



ADDENDUM #1
Questions and Answers
City of Montrose: Bid# 19-024

Demolition of 437 West Main Street and 804 Chipeta Road Structures

1: Question: Are there any other requirements for the proposal other than price (bid bond, etc.)?

Answer: Bid Bonds (5% of total bid price) and performance and payment bonds (100% of total bid price) are required on construction projects over \$50,000.

2: Question: (Re: 804 Chipeta) Are the basement walls and foundation to be removed?

Answer: Yes all of the concrete that makes up the basement is to be removed.

3: Question: Is the entire lot to be scraped clear of vegetation?

Answer: No, only the area of structure demolition and those areas of fence or other improvement removal should be disturbed. The lot should not be scraped of vegetation.

4: Question: Will the state demolition permits be paid for by the city?

Answer: Yes

5: Question: Is the finished grade to be consistent with that surrounding the demolition site?

Answer: Yes

6: Question: Will all utilities be disconnected and ready for demolition?

Answer: Yes, the city will confirm all utility disconnects have been completed.

7: Question: Has either property been involved in or suspected to have been a methamphetamine lab?

Answer: The City has no knowledge of any use of this type at either property.

8: Question: If a septic tank is found on either property during demolition would its removal be considered out of scope?

Answer: Yes, if found the contractor is to notify the Mark Armstrong, Facilities Manager for review of situation prior to moving forward with removal.

9: Question: Can the clean concrete debris be taken and dropped off at the City of Montrose concrete debris pile on Sunset Mesa?

Answer: Yes, the city will allow for clean concrete from these demolition sites to be dumped at the appropriate concrete pile on the Sunset Mesa materials storage site. Coordination for access may be required.

10. Question: What aggregate fill material is the contractor to use for all the spec'd "clean imported backfill" backfill?

Answer: Clean imported backfill shall be free from organic materials, debris, frozen soil, ice and or other delirious material. Material shall be moisture conditioned (wetting or drying as necessary) and compacted within 2% of its optimum moisture content in maximum 1 foot (pre-compaction) lifts. Compaction shall be performed using a smooth drum roller for granular soils or a sheep foot roller for cohesive soils. Roller shall be similar in minimum compactive effort similar to a Cat CS-34. With this method specification followed compaction proctors and testing will not be required.

11. Question: What level of fine grade are you looking for? For example, at 804 Chipeta there were multiple smaller ditches through-out the property near the house. Are you wanting us to just grade where the existing structure was or is there a certain distance out from the structure you would like graded?

Answer: Only the existing structure area disturbed by the demolition needs to graded to match the surrounding, existing grade.

12. Question: For the backfill testing, are you requiring 1 test per lift?

Answer: Only a final compact test will be required for these sites.

13. Question: Does there need to be a dedicated Site Supervisor on site at all times or can the site supervisor also be an equipment operator?

Answer: The site supervisor can be an equipment operator.

14. Question: At 804 Chipeta, there was a headstone along the fence at the corner of the property. Is this to be left in place? RFP calls for all debris to be removed.

Answer: The City will have the headstone removed, research has shown that this person's final resting place is a local cemetery.

15. Question: Can the contractor dispose of the concrete at a location besides the landfill? If property owner provides signed letter stating it is acceptable?

Answer: Yes, the contractor will be required to provide a letter, signed by the property owner, stating the property owner agreed to accept the concrete and finds its placement acceptable.

16. Question: Is the east side property fence near the canal to be removed?

Answer: Yes, please include the removal of this fence line in your bid price.

I have read and understand that the information within this addendum takes precedence over any conflicting information that may have been contained within the original invitation to bid listing.

Company Name: (Print) _____

Contractor Representative: (Print) _____

Representatives' Signature: _____

Date: _____