

CITY OF LEADVILLE
Invitation For Bids
Tabor Opera House – Rehabilitation of Exterior Envelope Phase 2
IFB No. 2022-002
Addendum #2 – May 2, 2022

The following questions are from A&M Renovations. Responses are in red font.

1. Please confirm that the following work is excluded from the Scope of Work of the current project:
 - a. All work on South and West Elevations.
Yes, this work is excluded.
 - b. All work on doors D-10, D-11, or D-12, other than restoration of the adjacent masonry. (See keynotes E2 and N2.)
 - **Door D-10: Existing door, frame, and transom to remain (as noted on A3 above door opening) in order to retain existing exit from balcony. Restore masonry adjacent to door opening.**
 - **Door D-11: Abandon and infill door opening with masonry as described in Key Note N2.**
 - **Door D-12: Restore masonry at location of future proposed door opening (as noted on A3 below door opening) since construction of a future door opening at this location is unknown/not required at this time. Key Note E2 is not in contract (as noted).**
 - c. Work on the north ghost sign referenced in keynotes N8 and N9. It is understood that the masonry will be restored in this location, following same protocols as applied to the south ghost sign.
Yes, this is correct.

2. It will not be possible to provide Fixed Bid pricing for the installation of scaffolding above the Lifetime Fitness building, since this scaffolding will have to be engineered, whereas an engineer cannot be retained until the project is under contract. A&M Renovations would therefore propose to include allowances in its bid for the following line items, with the stipulation that the actual billing for these line items will be calculated using the Cost Plus formula proposed below.

Line item allowances: Scaffold engineering
Shoring and other scaffold prep work
Scaffold installation and rental (areas above Lifetime Fitness only; other scaffold sections to be included in Fixed Bid)

Cost Plus Formula: All actual costs connected with the line items above, to include consultants, subcontractors, materials, labor (burdened labor rate), and all other related expenses, plus 10% Contractor's Fee on all such costs.

Please confirm that this approach to bidding is acceptable.

This proposed approach to bidding is acceptable.

3. Should new sheet metal chimney caps be installed on the north elevation to match the color (terra cotta) of the chimney caps previously installed on the south elevation?

Yes, terra cotta.

End of Addendum #2