

ADDENDUM #1

Project Name:
DAS ATOD Racking Modification
DAS# 9492.00
RFQ 949200-01
Addendum #1
Dated: October 21, 2025

This Addendum forms a part of the bidding and contract documents. This Addendum supersedes and supplements all portions of the original bidding and contract documents dated October 2, 2025 with which it conflicts.

ACKNOWLEDGE RECEIPT OF THIS ADDENDUM IN THE SPACE PROVIDED ON THE BID FORM. FAILURE TO DO SO MAY SUBJECT THE BIDDER TO DISQUALIFICATION.

1.1 CLARIFICATIONS

- A. Approximate quantities of materials needed will be provided for each scope of work. Prime contractor will be responsible for verifying quantities of materials needed prior to ordering the materials.
- B. Building K-aisle shelves additional scope of work to be included in this project.
- C. Additional clarifications to each scope of work in the updated Exhibit B Scope of Work Form.

1.2 PLANS

- A. No items.

1.3 QUESTIONS AND CLARIFICATIONS

- A. Will this project include concrete repairs?
 - 1. If necessary, yes. The facility is looking for the anchor bolts to be hammered/cut flush with ground elevation. If concrete is damaged an epoxy patch is expected to be utilized for repair.
- B. Are the facility's stocked supply of materials available for use?
 - 1. Yes, however, the facility will require their stock to be restocked. Whatever is used must be replaced.
- C. Is the N-aisle end cap supposed to line up with the existing tunnel in the new location?
 - 1. Yes, there is 1 existing bay in the M-aisle that will need to be narrowed to ½ width (50" length support beams). Once that bay is narrowed the N-aisle end cap will be able to be placed in it's new location in the M-aisle & the tunnel will line up.

- D. How many bays of the N-aisle end cap will be moving?
1. 1 ½ bay, 3 full bays & 1 tunnel/bridged bay. This will include all of the accessories like guard rails, shelving/decks, etc.
- E. Do floor guard rails need to be relocated?
1. Yes it is expected that the guard rails associated with the N-aisle end cap will be relocated with the rest of the components.
 2. For the floor flow racking that is being removed in the DD-aisle (scope of work #1) it is expected that the guard rails will be shortened in length to hug the main vertical beams of that racking configuration.
- F. Is there any access besides the front entrance?
1. Yes, there is a will call ramp loading bay that can be utilized to bring in equipment/materials.
- G. Are there designated parking spaces for a dumpster, job trailer/vehicle, etc?
1. Yes, there will be 2 lots available for the contractor. A job trailer is not recommended. If a dumpster is ordered it will have to go in one of those 2 spaces. Additional parking will be available in the front parking lot/main entrance area.
- H. Is propane powered equipment acceptable to utilize inside the warehouse?
1. Yes, in moderation. No idling engines. Contractor will be responsible for any necessary exhausting of fumes from equipment. Electric powered equipment would be preferred. Wheels must be clean and free of debris, contractor is responsible for any necessary clean up of equipment debris trails on a daily basis.
- I. Are there restrooms available for use?
1. Yes the designated restrooms & break areas will be discussed with the awarded contractor during the pre-construction kickoff meeting.
- J. Is this project expected to be completed in a certain order?
1. Yes this project must be completed in a manner that creates additional shelf space available for use to be able to relocate the next work area's stock.
 2. The intended phasing is as follows: Floor Flow Racking Removal in the DD-aisle → Build K-aisle shelves → Reconfiguration of L-aisle from flow racking to wire decking → Break down, relocation & build back of N-aisle end cap.

1.4 SUBSTITUTION REQUESTS

- A. No items.

1.5 ATTACHMENTS

- A. See updated Exhibit B Scope of Work below.

END OF ADDENDUM

Exhibit B Scope of Work

ATOD Racking Modification
1918 SE Hulsizer Dr, Ankeny, Iowa 50021
Request for Quote RFQ949200-01

Due Thursday, October 23rd at 02:00 PM (CT)

1.01 GENERAL WORK REQUIREMENTS

- A. The Contractor's Work includes all labor, supervision, materials, equipment, services, supplies, tools, facilities, transportation, hoisting, storage, receiving, licenses, inspections, certifications, overhead, profit, or other items required or reasonably inferable to properly and timely perform and complete all work and services to be performed by the Contractor pursuant to this Agreement. Unless specifically stated otherwise, incidental work required to accomplish the work of this Request for Quote shall be included in the quote. This would include, but not be limited to, temporary facilities, protection of the work, security of equipment, materials, and work in progress, etc. Contractor's Work shall be performed in accordance with the Drawings, Specifications, and Request for Quote.
- B. Contractor is responsible for all labor and equipment to unload, account for all material delivered, stock, and delivery for this scope of work. Storage and delivery of materials and equipment at the Site shall be permitted only to the extent approved in advance by the Construction Manager, and if anything so stored obstructs the progress of any portion of the work, it shall be promptly removed or relocated by the Contractor without reimbursement.
- C. On site supervision by Prime Contractor at all times when work by that contractor or their subcontractors/suppliers is taking place.
- D. A mandatory coordination meeting with the facility and the awarded contractor prior to commencement of construction activities. This will be coordinated and scheduled upon notice of intent to award the project.
- E. Provide all temporary facilities required for this scope of work including telephone, secured storage, temporary power for work, temporary and task lighting for work, etc. as determined necessary by the Contractor. Coordinate location of trailers, material storage and utility lines with Construction Manager. Limited space is available, and permission to bring any such facility or excess materials on to the site shall be approved by the Construction Manager. No job office trailers will be permitted onsite.
- F. Contractor shall provide all equipment and tools for Contractor's own cleanup. Clean up shall be done at end of every shift or more frequently if required for the Contractor to perform their work, for other Contractors to perform their work, as required by the Owner's operations, and at the discretion of the Construction Manager.
- G. All turf, landscaping, and subgrade disturbances caused by equipment traffic or other activities related to the Contractor's scope shall be repaired or restored to proper conditions by the Contractor.
- H. Protect adjacent existing building elements from damage from Scope of work. Repair existing building elements damaged during Contractor's Scope of work.
- I. All Contractors are responsible for on-the-job supervision of their work, or any subcontracted work. An onsite Superintendent or lead foreman is required during any time that work is being performed to

coordinate their work and work with other trades. No superintendent or lead foreman may be replaced without approval of the Owner and The Samuels Group. Any work necessary to be performed after the regular working hours shall be supervised and shall be done at no additional cost to the Owner.

- I. Tools, materials, and equipment storage and security is the responsibility of each Contractor.
- J. All Authorities having Jurisdiction inspections shall be requested by the responsible contractor and coordinated through the Construction Manager. Attendance by contractors is mandatory as applicable to the work being inspected.
- K. The Contractor shall have personnel attending regular project meetings. These meetings will be held at intervals established by the Construction Manager. Contractors must have a representative attending when they are on the job or needed for coordination prior to having work start on the project. The representative attending must be able to adequately represent the Contractor and speak on the Contractors behalf providing valuable information to the meeting; specifically, things such as schedule, cost, production, manpower, etc.
- L. The Contractor will be required to attend all pre-installation conferences before commencement of related work.
- M. The Contractor shall complete a daily log for each workday on site and submit it to the Construction Manager. Content of the daily log will be directed by the Construction Manager.

1.02 SAFETY

- A. The contractor shall comply with all local and federal, safety and health requirements.
- B. The contractor will provide a safety plan customized for the project to The Samuels Group.
- C. All prime contractors, subcontractors, and/or any second/third tier subcontractors must conduct weekly internal "toolbox safety" meetings and submit documentation of such to the Construction Manager.
- D. It is the contractor's responsibility to notify other contractors on the jobsite of any hazardous materials to which their employees may be exposed. This communication shall be defined as the ability to produce all material SDS information customized for the project. This documentation shall be available for the duration a prime contractor, subcontractor, and/or any second/third/etc. tier subcontractors are onsite.
- E. All Contractors shall inform their employees to immediately advise their supervisor of any unsafe conditions that are encountered. The supervisor shall promptly remediate such danger and/or contact the Construction Manager.
- F. Contractors performing hot work are to have a fire extinguisher in their work areas at all times as applicable.
- G. All Contractors are responsible for their own fall protection.
- H. Contractors are required to provide emergency phone numbers at the request of the Construction Manager. Emergency phone numbers are numbers where the Contractor can be reached during off hours.

- I. All floor edge, roof and similar openings, barricades, handrails, or cabling for fall protection will be installed by the Contractor that creates the hazard as part of that Contractor's scope of work. At no time shall an opening be left unprotected from fall hazard. All Contractors shall protect and maintain such devices per OSHA standards. When a device conflicts with the work of this bid package or when the work of this bid package replaces the need for such devices, this Contractor is responsible for removal. If the work of this Contractor requires additional holes/penetrations, this Contractor shall provide necessary protection until final materials are installed.
- J. No fire exit can be blocked at any time.

1.03 SITE MANAGEMENT

- A. All contractors are responsible for all their own utility locates. This shall include both public and private locates. All Contractors shall coordinate locates with One Call Services.
- B. When active services are encountered in the Work, protect, brace and support existing active sewers, gas, electric or other services, where required for proper execution of the Work. If existing active services are encountered that require relocation, make a request in writing for determination. Do not proceed with Work until written directions are received. Do not prevent or disturb the operation of active services that are to remain.
- C. All contractors are required to protect their work. Provide proper protection for all existing work performed by others when performing your work next to, or around, other materials. Repair or replacement of any damaged material will be the responsibility of the contractor who damaged it.
- D. All contractors/vendors are responsible for their own cutting and patching unless otherwise specified.
- E. All contractors are responsible for maintaining dust control during their work. Contractor will provide a dust control plan customized for the project to The Samuels Group.
- F. Contractors shall be responsible for maintaining traffic control coordination with the Owner, The Samuels Group, and the Authority Having Jurisdiction.
- G. Public and private roadways will be maintained and cleaned as required by the contractor leaving debris, mud, excess gravel, etc. on roadways at their expense as defined in bid packages.
- H. No steel track mounted equipment will be allowed on finished paved surfaces. Any damage to the finished paved surfaces will be repaired at the cost to the contractor causing such damage.
- I. Bridging of finished pavement will be the responsibility of the contractor. This includes bridging curbs, pavement, sidewalks, etc. Any damage to the aforementioned including pavement markings, will be repaired or replaced at the cost of the contractor causing such damage.
- J. Contractors that have work that requires equipment off of the existing roadways are required to locate and protect from damage all under and above ground existing features such as utilities, tunnels, landscaping, etc... The Contractor will be responsible to repair back to original condition any damages that occur, including but not limited to ruts and sod damage.
- K. Any areas disturbed or damaged by one's operation are to be repaired to Owner/Construction Manager's satisfaction.

- L. The Contractor shall clean their installed materials prior to the next successor activity.
- M. Any signs located on the jobsite must be approved by the Construction Manager. Signage will not be allowed in most cases unless it is required for safety or provides instructions.
- N. Receiving, unloading and handling of material provided by the contractor shall be included. Spotting location shall be coordinated with the Construction Manager. All deliveries shall be coordinated with other Contractors and Construction Manager in advance of the delivery. Provide freight to the jobsite for any material provided. If storage is not available onsite, each contractor shall include other means of secure storage. If the contractor is not onsite to unload delivery, the delivery will be rejected and will have to be rescheduled at the contractor's expense. Materials must be stored off the ground, out of the mud and on a solid surface. As required or needed, material should be stored on dunnage or pallets in order to keep it off the ground or surface below. Special storage is the responsibility of the respective contractor.
- O. Contractors shall not store materials within construction designated locations without approval from the Construction Manager. No materials storage will be allowed that may inhibit construction progress.
- P. The Contractors shall layout and correctly establish all lines, levels, grades, positions, walls, partitions, equipment and location of all Work on the Project and be responsible for their accuracy and proper correlation with control lines, monuments and data furnished. Such monuments and data shall be carefully preserved and, if displaced, reset at the expense of the persons displacing them.
- Q. All Contractors are responsible for the coordination of their work with the complete set of specifications, construction drawings, addenda, request for information (RFI's), Architect's Supplemental Instruction to Contractor (ITC/ASI), shop drawings, coordination drawings, and other contract modifications.
- R. The Contractor shall carefully inspect any work performed by others that is to receive, align, abut or similarly relate to the Contractor's work and shall immediately notify the Construction Manager in writing of any apparent defects or inconsistencies. The Contractor is responsible for coordinating and verifying the dimensions, measurements, and elevations at the project site relevant to the Contractor's work. If Contractor commences his work without such written notice, such commencement shall constitute acceptance of all such work performed by others and of all such field conditions, and all costs incurred in connection with the Contractor's work as a result thereof shall be borne by Contractor.
- S. Incorporate construction tolerances for the work of others into the design of the systems in this scope of work. Include field measurements of work by others and any necessary adjustments to systems prior to fabrication to accommodate such allowable tolerances, or accept all costs to correct materials, which do not fit job conditions.
- T. Any interior work that is scheduled to be completed while Owner is in normal operation must be sensitive to the Owner's continued use of the building. No workers are allowed to be in areas of the building that are not directly related to their scope of work. Hallways and general access paths to construction areas must also be kept clean at all times. The Owner has the right at any time to shut down any construction activities that they deem to be too much of a distraction to the occupants of the building.
- U. All contractors are responsible for familiarizing themselves with the coordination and sequencing requirements related to Owner furnished equipment.

- V. If not already required by the contract documents and reasonably requested by the Construction Manager, the Contractor shall prepare coordinated drawings in areas of congestion specifically noting and advising the Construction Manager of potential conflicts between the Contractor's work and other work at the project. Even with such cooperative and coordinated efforts should a conflict occur the Construction Manager will determine how such conflicts should be resolved and its decision in that regard will be final. The Contractor agrees to abide by such decisions and make any changes required to eliminate such conflict without additional costs or expense to the Owner.

1.04 SCHEDULE MANAGEMENT

- A. A Preliminary Construction Schedule as developed by the Construction Manager will be used as the basis of the overall Construction Schedule. In consultation with the Prime Contractor, the Construction Manager shall incorporate the Prime Contract Work and work of other prime contractors into the overall Construction Schedule for the entire project. Critical Milestones and working hours as defined by the Construction Manager will not be altered.
- B. The Prime Contractor shall on a weekly basis (at a minimum) provide the Construction Manager with scheduling information with regards to progress and work to be performed in the next 4 (four) weeks. The Prime Contractor shall be bound by the Construction schedule. Nothing in the Prime Contract Agreement shall relieve the Prime Contractor of any liability for any unexcused failure to comply with the agreed upon overall Construction Schedule or any completion dates. The Construction Manager shall have the right to coordinate the Prime Contractors, including the right, if necessary, to change the time, order and priority in which the various portions of the Prime Contract Work and other work associated with the Project shall be performed.
- C. All prime contractors, subcontractors, and/or any second/third tier subcontractors on site shall participate in coordination meetings with the Construction Manager as well as weekly meetings as the project progresses.
- D. All Contractors shall cooperate with the Construction Manager and with other Contractors. The completion of the Work will depend upon a collective effort by all parties involved.

1.05 GENERAL HOUSEKEEPING

- A. No dumpster services are anticipated for this scope of work. Contractor shall remove debris from the jobsite on a daily basis.
- B. Daily cleanup (broom clean) of dust and debris from construction operation is part of each contractor's scope of work. If any contractor fails to keep the site clean and organized on a continuous basis, the Construction Manager will notify the contractor in writing only once. The contractor will then have 24 hours to correct the situation. If the contractor fails to correct the situation, the Construction Manager will hire another party for cleaning and charge the said contractor. The Contractor shall submit prior to beginning work a plan to the Construction Manager defining manpower and methods for achieving daily cleanup. If the Construction Manager deems necessary, each Contractor shall provide 1 employee for each 5 employees on the project to clean all work areas and/or staging areas to a broom clean condition. If the Contractor has less than 5 employees on site, the contractor will provide 1 employee to the necessary cleanup requirement. Cleanup duration will take as long as it takes to achieve the broom clean results.
- C. Daily cleanup shall include all applicable portions of a project including but not limited to the building, site, public streets, lay-down areas, and designated contractor parking areas.

- D. If rework is necessary to be performed by any contractor, that contractor shall be responsible for all associated cleanup and installation/removal of protection measures on all adjacent surfaces where rework took place including access to and from the area.

1.06 CONTRACTOR CERTIFICATION OF INSURANCE

- A. Contractor shall review the included sample of certificate of insurance and ensure all requirements can be met. (see exhibit D)
- B. Contractor shall provide a copy of their certificate of insurance prior to contracting.
- C. Contractor shall ensure description of operations matches example (see exhibit D) and includes project# 9492.00 ATOD Racking Modification in the description.

1.07 CONSTRUCTION SCOPE REQUIREMENTS

A. QP #01 – ATOD Racking Modification

- a. This project involves modifying the racking configuration for ATOD. The modifications are removing floor racking in the DD-aisle, building 2 flat level wire deck shelves for the K-aisle bays, swapping out 'roller racking' for 'wire decking' in the L-aisle and relocating the N-aisle end cap. The activities include, but are not limited to:
- Removal and haul off of the floor racking in the DD-aisle
 - Installation of support beams and wire decking/creation of shelving in K-aisle
 - Removal and haul off of the 'roller racking' in the L-aisle
 - Adjustment of the existing orange support beams in the L-aisle
 - Installation of 'wire decking' in the L-aisle
 - Breakdown of the main posts, all support beams and racking consisting of the N-aisle end cap (1 1/2 bay, 1 tunnel/bridged bay, 3 full bays)
 - Adjusting 1 full bay into 1 ½ bay in the M-aisle
 - Build back of inverted N-aisle end cap in the new designated location (M-aisle)
- b. This project is intended to encompass the entirety of all construction documents bearing the name ATOD Racking Modification, dated 10-02-2025 and prepared by The Samuels Group in partnership with the State of Iowa DAS.
- c. Additional Details for each Scope of Work:
- i. **Scope of Work #1** – Removal of floor racking in the DD-aisle:
 1. There are approximately 52 bays configured with 4 sections of floor level pallet flow racking in each bay. This configuration needs to be removed in all 52 bays, with all of the material hauled off. Any necessary concrete repairs are required to get the floor/concrete level with the finished floor elevation. Contractor is responsible for verifying final count on amount of floor level pallet flow racking needing removed in the DD-aisle.
 - ii. **Scope of Work #2** – Building 2 flat level wire deck shelves for the K-aisle bays:
 1. There are approximately 23 full bays and 2 ½ bays in the K-aisle. The counts needed install 2 flat level wire deck shelves for these bays are approximately:
 - a. 92 101” support beams
 - b. 8 50” support beams
 - c. 96 wire decks

Contractor is responsible for verifying final count on amount of support beams and wire decks will be required for the building of 2 flat level wire deck shelves in all the bays in the K-aisle.

iii. **Scope of Work #3** – Reconfiguration of the L-aisle:

1. There are approximately 23 full bays, 2 tunnel/bridged bays and 2 ½ bays in the L-aisle. The counts to reconfigure the L-aisle from 4 levels of roller racking to 2 levels of flat wire decking for all these bays are approximately:

- a. Removing 414 101" support beams
- b. Removing 36 50" support beams
- c. Re-installing 368 101" support beams
- d. Re-installing 32 50" support beams
- e. Installing 384 sections of wire deck

Contractor is responsible for verifying final count on amount of support beams and wire decks that will be required for the reconfiguration of 4 levels of roller racking into 2 levels of flat wire decking in all the bays in the L-aisle.

iv. **Scope of Work #4** – Relocation of the N-aisle end cap:

1. There is 1 ½ bay, 1 tunnel/bridged bay, and 3 full bays consisting of the N-aisle end cap. All of these materials will be utilized for the newly located end cap to the M-aisle. Prior to break down & build back there is 1 full bay on the M-aisle that will need to be configured into a ½ bay. Once the end cap is built onto the M-aisle the tunnel/bridged bay should line up with the existing tunnel. Contractor is responsible for verifying no additional materials will be required for N-aisle end cap to be relocated to the M-aisle.