



Henderson County Capital Projects

100 North King Street, Suite 206
Hendersonville, North Carolina 28792

Memorandum To: *Pre-Bid Attendees*

Subject: *Pre-Bid Handout*
Blue Ridge Community College Spearman Building Welding Storage

Date: *January 5th, 2022*

Modifications to RFP:

- o Building dimensions *have* been changed to 32'x66'.
- o Back wall 15' elevation to be from existing elevation of grassy area. (Not asphalt elevation).
- o Concrete Pad and associated asphalt saw cutting, and removal has been changed. Except for areas where piers/foundations are required, the existing asphalt will stay. The concrete pad has been modified to the grassy area between the concrete curb and fence line from the corner of the brick structure to the sidewalk. Concrete will be 6" thick, 4000PSI fiber reinforced concrete. Contractor will be responsible to protect the fence and privacy slats from concrete splatters.
- o Awarded Contractor to apply for and receive building permit and all associated permits before ordering the metal building and any materials.

Scope of Work:

GENERAL:

- o Install all materials and equipment in accordance with manufacturer's instructions and warranty requirements.
- o Contractor is to obtain and pay for any and all required permits and inspections.
- o Furnish the necessary supervision, labor, tools, equipment, and materials to complete the work outlined in the RFP and pre-bid meeting.
- o Work schedule limitations to be coordinated with the Blue Ridge Community College Project Coordinator.
- o Thickness and layers of the asphalt are unknown. Contractor to verify thickness being sawcut for piers/foundation. The contractor will not be allowed to use College dumpsters. Construction dumpsters will be the responsibility of the Contractor and at the Contractor's expense.
- o Contractor will provide traffic flaggers for any road or lane closures needed for delivery of equipment or work to be done.
- o Daily Cleanup of all affected work areas and paths of entry and material delivery or removal.
- o Any damage to buildings, walkways, pads, patios and foliage will be the responsibility of the Contractor to repair or replace at their expense.

SITE CONDITIONS:

1. BRCC will *remove* vehicles, equipment, and stored metal in the work area before the Contractor starts work. BRCC needs a 14-day notice of Contractor's intent to start to accomplish this.

2. The contractor must provide their company's written safety plan before the start of construction
3. The building will be occupied. Contractors and sub-contractors are limited to the work area behind Spearman where the building is being proposed.
4. The College has testing which is required by the State and there may be times that noise from machines, power drills and saws and welders may not be allowed. Coordination of these times will be discussed during construction meetings. A schedule of classes for the Spearman building will be provided to the contractor before the start of the job.
5. Contractor will not be allowed to work on Graduation Day. At present, Graduation is scheduled Mid-May 2022. Th Contractor will be notified immediately of when the day of Graduation is finalized.
scheduling.
6. Work will be permitted Monday - Friday from 7:00am - 8:00pm (with exceptions of the before mentioned College's testing times and Graduation). Work outside of these hours (including weekends may be permitted with prior approval of the College's Project Coordinator
7. A 120 volt/ 20 amp/ single phase circuit will be provided by the owner for power tools. Any electrical needs beyond this are the responsibility of the Contractor.
8. Equipment, lifts, hoists, materials, and temporary storage pods for supplies may be parked at adesignated area of the Spearman parking lot. BRCC will not be responsible for the security of this equipment or stored items.
9. If the Contractor requires a dumpster, this will be the responsibility of the Contractor. The contractor will not be allowed to use College dumpsters. Space for a contractor provided dumpster will be provided at a designated area of the paved courtyard by the Spearman parking lot.
10. Sanitary facilities will not be available at the job site. The contractor will not be allowed to use restrooms inside the buildings. The Contractor shall be responsible for the provision and maintenance of portable toilets. A convenient location will be provided at a designated area inside the Spearman fenced in Welding area.
11. Access to the Welding yard or Automotive area will not be blocked at any time. Space for (2) Contractor vehicle will be allowed in the Spearman fenced in Welding yard. All other vehicles must park in the Spearman parking lot.
12. Smoking is not permitted on the job site or the college campus. The Contractor and sub-contractors are allowed to smoke inside their vehicles.
13. There will be pedestrian traffic outside of building. Contractor will need to barricade the work area with safety cones, caution tape and construction signage to prevent pedestrians from entering the work area.
14. No vehicles, concrete trucks, pumper trucks, dump trucks and equipment will be allowed to cross or drive over sidewalks or concrete pads and patios. Any damage to walkways, pads, patios and foliage will be the responsibility of the Contractor to repair or replace at his expense.
15. All road closures for material delivery, debris removal, concrete trucks, pumper trucks, dump trucks etc. must be scheduled with the BRCC Project Coordinator in advance. The Contractor must provide flaggers at any time roads or lanes are closed.
16. Free parking permits will be issued to Contractor and his Subcontractors. These must be displayed from the rear-view mirror and visible.
17. Communication with students is not permitted. Shirts are required at all times.
18. Weapons are prohibited on school property. It is the policy of Blue Ridge community College that the campus shall be free of unauthorized weapons. No Contractor, subcontractor or

employee, while on campus, shall carry or encourage another person to carry, whether openly or concealed an unauthorized weapon as defined by G.S 14-284.1.

Note that BRCC Strongly intends for the 32 x 66 metal building positioning avoid the storm drain system located at the back of the concrete curbing and any storm drain related work

32'x66'
Positioned
3' from
Back Fence
Line & 3'
from Brick
Structure



