

1 ADDENDUM NO. 2
2 ISSUE DATE: **May 29, 2025**

3
4
5 RE: **GRAINGER HALL DINING EXPANSION AND RENOVATION**
6 **UNIVERSITIES OF WISCONSIN - MADISON**
7 **MADISON, WISCONSIN**
8 **UW-Madison Project No. 9950-2307 / UWSA Project No. A-24-004**
9

10 BID OPENING: **MEP Bid – 2:00 P.M., June 10, 2025.**
11 **GPC Bid – 2:00 P.M., June 24, 2025.**
12

13 FROM: **Workshop Architects**
14 **201 E. Pittsburgh Ave. Suite 301**
15 **Milwaukee WI 53204**
16

17 TO: Prospective Bidders
18

19 This addendum forms a part of the Contract Documents and modifies the original Contract Documents
20 dated **April 14, 2025** as noted below. Acknowledge receipt of this Addendum by inserting the number and
21 issue date of this addendum in the blank space provided on the Bid Form. Failure to do so may subject the
22 Bidder to disqualification.
23

24 This Addendum consists of **7 pages** and 2 attached documents:
25

26 **ANSWERS TO SUBMITTED QUESTIONS**
27

28 QUESTION: There is no foundation plan provided within the structural documents for Level 1. Will one be
29 provided to show the layout of foundation walls, RC curbs and stoops?

30 RESPONSE: The A/E team will not be providing an additional foundation plan. The foundation
31 information can be located in the architectural, structural, civil and landscape drawings. Seat wall and
32 planter wall locations and details can be found in the civil and landscape drawings, with references to
33 structural details as required. Curb locations and details can be found in the architectural drawings, with
34 references to structural details as required. Stoop locations and other foundation typical details can be
35 found in the structural drawings.
36
37

38 QUESTION: On 2/C210 at the planter box on the top right of the drawing it references details 1,2,4/C511.
39 Detail #1 is calling out a precast concrete seat wall unit and a CIP concrete footing at the section view, and
40 only a 2'-0" x 1'-9" CIP Concrete footing at the elevation view. It appears that the compacted dense graded
41 base is drawn out for what should be the concrete footing. Detail 2/S331 is my interpretation of how this
42 detail on 1/C511 is supposed to be drawn with a concrete stem wall, not precast and a concrete footing;
43 please confirm.

44 RESPONSE: The details drawn are correct. Detail 2/S331 is specific to the tall planter wall. Other planter
45 seat walls fall under details referencing 1/C511 precast concrete seat wall on grade and 3/C511 precast
46 concrete seat wall over structure.
47

48 QUESTION: Detail 2/C510 shows the concrete stem wall and footing and references to detail 2/S331. For
49 all footings on the site, are we to use the dimensions shown on 2/S331 of 4'-6" x 1'-6"? Please provide a
50 foundation plan for the footings called out on 2/C510 so we can accurately price the footing and stem wall
51 sizing.

52 RESPONSE: Detail 2/S331 is for the taller planter wall. Refer to sheets C511 and C512 for civil
53 foundations and S300 to S332 for structural foundation information. Information is not limited to these
54 sheets.

1
2 QUESTION: No room finish schedule is provided. Please provide.
3 RESPONSE: Room finishes are called out with room finish tags and finish tags on the A700 series sheets.
4
5 QUESTION: Detail 1,2,3/S555 shows a grouted base plate with anchor bolts to the right of the beams.
6 Please confirm this is supposed to be drawn underneath the beam.
7 RESPONSE: Refer to 6/S555 for Transfer Beam Bearing Plate detail indicating bearing plate to be
8 provided at 4 locations along beam length.
9 .
10
11 QUESTION: Spec section 02 05 10 states "The Contractor shall obtain Levy Hall and Vilas Hall
12 Construction Documents from the Owner's Project Representative and coordinate traffic control with the
13 Levy Hall and Vilas Hall Projects". Please release documents so we may coordinate traffic control.
14 RESPONSE: Specifications and drawings will be modified to address this.
15
16 QUESTION: No detail is provided for locker bases to indicate if concrete or wood. Please provide.
17 RESPONSE: Specification calls for lockers with base accessory.
18
19 QUESTION: Please confirm if sealed concrete is required at mechanical room P133; it does not indicate
20 the finish on the drawings.
21 RESPONSE: Floor finish in P133 to be RESINOUS FLOORING [BR01]
22
23 QUESTION: For mechanical room P133, it calls it to be 8" SOG. Per the Slab-On-Grade legend on S101, it
24 says the reinforcing for Architecturally finished 8" SOG is to receive 6x6-W2.9/W2.9 (Epoxy Coated)
25 reinforcement. There is no indication of the finish in mechanical room P133. Please confirm if this is to
26 receive the 6x6-W2.9/W2.9 (Epoxy Coated) or 4 PCY Macro Fibers.
27 RESPONSE: Confirmed to be 6x6-W2.9/W2.9
28
29 QUESTION: On A100-B at opening P133 it says to refer to structural, structural drawing on S101 does not
30 show any work. Please clarify what type of topping or slab would be needed at door sill where wall is
31 removed.
32 RESPONSE: Opening is shown on 2/S330 between grid xx25 and x9. Remove existing wall flush with
33 existing floor. Extend the RESINOUS FLOORING [BR01] over the existing concrete sill at door opening.
34
35 QUESTION: Please confirm prevailing wage is required.
36 RESPONSE: See CHANGES TO THE SPECIFICATION VOLUME 1 below.
37
38 QUESTION: Will bidder list be provided?
39 RESPONSE: Sign-in sheet from walk through included in this addendum
40
41 QUESTION: Will floor penetration core drilling need to be scheduled to avoid business hours?
42 RESPONSE: Refer to General requirements section of Volume 1 specification for Noise restrictions –
43 general.
44
45 QUESTION: Does the existing grease trap in P1 level get removed?
46 RESPONSE: Yes, refer to plumbing demolition drawings.
47
48 QUESTION: Will the existing building drawing be provided for structural loads?
49 RESPONSE: As-built drawings will be provided for reference only.
50
51 QUESTION: Do Electrical line diagrams exist for existing conditions?
52 RESPONSE: Only existing conditions that are being touched are shown the E400 series sheets. There is
53 Equipment that is part of the system that is outside of the scope of work is not shown.
54

1 QUESTION: Below floor Plumbing work for retail and Catering Kitchen.

2 RESPONSE: A portion is in unexcavated area south of column line x8. A Portion is in the steam piping
3 room B1306.

6 QUESTION: Will a micro pile spec be provided?

7 RESPONSE: The A/E team will not be providing a micropile specification.

9 QUESTION: On sheet S101 the notes call out for the permanent ERS that we are to take into account the
10 adjacent foundation loading. It also notes that the existing structure drawings are provided. Can either the
11 existing structure drawings be provided or the structural engineer provide the loading of the existing
12 foundations on the S101 plan page.

13 RESPONSE: As-built drawings will be provided for reference only.

15 QUESTION: Note 8.e calls out the max thickness of the ers perpendicular to the plane shall be 16".

- 16 a. With the requirements provided of the vertical loading, that the ers must be a cantilevered
17 system, that the deflection is 1/4" or less an ers system with 16" max thickness is not
18 feasible.

19 RESPONSE: If bidders do not believe the design criteria for the
20 permanent earth retention system (ERS) in S101 sheet note 8 is
21 achievable (or cost effective), the bidder shall 1) state the deflection
22 criteria reasonable for a 16" cantilevered ERS, 2) state the thickness
23 required to achieve 1/4" with a cantilevered ERS

25 Additionally, the ERS noted on S101 may be considered braced by the
26 reinforced concrete (RC) cap beam and adjacent Level 1 slab (i.e., not
27 fully cantilevered) in the final condition. In the temporary (construction)
28 condition, no objection to the contractor providing temporary bracing
29 (mean/methods designed/provided by the contractor) to avoid a fully
30 cantilevered ERS in the temporary condition.

- 33 b. Can this 16" requirement be relaxed if the other requirements need to be accounted for?

34 RESPONSE: See answer above to point (a).

- 35 c. Or can the structural engineer design a retaining wall as the permanent structure and the
36 ERS be for the temporary situation?

37 RESPONSE: See answer above to point (a).

39 QUESTION: Please confirm what is going to be required for the internal face of the mechanical room. The
40 documents call out that soldier pile and lagging are an option, but do you really want treated wood lagging
41 to be the exposed walls in the mechanical room? Precast lagging, concrete facing, etc.?

42 RESPONSE: Refer to detail 2/S330 – 6" RC (reinforced concrete) wall at interior of south, east and north
43 ERS wall. #4@12" vert and horiz (epoxy coated). connection to ERS to be coordinated with contractor
44 selected ERS. Refer to architecture for insulation, waterproofing, finishes, etc. at this condition

46 QUESTION: For item #183 and #195 on sheet FS106, the manufacturer has requested clarification on the
47 number of shelves and hooks required for each of these items. Please provide clarification.

48 RESPONSE: Item 183 to receive 4 adjustable shelves and 4 hooks. Item 195 to receive 4 adjustable
49 shelves

51 QUESTION: Is rigid insulation required under the duct bank mat foundation at 2/A100-B as shown? Cut
52 section 18/A333 does not display any rigid insulation under the slab. Please clarify if this is required and if
53 so, if it is to be 4" rigid insulation similar to 4/A335 or 3" as per 4/A310.

1 RESPONSE: Provide 3" of rigid insulation under the slab.
2
3
4 QUESTION: Is rigid insulation required at the new duct bank wall at 2/S330? There is no cut section in the
5 architectural set for this similar location. Please confirm if 4" rigid insulation will be used or 3" rigid
6 insulation similar to adjacent wall as shown on 4/A310.
7 RESPONSE: Provide 3" rigid insulation on the outside of new ductbank wall
8
9 QUESTION: Detail 4/A310 shows 3" rigid insulation at ERS. When going to enlarged detail on 18/A333 it
10 does not show the insulation, or how far it goes down.
11 RESPONSE: Provide 3" rigid insulation under slab of mechanical room. Provide 3" rigid at perimitor of
12 ERS down 2' below slab of mechanical room.
13
14 QUESTION: 4. At the duct bank, detail 4/A310 shows 3" on inside face of ductbank; detail 3/A310
15 shows it only behind the 6" conc. Wall but not on ductbank side, and 18/A333 only shows it behind the 6"
16 concrete wall not on ductbank side. Please clarify if insulation is behind 6" concrete wall, and not exposed
17 at ductbank side.
18 RESPONSE: Provide insulation per detail 18/A333
19
20 QUESTION: Please confirm the permit process for this project.
21 RESPONSE: See instructions to bidders as well as drawings and specifications details work is bid for both
22 GPC and MEP bidders. General requirements updated to reflect city of Madison requirements
23
24
25 QUESTION: What is the inspection process look like?
26 RESPONSE: Please see applicable AHJ's for inspection process and details specific to various divisions of
27 work.
28
29
30 QUESTION: Is AWI millwork certification a requirement for suppliers?
31 RESPONSE: Reference specification 06 40 23 - INTERIOR ARCHITECTURAL WOODWORK
32
33 QUESTION: Sheet AD120-A has missing notes for C10,11,12
34 RESPONSE: C10 - Remove exiting lights, coordinate removal with electrical contractor.
35 C11 - Remove existing exhaust hood, coor coordinate removal with mechanical contractor.
36 C12 - Existing ceiling tiles to be temporarily removed to accommodate new plumbing work. Once work is
37 complete, reinstall ceiling to maintain the continuity & integrity of existing fire resistance & protection
38 system.
39
40 QUESTION: Is there a warranty or required vendor/contractor for roofing modifications?
41 RESPONSE: Reference Volume 1 and 2 specifications for vendor and warranty information
42
43 QUESTION: Is there a warranty or required vendor/contractor for landscaping?
44 RESPONSE: Reference Volume 1 and 2 specifications for vendor and warranty information
45
46 QUESTION: Confirm requirements/submittals and tracking reports for sustainability and/or
47 commissioning?
48 RESPONSE: Reference Volume 1 and 2 specifications for requirements
49
50 QUESTION: Confirm storage or logistical expectations for items that are to be salvaged for reuse or turned
51 over to UW. (Signs, clocks, bike racks, planters, lockers, granite panels, ...)
52 RESPONSE: Refer to general conditions for requirements.
53
54

1
2 QUESTION: Detail number 9 on page P500 indicating valves, strainers, and circuit setters are to be
3 threaded. The specifications indicate they can be sweat or threaded. Please clarify this discrepancy.

4 RESPONSE: Detail number 9 on Page P500 pertains to HWR balancing valve assemblies and should be
5 threaded pipe from shut-off valve to shut-off valve in all locations.
6

7 QUESTION: The plumbing contractor is to provide and install 4" conduit for oil and CO2. Do details 1, 2,
8 and 9 apply to this conduit? If so, who is to provide the clamshell, and pull boxes? Also please indicate on
9 the plans where the clamshells and pull boxes will be required.

10 RESPONSE: The plumbing contractor shall provide the 4" conduit for oil. Clamshells shall be provided
11 every 100' or every 3 bends, whichever occurs first. Pull boxes shall be provided at all beverage line
12 junctions and multiple changes in direction.
13

14 QUESTION: The Kitchen Equipment Schedule on plan page P400 indicates the combi ovens are operated
15 by natural gas. This contradicts the food service plans, indicating they are electric. The division 22
16 specifications include Facility Fuel Piping however I do not see there is any fuel piping for this project.
17 Please confirm there is not any natural gas piping that is to be provided or installed by the plumbing
18 contractor.

19 RESPONSE: Combi ovens are electrical and there will be no natural gas piping associated with this project.
20

21 QUESTION: Detail 4 Note #2 on plan page P401 references piping that must be copper. Please clarify
22 what piping needs to be copper and what can be PEX

23 RESPONSE: Detail 4 Note #2 only references the Starbucks tenant space. All non-starbucks tenant spaces
24 may use PEX piping for domestic water piping 1/2" to 2". Within the starbucks area, PEX-a is acceptable
25 between the filter system components and from the softener to advansys dishwasher.
26

27 QUESTION: Please clarify what piping indicated on details 2,3, and 4 on plan page P401 is the
28 responsibility of the plumbing contractor.

29 RESPONSE: The plumbing contractor shall be responsible for all piping indicated on details 2, 3 and 4.
30

31 QUESTION: The structural plans indicate scanning of existing floor slabs is required prior to coring.
32 Please confirm the structural contractor is responsible for the cost of the scanning.

33 RESPONSE: Scanning shall be the responsibility of the contractor performing the coring.
34

35 FOR ALL QUESTIONS REQUESTING SUBSTITUTIONS REFER TO SPECIFICATION AND
36 REQUIREMENTS FOR SUBSTITUTIONS
37
38
39

40 CHANGES TO THE SPECIFICATION VOLUME 1 GPC and VOLUME 1 MEP

41 GPC (General Prime Contractor) BID DOCUMENTS

42 MEP (Mechanical, Electrical, Plumbing, and Fire Protection) BID DOCUMENTS
43

44 Supplementary General Conditions

45 Page SGC-1

46 ADD TEXT: UNDER INDEX bullet #2 at line 7 "2. Schedule of Occupational
47 Classifications and Minimum Hourly Wage Rates (**Section Not Applicable**)"

48
49 ADD TEXT: at line 12 "2. Schedule of Occupational Classifications and Minimum
50 Hourly Wage Rates (**Section Not Applicable**)"
51

52 Division 1 - General Requirements

53 3. Special Site Conditions,

1 ADD TEXT "Contractor is subject to City of Madison permitting requirements for
2 working and/or excavating in public right of ways and for road closure permits.
3 Contractor shall apply for and obtain all related City right of way permits and shall pay
4 all associated City fees. "
5

6 CHANGES TO THE TECHNICAL SPECIFICATIONS BID DOCUMENTS
7 (DIVISIONS 2 THRU 33):
8

9 Division 2 – Existing Conditions:

10 02 05 10 - MAINTENANCE OF TRAFFIC

- 11 a. Line 45-47 REMOVE TEXT "The Contractor shall obtain Levy Hall and Vilas Hall
12 Construction Documents from the Owner's Project Representative and coordinate traffic
13 control with the Levy Hall and Vilas Hall Projects. Refer to Plans for details on Levy
14 Hall and Vilas Hall traffic control measures that require coordination."
15 b. REPLACE TEXT WITH: "Coordinate traffic control with neighboring construction sites
16 with Owner's Project Representative.
17

18 Division 30 – Existing Conditions:

19 30 05 00 - COMMON WORK RESULTS FOR ALL EXTERIOR WORK

- 20 a. Line 26-29 REMOVE TEXT "Coordinate work under this project with work by Owner
21 and other contractors on the site. Levy Hall and Vilas Hall projects are occurring
22 concurrently. Contractor shall obtain Construction Documents for the Levy Hall and
23 Vilas Hall projects from the UW-Madison Project Representative and coordinate traffic
24 control measures as necessary."
25
26

27 CHANGES TO THE DRAWINGS:
28

29 C050 - TRAFFIC CONTROL PLAN:

30 Traffic control note #1: REMOVE TEXT FROM NOTE: "contractor shall obtain the Levy Hall
31 construction documents from the UW project manager and coordinate traffic control with other
32 contractors."
33

34 Traffic control note #2: REMOVE TEXT FROM NOTE: "contractor shall obtain the Vilas
35 Communications Hall construction documents from the UW project manager and coordinate
36 traffic control with other contractors."
37

38 C051 - TRAFFIC CONTROL PLAN:

39 Traffic control note #1: REMOVE TEXT FROM NOTE: "contractor shall obtain the Levy Hall
40 construction documents from the uw project manager and coordinate traffic control with other
41 contractors."
42

43 Traffic control note #2: REMOVE TEXT FROM NOTE: "contractor shall obtain the Vilas
44 Communications Hall construction documents from the UW project manager and coordinate
45 traffic control with other contractors."
46

47 C052 - TRAFFIC CONTROL PLAN:

48 Traffic control note #1: REMOVE TEXT FROM NOTE: "contractor shall obtain the Levy Hall
49 construction documents from the uw project manager and coordinate traffic control with other
50 contractors."
51

52 Traffic control note #2: REMOVE TEXT FROM NOTE: "contractor shall obtain the Vilas
53 Communications Hall construction documents from the UW project manager and coordinate
54 traffic control with other contractors."

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C100 – DEMOLITION PLAN:

Legend note #4: REMOVE TEXT FROM NOTE: "contractor shall obtain the Levy Hall construction documents from the UW project manager and coordinate traffic control with other contractors."

C200 – SITE PLAN:

Legend note #1: REMOVE TEXT FROM NOTE: "contractor shall obtain the Levy Hall construction documents from the UW project manager and coordinate traffic control with other contractors."

A700 - SOUTHWEST FINISH PLAN -PARKING LEVEL P1

Additional sheet added with finish tag.

ATTACHMENTS:

- Sign-in sheet from 5/27/2025 Pre-Bid Tour
- Sheet A700 - SOUTHWEST FINISH PLAN -PARKING LEVEL P1

Structural drawings reference 01/05/2009 RECORD DRAWINGS and 11/3/93 AS-BUILT DRAWINGS for existing structural drawings.

EXISTING STRUCTURAL DRAWINGS FOR REFERENCE ONLY CAN ACCESSED TROUGH BOX FOLDER LOCATED AT: <https://app.box.com/s/493q0hyc1y2pj0f9k4eh60uveencdgfm>
The existing drawings are being provided for bidding purposes only. Layouts and other information on these drawings have not been confirmed with actual conditions. The existing conditions will need to be field verified by the contractor. Existing drawings provided are scans of the original. Do not scale from drawings. Refer to project general requirements, drawings, and specifications for additional information.

END OF ADDENDUM

The Board Of Regents Of The Universities of Wisconsin System
C/O UWSA - Capital Planning And Budget,
780 Regent Street, Suite 239
Madison, Wisconsin 53715

WORKSHOP

SIGN-IN – Pre-Bid Tour

PROJECT

GRAINGER HALL DINING EXPANSION AND RENOVATION
UNIVERSITIES OF WISCONSIN - MADISON
MADISON, WISCONSIN
UW-Madison Project No. 9950-2307 / UWSA Project No. A-24-004

MEETING HELD

27 MAY 2025
8:00 AM, Grainger Hall

Name	Representing	Email
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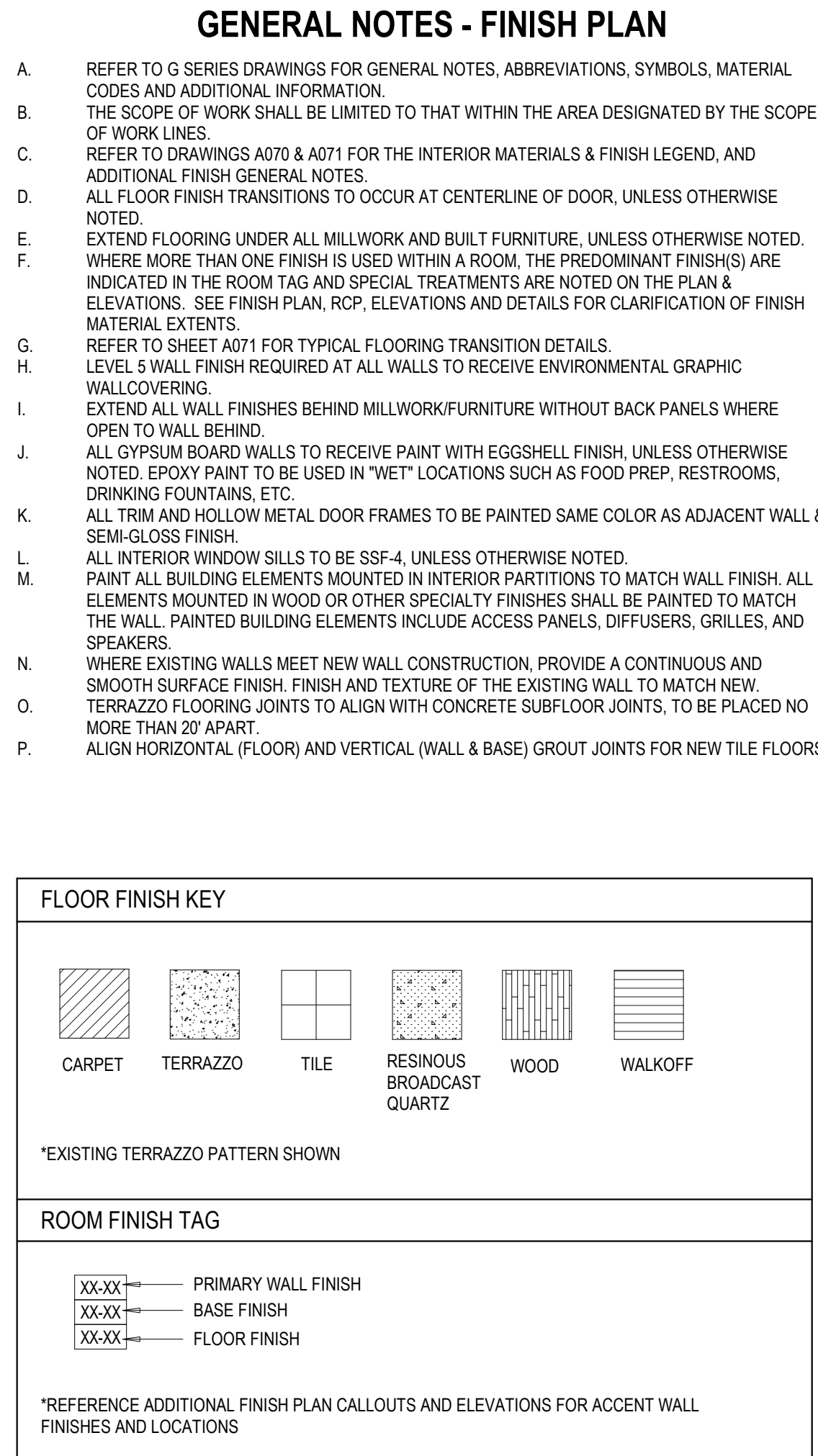
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NOT IN SCOPE - EXISTING TO REMAIN