



ADDENDUM II

SUBJECT: Cassiano Park (2022 Bond)

RFCSP: 2025-100 | WBS: 23-03960

FROM: Joseph Ramon, Procurement Manager

DATE: September 2, 2025

THIS NOTICE SHALL SERVE AS ADDENDUM NO. II – TO THE ABOVE REFERENCED REQUEST FOR COMPETITIVE SEALED PROPOSALS

This addendum is separated into sections for convenience; however, all Respondents, and other parties shall be responsible for reading the entire addendum. The failure to list an item or items in all affected sections of this addendum does not relieve any party affected from performing as per instructions, providing that the information is set forth one time any place in this addendum. These documents shall be attached to and become part of the Contract Documents for this project. The Respondent shall be required to acknowledge the receipt of this addendum.

1. The following changes and/or additions to the Contract Documents, via this addendum, shall apply to submittals made for and to the execution of the various parts of the work affected thereby.
2. Careful note of the addendum shall be taken by all interested parties and all trades affected shall be fully advised in their performance of the work involved.
3. Respondent must submit questions concerning this RFCSP through the Civcast website at <https://www.civcastusa.com/bids> until September 4, 2025, at 10:00 a.m. CT, questions received after the stated deadline will not be answered. Questions submitted and the City's responses will be posted on the Civcast website at <https://www.civcastusa.com/bids>.

GENERAL INFORMATION

1. **Add:** Cassiano Park Pool Construction Documents (Plans) for Addendum II, this document will be posted as a separate file. Please note, plans are labelled as Addendum 1, dated 8/22/2025.
2. **Add:** Project Specification for Addendum II, this document will be posted as a separate file. Please note specifications are labelled as Addendum 1, dated 8/22/2025.
3. **Add:** Sprayground plans for coordination purposes for Addendum II, this document will be posted as a separate file.
4. **Change:** II. Scope of Work and General Requirements, Alternates: 1. Cultural Plaza, 2. Low Impact Development (LID) Features, 3. Site Amenities, 4. Reforestation/Tree Mitigation, 5. Shade Structures and Canopies.

Finance Department, Procurement Division
P.O. Box 839966 | San Antonio, Texas 78283-3966

QUESTIONS SUBMITTED IN ACCORDANCE WITH SECTION IV PRE-SUBMITTAL/SITE VISIT CONFERENCE:

On Monday, July 28, 2025, the City of San Antonio (COSA) hosted a Pre-Submittal Conference and a Site Visit to provide information and clarification for the Cassiano Park (2022 Bond) project. Below is a list of questions that were asked at the pre-submittal & site visit conferences. The City's official response to questions asked is as follows:

Question 1: What is the Building Permits Status?

Response: Pending a site inspection.

Question 2: Will demolition be done before the awarded contractor start the project?

Response: Yes, demolition will be completed.

Question 3: Will the shade structure be salvaged before construction?

Response: Shade structure to be salvaged and reused.

Question 4: Is the project requesting new canopies structures?

Response: Yes, the project is requesting new canopies structures.

QUESTIONS SUBMITTED ON CIVCAST IN ACCORDANCE WITH SECTION VIII RESTRICTION OF COMMUNICATIONS:

Question 1: What is the estimated cost range?

Response: The estimated budget for this contract is \$2,550,000.

Question 2: Please confirm the number of alternates and the scope of work for each one the Specifications, RFCSP and Plans on show different alternates.

Response: Six (6) alternates. Please refer to page 4 on your RFCSP.

Question 3: Would you please post the pre-bid meeting attendees list?

Response: Pre-Bid Sign-In sheet is posted in CivCast.

Question 4: P1.06A-what are the dimensions of the blue sign samples?

Response: Signs sizes are 40"x58".

Question 5: P1.06A-There are 2 pool warning signs that are not shown. Please put the dimensions in sheet. Also below the depth markers in tile are NO DIVING warning signs with logos. Are they in tile too or are they acrylic signs?

Response: The pool "warning sign" and pool "occupancy" sign are both referenced on DT 1.07, details 1 and 2. All tiles inlaid around the pool are referenced on DT1.01, details 4, 9 and 13. Inlaid pool tile locations are referenced on DT1.04 and DT 1.05.

Question 6: Often when bid due dates immediately follow a holiday, subcontractor participation is decreased and the ability for a GC to ensure complete and most competitive bids is affected by limited time.

Response: Bid opening date was hereby extended to Tuesday, September 16, 2025, at 2:00 pm CST.

Question 7: We do not see any specifications for the fabric shade structures. Can you please provide. Are the structures in the pool entry stainless steel? What paint/steel finish is required for the other structures on the pool deck?

Response: Drinking fountain and shower tower to be powder coated. The shade structures are pre-engineered by noted manufacturers and specifications to be supplied by the manufacturer to local wind loads, local and international building code standards. Shade structures vertical support post within the pool are to be stainless steel (see plan addendum Sheet P1.08A)

Question 8: Please provide process to be considered as an "equal" for the pre-engineered shade structures.

Response: Provide all product information that details compliance with IBC and local wind loads, finishes, and fabric product specified.

Question 9: Please provide entry heights for all the fabric shade structures.

Response: All fabric shade structures to have an entry height of 8'-6".

Question 10: There are 2 conflicting details for ADA parking signs. Detail 2 sheet DT1.08 & detail 9 sheet C-4.0. Please clarify which detail to use.

Response: Please reference C1.0-C5.0 for all references to the parking lot design.

Question 11: Sheet C2.0 note 6 calls for header curb at parking lot but sheet C-3.0 calls same curb as 6" tall. Please clarify.

Response: Curb will be 6" tall.

Question 12: Can you please delineate base bid from add alt 1 on plan pages P1.01B & P1.01C, to include items called out & concrete flatwork?

Response: Add Alt 1 is indicated in the plans shaded in darker grey on sheet P 1.01C to include cut fill, subgrade preparation, and installation of the 3 curved butterstick (stone) seating and 2918 SQFT of concrete walk around the perimeter of the proposed sprayground location. Add Alt 1 to be completed after installation of sprayground. Sprayground to be completed by sprayground contractor working directly for the city. Other connecting walks and stairs are included in base bid.

Question 13: Is the electrical demolition on sheet ED004 to be handled by owner? If not, what is expected of the contractor?

Response: All demolition items have been separated out by "general contractor" and "demolition contractor" sheets DL 1.01A-DI 1.01C.

Question 14: Are all Sprayground items by others? If not, what is to be provided? Where are referenced Sprayground sheets.

Response: The Sprayground will be by others. Sprayground plans have been included for coordination purposes. Contractor will need to coordinate work with the Spray Ground contractor.

Question 15: We can't find where pool occupancy sign seen on detail 1 sheet DT1.07 is on plan set. Please clarify quantity and location.

Response: Pool occupancy sign is located on sheet DT1.07, detail 1. There is one pool occupancy sign located on job. Poll occupancy sign is located on the front of building.

Question 16: How is the wall mounted pool rules sign to be mounted?

Response: Signs that are wall mounted will have preinstalled threaded rods on the rear of sign to be placed in predrilled holes and set with epoxy.

Question 17: What is the thickness of the freestanding and wall mounted signs?

Response: The sign thickness shall be ½”.

Question 18: Additional Alternative 1 limestone benches found on sheet P1.01C look to be curved on a radius. Please confirm these benches are straight.

Response: Limestone benches to meet the radius of the outside concrete edge.

Question 19: Is “Cool Deck” coating called out on sheet P1.01A to be applied to all concrete flatwork surrounding pool and breeze way between buildings?

Response: Yes, Cool Deck” coating called out on sheet P1.01A to be applied to all concrete flatwork surrounding pool and breeze way between buildings.

Question 20: Are plantings/sod on sheets PL1.00-PL1.01C part of base bid, add alt 1 or add alt 2? If this is included in add alt 1 or 2, what does this area look like of add alt not taken?

Response: Sod planting will be part of the base bid along with temporary irrigation if add alt 2 is not installed. Please ref PL 1.02.

Question 21: What does area west of proposed building look like if add alt 1 is not taken?

Response: Sod planting will be part of the base bid along with temporary irrigation if add alt 2 is not installed. Please ref PL 1.02.

Question 22: Can you please describe condition of park after owner’s demolition is complete to include grades of site at parking lot, building & pool?

Response: Demolition operations will include removal of the pool and the bathhouse. Foundations will be removed if depths are reasonable. Base materials may remain if suitable for the new construction. Materials removed will be removed from the site. A construction safety fence will surround the site.

Question 23: The project scope dictates that the demolition of the existing pool structure will be handled by a separate contractor. Following the removal of the pool, it is crucial to clarify the subsequent state of the site. Specifically, we need to understand whether an empty excavation will remain after the demolition, or if the site will undergo backfilling and compaction to restore it to an appropriate grade and density.

Response: The demolition contractor will leave an empty excavation and will not be backfilling the site.

Question 24: We request clarification on the specifications for the underwater luminaries, including J-box placements, transformer locations, and conduit routing, as the current plans indicate varying light requirements across different sections.

Response: All Underwater lighting conduit will be run to Panel LP as shown on sheet E002.

Question 25: The piping system specifies Schedule 80 pipes but Schedule 40 fittings, with the pipe through the floor to be Schedule 80. This deviates from industry standards; please clarify.

Response: The SCH 80 pipe has been changed to SCH 40.

Question 26: Consideration should be given to pressure testing the swimming pool piping system at 75 PSI; this may result in damage to the installed equipment. Would the recommendation from the International Swimming Pool & Spa Code be a more suitable approach? 312.9 Hydrostatic pressure test. Circulation system piping, other than that integrally included in the manufacture of the pool or spa, shall be subjected to a hydrostatic pressure test of 25 pounds per square inch (psi) (172.4 kPa). This pressure shall be held for not less than 15 minutes. SECTION 313—FILTER

Response: Test will be 50 PSI for one hour.

Question 27: Two different rope anchors are called out in the plans, please clarify what product is desired?

Response: Product specified as Pentair Model # 542044.

Question 28: Will the demolition contractor be responsible for backfilling and compacting to structural subgrade level after demolition is complete?

Response: The demolition contractor will leave an empty excavation and will not be backfilling the site.

Question 29: What is the specified condition in which the site will be handed over to the General Contractor for commencement of new construction?

Response: Demolition operations will include removal of the pool and the bathhouse. Foundations will be removed if depths are reasonable. Base materials may remain if suitable for the new construction. Materials removed will be removed from the site. A construction safety fence will surround the site.

Question 30: Is the General Contractor responsible for any demolition? If yes, what scope?

Response: The Demolition contractor will remove the bathhouse and pool but not the site lighting. The General Contractor will be responsible for the removal of the barbecue pit and the dual can park trash/ recycling.

Question 31: Will any geotechnical testing or certification be provided by the demolition contractor to confirm the suitability of the backfill or subgrade for future structural work?

Response: The demolition contractor will not be conducting any geotechnical testing or certification.

Question 32: Please confirm whether the existing pool base and walls to be retained have been assessed by the structural engineer for reuse in the new pool construction.

Response: Existing pool will be removed completely.

Question 33: Please confirm how waterproofing will be handled where the new pool construction ties into the retained existing base and walls.

Response: Existing pool will be removed completely.

Question 34: Is the shade canopy to be removed and saved by the shade contractor?

Response: Existing shade canopies to be removed and saved by demolition contractor (contracted by the City).

Question 35: What scope of work is required for Alternate 7 (sprayground and equipment)?

Response: There is no Alternate 7. Sprayground and equipment to be completed by others. Sprayground plans have been provided for coordination purposes. Pool Contractor will need to coordinate with sprayground contractor for scheduling, for penetrations, including plumbing connections to, but not limited to, the equipment room, surge tank, and sprayground pad.

Question 36: Please provide specifications for the Omega Architectural Fence.

Response: Specifications will not be provided for the Omega Architectural Fence.

Question 37: Please provide specifications for the shade structure.

Response: For new shade structures, specifications to be provided by manufacturer. For existing shade structures to be altered to include new fabric and new posts. See plans sheet P1.08A and structural engineering details.

Question 38: Can you provide the specification sections corresponding to each bid line item listed in the change order pricing sheet?

Response: Specification sections are included on the RFCSP package.

Question 39: What length of finish warranty will the project be requesting for the Pre-Weathered Galvalume finish?

Response: FINISH 40-year warranty. WEATHERTIGHTNESS 20-year warranty. INSTALLERS WARRANTY 2 years.

Question 40: We would like to confirm the project is only requesting a 5-year watertight warranty?

Response: Provide a minimum 20-year Weathertightness Warranty.

Question 41: What panel provide is the roofing contractor to bid for the project? Tite-Loc Plus or the Western States Pre-Weathered Galvalume?

Response: Please reference drawing A240 : BASIS OF DESIGN FOR METAL ROOFS : STANDING SEAM 24 GAUGE MINIMUM FACTORY FINISHED WESTERN STATES AZ50 Minimum (aka PRE-WEATHERED Galvalume®/Zincalume®); tite loc plus is an acceptable substitution assuming it matches the basis of design; During buyout, please provide a substitution request for review.

Question 42: Can the Berridge Zee-Lock Panel be accepted as an approved equal for the standing seam metal roof panel system for the Cassiano Park project?

Response: If the 24 Ga is used and the no striation option is used, and it meets all the other basis of design requirements. During buyout, please provide a substitution request for review.

Question 43: Will the COSA or the designer on record accept standing seam metal roof panels with striations or stiffening ribs?

Response: No, COSA or the designer on record will not accept standing seam metal roof panels with striations or stiffening ribs.

Question 44: Will the project require project specific engineering and shop drawings?

Response: Yes, they will review the shop drawings submittals of reinforcement, concrete, masonry, steel framing, shotcrete. If the 24 Ga is used and the no striation option is used, and it meets all the other basis of design requirements. During buyout, please provide a substitution request for review.

Question 45: Will standard manufacturer's installation details suffice for the project?

Response: Unless specified follow the installation details per plan.

Question 46: Will COSA or designer on record accept on-site roll forming?

Response: We take no exception to onsite rolling as long as it meets the basis of design and warranty requirements. Each roof panel shall be continuous from eave to ridge with no laps.

Question 47: What gauge metal will be required to bid for the metal wall panels for the Cassiano Park 7/8" Corrugated profile?

Response: Reference A400 24 GAUGE BERRIDGE S DECK.

Question 48: What panel coverage will be required to bid the metal wall panels for Cassiano Park 7/8" Corrugate profile? 32" profile? Or 34 2-3" profile?

Response: Reference A400 FOR COVERAGE DIAGRAM.

Question 49: Where is the project specific details to accommodate the difference in height between the insulation and the non-insulation roof areas? R-38 is approximately 6.75" in thickness of insulation:

- i. Will the R2 roof area be over an air-conditioned space of the new facility?
- ii. Will R-38 be required to bid the standing seam metal roof panel system for this facility, if there is no air-conditioned space?

Response: The IT closet is the only partially conditioned space. There will be insulation under the TPO roof there. The only insulation under the standing seam roof is at the lifeguard office and it closet /mech mezzanine to try and keep some of the heat out.

Question 50: What panel profile will be required to bid for the project? A mechanically seamed panel profile with concealed fasteners or a snap with concealed fasteners? Please advise.

Response: Reference: A400 for metal wall panel basis of design and profile diagram.

Question 51: What is the proposed finish for the louvers?

Response: Reference: A400 all New Metal Louver options to be.

Question 52: Is the galvanized structural steel (columns & trusses) to be painted over galvanization?

Response: The galvanization is the finish; they are not intended to be painted over the galvanizing. Intent is for as much to be hot dipped in as large sections as possible. Keep cold galv paint to a minimum.

Question 53: Please confirm that COSA will be responsible for tree protection prior to their demolition and that the contractor will not be responsible is anything is to happen to the trees that are to be protected if the city causes any damage to them during demolition.

Response: Demolition contractor will be responsible for protection of trees that are affected directly by demolition, all other trees are to be protected by General Contractor.

Question 54: On sheet A261, there may be a typo in the door schedule. Door 103a shows a height of 8' while the rest of the doors and the doors shown below all have 7' and there is none shown with 8'. Please confirm the correct height of this door.

Response: Door 103a is meant to be 8'-0" door to course with the adjacent window heads at 8'-0".

Question 55: Please confirm if there is a \$50,000 unforeseen conditions allowance, as the only mention of it is shown in the "Smithdish" section of the specifications in section 01 21 00.

Response: This allowance has been removed. Specification section 01 21 00 has been removed in its entirety.

Question 56: Please confirm if that contractor is to hire and have an arborist on board for the length of this project, or if the city is just to assign a city arborist to the project, not at the expense of the contractor?

Response: Contractor to provide a certified arborist for the length of the project to provide guidance on the treatment of the existing trees.

Question 57: Please confirm if the contractor is required to have a temporary field office located on site for the duration of the project.

Response: Yes, the contractor shall have a temporary field office located on site for the duration of the project.

Question 58: Please confirm if, from sunrise to sunset, the contractor will need to employ a security guard to watch and secure the jobsite. - If so, will this person need to be an armed officer?

Response: Security of the job site is at the discretion of the Contractor.

Question 59: Is there an existing electrical service to be reused, or will a new utility service be required?

Response: There is an existing electrical service to be reused.

Question 60: Are there any utility coordination requirements or permits that the contractor must handle directly (e.g., CPS, SAWS)?

Response: Contractor to handle all utility coordination.

Question 61: Please confirm that COSA has submitted all required applications for design and/or service to the associated utility companies (CPS, SAWS, etc.).

Response: Contractor to handle all utility coordination.

Question 62: Will the General Contractor need to include building permit fees and/or plans review fees in the proposal?

Response: Building permit fees from Development Services will be paid by the City. Inspection fees shall be paid by the General Contractor.

Question 63: Are water and sewer tap fees or impact fees to be included in our proposal, or paid directly by the City?

Response: All permitting fees related to utilities shall be paid by the General Contractor.

Question 64: Will a project sign be required, and if so, can a standard COSA format be provided?

Response: Signs will be provided in the specifications.

Question 65: Please confirm if there are any owner-furnished, owner-installed, or owner-furnished contractor-installed items on this project.

Response: COSA will be furnishing and installing additional security features for the IT Room, a new AT&T Service, cabling and network switches.

Question 66: Is the demolition contractor with a separate contract be responsible for leveling, blue top or any kinds of finish grade? (Please see response to question 23)

Response: No, the demolition contractor will leave an empty excavation and will not be backfilling the site.

Question 67: Are as-built drawings of the existing park or utilities available for reference?

Response: Existing plumbing plan, ref. P002.

Question 68: Please confirm that the construction material testing is to be covered by the city and not at the expense of the contractor.

Response: Quality Control Testing shall be the responsibility of the General Contractor. Quality Assurance Testing shall be the responsibility of the City.

Question 69: Please confirm that the contractor is to coordinate, secure, and pay for all R.O.W. permits required for this project.

Response: Contractor will be required to coordinate with COSA staff to coordinate and secure the R.O.W. Permit. The project will pay for the R.O.W. Permit.

Question 70: Please confirm that the contractor is responsible for submitting and obtaining all required permits for the following: Shade structures, swimming pool, restroom building, mechanical building, and any other additional permits that are required for operation. -Please confirm if the contractor is also responsible for the cost of all necessary inspection fees.

Response: COSA will be responsible for permits. Contractor will be responsible for the coordination and paying for necessary inspection fees.

Question 71: Please confirm the correct manufacturer and model for the pool lane line anchors. Sheet P1.01A shows them to be Recreonics Inc. #14-507, and sheet DT1.04 shows them to be Pentair Model #542044.

Response: Product specified as Pentair Model # 542044.

Question 72: Please clarify the exact demolition scope of work that will not be part of this contract and that will be handled by COSA or another contractor.

Response: All demolition items have been separated out by "general contractor and "demolition contractor" sheets DL 1.01A-DI 1.01C.

Question 73: Will COSA be responsible for hauling off debris of their associated demolitions scope?

Response: Yes, the demolition contractor, hired by COSA, will be hauling debris off site that they generated.

Question 74: Will COSA be responsible for any excavation or import of materials to accommodate the new pool layout?

Response: No, the General Contractor will be responsible for any additional excavation or import of materials after the demolition contractor has completed his/her work.

Question 75: Please confirm that COSA will be responsible for all fees due to CPS for the required work (new transformers, primary lines, meters, etc.) -If these fees are to be included by the General Contractor, please provide an allowance for all of CPS fees.

Response: The project will not require a new electrical service.

Question 76: Will all the alternates be awarded at the same time as the base bid, if selected?

Response: Alternates will be evaluated at the same time as the base bid.

Question 77: On sheets DL 1.01A and DL1.01B, the match lines shown do not line up. Please confirm that the demolition work that will be performed by COSA includes the following the demolition of the entire pool building and slab and that the contractor under this contract will be responsible for the demolition of all the other items shown on sheet DL1.01B and DL1.01C.

Response: All demolition items have been separated out by “general contractor and “demolition contractor” sheets DL 1.01A-DI 1.01C.

Question 78: Please clarify which items and work will need to be included for the splashpad as part of this contract, referring to sheet P1.01C.

Response: Sprayground and equipment to be completed by others. COSA will provide detail plans. Pool Contractor will need to coordinate with sprayground contractor for scheduling, for penetrations, including plumbing connections to, but not limited to, the equipment room, surge tank, and sprayground pad.

Question 79: Please clarify the alternates mentioned in the RFCSP (page 4) and provide more detail.

Response: The alternates have been reduced to 5, based on irrigation. The base bid would include irrigation for the 3 trees and shrubs noted on the planting layout for parking lot requirements. Alternate 2 has its own irrigation that has been broken out per the irrigation plans. Alternate 4 has its own irrigation that has been broken out per the irrigation plans. Per the irrigation plans each alternate that included planting has its own layout.

- Additive Alternative Number 1 – Cultural Plaza

ADD ALT-1. CULTURAL PLAZA as indicated in the plans shaded in darker grey on sheet P 1.01C to include cut fill, subgrade preparation, and installation of the 3 curved butterstick seating and 2918 SQFT of concrete walk around the perimeter of the proposed sprayground location. Add Alt 1 to be completed after installation of sprayground. Sprayground to be completed by sprayground contractor working directly for the city. Other connecting walks and stairs are included in base bid.

- Additive Alternative Number 2 – LID Features

ADD ALT.-2 Low Impact Development (LID FEATURES to include, but not limited to, installation of River Rock, Mulch, Steel Edging, plantings of grasses, perennials, and shrubs (except for trees to be added for ADD ALT 4 and required planting in Base Bid) as indicated in the planting plans and details, see PL sheets. LID Features to be irrigated and include, but not limited to, installation of sprinkler lines, sprinkler heads, valves, along with all misc. parts and equipment for irrigating all proposed planting as indicated in the irrigation plan and details, see IR sheets. No additional Calendar Days allowed.

- Additive Alternative Number 3 – Site Amenities

ADD ALT-3. SITE AMENITIES for the installation of a climbing wall, water slide, interpretive signage, lifeguard chairs, and lane lines as shown on the plan and details, see P1.01A-C. The outdoor tables and seating for pool area to be owner-furnished and installed. No additional Calendar Days allowed.

- Additive Alternative Number 4 – Reforestation/Tree Mitigation

ADD ALT-4. REFORESTATION/TREE MITIGATION to install 9 additional tree plantings (except for trees required for parking lot shading) including bubblers and any misc. parts

and equipment for irrigating additional trees, see planting plans, irrigation plan, and details (PL and IR sheets). No additional Calendar Days allowed.

- Additive Alternative Number 5 – Shade Structures and Canopies

ADD ALT.-5 SHADE STRUCTURES AND CANOPIES per the plans, see sheet P 1.08A, to include excavation, haul off, fill, footings, structural steel, backfill, compaction, delivery, installation, shade structure units, shade fabric, adjustments, and touch up paint. No additional Calendar Days allowed.

- Total of 5 canopies in base bid as follows:
- Shower Tower Canopy 18' Diameter X 8.5' Eave Height, One Column
- (4) Shade Canopies with (2) 12'x12' Shade Canopies, 8.5' Eave Height on One Pole

Shade structures to be supplied by the following manufacturers or a pre-approved equal:

- Kraftsman Superior Shade
- Capital Shade, LLC

Question 80: For Alternate 1, please confirm that Alternate 1 only includes concrete walkway and stone block seating as shown in sheet P1.01C Site Lay Out.

Response: Add Alt 1 is indicated in the plans shaded in darker grey on sheet P 1.01C to include cut fill, subgrade preparation, and installation of the 3 curved butterstick seating and 2918 SQFT of concrete walk around the perimeter of the proposed sprayground location. Add Alt 1 to be completed after installation of sprayground. Sprayground to be completed by sprayground contractor working directly for the city. Other connecting walks and stairs are included in base bid.

Question 81: For Alternate 2, please confirm that all plantings and materials shown in sheet PL1.00 – PL1.01C will be part of this alternate.

Response: ADD ALT.-2 LOW IMPACT DEVELOPMENT (LID FEATURES to include, but not limited to, installation of Bermuda Grass, River Rock, Mulch, Steel Edging, Trees (except for trees to be added to other alternates) and plantings of grasses, perennials, and shrubs as indicated in the planting plans and details, see PL sheets.

Question 82: For Alternate 3, please confirm all the site amenities that will be included in this alternate and if this shall include installation and materials.

Response: ADD ALT-3. SITE AMENITIES for the installation of a climbing wall, water slide, interpretive signage, lifeguard chairs, and lane lines as shown on the plan and details, see P1.01A-C. The outdoor tables and seating for pool area to be owner-furnished and installed.

Question 83: For Alternate 6, please clarify which trees or work will need to be included. Plans are only showing two trees for mitigation in sheet PL1.01B, is that correct?

Response: Please refer to ADD ALT-4. REFORESTATION/TREE MITIGATION to install 9 additional tree plantings (except for trees required for parking lot shading), see planting plans and details (PL sheets).

Question 84: The drawing includes a detail for drilled piers (sheet S3.2) but there are no piers showing in the foundation plans. Please clarify the location of these drilled piers

Response: Detail referenced shows light pole base.

Question 85: Is there an existing Geotechnical report of the site? If so, please share it.

Response: Geotechnical report is in the specifications.

Question 86: Please confirm if COSA will also be responsible for the electrical demolition shown on electrical sheet E002 and E301/Detail 1.

Response: Demolition Contractor to cut all utilities within 5'-0" of origin. The demolition contractor, hired by COSA, will be responsible for removing the electrical components shown on sheet E002 and E301/Detail 1.

Question 87: Please confirm if COSA will also be responsible for the plumbing demolition shown on plumbing sheet P002/Detail 1.

Response: Demolition Contractor to cut all utilities within 5'-0" of origin. The demolition contractor, hired by COSA, will be responsible for removing the plumbing components shown on P002/ Detail 1.

Question 88: For the DBE program, does that include only DBE contractors, or does it include SBE, MBE, HBE, HUB, etc.?

Response: It only includes DBE contractors.

Question 89: On Form 5, under Project Information, the form has a field for 'Contract CSJ'. Since each project gets a unique number, can you tell us what to put in this form field?

Response: RFCSP 2025-100.

Question 90: What is the purpose of saw cutting swimming pool and leaving a pool slab for reuse? It seems like it is potential for a weak point in the new pool. Please explain.

Response: The pool shell and foundation will be removed by the demolition contractor.

DocuSigned by:

Joseph Ramon

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Joseph Ramon, MISOL

Procurement Manager

Finance Department - Procurement Division

Addendum II

Cassiano Park (2022 Bond) RFCSP # 2025-100

Addendum II exceeds the file size constraints of this website. Addendum II was posted and can be reviewed on the Civcast website at <https://www.civcastusa.com/bids>.