



Roy Cooper, Governor
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Purchasing & Logistics

IMPORTANT BID ADDENDUM

August 9, 2022

**FAILURE TO RETURN THIS ADDENDUM IN ACCORDANCE WITH INSTRUCTIONS
MAY SUBJECT YOUR BID TO REJECTION ON THE AFFECTED ITEM(S):**

Bid Number: **19-IFB-470274549-DAD**

COMMODITY/SERVICE: **Residential Construction
Services; Reconstruction and Reconstruction plus Elevation**

ADDENDUM Number: 01

USING AGENCY: NCORR

PURCHASER: Angie Dunaway

OPENING DATE/TIME: **August 12, 2022 at 2:00 pm ET**

CHANGES TO IFB:

1. **Section 4.1 PRICING** and **ATTACHMENT A: PRICING** the SharePoint site is replaced with the below DropBox. All information needed (reconstruction design plans, asbestos and lead paint surveys, Tier 1 and Tier II requirements, and the Bid Book) is located at the below site.

<https://www.dropbox.com/sh/um02132eotf8n64/AAC8RbZaEp2LFc9fJMX8auE9a?dl=0>

2. **Add the following after subparagraph (n) of 5.2:**

o) Pricing shall include permitting, inspections, site inspection, disconnect and reconnect of all utilities, all site work, two pallets of sod, 5 bushes, and all program minimum design standards and all jurisdictional building requirements. Additional site-specific conditions will be priced separately, if applicable.

MAILING ADDRESS:
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QUESTIONS AND ANSWERS:

Below are the responses to questions received by the 8:00 AM ET August 5, 2022 deadline for questions.

Question #	Reference	Question(s)	Answer(s)
1	4.2 INVOICES Page 16	There is no mention of what the billing milestone are. In the prebid meeting it was stated that there would be three billing milestones at 33%/66%/100% complete. What construction scope of work correlates with each billing milestone? (i.e. is 33% billed after demolition?)	<p>Billing procedures will be provided to the awarded vendor(s) of this solicitation. The procedures will be much more comprehensive and will make it very clear what must be performed and how it must be uploaded into the System of Record to enable a milestone to be paid. But, as a general rule, the following is the work performed for the following milestones:</p> <p>33% - The minimum requirements for the 33% inspection - Mobilization, site prep, all materials are ordered and demolition of the existing structure. All debris is removed, and it is safe to begin construction. Permits are posted onsite.</p> <p>66% - Foundation is poured. Floor decking installed. Framing complete. Electrical roughing complete. Plumbing roughing complete. Elevated foundation: all piles/piers, girders, floor joist. Slab on grade foundation: all formwork, under slab utilities, vapor barrier and reinforcing steel installed. Home is built to the proper house plan as assigned in the bid. HERS or energy star requirements have been met.</p> <p>Final - HVAC Complete. Electrical complete. Plumbing</p>

			complete. Interior paint complete. Flooring complete. Kitchen, and bathroom cabinets installed. All fixtures installed. Appliances installed. ADA compliant fixtures have been installed (if applicable). Septic system (if applicable). Water well (if applicable). Driveway, sidewalk, ramps, or lifts. All AHJ Inspections passed. All work on approved change orders is complete. Dwelling is built to the appropriate floor plan.
2	5.2 RECONSTRUCTION & RECONSTRUCTION PLUS ELEVATION SCOPE OF WORK Page 20	If we are required to do a raised infiltration septic system, or any non standard septic, will we be able to change order for that?	A general contractor will be able to change order for any unforeseen and/or municipal requirements once verified by an NCORR inspector.
3	ATTACHMENT A: PRICING Page 24	What are Tier I and Tier II requirements?	Tier I and II requirements are environmental standards for each project that must be followed per that city and county.
4	5.2 RECONSTRUCTION & RECONSTRUCTION PLUS ELEVATION SCOPE OF WORK Page 20	Who is responsible for removal of ACM and LBP?	The awarded vendor is not responsible for ACM and LBP remediation. That scope will be completed by other NCORR vendors.
5	5.2 RECONSTRUCTION & RECONSTRUCTION PLUS ELEVATION SCOPE OF WORK Page 20	Who is paying for move outs and how much are they paying?	If a homeowner requires assistance in moving their belongings, NCORR will provide procedure and price structure to that awarded vendor.
6	5.2 RECONSTRUCTION & RECONSTRUCTION PLUS ELEVATION SCOPE OF WORK Page 21	Does the scope of work include clearing the property of trees or shrubs in order to complete demolition or construction? If so, can you provide pictures of each property?	The price of all demolition and construction are to be included in your \$/SF bid for each project. Also, see above section <i>Changes to IFB</i> .
7	Not provided	When it comes to the surety bond. They are asking for a detail bid for amount over \$100000. How can we pull that off without knowing what exactly to bid on. We have a little lead way with the asbestos report	See Section 4.2: Surety Letter in the IFB Solicitation. If a vendor is submitting a bid for this solicitation, the surety letter amount should account

		but not exceeding over a hundred grand. Is there another way to obtain the prequalified surety bond.	for at least the total cost of the vendors bid.
8	Not provided	How do I access plans and specs.	See section above titled <i>Changes to IFB</i> .
9	Not provided	How do I access physical addresses to projects I'm interested in bidding?	See answer to Question #8.
10	Not provided	This is a representative from xxx Company, a licensed general construction company. We wanted to reach out about the Residential Construction Services listing in Raleigh, NC. Are there any mandatory meetings or required site visits? Also, is there any important documentation needed for this project?	This question was submitted on August 1, 2022 after the pre-bid conference. Per the Invitation for Bid, Section 2.5 PRE-BID CONFERENCE, there was an urged and cautioned pre-bid conference held on July 29, 2022 at 10:00 am ET.

Execute Addendum:

VENDOR: _____

AUTHORIZED SIGNATURE: _____

NAME and TITLE (Print or Typed): _____