

**ADDENDUM NO. 1  
TO THE BID DOCUMENTS  
FOR THE  
ATCT RENOVATIONS PHASE II  
GLASS REPLACEMENT AND CONTROL CONSOLE UPGRADES**

**BOCA RATON AIRPORT  
BOCA RATON, FLORIDA**

**Project funded by:**

**FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT)**

**May 21, 2019**

**PAGE 1 of 1**

**TO: ALL HOLDERS OF CONTRACT DOCUMENTS**

- a. Your attention is directed to the following interpretations of, changes in, and additions to the Contract Specifications and Plans for the above named project at Boca Raton Airport, Boca Raton, Florida.
- b. This Addendum is part of the Contract Documents and Plans, and the bidders are required to acknowledge receipt of this Addendum in the space provided below.

This addendum includes the following (see attachments):

- 1. **PRE-BID MEETING MINUTES w/Sign-in Sheet** (attached)
- 2. **REVISED INVITATION TO BID** (Bid opening day; NDA Requirements; Dated “May 21, 2019”)
- 3. **CONTRACTOR QUESTIONS – RFI #1** (attached)

**NOTE: Sign and Return Addendum #1 Cover with Bids**

Acknowledged: \_\_\_\_\_ signature of Bidder

Name of Bidder: \_\_\_\_\_ Date: \_\_\_\_\_

**END OF ADDENDUM NO. 1**



## MEETING MINUTES

**Pre-Bid Conference  
Air Traffic Control Tower (ATCT) Renovations – Phase II  
Glass Replacement and Control Console Upgrades  
at  
Boca Raton Airport**

**Task 52S  
PROJECT FUNDED BY:**

**Florida Department of Transportation  
and  
Boca Raton Airport Authority**

**Friday, May 17, 2019  
9:00 AM  
Boca Raton Airport**

**1. INTRODUCTIONS**

**2. OWNER OF PROJECT - Boca Raton Airport Authority (BRAA)**

Boca Raton Airport Authority  
Boca Raton, Florida 33431  
Phone: (561) 391-2202

Executive Director: Clara Bennett  
Deputy Director: Scott Kohut  
Operations Director: Travis Bryan

**3. AIRPORT GENERAL CONSULTANT**

**Ricondo & Associates, Inc.**  
1000 NW 57<sup>th</sup> Court, Suite 920  
Miami, FL 33126-3511  
Phone: (305) 260-2727

Bryce A. Wagner, PM

**4. DESIGN TEAM**

**Schenkel Shultz Architecture**  
200 East Robinson Street, Ste. 300  
Orlando, Florida 32801  
Phone: 407-872-3322

Craig Hanson, AIA

**CTBX Aviation**  
380 Ramsey Lane  
Merritt Island, FL 32952  
Phone: 321-591-0204

Brian M. Lally, P.E.

## 5. ATCT RENOVATIONS - PROJECT SCOPE

- Exterior storm shutter removal, exterior metal panel replacement, miscellaneous electrical
- Tower cab glass replacement (Insulated glazing units in aluminum curtainwall)
- Control console refurbishment
- Interior tower cab shades; Removal and reinstallation of existing, installation of new second set
- Miscellaneous plumbing and electrical
- Tower stairwell exhaust fan: Remedial work or replacement
- Millwork

All work is specifically detailed in the Drawings, Bid Form, and Technical Specifications.

Responsive bidders will note specific scheduling requirements for the successful completion of all work, including the required IT Technician participation for relocation of Owner equipment, and the phasing of the Control Console refurbishment scope (Contractor to maintain two work stations at all times).

### Comments:

Metal panel replacement may be required after the removal of the hurricane shutters on the exterior of the tower.

The tower cab glass replacement is at all six sides of the tower cab. The glazing/glass removal is to begin on the East side of the tower.

No temporary enclosure apparatus such as visquene or curtains are allowed. The glazing/glass must be immediately replaced after removal of existing to provide a completed enclosure prior to the daily reopening of the tower. The Tower shall be weather tight at the end of each night of work.

The glazing/glass is to be clear without tinting per FAA specifications. No heat or pressure treatments.

The Contractor shall schedule and phase the control console work and recognize that two FAA console work stations must remain open and operational at all times. The Contractor shall provide a schedule and phasing plan for the glazing/glass replacement and control console work for the Airports review and concurrence.

The ATCT Equipment specification details the equipment requirements. Specification Section 27 50 10.

The Contract requires an FAA certified IT professional for the relocation and reinstallation of the control console equipment. At the request of the perspective bidders, the following vendors are among qualified IT certified professional vendors.

WOLEN, LLC  
North Banana River Drive  
Merritt Island, FL 32952  
609-335-2063 321-455-9363  
Paul Wolownik John Root  
[Wwolownik@wolenllc.com](mailto:Wwolownik@wolenllc.com) [JRoot@wolenllc.com](mailto:JRoot@wolenllc.com)

Robinson Aviation (RVA), Inc.  
430 Rice St.  
Murfreesboro, TN 37129  
p: 615-895-2117  
m: 615-566-2224  
f: 615-896-8820  
Kevin Withers  
[rvawithers@bellsouth.net](mailto:rvawithers@bellsouth.net)

The exhaust fan is accessible from the exterior of the tower and is located at the 3<sup>rd</sup> floor level. A lift will be required for access. The scope of work includes determining repair or replacement. Condition of the exhaust fan to be reported to the Owner for determination of repairs or replacement requirement/option.

## 6. PROJECT DATA

- 4- story Tower facility
- Stairwell access only. No elevator
- 6-sided tower cab; 12 glass panes

7. **BID DOCUMENTS** – Digital File Access by Boca Raton Airport (Travis Bryan, Airport Operations Director)
- Contract Manual (Invitation to Bid, Instruction to Bidders, Bid Documents, and Contract Documents)
  - Technical Specifications
  - Drawings
  - Addendum (TBD)

Comments:

Contact Travis Bryan for digital access to Bid Documents and Addenda.

The Addenda will be issued during the advertising phase for the project. The last day for clarifications is May 28, 2019; 2:00 PM.

7.1. **Bid Form**

The project Bid Form

Schedule A and Schedule B

The project consists of all work provided on Sch A and Sch B on Bid Form. The Bid Form Schedules are found on sheets BF4.1 of the Bid Form documents.

The basis for award will be the sum-total of all costs for Sch A and Sch B, combined. Any bids received without pricing for all work as detailed on Bid Form 4.1 will be considered non-responsive and excluded from consideration for award.

Allowance Account (W-103)

The General Allowance Account is an allowance (ALL) to be used at the sole discretion of the Boca Raton Airport Authority for unforeseen costs per the provisions of the contract for changes.

Comments:

The Bid Form in the Contract Documents includes two schedules (A and B). The bid award will be based on the combined total for both schedules. Perspective Bidders (Bids) not providing pricing for all work detailed in the Bid Form will be considered non-responsive.

The Allowance Account has been provided by the Airport for the Airport's use in processing changes to the Contract or scope of work. The reimbursement for Contractor costs will be for the agreed to Lump Sum amount based on all equipment, material, and labor.

- 7.2. **SAFETY AND SECURITY** – Security badges are required to operate on the Airport Operations Area (AOA). Cost per badge is \$25 dollars and shall be considered incidental to the work bid. Coordinate applications and issuance through Boca Raton Airport (Travis Bryan).

Comments:

Badging will be provided by the Airport for access to the airfield and the project site. FBI Background checks are required by the Contractor of all personnel requiring badging. The badging application and background check information will be processed along with the \$25 fee for each badge being requested.

Escorts to the airfield and the site are to be arranged by the Contractor for material deliveries.

8. **BID SUBMITTAL DATE**      **Wednesday, June 5, 2019; 2:00 pm, Local Time**  
Boca Raton Airport (BCT)  
903 NW 35<sup>th</sup> Street  
Boca Raton, Florida 33431  
Attn: Travis Bryan; Operations Director  
Phone: (561) 391-2202 x209

Bid proposals must be submitted on the forms provided by BRAA and accompanied by a bid security in the form of a certified check, cashier's check, money order or a bid bond, submitted on the form provided, in favor of BRAA in the amount of not less than five percent (5%) of the bid price. Bidders are required to submit three (3) sealed copies of their Bid with all required documentation, complete.

Comments:

The Bid Submittal Date will be Wednesday, June 5, 2019; 2:00 PM, local time. The "Invitation to Bid" will be reissued with the corrected day and time.

Non-disclosure agreements are not required prior to the issuance of the bid documents. The Invitation to bid will be revised to reflect this non-requirement.

## 9. CONTRACT TERM AND SCHEDULE

### 9.1 Schedule Durations

Administrative Activities Period	105 Calendar Days
*Notice to Proceed – NTP (Start of Construction Work)	30 Calendar Days
<u>Substantial to Final Completion (Close-out)</u>	<u>30 Calendar Days</u>
Total (Calendar Days are Cumulative)	165 Calendar Days

\*Construction NTP to be issued upon delivery of glass material

### 9.2 105-Day Administrative Activities Period

- Glass Procurement and Delivery
- Safety Plan
- Shop Drawing Submittals
- Detailed CPM Schedule with Critical Milestones

Comments:

The Airport understands that the duration for the procurement and delivery of the glazing/glass is not specifically known. The Airport has provided a 105-day Administrative period for this purpose. The Contractor must show good faith for the timely procurement and delivery of the glazing/glass.

The Contractor is to submit all critical shop drawings, schedules, and long lead items for review and approval prior to Airport issuance of the 30-day Construction Notice to Proceed (NTP).

Note: Payment to the Contractor for the glazing/glass will be processed in the initial payment application for direct costs only, as invoiced by the glazing Manufacturer.

### 9.3 Work Week and Tower Closure

- Night time hours for Tower work: 11:00 PM to 6:30 AM
- Work Week: Sunday night through Thursday night/Friday morning (5-night work week)

Comments:

All daily work performed by the Contractor is to be completed and the tower turned-over to the Control Tower Chief by 6:30 AM.

Days and times for all work will be limited to those itemized above and in the Contract Documents.

### 9.4 Liquidated Damages

Five Hundred Dollars (\$500) per calendar day of delay in completing the contract work beyond the above specified Substantial Completion. Two Hundred and Fifty Dollars (\$250) per calendar day of delay in completing the contract work beyond the above specified Final Completion.

6:30 AM daily tower turnover to Tower Operator. \$500 per 15-minute interval for late opening (Bid Form)

Comments:

Liquidated Damages include delayed daily Tower reopening on an incremental basis as provided. The Tower is to be turned-over to the Tower Chief by 6:30 AM.

**10. DBE AND FEDERAL REQUIREMENTS**

- NA

Comments:

There are no DBE requirements for this project.

**11. CONTRACTOR STAGING AREA**

Staging area will be provided at the project site. Crane access and staging to be coordinated with the Boca Raton Airport Authority.

Boca Raton Airport Authority (BRAA) assumes no responsibility for security of areas used for daily contractor employee parking and material storage outside of the Airport Operations Area (AOA).

Comments:

The staging areas for Contractor use will be on-site at the Tower location, and at Gate 1, as necessary. The Contractor will coordinate all deliveries and staging requirements directly with Travis Bryan and the Airport.

**12. PERMIT Fees**

- NA

Comment:

There are no permit fees required for the project.

**13. BID CLARIFICATIONS/REQUESTS FOR INFORMATION**

**Last date for Bidders to submit questions is Tuesday, May 28, 2019, 2:00 PM EST.**

All questions pertaining to design and construction must be in writing. E-mail all questions to: Travis Bryan, Airport Operations at [travis@bocaairport.com](mailto:travis@bocaairport.com) (cc: Scott Kohut, BRAA Deputy Director, at [scott@bocaairport.com](mailto:scott@bocaairport.com)).

**14. OPEN DISCUSSION**

Relocation of FAA equipment. Contractor coordination through the Owner (Travis Bryan) for FAA assistance.

Comments:

The Contractor shall coordinate directly with Travis Bryan and the Airport for the relocation of the FAA owned control console equipment. The Contractor shall note that the FAA response time (lead time) for the relocation of the FAA owned equipment is several days and shall notify the Airport in advance of the need for the control console work for FAA scheduling.

The Contractor is to provide a certified IT professional service for the daily relocation of the Airport owned IT equipment. The Airport has provided two vendors certified to provide this service (above).

**ATCT Renovations Phase II – Glass Replacement and Control Console Refurbishment  
 Boca Raton Airport Authority  
 Pre-Bid Sign In Sheet**

**Date: May 17, 2019**

Initials	Name	Representing	Office #	Cell #	E-Mail Address
	Clara Bennett	Boca Raton Airport			
SC	Scott Kohut	Boca Raton Airport	561.391.2202	561.239.3078	scott@bocaairport.com
TR	Travis Bryan	Boca Raton Airport	561.391.2202	561.901.0880	travis@bocaairport.com
	Robert Abbott	Boca Raton Airport	561.391.2202	561.208.7243	robert@bocaairport.com
	William Urbanek	Boca Raton Airport	561.391.2202	561.430.0451	william@bocaairport.com
	<b>Plan holders</b>				
	Dani Scharfenberger	Construct Connect			<a href="mailto:dani.scharfenberger@constructconnect.com">dani.scharfenberger@constructconnect.com</a>
RS	Roselin Coca <i>Nader Badros</i>	Republic Construction			<a href="mailto:roselin@republicconstructioncorp.com">roselin@republicconstructioncorp.com</a>
	Jeff Bowen	Russell Glass Company			<a href="mailto:estimating@russllglass.com">estimating@russllglass.com</a>
	Raquel Barrett	West Construction			<a href="mailto:rbarrett@westconstructioninc">rbarrett@westconstructioninc</a>
KO	Kia Omomowo	Skyhanger II Corp			<a href="mailto:general@skyhanger2.com">general@skyhanger2.com</a>
	Paul Pawloski	Miller Glass & Glazing			<a href="mailto:estimating@millerglass.biz">estimating@millerglass.biz</a>
AC	Al Canales	ACA Contractors			<a href="mailto:al@acacontractorsinc.com">al@acacontractorsinc.com</a>
	Julian Rios	Group 3 Contractors			<a href="mailto:julian@thegroup3.com">julian@thegroup3.com</a>
	Craig Hanson	Schenkel Shultz		407.739.9000	
	Brian Lally	CTBX Aviation		321.591.0204	
AW	Bryce A. Wagner	Ricondo & Associates		907.947.5684	
	Gadier Falero	Creative Contracting G	561.333-1445		
	Mal Pollack	Airport BOARD	561-213-1990 →		
	David Vada	Republic Cons.	561 900-2487		<a href="mailto:David@RepublicConstructionCorp.com">David@RepublicConstructionCorp.com</a>

**INVITATION TO BID NO. 2019-BRAA-001 – ATCT Renovations Phase II**

**NOTICE IS HEREBY GIVEN**, that Boca Raton Airport Authority (hereinafter referred to as “BRAA”), will receive sealed bids from General Contractors or other qualified contractors, at:

Boca Raton Airport Authority  
903 NW 35<sup>th</sup> Street  
Boca Raton, Florida 33431  
Attn.: Travis Bryan, Airport Operations Manager

Until the hour of **2:00 PM**, Local Time, on **June 5, 2019** and said bids will be opened and publicly read immediately thereafter in the conference room, at the above address, on the same day.

**Project Description:** The project consists of renovations to the existing Air Traffic Control Tower (ATCT), including the removal and replacement of tower cab glass, removal of exterior motorized storm shutters, removal and installation of new interior cab shades, control console cabinetry refurbishment and upgrades, and miscellaneous plumbing and electrical tasks.

Scheduled hours for performing all work are from 11:00 PM to 6:30 AM, Sunday night through Friday morning (nightwork). Tower cab glass is to be replaced-installed prior to start of the control console upgrades and interior finishes work. Perspective contractors shall provide qualified-approved IT personal for relocation of exiting control console equipment per contract specifications.

The work must conform to the plans and specifications, which may be obtained digitally or examined on or after **Monday, May 6, 2019** at:

Boca Raton Airport Authority  
903 NW 35<sup>th</sup> Street  
Boca Raton, Florida 33431  
Contact Person: Travis Bryan, Airport Operations Manager  
(561) 391-2202; e-mail- [travis@bocaairport.com](mailto:travis@bocaairport.com)

Bidders requiring plans and specifications to be mailed must submit a Federal Express account number to the Boca Raton Airport Authority. The bill will be charged to the recipient's account. ~~Perspective plan holders will be required to sign a Non-Disclosure Agreement (NDA) and follow all stipulated conditions outlined in NDA documents in order to receive drawings and specifications.~~

Bid proposals must be submitted on the forms provided by BRAA and accompanied by a bid security in the form of a certified check, cashier's check, money order or a bid bond submitted on the form provided, in favor of BRAA in the amount of not less than five percent (5%) of the bid price.

<b>Date of Advertisement:</b>	<b>Monday, May 6, 2019</b>
<b>Date of Pre-Bid Conference:</b>	<b>Friday, May 17, 2019 (9:00 AM)</b>
<b>Deadline for Requests for Clarification:</b>	<b>Tuesday, May 28, 2019 (2:00 PM)</b>
<b>Deadline for Submission and Bid Opening:</b>	<b>Wednesday, June 5, 2019 (2:00 PM)</b>



601 N Congress Ave, Ste 437  
Delray Beach, FL 33445

**Project No:** 2019-BRAA-001

**Project:** ATCT Renovation Phase II

**RFI #:** PC-01

**Date Created**

5/20/2019

**Date Required** 5/27/2019

**To:**

Travis Bryan  
Boca Raton Airport Authority

Tel: (561) 391-2202 X. 2202  
Email: [travis@bocaairport.com](mailto:travis@bocaairport.com)  
Fax:

**From:**

Roselin Coca  
Republic Construction

561-900-2487  
[roselin@republicconstructioncorp.com](mailto:roselin@republicconstructioncorp.com)  
561-634-2806

**Subject:**

**Discipline**

**Category**

Antistatic Carpet Tile

**Drawing References:**

**QUESTION:**

As plans on sheet G001 in the Finish Schedule for CPT1 it calls for ShadowFX Patterns Appalachian Trail 25 cm x 1 m. According to the manufacturer StaticWorx It is manufactured and stocked in a standard 50cm x 50cm size. Please advise

**RESPONSE:**

Correct. Please provide in 50 cm x 50 cm size.

Craig Hanson, AIA  
**SCHENKELSHULTZ**

05-20-2019

**End RFI PC-01**