



## Brazos River Authority

---

April 9, 2021

### **Addendum No. 2 Lake Granbury Two-Slip Floating Boathouse Replacement RFP No. 21-01-1204**

It is the responsibility of the Respondent to assure and guarantee by acknowledging the receipt of this Addendum in the Bid that the Respondent has received the Addendum in its entirety, and that the Respondent accepts all conditions contained herein.

**Question 1:**

Is there a budget amount available to the public?

**Answer 1:**

Not available at this time.

**Question 2:**

Would you please tell me what the estimated cost range is for the "Lake Granbury Two-Slip Floating Boathouse Replacement" project?

**Answer 2:**

Not available at this time.

**Question 3:**

Trade-In Value Credit Clarification

**Answer 3:**

The trade-in value of the existing boathouse is to be included with the bid price for the project in the form of a credit. The trade-in value is the estimated value of the existing boathouse to the contractor once it is removed, which should then be applied against the bid amount for the construction of the new boathouse.

**Question 4:**

Warranty Clarification

**Answer 4:**

1.06.A. states that "The Contractor shall execute and deliver to the Owner, before final acceptance, a written Warranty....should and defect develop during the contract warranty period as hereinafter defined..." However, no warranty period is defined. Section 1.06.A is amended to read as follows:

"The Contractor shall execute and deliver to the Owner, before final acceptance, a written Warranty stating that all labor and materials (including dockage and all associated work) furnished by the contractor are in accordance with the contract plans and specifications, authorized alterations and additions thereto; and that, should any defect develop during the contract warranty period as hereinafter defined, due to improper materials, workmanship, or design, those defects **shall** be corrected by the Contractor without expense to the Owner. The warranty period is defined as two years from the date of final acceptance."

**Question 5:**

Amend Section 2.05.A.Gangway to the following

**Answer 5:**

"2. Pivot connections to the dock shall be by pin, with rollers provided on boathouse end. Pivot connections shall be raised to sufficient height to account for fluctuations of the lake level down to 17 feet. BRA will modify the concrete gangway approach pad for accessibility standards."

**Question 6:**

Scope of Services 2.a What does “remove and store as instructed by BRA representative existing structure and components” mean?

**Answer 6:**

“Remove” refers to the existing boathouse. The contractor is to remove the existing boathouse and gangway from the project site without any debris entering the lake. “Store” is referring to any components and/or accessories of the boathouse BRA wants to retain (i.e. one boat lift, shelving, etc.). It does not refer to the boathouse itself.

**Question 7:**

Execution 3.01.C.1 Please clarify the “not to start before” date.

**Answer 7:**

Refers to the demolition and removal of the existing boathouse only. Contractor is encouraged to order materials for new boathouse as soon as possible, and then store them in a secure location until needed so no delays are encountered after September 7, 2021. BRA will pay up to 90% of stored materials cost once delivered and secured. The contractor can begin the construction of the new boathouse prior to September 7, 2021, if desired, and the City will allow the contractor to use one of two parcels within the Lambert Branch area to use as a staging area for the construction-one in the back of Hewlitt Park or one at Old Shanley Park.

**Question 8:**

Drawings - What pitch for the roof and how high should the gable height be?

**Answer 8:**

The pitch should be a minimum of 3:12 pitch.

- 10-foot minimum roll-up door height
- 12-foot minimum wall height
- 14-foot minimum gable height.

**Question 9:**

Superstructure 2.03.A. Roof Panels 5. Concealed fasteners? Is a soffit needed?

**Answer 9:**

No soffit will be required.

**Question 10:**

Who will obtain permits?

**Answer 10:**

BRA will obtain required permits. The City will inspect the structure and electrical when complete.

**Question 11:**

Is there a plan for the electrical specifications, and when will they be available?

**Answer 11:**

BRA will handle all electrical installation in-house. No electrical specifications will be posted.

**Question 12:**

Due to electrical specs being unavailable, will there be additional time for questions/answers once specs are posted?

**Answer 12:**

As BRA will perform all electrical installation in-house, no additional time will be needed. All dates stay the same.

**Question 13:**

What happens if no one else bids? Can the contract still be awarded?

**Answer 13:**

The award of the contract shall be at the sole discretion of the BRA. The BRA may also investigate the reason no other bids were received and proceed accordingly.

**Question 14:**

How will the electrical be run to the boathouse?

**Answer 14:**

BRA will handle all electrical installation in-house

**Question 15:**

PG 5, 1.07 Design Load Conditions B.3. Horizontal loads

Question: what is the math on that?

**Answer 15:**

$(30\text{ft})^2 * 12 = 900 * 12 = 10,800$  pounds

**Question 16:**

PG 6, 2.01 Frame

Question: The specification states, "welded steel or bolted aluminum trusses made from angles and rounds...". Are aluminum box trusses an acceptable substitute?

**Answer 16:**

Yes

**Question 17:**

PG 10, 2.08 Overhead Doors C.1.c. Furnish grille with straight lattice pattern 9"

Question: Please define "grille".

**Answer 17:**

This refers to the door skirting.

**Question 18:**

PG14, 3.01 Installation C.2.

Question: What does the ~ mean? How many inches within 4ft do you want?

**Answer 18:**

~ means approximate. So, approximately 1in within 4ft.

**Question 19:**

PG 14, 3.01 Installation C.5.

Question: 1/8 inch in ten feet works for fixed docks but for floating 1/2 inch would be better. Would 1/2 inch in ten feet be acceptable?

**Answer 19:**

Yes, 1/2 inch in ten feet is acceptable.

**Question 20:**

PG 15, 3.03. Field Testing B.

Question: Will you provide specs for the wash down pump?

**Answer 20:**

BRA will provide and install the wash down pump.

**Question 21:**

PG 5, 2. Scope of Services A.c.

Would you like a letter from the Corps stating a permit would NOT be needed for this project since dredging/fill will not be needed?

**Answer 21:**

Since no dredging/fill is required, no letter or permit is required.

**Question 22:**

Anchorage System 2.04.B Live Load Clarification

**Answer 22:**

#1 should read "pneumatic boat hoists:

**Question 23:**

Accessories 2.06.A refers to “wood fendering”

**Answer 23:**

Delete Section 2.06.A

**Question 24:**

Deck Material 2.07.B Number of screws – calls for 2 at each end and at each intermediate support.

**Answer 24:**

Only need 2-1-2-1-2. Also should call out stainless steel screws, not coated aluminum

Sincerely,

*Anastasia V. Vance*

Anastasia V. Vance, CTCD  
Purchasing Agent