMOLITION
CITY OF MT. PLEASANT, MICHIGAN**

TO: ALL PROSPECTIVE BIDDERS ON THE SUBJECT PROJECT

RE: CHANGES TO BIDDING DOCUMENTS

*Acknowledge Receipt of this Addendum on Page P-1
of the Bid Form (Proposal) where indicated.*

Please see the enclosed information:

1. Pipe Chase and Tunnel Map

Specifications:

- 1. Revised Pre-Demolition Hazardous Materials Surveys**

AKT Peerless has conducted further evaluation and assessment of suspect asbestos containing materials (ACMs) at the subject property. The Pre-Demolition Hazardous Materials Surveys have been updated. All changes to the Homogeneous Area tables are shown with highlighted/shaded boxes.

Replace the Pre-Demolition Hazardous Materials Surveys with the revised reports, which have been uploaded to the Spicer Bidding website.

In addition to the Spicer Bidding website, for ease of reference for Bidders, the Pre-Demolition Hazardous Materials Surveys have been uploaded individually to the following location:

<https://drive.google.com/folderview?id=0B01qrNaaCxe7dU1RaFl3NGlpMzA&usp=sharing>

- 2. Tunnel Demolition – Asbestos Containing Foundation Tar**

Pipe chases associated with the cottages located on the northwest portion of the property are confirmed to have asbestos containing foundation tar and require abatement and/or proper demolition and disposal.

Tunnels located throughout the east-central portion of the property are assumed to have asbestos containing foundation tar. For bidding purposes, Contractors shall assume that the tunnels will require abatement and/or proper demolition and disposal. Confirmation of asbestos content shall be performed by Engineer prior to tunnel demolition. Contractor shall expose a minimum of nine select tunnel locations at direction of Engineer for confirmation testing. Contractor should expect a minimum of five-days delay following collection of samples for receipt of confirmation laboratory analysis.

Means and methods for tunnel abatement or demolition is not specified. As the material is non-friable tar based and is expected to remain non-friable during demolition, it does not require removal in advance on demolition. However, all tar coated materials, concrete, and masonry must be segregated from recycled building materials and sent for landfill disposal. Contractor must prepare and submit a written work plan to Engineer/Owner prior to start of work. The work plan must include a description of how asbestos foundation tar shall be handled and disposed.

Refer to the attached Pipe Chase and Tunnel map, it depicts the two areas, described above.

3. Asbestos Abatement Crawlspace Soil – Updated Specifications

As stated within Addendum 1, soil containing greater than 1% asbestos, is located throughout the crawl space of following buildings that will require abatement and disposal:

- Building 7
- Building 8
- Building 10
- Building 11
- Building 12
- Building 36

For each of the above buildings, all asbestos containing debris and a minimum of **2-inches** of soil from the entire crawl space areas shall be removed for proper disposal as part of the work. Proper completion of the removal will be witnessed and verified with testing performed by Engineer. Contractor should note that the quantities of soil within the Pre-Demolition Hazardous Materials Surveys are estimates and Contractors are cautioned against utilizing the reported quantities without field verification.

Means and methods for crawl space soil abatement is not specified; however, Contractor may elect to vacuum soil from crawl space prior to demolition or mechanically removal soil following demolition of the overlying structure, or other method approved in advance by Engineer. Contractor must prepare and submit a written work plan to Engineer/Owner prior to start of work. The work plan must include a description of how asbestos containing soil shall be handled and disposed. All work shall be overseen by Engineer.

As discussed at the walk through, all other on-site structures containing ACM pipe insulation will require abatement of the pipe insulation and all visible debris.

4. Estimated Quantities

Contractor should note that quantities including, but not limited to hazardous materials, ACMs, and structure size, reported in the bidding documents are potentially inaccurate. Many of these numbers were taken from historical reports and documents prepared by others and were not verified by the Engineer as part of the specification development.

Contractors are required to verify material quantities and perform their own measurements before submitting a bid. Prior to submitting a bid, the Contractor should visit the site and verify site conditions and quantities. No change orders will be provided for actual field conditions that differ from the estimated quantities.

5. Property Inspection Day

The property and subject building will be open and available for inspection by Contractors Tuesday, March 15, 2016, from 8:00 AM to 5:00 PM.

Additional inspection days can be made by appointment with Engineer.

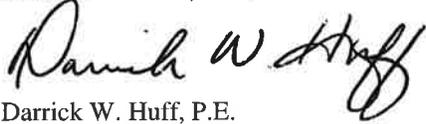
6. Debris and Material Staging

During the work contractor is required to stage all material and demolition debris on the existing paved surface areas. Staging on the lawn is not allowed without prior approval by Owner/Engineer.

Please sign the Acknowledgment below and attach this Addendum No. 2 to the front of your bidding document.
Acknowledge the same in the Bid Form (Proposal).

Prepared by:

SPICER GROUP, INC.



Darrick W. Huff, P.E.
Project Manager
March 10, 2016

ACKNOWLEDGMENT ADDENDUM NO. 2

BIDDER: _____

BY: _____

DATE: _____

Pipe Chases are Known to Contain ACM Foundation Tar and Require Abatement and/or Proper Disposal.

BUILDINGS	
NUMBER	NAME
2	Cottage 2
4	Cottage 4
5	Cottage 5
7	Cottage 7
8	Cottage 8
9	Cottage 9
10	Cottage 10
11	Cottage 11
12	Cottage 12
35	Power Plant
36	Laundry
37	Service Building
38	Maintenance Building
39	Water Tower & Cell Tower Building
40	Hospital Administration Building
75	Block Garage
79	Incinerator Building
99	Residence
100	Residence
111	Implement Shd
113	Cottage Storage

FORMER ON SITE DUMP

DEMOLISHED 2014

LOCATION OF FOUR 20,000 GALLON USTs

For Bidding Purposes Tunnels are Assumed to Contain ACM Foundation Tars. Contractor Shall Expose Select Areas of Tunnel for Further Assessment and Sampling by Engineer Prior to Demolition

LEGEND

- - - = PIPE CHASE
- = TUNNEL



ILLINOIS MICHIGAN OHIO GEORGIA
www.aktpeerless.com

FUNCTIONAL SPACE MAP - PIPE CHASE AND TUNNEL

1400 WEST PICKARD STREET
MT. PLEASANT, MICHIGAN
PROJECT NUMBER : 6386s2-28-194

DRAWN BY: OGO
DATE: 02/23/2016

0 200 400
SCALE: 1" = 400'

FIGURE 2