MICHIGAN STATE
UNIVERSITY

INFRASTRUCTURE PLANNING AND FACILITIES
PLANNING, DESIGN AND CONSTRUCTION

November 6, 2026

TITLE OF PROJECT: IM West - Demolition

PROJECT ISSUE DATE: October 16, 2026

PROJECT NUMBER: CP26003

ADDENDUM NO: 01

GENERAL

This Addendum is issued prior to receipt of Proposals to amend the Contract Documents identified as IM West Demolition
Except as otherwise specifically mentioned, the general character of the work required by this Addendum shall be the same as originally specified, and all incidentals required in connection with the work hereinafter described shall be included even though not specifically mentioned. When an item is mentioned with additional specifications given, reference shall be made to the original specifications.

Drawing(s) accompanying this Addendum include: As-Built drawings of existing building and addition. Addendum -01 Drawings issued on 11-6-26 by Eng., Inc.

☐ No drawings accompany this Addendum

ITEM NO. DESCRIPTION

1. Add Alternate #3: Removal of two (2) electrical substations

Provide separate lump-sum pricing for the disconnect and removal (2) single-ended unit power substations from the I.M. West main electrical room and deliver to MSU Surplus. MSU High Volt trades to disconnect and make safe power to both substations prior to removal. Demolition contractor to shrink wrap each substation prior to transportation to make weather- proof. Demolition contractor to safeguard and protect substations through the removal and delivery process.

2. Add Alternate #4: Schedule Acceleration Pricing

Provide separate lump-sum pricing for each schedule-acceleration option listed below. Each option shall include all additional labor, supervision, equipment, temporary facilities, extended or additional shifts, overtime, sequencing, coordination, and incidental costs necessary to achieve the applicable Substantial Completion Date.

Option 1: August 27, 2027
Option 2: September 3, 2027
Option 3: September 10, 2027

Pricing for each option shall be stated separately and shall represent the net increase to the Base Bid required to achieve the applicable Substantial Completion Date.

Enter N/A if you are unable to meet the requested substantial completion date. Enter $0 if it is a no cost change to met the proposed substantial completion date. Enter a negative value in ($X,XXX) format if

there is a reduction in the bid amount for the proposed substantial completion date

Upon request, include with each option a brief narrative describing the proposed acceleration measures, including anticipated additional shifts, overtime, crew increases, sequencing changes, or other means proposed to achieve the applicable date.

3. Updated NESHAP Report dated 10-27-26.

Use updated NESHAP dated 10-27-26 report from Atlas Consulting for the basis of abatement scope and estimate.

4. PDF - Original As-Built Drawings PDF provided. Note, this is the best information available to MSU and we believe it to be accurate, we do not guarantee its accuracy.

5. PDF As-built drawings of building addition. Note, this is the best information available to MSU and we believe it to be accurate, we do not guarantee its accuracy.

6. Pre-bid walkthrough sign in sheet from 10-28-26

7. Existing four (4) 500-gallon Chlorine and one (1) 500 gallon Acid tank – decommissioned by MSU

The existing chlorine and acid tanks to be decommissioned by MSU. All pipes associated with these tanks will also be flushed and made safe prior to demolition work. Do not include costs for any chemical removal or decommissioning. Demolition contractor will be responsible for the disposal of the tanks left in place after decommissioning.

8. **Prevailing Wages.**

Please refer to the attached PDF of the prevailing wages required on this project.

9.**MSU Vendor Insurance and Bond Guidelines.**

Providing this document as reference.

10. Adding **SECTION 03115 – CONCRETE FORMWORK FOR STEAM UTILITY DSITRIBUTION**

Please refer to attached PDF of new section to Technical Specification

11. Adding **SECTION 0336320 – STEAM AND CONDENSATE UTILITY DISTRIBUTION**

Please refer to attached PDF of new section to Technical Specifications for welding certification requirements

12. **RFI's from Bidders:**

. 1. Topsoil placement: The advertisement says the contractor hauls topsoil from the owner's stockpile and rough-grades it, but the C301 note says the owner provides and installs topsoil. Which is correct?

Contractor is responsible to bring the site to rough grade, MSU will provide and install the topsoil.

2. Stripped topsoil: Section 024113 says stripped topsoil goes to Beaumont, while Section 312300 says excess topsoil is removed from campus by the contractor unless directed otherwise before bidding. Please direct which applies.

Excess topsoil is to be removed and disposed of by contractor.

3. Compaction testing: Section 012000 1.2 says no soil testing is expected, but Section 312300 1.6 requires the contractor to have a soils engineer present for every lift. Who hires and pays for compaction testing?

MSU will hire and pay for the compaction testing services. The awarded Demolition Contractor will coordinate all scheduling with them.

4. Permanent fence: The advertisement mentions permanent fence installation, but the plans show only temporary fence. Is any permanent fence included in the bid? If so, please identify the location and type.

Permanent fence is not part of this project scope. Temporary fencing will be 8’ tall along the east border of the building to help manage student and football traffic.

5. Sand fill quantity: C102 note 14 lists about 48,200 CY of fill "for permit purposes only." Should bidders use this quantity? What is the depth of the basement floor below finish grade?

Contractor is to calculate their own quantities. Basement elevations are shown on the plan.

6. Basement removal: Is the basement floor to be broken or removed, and to what depth are walls and footings removed below grade?

All floors, walls and footings are to be removed.

7. Crushed concrete: May crushed concrete from the building demolition be used as fill in lieu of Class II sand?

No, crushed concrete will not be used as fill.

8. Steam tunnel (C106/C107): Please confirm the tunnel width, height, wall thickness and length to be removed (we measure about 447 LF). Who abates the steam pipe insulation, and is the tunnel expected to hold water?

The steam tunnel cross sections are shown for contractor use. The tunnel is to be flow filled completely so it doesn’t hold water or otherwise collapse. Demolition/abatement contractor is responsible for any abatement needed at vault 237

9. Water main (C201): Is the 8" DI connection a wet tap or a shutdown? If a shutdown, what are the allowed outage windows?

The scope of work does not include tapping the watermain. Instead, it is removing and replacing a section of it. Per the specification, contractor is to submit a plan for anticipated dates and duration of proposed shut-downs. A meeting or meetings is required to discuss the plan prior to beginning any work.

10. Schedule: The specification gives an Oct 15, 2027 completion but no start date. When may site work begin?

The building will be partially occupied until March 21, 2027. MSU prefers the work to start as soon as possible and find ways to start abatement while still partially occupied. To do that, we want to start the abatement once we have a coordinated contractor plan and notifications complete which is anticipated to be January/February 2027. We have to manage around the building being partially occupied until Mid-March 2027, then we can finish the rest of the interior abatement. We want to start demolition after the building is vacant, abatement is complete, and all utilities/salvage done. MSU's current estimate is starting demo June of 2027 but is subject to the coordination of the contractor’s plan. Furthermore, we have a new add alternate asking bidders to find ways to accelerate this completion date.

11. What compaction percentage is required for the sand fill in the old building footprint? Should we use the building compacted area requirement or the site compacted area requirement?

95% Compaction is required for the sand fill.

12. What flowable fill mix and strength are required for the steam tunnel? May we use an excavatable flowable fill?

The Flowable Fill Spec indicates: 2.2 A. Mix Design Performance Requirements: 2. Compressive Strength Range f'c: 40 to 75 psi at 28 days. Flowable fill type must meet the requirements in the specifications.

13. For vaults 357, 358 and 359, how many holes must be broken in each floor, and how large must they be?

The intent is to create jagged, structural fractures or punch through holes in the bottom of the vault of a size and quantity sufficient to ensure water can exit the structure. Clean small drill holes risk getting plugged by the sand backfill. Ensure at least one of the breakthroughs is located at the lowest point or sump area of the vault floor where water naturally collects.

14**.** For the 8" DI CL52 water main on C201, please confirm the length, the fittings and the type of joint restraint required.

The existing configuration was taken from record drawings and is shown on the drawings as approximate. The contractor should assume 40 ft of 8" DI CL52 water main, 1 ea 8" DI 45 deg bend, and 1 ea 8" DI sleeve. Follow water main specs for joint type restraint. Fittings shall be mechanical mega lug joints, and pipe shall be one of the options listed in 4. Joints: e. Restraining: 6-inch through 24-inch

15. Who does the water main disinfection and pressure testing, and who operates the MSU valves?

MSU Plumbing and Steam Shop will operate MSU's valves. "Operation of Existing Valves: By Owner's employees only". Contractors to review MSU specs. All testing and flushing is documented in them.

16. For Alternate 1, should the jersey barrier be concrete or plastic, and purchased or rented? Who is responsible for traffic control and the lane closure permit on Chestnut Rd?

Plastic jersey barriers are acceptable and rented. Contractor responsible for traffic control and lane closure coordination with MSU Public Safety. MSU does not require a permit or associated fee for lane closures.

17. For Alternate 2, how many home game days should we plan to clear Lot 61, and how much notice will we get before each one?

We should plan for four (4) home games. We currently know three out of the four dates for the home games: 9/4/27, 9/11/26 and 9/18/27. We also need to account for no work the day before home games (this will potentially impact eight (8) working days)

18. Do the pedestrian barricades and signs become MSU property at the end of the job, or does the contractor keep them?

No, they do not become MSU property. They belong to the Demo Contractor.

19. What are the allowed work hours? Is Saturday work allowed, and are there any noise limits?

Typically, construction work is allowed from 7 am to 6 pm; Monday through Saturday on campus. Yes, MSU has noise restrictions during finals week and graduation week which is 5/3/27 through 5/9/27.

20. Please identify the required truck route and any restricted streets or times, such as class changes, events and game days.

Posted game days are 9/4/27, 9/11/27, and 9/18/27. We expect the truck route to come off of Kalamazoo Road, go east on Demonstration Hall Road and then enter Parking Lot 61 off of Chestnut Lane. The final truck route is to be developed by the Demolition Contractor and reviewed and approved by MSU Public Safety prior to work starting.

21. Will the 6' construction fence need to be relocated during football season beyond what Alternate 2 covers? What fence type and height are required along the stadium side?

Yes, in addition to add alternate number 2, MSU would like to have the 6' construction fence

re-worked as much as possible depending on how much the building is removed going west to east. We think there is an opportunity to relocate the 6' construction fence along the west side of the perimeter and if so, would like it moved in before fall classes start. MSU would like 8' tall fencing along the stadium side of the project with the post set in the ground.

22. The certificate of insurance page in the front end is not legible. Please provide the required insurance limits.

See included MSU Vendor Insurance and Bond Guidelines document

23. Do we need a Storm Water Permit on this project? Or is that part of the Soil Erosion Permit? Are there any MSU fees for the storm water permit or inspections?

No storm water permit or fees. MSU is pulling the SESC Permit and the Flood Plain permit required on the project.

24. If suspect asbestos is found in the soil or in buried pipe, who stops work, who tests and abates it, and how is the contractor paid for any delay?

Any worker on site that suspects a safety hazard exists has the right to stop work for further investigation. MSU will pay for testing services and determine whether it is added to the contract via change order or abated via a separate contract. The contractor will be expected to perform other work on site if available, if there is no other work available the contractor will be paid a change order for the unproductive labor for that partial day only.

25. Do the unit prices for inaccessible asbestos in Section 02 82 00 apply only to the abatement contractor, or also to the site contractor?

Unit price will apply to abatement contractor only. Site contractor will be issued T&M change order for the price delta between general excavation/demolition of those areas and exposing/supporting the abatement contractor.

26. The specifications indicate potential for a Zoom bid opening. Will there be a public opening for bidders to attend virtually or in person?

    Bid Opening is via Zoom on 11/20/26 at 3:00 pm. There is not an option for an in person meeting.

27. Is the contractor responsible for providing and installing all the soil erosion measures, including silt bags, silt fence, and filter rolls/eels? Filter rolls/eels have been provided by MSU in the past.

    MSU will provide and install the initial permitter eels. The Contractor is to provide the silt bags at the storm inlets and maintain all erosion measures during demolition/construction.

28. Will the temporary fence be required to have driven posts or pedestal stands? Can a combination of both be used?

    A combination of both will be needed - driven and temporary. MSU prefers driven 8' tall temporary fencing along the east side of the project where IM West runs along the Stadium.

29. Is there a specific requirement for temp fence gate locations and quantity, or is that up to the contractor?

    Yes, we anticipate the need for temp fence gates in a few locations. This is ultimately up to the contractor with input from MSU.

30. Alternate 2 indicates that temporary fencing will need to be relocated on game days to accommodate the use of Lot 61. Is the intent to relocate the southern temporary fence northward to accommodate the game-day logistics plan, or are bidders expected to include additional fencing for Alternate 2 in addition to the base bid temporary fencing?

    For Alternate 2, Bidders are expected to include and install additional temporary fencing along the north end of parking Lot 61 the day before football gameday.

31. Is temporary fencing required to be installed prior to the commencement of any abatement activities?

    Not necessarily, but if the demo contractor thinks it will help, it can be done prior.

32. Will contractors be responsible for topsoil stripping within the work area, excluding areas within tree protection boundaries?

Yes, Contractor will be responsible for topsoil stripping within the work area.

33. The specifications state 4" of new topsoil by MSU for restoration. The drawings indicate 6" of new topsoil by MSU. What is the requirement**?**

    Topsoil will be installed and provided by MSU Landscape Department. The final grade provided by the Demolition contractor is to be 6" below finish grade elevations to accommodate 4" of new topsoil and 2" of new sod. Sod and Topsoil by MSU.

34. Is the contractor responsible for providing temporary lighting and/or electrical power during construction?

    Yes.

35. The south parking lot used for equipment / trucking staging and logistics will likely be damaged throughout project operations. Would MSU consider providing an additive alternate, with an associated specification, for parking lot repairs or replacement?

    Demolition contractor to use best practices to protect Parking Lot 61 to prevent and minimize damage. MSU will determine the extent of repairs necessary to the parking lot and direct the contractor on the necessary work.

    Provide unit cost pricing for the following:

- **COLD MILLING HMA SURFACE, 1.5 INCH**
- **COLD MILLING HMA SURFACE, 4 INCH**
- **BITUMINOUS SURFACE COURSE, 36A MODIFIED**
- **BITUMINOUS LEVELING COURSE, 13A MODIFIED**
- **PAVT MRKG, POLYUREA, 4 INCH WHTE**
- **PAVT MRKG, POLYUREA, 4 INCH BLUE**
- **PAVT MRKG, POLYUREA, HANDICAP SYM**

SEE PARKING BITUMINOUS PAVEMENT SECTION DETAIL ADDENDUM SHEETS .ANY DAMAGE TO THE PARKING LOT CAUSED BY NEGLIGENCE BY THE DEMOLITION CONTRACTOR WILL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.

36. Will refrigerant recovery be the responsible of the contractor or MSU? No quantities were provided in the hazardous materials report.

    MSU Crews will recovery any refrigerant prior to demolition work.

37. Is builders risk insurance required?

    See included MSU Vendor Insurance and Bond Guidelines document

38. The drawings indicate that steam tunnel piping must be verified for the presence of asbestos-containing materials (ACM). Will this piping be tested, and will the results be provided to bidders prior to the bid due date?

    This note is only for vault 237. It is the design team's understanding that this is the older of the steam vaults and may contain asbestos. Any additional testing would be coordinated with MSU EHS and the Demolition Contractor prior to work.

39. Are asbestos containing materials with less than 1% asbestos required to be abated, or may these materials remain in place during demolition and be disposed of as demolition debris?

    Materials with trace amounts of asbestos (less than or equal to 1%) still require specific handling procedures to comply with EGLE and MIOSHA regulations. These requirements may include but are not limited to training, air monitoring, adequately wet conditions, materials containerized in a timely manner, and appropriate labeling. Other requirements that would apply if this material were greater than 1% asbestos may not apply. Bidders must meet all applicable regulatory requirements.

40. Will final air clearance monitoring following abatement activities be performed by MSU?

MSU will hire and contract the air monitoring company as needed.

41. Which materials, if any, generated from demolition activities are required to be transported to MSU's Beaumont Road Pit for recycling?

    At this time, MSU is requesting a quote for two (2) items to be craned and transported from the building by the demolition contractor. See add alternate #4. However, additional items may be identified from the demolition and transported to MSU's Beaumont Road Pit for recycling. Coordinate with MSU's Project Manager prior to work starting

42. MSU typically requires special welder certification to do steam tunnel/vault piping cut/cap/abandonment work. We did not see a steam specification included that addresses this requirement. Can you please provide that specification to bidders?

    Yes, all welders that do any high pressure pipe welding on campus need to be certified and a weld map has to be created and provided upon completion. SECTION 0336320 – STEAM AND CONDENSATE UTILITY DISTRIBUTION
    Please refer to attached PDF of new section to Technical Specifications for welding certification requirements