

Community Center/Museum Roof Project

Answers to Questions


04/24/2023

No.	Question	City Response
1	Is all the fascia on both buildings going to be replaced? There is no mention in the bidding docs about it, but was listed on the sow provided with Tremco pricing.	Yes, and the fascia must be 2" thick, painted on all sides with primer before installation, and painted.
2	Bid packet project description states 19,320 square feet of roofing. Is that a misprint? I have double that amount per job walk measurements.	You are correct, the square footage is listed wrong the actual square footage is roughly ~45,000 sq.ft. (Community Center + Museum)
3	Are we adding overflow scuppers?	No
4	Please confirm all gutters and downspouts will be replaced. Bidding docs are conflicting with Tremco's SOW.	Yes, this is for all the tile roofs, there are no gutters on the flat roofs.
5	Are all ridge nailers being replaced? Bid docs tile roof application section is unclear.	If damaged, yes.
6	Are all hip and ridge tiles being replaced with new or as needed? Bid docs are unclear.	If damaged, yes.
7	Bid docs say specs and plans should be attached. Where are the plans?	Contractors are certified with Tremco materials and installation, if they need details for flat roofing, reach out to a Tremco representative.
8	Do you have as-builts for this project?	Not at this time.
9	Is there insulation going on the flat or tile roofs?, if so what thickness? (besides crickets)	Yes, on flat, due to tile roof overhanging being pretty close to flat roofing, 2" insulation only. The museum tile roof has existing insulation, replace with same thickness and kind.
10	Is 24 gauge prefinished metal ok to use for gutters and coping?	Yes.
11	Since we did not go inside during the jobwalk, how do we know which decks are metal, concrete or plywood?	Details in this text box and attached on the last page.

Community Center/Museum Roof Project

Answers to Questions

04/24/2023

		
12	<p>Will DensDeck Prime be acceptable to use as a cover board?</p>	<p>No.</p>
13	<p>Are we installing treated wood sleepers or durablocks under the conduit runs?</p>	<p>Installing durablocks, but if pipes cannot be lifted then a treated block set on a walkpad section is acceptable</p>
14	<p>During the job walk it was mentioned we will be provided with an abatement report for ACM/LCP. Please provide reports for both buildings.</p>	<p>The report is still pending; it will be released separately.</p>
15	<p>Were core samples taken of the flat roof areas? If so, can we please have this information.</p>	<p>All flat roofs are tear off, no need for core samples. They should have cored at the job walk.</p>
16	<p>Please clarify the work to be completed is the highlighted right portion of the building and the left side of the building is not to be included.</p>	<p>*We did not use the map provided in the question* Please see the picture attached.</p>
17	<p>Please clarify the thickness or R-Value of the insulation at the Museum?</p>	<p>We do not have as-builts at this time, which would have R-Value/thickness specifications.</p>