

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES



Addendum No. 9

To

Invitation for Bids (“IFB”) No. DCAM-22-CS-IFB-0003

Construction Services for the Renovation of Dally Building Swing to OJS

Issued: May 12, 2022

This Addendum No. 9 is issued on May 12, 2022. Except as modified hereby, the IFB remains unmodified.

Item #1: The Bids Due Date is hereby extended to **May 17, 2022 at 2:00 p.m.**

Item #2: The Bids Opening Date is hereby extended to **May 17, 2022 at 4:00 p.m.**

The link to the Bids Opening meeting is as follows:

[Click here to join the meeting](#)

Item #3: The Division 011000 of General Condition (Attachment J.1 of the IFB) is hereby updated and attached as **Exhibit 1.**

By:

Ahmad Stanekzai
DGS Contracting Officer

Date: May 12, 2022

- End of Addendum No. 9 -

Exhibit 1

The Revised General Condition-Division 011000 (Attachment J.1 of the IFB)

(See Following Pages)

SECTION 01 10 00 - SUMMARY

PART 1 - GENERAL

1.1 RELATED DOCUMENTS

- A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and other Division 01 Specification Sections, apply to this Section.

1.2 SUMMARY

- A. Section Includes:

1. Project information.
2. Work covered by Contract Documents.
3. Type of Contract.
4. Phased construction.
5. Work by District of Columbia Government (District).
6. Work under separate contracts.
7. Purchase contracts.
8. District-furnished products.
9. Contractor-furnished, District-installed products.
10. Access to site.
11. Coordination with occupants.
12. Work restrictions.
13. Specification and drawing conventions.
14. Miscellaneous provisions.

1.3 DEFINITIONS

- A. District and District Representatives: Refer to General Conditions of Contract for Construction for District's administration of construction contract.
- B. COTR is Contracting Officer's Technical Representative, and where context requires, term "COTR" means "District." The COTR is responsible for technical aspects of project and technical liaison with Contractor as well as final inspection and acceptance as specified in Contract. The COTR is not authorized to make any commitments or otherwise obligate District or authorize any changes which affect contract price, terms, or conditions.
 1. District may appoint other entities to manage day-to-day activities for the execution of the Project.
 2. Where term "Architect" or "Engineer" is used in Contract Documents, it shall be construed to mean "COTR."
 3. Where term "Construction Manager" or "CM" is used in Contract Documents, it shall be construed to mean "COTR."

1.4 PROJECT IDENTIFICATION

- A. Project Identification: Daly Building Swing to OJS
 - 1. Project Number: DGS-000095 RENO
 - 2. Project Location: 441 4th Street, NW, Washington DC 20004
 - 3. Ward: 6
- B. Owner: District of Columbia Department of General Services (DGS), Capital Construction Services at the following location:
 - 1. The Reeves Center, 2000 14th Street, NW, Suite 800, Washington, DC 20009.
- C. Architect: DLR Group of DC, PC
- D. District Consultants: The District has retained or been assisted by the following design professionals who have prepared designated portions of the Contract Documents:
 - 1. A/V / Display Electronics (in JOCC and associated areas on Level 6): CineMassive. A/V has prepared the following portions of the Contract Documents:
 - a. TA Series Drawings (10 sheets).
 - 2. Electronic Security Systems: TriCore Systems. ES (special systems) has helped in the prepared the electronic security/special systems drawings portion of the Contract Documents:
- E. Electronic Project Management (ePM) System: An Electronic Project Management system administered by District will be used for purposes of managing communication and documents during the construction stage.
 - 1. See Section 013100 "Project Management and Coordination." for requirements for establishing and using the ePM. Contractor is to utilize Project Team for ePM.

1.5 WORK COVERED BY CONTRACT DOCUMENTS

- A. The Work of Project is defined by the Contract Documents and consists of the following:
 - 1. The project consists of major renovation for swing space for the Metropolitan Police Department (MPD) in One Judiciary Square (OJS). The contract covers multiple floors in OJS: P2 (for generator tanks and pumps), Level 1C (partial floor fitout), Level 5 (partial floor fitout), Level 6 (full floor fitout), Level 7 (partial floor fitout), Level 10 (partial floor fitout), Level 11 (partial floor fitout) and Roof (for rooftop generator). Work to support the project will require access to other areas/cores/floors/roof/parking level(s) of the building.

1.6 TYPE OF CONTRACT

- A. Project will be constructed under a single prime contract as lump sum fixed price.

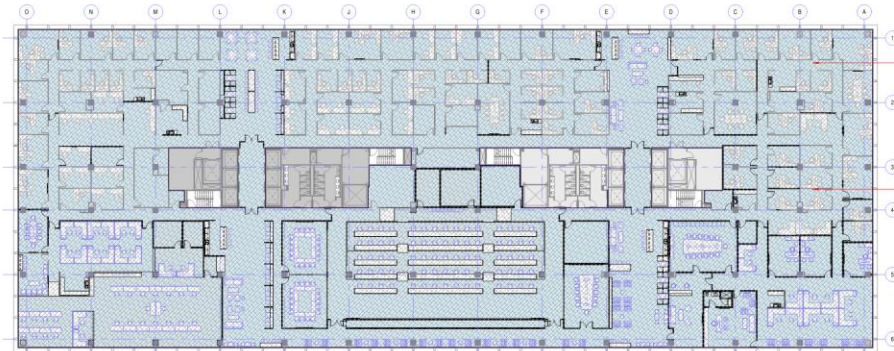
1.7 PHASED CONSTRUCTION

- A. The Work shall be conducted in multiple phases (or pieces), with each phase/CLIN selected and substantially complete and complete as indicated (refer to CLIN plan diagrams indicated in this specification section for further scope clarification):

*NOTE: Referenced days in this table are to be coordinated with Milestone schedule in Section 01 32 00

| CLIN # | Description | Approx SF | Estimated Substantial Completion (Calendar Days from NTP of Base Bid). * | Estimated Final Completion (Calendar Days from NTP of Base Bid). * |
|---------------------------------------|---|--------------------|--|--|
| CLIN 0001A | Base Bid: Work is the tenant fitout for Level 6 and includes the work for the generator tanks/pumps/piping on Level P2 as well as the installation of the generator on the roof. The work also includes the moving/relocation of existing furniture on Level 6 to clear space for demolition and construction. | 54,000 | 305 | 365 |
| CLIN 0001B | Base Bid: Work is the procurement, implementation, and installation of the equipment in the CineMassive drawings including the CineMassive Guardian Care and maintenance plan. The installation shall be provided by a CineMassive FSR (Field Service Representative). Vendor/Provider of the CineMassive equipment is required to have completed FSR (Field Service Representative) as certified by the manufacturer (CineMassive) and provide current written documentation within the past (12) months confirming status. All equipment in the CineMassive drawings shall be inclusive under the manufacturer's Guardian Care and maintenance plan. The Guardian Care plan must be for a coverage period for no less than (3) years, which will include all warranty extensions, 24/7 remote support, onsite support, preventative maintenance and software updates. | (in CLIN 1A above) | 305 | 365 |
| CLIN 0002 Add Alternate (5/12/22) | The tenant fitout for Level 5. The work also includes the moving/relocation of existing furniture on Level 5 to clear space for demolition and construction. | 36,485 | 305 | 365 |
| CLIN 0003 Add Alternate (5/12/22) | The tenant fitout for Level 1C. | 12,860 | 305 | 365 |
| CLIN 0004 Add Alternate (5/12/22) | The tenant fitout for the Credit Union on Level 11. | 3,000 | 305 | 365 |
| CLIN 0005A Add Alternate (5/12/22) | The new tenant doors / walls on Level 7 in tenant fitout areas. | (in CLIN 5B below) | 305 | 425 |
| CLIN 0005B Add Alternate | The new paint and carpet on Level 7 in tenant fitout areas. | 25,006 | 305 | 425 |
| CLIN 0006A Add Alternate | The new tenant doors / walls on Level 10 in tenant fitout areas. | (in CLIN 6B below) | 305 | 425 |

| | | | | |
|-----------------------------|--|--------|-----|-----|
| CLIN 0006B Add Alternate | The new paint and carpet on Level 10 in tenant fitout areas. | 28,915 | 305 | 425 |
| CLIN 0007 Add Alternate | The tenant fitout for office suite on the west side of the north elevator core on Leve 11. | 2,786 | 411 | 425 |
| CLIN 0008 Add Alternate | The tenant fitout for office suite in the NW corner and the remainder of the west side on Leve 11 (not inclusive of area in CLIN 0007) | 16,818 | 395 | 425 |



CLIN #1A (54,000 SF)
 - INCLUDES EMERGENCY GENERATOR ON PH LEVEL & FUEL TANK ROOM ON P2
 - INCLUDES INFRASTRUCTURE FOR JOCC EQUIPMENT

CLIN #1B: JOCC AV EQUIPMENT & RELATED INSTALLATION & CARE & MAINTENANCE PLAN

AREA LEGEND
 ■ MPD SWING SPACE
 ■ NORTH CORE (SECURE)
 ■ SOUTH CORE (PUBLIC)

6 6TH FLOOR PLAN
 SCALE: 3/8" = 1'-0"



CLIN #2 (36,465 SF)

AREA LEGEND
 ■ DC OFFICE OF HUMAN RIGHTS
 ■ MPD SWING SPACE
 ■ NORTH CORE (SECURE)
 ■ SOUTH CORE (PUBLIC)

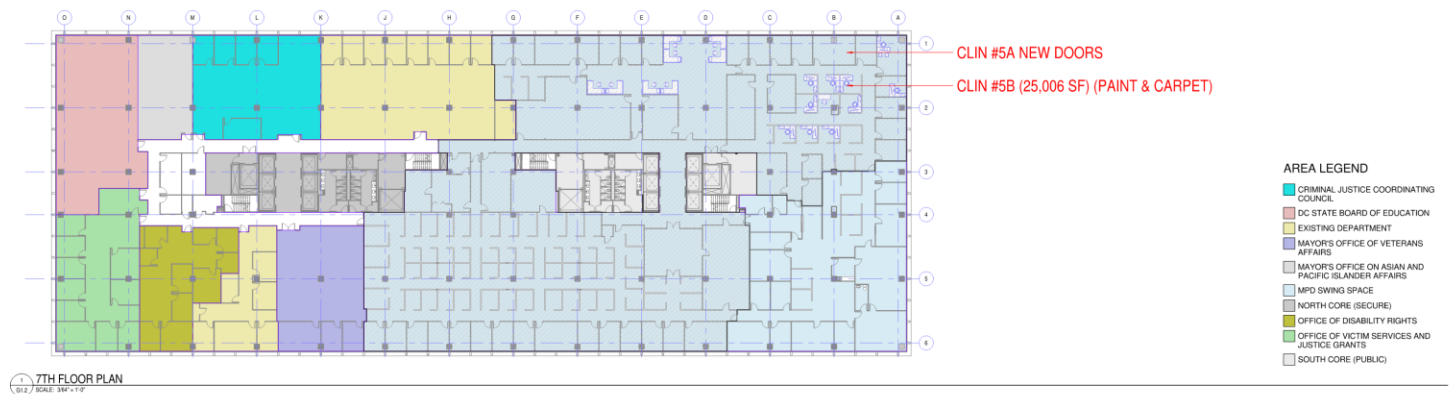
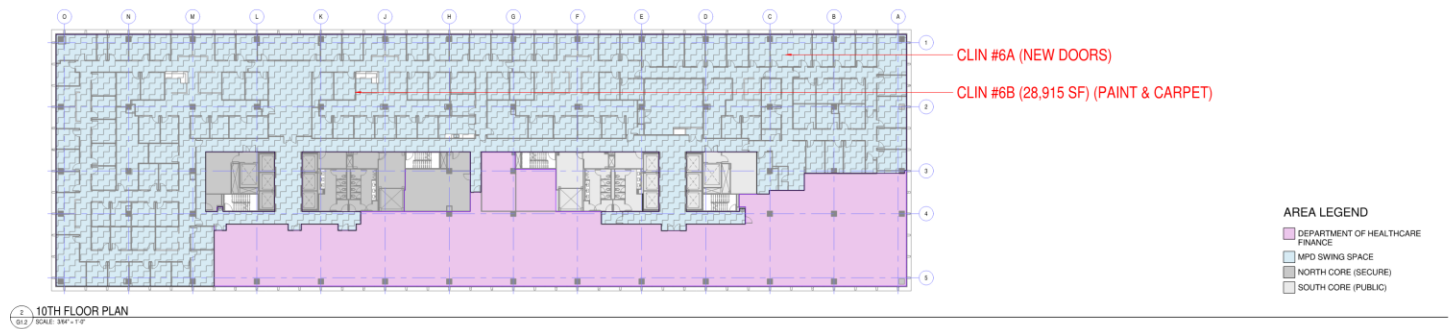
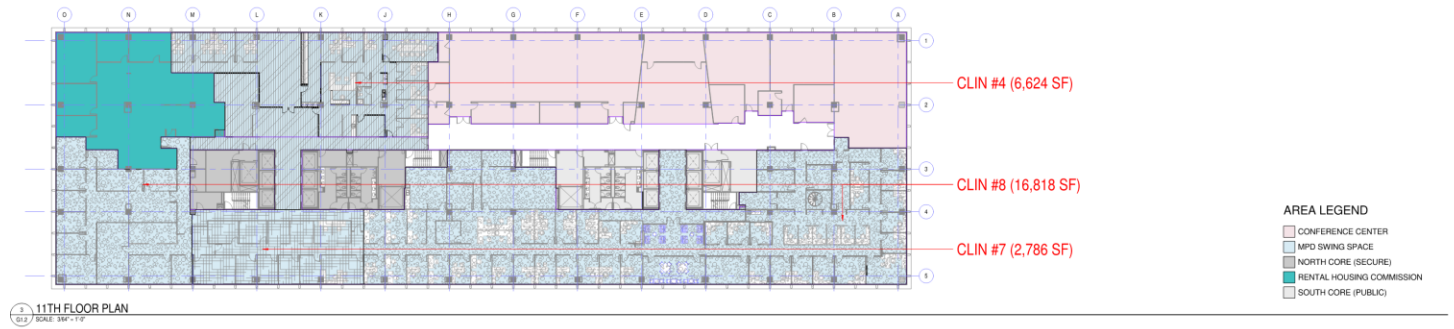
5 5TH FLOOR PLAN
 SCALE: 3/8" = 1'-0"



CLIN #3 (12,860 SF)

AREA LEGEND
 ■ EXISTING DEPARTMENT
 ■ MPD SWING SPACE
 ■ NORTH CORE (SECURE)
 ■ SOUTH CORE (PRIVATE)
 ■ SOUTH CORE (PUBLIC)

1 C1 LEVEL FLOOR PLAN
 SCALE: 3/8" = 1'-0"



- B. Before commencing Work of each phase, submit an updated copy of Contractor's construction schedule showing the sequence, commencement and completion dates, and move-out and -in dates of District's personnel for all phases of the Work.
- C. Coordination of the movement of existing FF&E is intended to allow the constructor the ability to do work in the tenant fitout area. The FF&E will need to be replaced into the renovated spaces throughout the project. FF&E shall be protected and handled with care since it will be used in the finish project. Existing damaged and unusable furniture will be identified and part of the demolition and removal on the project (approximately 35 to 40 percent of the existing furniture needs to be removed).
- D. Coordination of construction work shall be coordinated with occupied and unoccupied spaces/floors in tenant fitout areas. The construction and construction schedule shall indicate work times and areas to ensure that occupied spaces will remain operational and functional. Currently, Level 7, 10 and 11 are occupied or partially occupied by the tenant in the tenant fitout areas.

1.8 EXISTING CONDITIONS

- A. Contractor: Responsible to determine existing conditions on Project site by examination, whether shown on Drawings or not.
- B. In addition to demolition which is specified in other Sections and that which may be specifically shown on Drawings, cut, move or remove items as necessary to allow Work to proceed. Provide such items as:
 - 1. Repair or removal of unsafe or unsanitary conditions.
 - 2. Removal of abandoned items and items serving no useful purpose, such as abandoned piping, conduit, wiring and electrical devices.
 - 3. Removal of unsuitable or extraneous materials such as abandoned furnishings and equipment, and debris such as rotten wood, rusted metals and deteriorated concrete.
 - 4. Cleaning of surfaces and removal of surface finishes as needed to install new work and finishes.

1.9 WORK BY DISTRICT

- A. General: Cooperate fully with District so work may be carried out smoothly, without interfering with or delaying work under this Contract or work by District. Coordinate the Work of this Contract with work performed by District.

1.10 WORK UNDER OTHER CONTRACTS (Not Used)

1.11 DISTRICT-FURNISHED PRODUCTS (Not Used)

1.12 CONTRACTOR-FURNISHED, DISTRICT-INSTALLED PRODUCTS (Not Used)

1.13 ACCESS TO SITE

- A. General: Contractor shall have full use of site for construction operations during construction period. Contractor's use of site is limited only by District's right to perform work or to retain other contractors on portions of Project.
 - 1. Contractor Parking: Vehicle parking for Contractor and construction personnel shall be the responsibility of the Contractor.
 - 2. Construction Dumpster: Coordinate the location for (1) construction dumpster to be with the DGS PM and the building owner.
- B. Use of Site: Limit use of site to areas within the Contract limits indicated. Do not disturb portions of Project site beyond areas in which the Work is indicated. Site has very limited lay down area.
 - 1. Driveways and Entrances: Keep driveways, loading areas, and entrances serving premises clear and available to District, District's employees, the public, and emergency vehicles at all times. Do not use these areas for parking or storage of materials.
 - a. Schedule deliveries to minimize use of driveways and entrances.
 - b. Schedule deliveries to minimize space and time requirements for storage of materials and equipment on-site.

- C. Access to the Project. Contractor shall comply with the following:
1. The area available to the contractor for performance of the Work is shown on the Drawings. If the District or the Occupant continues to occupy portions of the Project during construction, Contractor shall schedule and conduct the Work so as to cause the least interference with the operations of the District or Occupants.
 2. When the following must be interrupted, provide alternate facilities acceptable to the COTR or schedule the interruption for a time when occupancy will not be impaired:
 - a. Emergency means of egress.
 - b. Utilities and building systems which must remain in operation to allow safe and useful occupancy.

1.14 DISTRICT'S OCCUPANCY REQUIREMENTS

- A. District Occupancy of Completed Areas of Construction: District reserves the right to occupy and to place and install equipment in completed areas of building, before Final Completion, provided such occupancy does not interfere with completion of the Work. Such placement of equipment and partial occupancy shall not constitute acceptance of the total Work.
1. Upon completion of the Work and written request from the Contractor, COTR will prepare a Certificate of Substantial Completion for each specific portion of the Work to be occupied before District occupancy.
 2. Certificate of Occupancy from authorities having jurisdiction shall be obtained by Contractor before District occupancy.
 3. Before partial occupancy, required inspections, commissioning and employee training for the fire alarm and sprinkler systems, mechanical systems, and electrical systems shall be fully operational. Upon occupancy, District will operate and maintain mechanical and electrical systems serving occupied portions of building.
 4. Upon occupancy, District will assume responsibility for maintenance and custodial service for occupied portions of building.
 5. Partial Acceptance: For the purpose of installation of Data Rooms, FF&E, and Security, Partial Acceptance of the areas may be granted by the COTR to allow contracted installers access to perform their work.

1.15 WORK RESTRICTIONS

- A. On-Site Work Hours: Work shall be generally performed during normal business work hours of 7:00 a.m. to 7:00 p.m., Monday through Friday, except otherwise allowed by District and authorities having jurisdiction (AHJ).
- B. Existing Utility Interruptions: Do not interrupt utilities serving facilities occupied by District or others unless permitted under the following conditions and then only after arranging to provide temporary utility services according to requirements indicated:
1. Notify District not less than two (2) work days in advance of proposed utility interruptions.
 2. Do not proceed with utility interruptions without District's written permission.
- C. Noise, Vibration, and Odors: Coordinate with the COTR operations that may result in high levels of noise and vibration, odors, or other disruption to District occupancy.

1. Notify District not less than two work days in advance of proposed disruptive operations.
 2. Obtain District's written permission before proceeding with disruptive operations.
 3. Obtain required approvals from authorities having jurisdiction.
- D. Nonsmoking Building: Smoking is not permitted within the building or within 25 feet of entrances, operable windows, or outdoor-air intakes.
- E. Controlled Substances: Use of tobacco products and other controlled substances within the existing building is not permitted.
- F. No eating or drinking is allowed in the building at any phase during Construction.
- G. Employee Identification: If required by the Contract, Contractor shall provide identification badges for Contractor personnel working on Project site. Require personnel to use identification tags at all times.

1.16 PERMITS AND RESPONSIBILITIES

- A. Permits: The Contractor shall, without additional expense to the District, be responsible for obtaining any necessary licenses, fees, inspections, and permits, other than the building permit, and for complying with any federal, and municipal laws, codes, and regulations applicable to the performance of the work. The Contractor shall also be responsible for all damages to persons or property that occur as a result of the Contractor's fault or negligence, and shall take proper safety and health precautions to protect the work, the workers, the public, and the property of others. The Contractor shall also be responsible for all materials delivered and work performed until completion and acceptance of the entire work, except for any completed unit of work which may have been accepted under the contract.
- B. The Contractor shall not load or permit any part of the construction or site to be loaded so as to endanger its safety.
- C. When required for the safety of the Work or adjoining structures, the Contractor shall shore up, brace, underpin and protect foundations and other portions of existing structures which are in any way affected by the Work. The Contractor, before commencement of any part of the Work, shall give any notice to the District.

1.17 SPECIFICATION FORMATS AND CONVENTIONS

- A. Specification Format: The Specifications are organized into Divisions and Sections using the 50-division format and CSI/CSC's "MasterFormat" numbering system.
1. Section Identification: The Specifications use Section numbers and titles to help cross-referencing in the Contract Documents. Sections in the Project Manual are in numeric sequence; however, the sequence is incomplete because all available Section numbers are not used. Consult the table of contents at the beginning of the Project Manual to determine numbers and names of Sections in the Contract Documents.
 2. Division 01: Sections in Division 01 govern the execution of the Work of all Sections in the Specifications.
- B. Specification Content: The Specifications use certain conventions for the style of language and the intended meaning of certain terms, words, and phrases when used in particular situations.

These conventions are as follows:

1. Abbreviated Language: Language used in the Specifications and other Contract Documents is abbreviated. Words and meanings shall be interpreted as appropriate. Words implied, but not stated, shall be inferred as the sense requires. Singular words shall be interpreted as plural, and plural words shall be interpreted as singular where applicable as the context of the Contract Documents indicates.
2. Imperative mood and streamlined language are generally used in the Specifications. Requirements expressed in the imperative mood are to be performed by Contractor. Occasionally, the indicative or subjunctive mood may be used in the Section Text for clarity to describe responsibilities that must be fulfilled indirectly by Contractor or by others when so noted.
 - a. The words "shall," "shall be," or "shall comply with," depending on the context, are implied where a colon (:) is used within a sentence or phrase.

C. Where performance type specifications are used within Specifications or where pre-engineered or Contractor designed systems, elements, equipment or components are called for, District shall have right to rely on Contractor's design. Approval by District of Contractor's Design Submittals shall be limited to acknowledgment that design was prepared with intent of meeting specified performance criteria, but neither District's review or approval shall constitute review of design itself, of designer's calculations, or of effectiveness of design in actually satisfying specified criteria.

D. Work under this Contract may be specified by combination of descriptive, performance, reference standard and name brand specifications. Where Specifications define characteristics of Contractor designed systems, items or components, Contractor responsible to design, engineer, manufacture, and install systems, items and components to meet specified functional requirements, performance requirements, quality standards, durability standards, and conditions of use as well as all applicable codes, regulations and referenced trade or industry standards. Contractor: Perform such design by employing engineers licensed by pertinent jurisdiction and require engineers to seal and sign designs necessary to perform Work.

1.18 BIDDER'S QUALIFICATIONS AND SPECIAL STANDARDS OF RESPONSIBILITY

- A. The Department requires that bidders must be properly licensed under the laws governing their respective trades and be able to obtain insurance and bonds required for the Work. A Performance Bond, separate Labor and Material Payment Bond, and Insurance in a form acceptable to Owner will be required of the successful Bidder.
- B. The Department has determined that it is important to the timely and successful completion of the Project that the Contractor and the Project Superintendent have specific expertise and experience similar in size and scope of this project.
- C. The Department has determined that the Bidder have successfully completed a minimum of three (3) similar scope and type projects within the past five (5) years with a contract value for each of \$9,000,000 or greater. In response to this Special Standard of Responsibility, the Bidder shall provide the following for each of the projects:

1. Name
2. Location/Address
3. Owner
4. Start Date and End Date

- 5.
6. Dollar Amount
7. Point of Contact name, phone number and email address

D. The Department has determined that at a minimum, the Field Superintendent shall have minimum of ten (10) years of construction experience as the Field Superintendent for a minimum of two (2) projects successfully completed within the past five (5) years with a contract value for each of \$9,000,000 or greater. The Bidder shall identify the Field Superintendent and provide the following information relative to the Field Superintendent's projects:

1. Name
2. Location/Address
3. Owner
4. Start Date and End Date
5. Dollar Amount
 - a. Provide a list (3) construction projects completed in the past (10) years similar in size and scope as that described in the Scope of Work. Similar in size shall mean projects with a total value between \$9,000,000 and \$20,000,000 of the demonstrated experience.
 - b. Demonstrated experience in construction or modernization of tenant fitout space(s) and/or renovation of offices, law enforcement, justice facilities (courthouse, judicial, governmental/federal, 911 centers, etc.) of similar size, order and magnitude.
 - c. The Bidder/Prime Contractor must submit documentation that it has performed outreach to Disadvantaged Business Enterprises (DBE) for procurement of construction, equipment, services, and supplies. Documentation of DBE outreach efforts can consist of a phone log, emails, and/or internet postings, sent to certified DBEs, along with an explanation of the responses from the DBE contractors
 - d. If the Bidder/Prime Contractor intends to utilize specialty contractor(s) as subcontractors for any specialty work depicted in various sections of the Specifications, the Bidder/Prime Contractor shall provide evidence to demonstrate the capability and responsibility of the proposed sub-contractor(s).

PART 2 - PRODUCTS (Not Used)

PART 3 - EXECUTION (Not Used)

END OF SECTION 01 10 00