

ADDENDUM #1

Project Name:
DOC IMCC Fire Alarm System Replacement
DAS# 9445.00
RFB 944500-01
Addendum #1
Dated: August 18, 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 July 31, 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) CLARIFICATIONS

- A. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location. Provide pricing for the following devices:
- Smoke Detector
 - Duct Detector
 - Strobe – Wall Mounted
 - Strobe – Ceiling Mounted
 - Speaker Strobe – Wall Mounted
 - Speaker Strobe – Ceiling Mounted
 - Pull Station
 - Monitor Module

2) PLANS

- A. No items.

3) QUESTIONS AND CLARIFICATIONS

- A. Question #1) In Section 01 2900 1.03.J it states retainage of 5%. Will this be changed to 3% to comply with new State Law for retainage for public projects?

Answer #1) Yes. Section 01 2900 1.03.J has been changed to read 3% for retainage.

4) SUBSTITUTION REQUESTS

A. No items.

5) ATTACHMENTS

A. See updated procurement, contracting & general requirements sheets attached below:

- Bid Form
- Contract Summary
- Payment Procedures

END OF ADDENDUM

SECTION 00 4116

BID FORM

The Bid Form must be submitted online through the State's [IMPACS Electronic Procurement System](#).

RFB #944500-01

BID FORM for CONSTRUCTION CONTRACT
for
Iowa Medical Classification Center
2700 Coral Ridge Avenue, Coralville, Iowa 52241
Project 9445.00

Iowa Department of Administrative Services
Hoover State Office Building, Level 3
1305 East Walnut Street
Des Moines, Iowa 50319-0105

The following information is to be completed and submitted with your bid..

1. Bid Form - Completed and Signed (to be uploaded with bid submission)
2. Non Discrimination Clause Information
3. Contractor Targeted Small Business Enterprise Pre-Bid Contract Information
4. Bid Security – 5% of total Bid amount (to be uploaded with bid submission)

Authorized Representative:

The undersigned Bidder, in response to your Request for Bid for construction of the above project, having examined the Drawings, Specifications, and other Bidding Documents dated July 31, 2025, and Addenda issued and acknowledged below as received and being familiar with all the conditions surrounding the construction of the proposed project including the availability of materials and labor, hereby proposes to furnish all labor, materials, equipment and supplies to perform all work to construct the project in strict accordance with the proposed Contract Documents, within the time and at the prices stated below. Prices are to cover all expenses incurred in performing the work required under the proposed Contract Documents, of which this bid is a part.

Bidder acknowledges receipt of the following Addenda which are a part of the Bidding Documents and for which any effect on cost of the Work is included in the bid amounts indicated:

Number _____
Dated _____

Note that the State of Iowa is exempt from State and Local sales and use taxes (including local option and school option) for this project. Taxes on construction materials shall NOT be included in the bid amounts.

Amounts shall be indicated in both words and figures. In case of discrepancy, the amount indicated in words shall govern.

BID PACKAGES:

BP 01

Description: This project consists of a comprehensive removal and replacement of the existing fire alarm systems across the entire campus. The scope of work includes the complete demolition of outdated fire alarm equipment, followed by the installation of new, code-compliant systems designed to meet current life safety standards. This includes, but is not limited to, all fire alarm control panels, initiating devices, notification appliances, control modules, power supplies, and all associated accessories required for a fully functional system. Additionally, the project will encompass the installation and extension of conduit, cabling, and other pathway infrastructure necessary to support added devices required for code compliance. The work shall ensure full integration with existing building systems and provide reliable campus-wide coverage.

Bidder proposes and agrees to perform all work as described in the Construction Documents for the sum of:

_____ Dollars
(\$_____).

ALTERNATES:

ALT 01

Description: Inclusion of a new fire alarm system in the Warehouse Building; consisting of the installation of a new panel, breaker, pull stations, various types of detectors and notification devices by utilizing new EMT conduit. This new system will be tied back to master controls utilizing new fiber through an existing pathway.

Bidder proposes and agrees to perform all work as described in the Construction Documents for the sum of:

_____ Dollars
(\$_____).

ALT 02

Description: Replacement of the existing pre-action system in the Powerhouse; including but not limited to a new panel and wiring, notification devices and a new local smoke detector within 5' of the panel. Additional fire alarm devices and system integration may be included and provided by the contractor as a suitable alternative to the pre-action system & detection.

Bidder proposes and agrees to perform all work as described in the Construction Documents for the sum of:

Dollars

(\$ _____).

UNIT PRICES:

The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in 1/2" conduit to new location. Provide pricing for the following devices:

UNIT 01

Description: Smoke Detector

Dollars

(\$ _____).

UNIT 02

Description: Duct Detector

Dollars

(\$ _____).

UNIT 03

Description: Strobe – Wall Mounted

Dollars

(\$ _____).

UNIT 04

Description: Strobe – Ceiling Mounted

_____ Dollars
(\$_____).

UNIT 05

Description: Speaker Strobe – Wall Mounted

_____ Dollars
(\$_____).

UNIT 06

Description: Speaker Strobe – Ceiling Mounted

_____ Dollars
(\$_____).

UNIT 07

Description: Pull Station

_____ Dollars
(\$_____).

UNIT 08

Description: Monitor Module

_____ Dollars
(\$_____).

Bidder hereby certifies that:

1. This bid is genuine and is not made in the interest of or on behalf of any undisclosed person, firm or corporation;
2. Bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham bid; Bidder has not solicited or induced any person, firm or corporation to refrain from bidding; and Bidder has not sought by collusion to obtain any advantage over any other bidder or over the Owner.
3. Bidder hereby certifies that the Bidder is registered with the Iowa Labor Commissioner as a Contractor as required by Chapter 91C, Code of Iowa.
4. Bidder agrees to comply with all Federal and State Affirmative Action/Equal Employment Opportunity requirements concerning fair employment and will not discriminate between or among them by reason of race, color, religion, sex, national origin or physical handicap.
5. All construction under this Contract shall conform to the requirements of the *Iowa State Building Code*.
6. Bidder agrees that this bid shall remain valid and shall not be withdrawn for a period of thirty (30) calendar days after the date for receipt of bids.
7. Bidder agrees that if written notice of acceptance of this bid is mailed, emailed, or delivered to the undersigned within thirty (30) days after the date in which bids are due, or at any time thereafter before it is withdrawn, the undersigned will sign and return the Contract Agreement, prepared in accord with the Bidding Documents and this bid as accepted; and will also provide proof of insurance coverage and required surety bonds.
8. Bidder understands that the Owner reserves the right to reject any and all bids, and to waive irregularities or informalities and enter into a contract for the work, as the Owner deems to be in the best interest of the State.
9. Bidder understands that the Owner reserves the right to accept any, or no, Alternate Bid, if requested, and that the Alternate Bids may be considered in any order or combination, and the low Bidder shall be determined on the basis of the sum of the base bid and any Alternate(s) accepted.

Subcontractors:

The Trade Contractor must identify all Subcontractors and Suppliers within 48 hours of the published date and time for which bids must be submitted, in accordance with Iowa Code Section 8A311, as amended by House File 646 in 2011. Subcontractors and suppliers may not be changed without the approval of the Owner. Requests for changing a Subcontractor or supplier must identify the reason for the proposed change, the name of the new Subcontractor or supplier, and the change in the subcontractor or supplier price as a result of the change. Any reduction in subcontractor or supplier price as a result of the change, if the change is approved by the Owner, shall be deducted from the Trade Contract Price via a deductive Change Order. Any such changes, if approved by the Owner, which result in an increase in the Trade Contract Price shall be borne by the Trade Contractor.

Enforcement of Reciprocal Resident Bidder Preference, per Iowa Code 73A.21.

All bidders shall either check the box next to "Resident Bidder" or check the box next to "Nonresident Bidder" and by doing so and signing thereafter certifies and attests to the same. All information requested must be provided. Seek out the advice of an attorney if you have questions.

"Resident Bidder" means a person or entity authorized to transact business in of the State of Iowa and having a place of business for transacting business within the State of Iowa at which it is conducting and has conducted business for at least three years prior to the date of the first advertisement for the public improvement. Note, however, that if a nonresident bidder's state or foreign country has a more stringent definition of a resident bidder, the more stringent definition is applicable as to bidders from that state or foreign country.

Resident Bidder

Name of Resident Bidder: _____

By: _____
Authorized Agent and Signatory of Resident Bidder

OR:

Nonresident Bidder

Name of Nonresident Bidder: _____

Name of State or Foreign Country of Nonresident Bidder: _____

Particularly identify and describe any preference, labor preference, or any other type of preferential treatment, in effect in the nonresident bidder's state or foreign country at the time of this bid:

NOTICE: Nonresident Bidders domiciled in a state or country with a resident labor force preference shall make and keep, for a period of not less than three years, accurate records of all workers employed on the public improvement. The records shall include each worker's name, address, telephone number when available, social security number, trade classification, and the starting ending time of employment.

By: _____
Authorized Agent and Signatory of Nonresident Bidder

REQUIRED: Bid Form shall be signed by an officer of the company with authority to bind in a contract. Notice of acceptance of this bid, or request for additional information by the Department of Administrative Services, may be addressed to the undersigned at the address set forth below:

Legal Name of Firm: _____

Date: _____

Signature of Bidder: _____

Title: _____

Typed Name of Signatory: _____

Email: _____

Business Address:

Telephone Number: _____ Fax Number: _____

Federal Tax Identification Number: _____

Iowa Contractor Registration Number: _____

Bidder Safety Manager Name: _____

For an out-of-state Bidder, Bidder certifies that the Resident Preference given by the State or Foreign Country of Bidder's residence, _____, is _____ %.

END OF SECTION

SECTION 01 1200
CONTRACT SUMMARY

PART 1 - GENERAL

1.01 SECTION INCLUDES

- A. Project Information
- B. Project Summary
- C. Bid Scope Summary
- D. Work Hour Restrictions
- E. Access to Site
- F. Coordination with Occupants
- G. Rules for Construction Workers
- H. Bid Package Instructions

1.02 PROJECT INFORMATION

- A. Facility Name/Location: IMCC 2700 Coral Ridge Avenue, Coralville, Iowa 52241
- B. DAS Project #: 9445.00
- C. Owner: State of Iowa, Department of Administrative Services, Hoover State Office Building, Level 3, 1305 East Walnut Street, Des Moines, IA 50319
- D. Owner's Representative: Jennifer Kleene, Iowa Department of Administrative Services, 109 SE 13th Street, Des Moines, IA 50319
- E. Construction Manager: Mac McKeever, The Samuels Group, 2929 Westown Parkway Suite 200, West Des Moines, Iowa 50266

1.03 PROJECT SUMMARY

- 1. The project includes a comprehensive removal and replacement of the existing fire alarm systems across the entire campus. The scope of work includes the complete demolition of outdated fire alarm equipment, followed by the installation of new, code-compliant systems designed to meet current life safety standards. This includes, but is not limited to, all fire alarm control panels, initiating devices, notification appliances, control modules, power supplies, and all associated accessories required for a fully functional system. Additionally, the project will encompass the installation and extension of conduit, cabling, and other pathway infrastructure necessary to support added devices required for code compliance. The work shall ensure full integration with existing building systems and provide reliable campus-wide coverage.
- B. Target date to provide substantial completion is April 22, 2026.

1.04 BID SCOPE SUMMARY

- A. Scope Applicable to All Bid Packages:
 - 1. 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 Bid Package shall be included the bid. 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, Specification Divisions 00 and 01, and Specification sections applicable to each Contractor's scope.
2. 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.
 3. On site supervision by Prime Contractor at all times work by that contractor or their subcontractors/suppliers is taking place.
 4. Provide all temporary facilities required for this scope of work including trailer, trailer power, telephone, secured storage, temporary power for work, temporary and task lighting for work, etc. as determined necessary by 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.
 5. 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.
 6. 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.
 7. Protect adjacent existing building elements from damage from Scope of work. Repair existing building elements damaged during Contractor's Scope of work.
 8. Contractor to provide dust and debris control as necessary to protect adjacent areas of construction.
 9. Contractor to provide cleaning of the work area at minimum on a daily basis.
 10. All tools shall be required to be placed under tool control with the facility as they enter the facility and the recording of all tools at the end of the day. ANY TOOLS OR ITEMS FOUND MISSING DURING TOOL CONTROL SHALL REQUIRE ALL PERSONNEL TO REMAIN ON SITE UNTIL SUCH LISTED ITEM IS RECOVERED.
 11. Contractor personnel shall immediately report lost or missing tools.
 12. The owner has limited resources for escorting individuals in and out of the facility. The contractor shall conduct construction activities to minimize the amount of travel in and out of the facility during the construction workday.

1.05 WORK HOUR RESTRICTIONS

- A. Work hours are from 07:00 AM to 03:00 PM, Monday through Friday unless arrangements are made in advance.

1.06 CONTRACTOR USE OF SITE AND PREMISES

- A. Construction Operations: Limited to areas noted on Drawings.
- B. Provide access to and from site as required by law and Owner:
 1. Emergency Building Exits During Construction: Keep all exits required by code open during construction period; provide temporary exit signs if exit routes are temporarily altered.
 2. Do not obstruct roadways, sidewalks, or other public ways without permission of Owner and permit if required.
- C. Facility will be occupied at all times during duration of work. Contractor personnel shall conduct themselves in an agreeable manner at all times. Failure to do so may result in removal from the work site.

- D. Coordinate schedule of work with facility and construction manager. Work areas shall be scheduled at a minimum of seven days in advance.
- E. Coordinate with the facility for location of material storage. Contractor is responsible for securing and protection of all stored materials.

1.07 OWNER OCCUPANCY

- A. Owner intends to occupy the Project throughout construction.
- B. Cooperate with Owner to minimize conflict and to facilitate Owner's operations.
- C. Schedule the Work to accommodate Owner occupancy.
- D. Coordinate schedule of work with facility and construction manager. Work areas shall be scheduled at a minimum of seven days in advance.

1.08 RULES FOR CONSTRUCTION WORKERS

- A. The staff of the State of Iowa has a responsibility to protect the public by providing a secure environment. All work site rules must be followed to the letter, at all times.
- B. All construction workers must have a background check completed prior to entering the campus to perform work.
- C. Hot Work Permit Processes and Fire Watch, when necessary, will be adhered to for this project.
- D. All State properties are tobacco free. No smoking will be permitted or tolerated on campus unless in designated areas.
- E. You are permitted access only to the work site and no other area of the institution.
- F. No drugs, alcohol, or firearms are allowed on the work site.
- G. Do not leave money, drugs, alcohol, or firearms in your personal vehicle.
- H. Company and personal vehicles are to be parked and locked in designated or authorized area of the work.
- I. Secure all tools at the end of the day.
- J. Maintain control of all tools, supplies, and debris at all times during the work.
- K. Never leave keys in any vehicle. If a security officer finds keys in a vehicle, they are under orders to turn them in to a security supervisor.
- L. Do not give anything to residents or take anything from residents; if they offer, inform your supervisor.
- M. Secure all tools at the end of each day. Never leave tools unattended. All tools shall be checked in at the beginning of the day and checked out at the end of the day. If security officers find loose tools, they are under orders to turn them in to their supervisor.
- N. All delivery vehicles must go directly to the job site. Extra time should be anticipated for all deliveries. Provide 24-hour notice to the facility of deliveries.
- O. During an emergency, follow the instructions of the security staff.
- P. Contractor shall wear clothing of a different color, pattern, fashion, etc. as to distinguish themselves from inmates.
- Q. Contractor shall provide all OSHA required PPE for the project and their personnel.

1.09 BID PACKAGE INSTRUCTIONS

- A. **Bid Package #01 – Fire Alarm System Replacement:** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
 - 1. The scope of the project includes a comprehensive removal and replacement of the existing fire alarm systems across the entire campus. The scope of work includes the complete demolition of outdated fire alarm equipment, followed by the installation of new, code-compliant systems designed to meet current life safety standards. This includes, but is not limited to, all fire alarm control panels, initiating devices, notification appliances, control modules, power supplies, and all associated accessories required for a fully

functional system. Additionally, the project will encompass the installation and extension of conduit, cabling, and other pathway infrastructure necessary to support added devices required for code compliance. The work shall ensure full integration with existing building systems and provide reliable campus-wide coverage.

2. Includes ALL specifications.
 3. Includes ALL drawing sheets.
 4. Includes clean up of the work area at a minimum daily. Contractor to provide clean up of the work area at minimum daily.
 5. Includes scheduling of all deliveries of materials to the project site. Includes all labor and equipment to load and unload materials to the construction site.
 6. Includes all costs for removal and disposal of demolished equipment and materials.
- B. **Alternate #01 – New Fire Alarm System in Warehouse.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. Inclusion of a new fire alarm system in the Warehouse Building; consisting of the installation of a new panel, breaker, pull stations, various types of detectors and notification devices by utilizing new EMT conduit. This new system will be tied back to master controls utilizing new fiber through an existing pathway.
 2. Includes ALL specifications.
 3. Includes ALL drawing sheets.
 4. Includes clean up of the work area at a minimum daily. Contractor to provide clean up of the work area at minimum daily.
 5. Includes scheduling of all deliveries of materials to the project site. Includes all labor and equipment to load and unload materials to the construction site.
 6. Includes all costs for removal and disposal of demolished equipment and materials.
 7. Coordination: Revise or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
 8. Include as part of each alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation whether or not indicated as part of alternate.
 9. Execute accepted alternates under the same conditions as other work of the Contract.
- C. **Alternate #02 – Powerhouse Pre-Action System Replacement.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. Replacement of the existing pre-action system in the Powerhouse; including but not limited to a new panel and wiring, notification devices and a new local smoke detector within 5' of the panel. Additional fire alarm devices and system integration may be included and provided by the contractor as a suitable alternative to the pre-action system & detection.
 2. Includes ALL specifications.
 3. Includes ALL drawing sheets.
 4. Includes clean up of the work area at a minimum daily. Contractor to provide clean up of the work area at minimum daily.
 5. Includes scheduling of all deliveries of materials to the project site. Includes all labor and equipment to load and unload materials to the construction site.
 6. Includes all costs for removal and disposal of demolished equipment and materials.
 7. Coordination: Revise or adjust affected adjacent work as necessary to completely integrate work of the alternate into Project.
 8. Include as part of each alternate, miscellaneous devices, accessory objects, and similar items incidental to or required for a complete installation whether or not indicated as part of alternate.
 9. Execute accepted alternates under the same conditions as other work of the Contract.

- D. **Unit Price #01 – Smoke Detector.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.
- E. **Unit Price #02 – Duct Detector.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.
- F. **Unit Price #03 – Strobe – Wall Mounted.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.
- G. **Unit Price #04 – Strobe – Ceiling Mounted.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.
- H. **Unit Price #05 – Speaker Strobe – Wall Mounted.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.

- I. **Unit Price #06 – Speaker Strobe – Ceiling Mounted.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
 - 1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 - 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 - 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.

- J. **Unit Price #07 – Pull Station.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
 - 1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 - 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 - 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.

- K. **Unit Price #08 – Monitor Module.** Trade Contractor shall include all of the following, but not limited to, as part of the contract:
 - 1. The Contractor shall provide pricing for additional or reduced devices for the fire alarm system. Pricing provided assumes 100' of new cabling installed in ½" conduit to new location.
 - 2. Unit prices include all necessary material, plus cost for delivery, installation, insurance, overhead and profit.
 - 3. Owner reserves the right to reject Contractor's measurements of work in place that involves use of established unit prices and to have this work measured, at the Owner's expense, by an independent surveyor acceptable to the Contractor.

- L. **Work Performed by Owner:** IMCC will perform the following work items:
 - 1. No items noted
- M. **Owner Furnished Products:** IMCC will provide the following materials for installation by the contractor:
 - 1. No items noted

PART 2 - PRODUCTS – NOT USED

PART 3 - EXECUTION – NOT USED

END OF SECTION

SECTION 01 2900

PAYMENT PROCEDURES

PART 1 - GENERAL

1.01 SECTION INCLUDES

- A. Schedule of values
- B. Application for payment

1.02 SCHEDULE OF VALUES

- A. Coordination: Trade Contactor will coordinate preparation of the Schedule of Values with preparation of the Construction Manager's Construction Schedule.
 - 1. Correlate line items in the Schedule of Values with other required administrative forms and schedules, including Application for Payment forms with Continuation Sheets, Submittals Schedule, and Construction Manager's Construction Schedule.
 - 2. Submit original Schedule of Values in Procore within 14 days after date of Owner-Trade Contractor Agreement. Schedule of Values must be approved by Owner prior to submission for first application for payment.
- B. Format: Utilize the Table of Contents of this project manual. Identify each line item with number and title of the major specification section. Each major specification section should be further itemized by materials cost, labor cost and subcontractor cost for each building separately for the base bid and all accepted alternates. Identify site mobilization, bonds and insurance and include a line item for closeout paperwork for a value of no less than 1% of the total contract value or \$1,000, whichever is greater.
 - 1. Identification: Include the following Project identification on the Schedule of Values:
 - a. Project name and location.
 - b. Name and address of Owner, Trade Contractor, Construction Manager and Design Team.
 - c. DAS Project Number.
 - d. Date of Submittal.
 - 2. Revise the Schedule of Values to list approved Change Orders with each Application for Payment.

1.03 APPLICATIONS FOR PAYMENT

- A. Each Application for Payment shall be consistent with previous applications for payments as certified by the Design Professional and paid for by Owner.
 - 1. Application for Payment at time of Substantial Completion and final Application for Payment involve additional requirements.
- B. Payment Application Times: The date for each progress payment is indicated in the Agreement between Owner and Contractor. The period of construction work covered by each Application for Payment is the period indicated in the Agreement. Progress payments shall be submitted to the Construction Manager. Any request for payment for work completed prior to June 30th of any year needs to be submitted by July 15th of the same calendar year.
- C. Payment Application Forms: Use AIA form G702 and G703 as the form for the Application for Payment or an equivalent approved by the owner.
- D. Include lien waiver forms required by the owner when applicable.
- E. Application Preparation: Complete every entry on form. Construction Manager will return incomplete applications without action.
 - 1. Include amounts of Change Orders issued before last day of construction period covered by application.

- F. Waivers of Mechanic's Lien: If requested by Owner with each Application for Payment, submit waivers of mechanic's lien from every entity who is lawfully entitled to file a mechanic's lien arising out of the Contract and related to the Work covered by the payment when applicable.
 - 1. Owner reserves the right to designate which entities involved in the Work must submit waivers.
 - 2. Submit waivers of lien on forms, executed in a manner acceptable to Owner.
- G. Initial Application for Payment: Administrative actions and submittals that must precede submittal of first Application for Payment include the following:
 - 1. Schedule of Values
 - 2. Certificates of insurance and insurance policies.
 - 3. Lists of vendors and any subcontractors.
- H. Application for Payment at Substantial Completion: After the Certificate of Substantial Completion has been fully executed, submit an Application for Payment showing 100 percent completion for the portion of the Work claimed as substantially complete, not including the closeout paperwork line item.
 - 1. Include documentation supporting the claim that the Work is substantially complete and a statement showing an accounting of changes to the Contract Sum.
 - 2. This application shall reflect Certificates of Partial Substantial Completion issued previously for Owner occupancy of designated portions of the Work.
- I. Final Payment Application: Submit final Application for Payment with releases and supporting documentation not previously submitted and accepted, including, but not limited, to the following:
 - 1. Evidence of completion of Project closeout requirements.
 - 2. Insurance certificates for products and completed operations where required and proof that taxes, fees, and similar obligations were paid.
 - 3. Updated final statement, accounting for final changes to the Contract Sum.
 - 4. AIA Document G706, "Contractor's Affidavit of Payment of Debts and Claims."
 - 5. AIA Document G706A, "Contractor's Affidavit of Release of Liens."
 - 6. AIA Document G707, "Consent of Surety to Final Payment."
 - 7. Letter of Notification to all sub-contractors and suppliers of application for release of retainage.
 - 8. Evidence that claims have been settled.
- J. Payments will be made to the extent of the value of the work performed in the previous month less a retainage amount of 3% of the value of the work performed. Upon substantial completion for the entire work, a sum sufficient to decrease the total retained to 3% of the contract sum, plus the full amount of the line item for closeout paperwork, plus such other retainage as the engineer shall determine for all incomplete work and unsettled claims will be authorized. The closeout paperwork line item may only be billed once the certificate of final completion has been fully executed.

PART 2 - PRODUCTS – NOT USED

PART 3 - EXECUTION – NOT USED

END OF SECTION