

ADDENDUM NO. 1

TO: PLANS AND SPECIFICATIONS FOR STATE OF MISSOURI

**Hillsboro Treatment Center,
Renovation to Interior,
Core Building
10434 State Road BB
Hillsboro, MO 63050
PROJECT NO. H2503-01**

Bid Opening Date: 1:30 PM, February 3, 2025 (Not Changed)

Bidders are hereby informed of the following:

SPECIFICATION CHANGES:

1. Section 002113 – Page 1

a. Revise paragraph 4.0-B as follows:

Bidders shall make all requests for interpretations in writing and submit all request to the Project Designer and Project Manager identified in Section 007300 – Supplementary Conditions with all necessary supporting documentation no less than four (4) working days before opening of bids.

2. SECTION 099600 – Page 6

a. Revise Paragraph 3.7 as follows:

3.7 INTERIOR HIGH-PERFORMANCE COATING SCHEDULE, CONCRETE SUBSTRATES

A. Concrete Substrates, Horizontal Surfaces.

1. Epoxy System:

- a. Prime Coat: Epoxy, low gloss, MPI #108.
- b. Intermediate Coat: Epoxy, low gloss, MPI #108.
- c. Topcoat: Epoxy, low gloss, MPI #108.

DRAWING CHANGES:

1. Sheet A-701

a. Room C133, revise Keyed Note 4.2 to 4.1.

BIDDER QUESTIONS AND RESPONSES:

1. On sheet # A-701 Rm # C133 ceiling has KN# 4.2 for new suspended APC. It is drawn as existing ceiling. Please advise.

Response: See revisions to sheet A-701 included in this addendum.

2. This project is asking for AWI certification.

Response: *EDM's recommendation is to not remove this certification. This is a requirement that has typically been used by MasterSpec to assure the quality of the bidders. Without this requirement it would be difficult to disqualify unqualified bidders.*

3. It seems that the carpet tile selected is dated.

Response: *Attention is directed to drawing sheet A-102, ROOM FINISH SCHEDULE, GENERAL NOTE #2 which states as follows:*

2. FINISH MATERIALS, STYLES & COLORS NOTED ARE FROM THE ORIGINAL CONSTRUCTION AND LISTED AS A GUIDE. NEW FINISHES SHALL BE COMPATIBLE WITH & MATCH THOSE ORIGINALLY SPECIFIED AS CLOSELY AS POSSIBLE AND AS APPROVED BY THE OWNER'S REP.

GENERAL:

4. Please contact April Howser, Contract Specialist, at 573-751-0053 or April.Howser@oa.mo.gov for questions about bidding procedures, MBE\WBE\SDVE Goals, and other submittal requirements.
5. The deadline for technical questions is January 28th, 2026, at Noon.
6. Changes to, or clarification of, the bid documents are only made as issued in the addenda.
7. All correspondence with respect to this project must include the State of Missouri project number as indicated above.
8. Current Plan Holders list available online at: [Bid Listing/ Electronic Plans \(Projects Currently Bidding\) | Office of Administration \(mo.gov\)](https://www.mo.gov/oa/bidding) H250301 - Hillsboro Treatment Center-Renovations to Interior, Core Building.
9. Prospective Bidders contact American Document Solutions, 1400 Forum Blvd Suite 7A, Columbia MO 65203, 573-446-7768 to order official plans and specifications.
10. All bids shall be submitted on the bid form without additional terms and conditions, modifications, or stipulations. Each space on the bid form shall be properly filled including a bid amount for the alternates. Failure to do so will result in rejection of the bid.
11. MBE/WBE/SDVE participation requirements can be found in DIVISION 00. The MBE/WBE/SDVE participation goals are 10%/10%/3%, respectively. Only certified firms as of the bid opening date can be used to satisfy the MBE/WBE/SDVE participation goals for this project. If a bidder is unable to meet a participation goal, a Good Faith Effort Determination Form must be completed. Failure to complete this process will result in rejection of the bid.

ATTACHMENTS:

1. Section 002113 – Instructions To Bidders
2. Section 099600 – High-Performance Coatings
3. Drawing A-701
4. Pre-Bid Sign-In Sheet

By the Order of:

Fred L. Decker Jr., Project Manager
Division of Facilities Management,
Design and Construction
January 26, 2026

END ADDENDUM NO. 1

SECTION 002113 – INSTRUCTIONS TO BIDDERS

1.0 - SPECIAL NOTICE TO BIDDERS

- A. If awarded a contract, the Bidder's employees, and the employees of all subcontractors, who perform the work on the project must adhere to requirements in Section 013513 – Site Security and Health Requirements as applicable per Agency.
- B. The Bidder's prices shall include all city, state, and federal sales, excise, and similar taxes that may lawfully be assessed in connection with the performance of work, and the purchased of materials to be incorporated in the work. **THIS PROJECT IS NOT TAX EXEMPT.**

2.0 - BID DOCUMENTS

- A. The number of sets obtainable by one (1) party may be limited in accordance with available supply.
- B. For the convenience of contractors, subcontractors and suppliers, bidding documents are available on the Owner's website at <https://oa.mo.gov/facilities/bid-opportunities/bid-listing-electronic-plans>.

3.0 - BIDDERS' OBLIGATIONS

- A. Bidders must carefully examine the entire site of the work and shall make all reasonable and necessary investigations to inform themselves thoroughly as to the facilities available as well as to all the difficulties involved in the completion of all work in accordance with the specifications and the plans. Bidders are required to examine all maps, plans and data mentioned in the specifications. No plea of ignorance concerning observable existing conditions or difficulties that may be encountered in the execution of the work under this contract will be accepted as an excuse for any failure or omission on the part of the successful Bidder (contractor) to fulfill every detail of the requirements of the contract, nor accepted as a basis for any claims for extra compensation or time extension.
- B. Under no circumstances will Bidders give their plans and specifications to other Bidders. It is highly encouraged, but not required, that all Bidders be on the official planholders list to receive project updates including but not limited to any addenda that are issued during the bidding process.

4.0 - INTERPRETATIONS

- A. No Bidder shall be entitled to rely on oral or written representations from any person as to the meaning of the plans and specifications or the acceptability of alternate products, materials, form or type of construction.
- B. Bidders shall make all requests for interpretations in writing and submit all requests to the Project Designer and Project Manager identified in Section 007300 – Supplementary Conditions with all necessary supporting documentation no less than **four (4)** working days before opening of bids. Responses to requests for interpretation will be issued via a written addendum and will be sent as promptly as is practicable to all official planholders and posted on the Owner's website. All such addenda shall become part of the bid and contract documents.
- C. Bidders shall make all requests for an “Acceptable Substitution” on the Section 006325 Substitution Request Form. The request shall be emailed to the Project Designer and Project Manager identified in Section 007300 – Supplementary Conditions no less than five (5) working days before opening of bids. Responses to requests for substitutions will be issued via a written addendum and will be sent as promptly as is practicable to all official planholders and posted on the Owner's website. All such addenda shall become part of the bid and contract documents.
- D. An “Acceptable Substitution” requested after the award of bid will only be approved if proven to the satisfaction of the Owner and the Designer that the product is acceptable in design, strength, durability, usefulness, and convenience for the purpose intended. Approval of the substitution after award is at the sole discretion of the Owner and all requests of this nature must be submitted in accordance with Article 3.1 of the General Conditions.

3.6 INTERIOR HIGH-PERFORMANCE COATING SCHEDULE, EXISTING EPOXY COATED CONCRETE SUBSTRATES

A. Horizontal Existing Epoxy (Traffic) Surfaces.

1. Epoxy System:

- a. Intermediate Coat: Epoxy, matching topcoat.
- b. Topcoat: Epoxy, Semi-Gloss:

2. Basis of Design: Tnemec Epoxoline Series 22, at a minimum of 12 mill per coat when dry, per coat.

3.7 INTERIOR HIGH-PERFORMANCE COATING SCHEDULE, CONCRETE SUBSTRATES

A. Concrete Substrates, Horizontal Surfaces.

1. Epoxy System:

- a. Prime Coat: Epoxy, low gloss, MPI#108.
- b. Intermediate Coat: Epoxy, low gloss, MPI#108.
- c. Topcoat: Epoxy, low gloss, MPI #108.

3.8 INTERIOR HIGH-PERFORMANCE COATING SCHEDULE, MASONRY SUBSTRATES

A. CMU Substrates:

1. Epoxy System:

- a. Block Filler:
- b. Intermediate Coat: Epoxy, matching topcoat.
- c. Topcoat: Epoxy, high-build, semi-gloss:

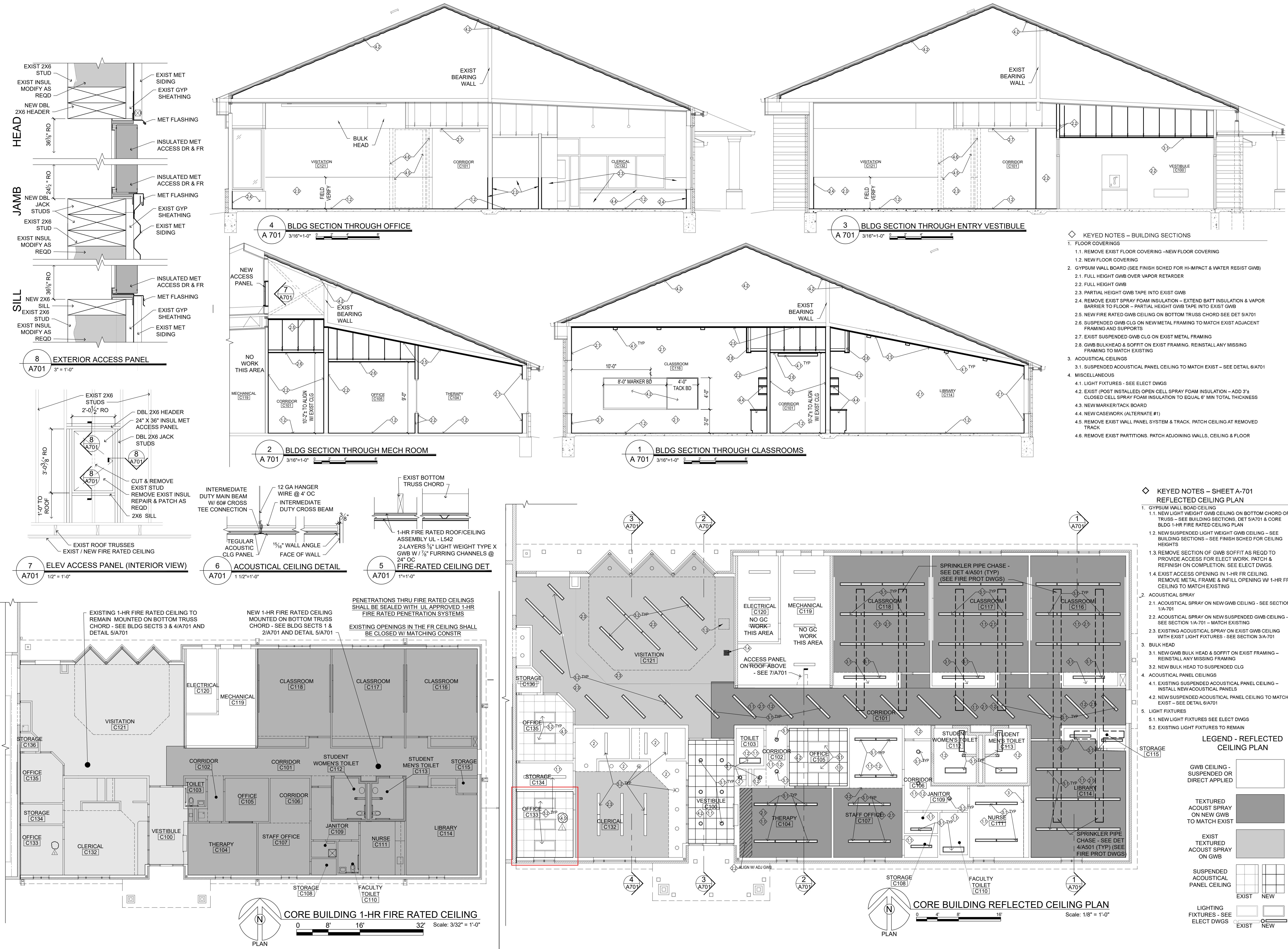
2. Basis of Design: S-W Cement-Plex 875 Acrylic Block Filler B42 Series, at 10 to 20 mils dry, per coat.

3. Basis of Design: S-W Macropoxy 646-100, B58-600 Series, at 5.0 to 10 mils dry, per coat.

END OF SECTION 099600



SIGNED 10/01/2025



EDM Incorporated
Engineers Architects Planners
500 N. Broadway, Suite 1200, St. Louis, MO 63102
(314) 231-5435 FAX (314) 31-8167

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(314) 231-5435 FAX (314) 31-8167

OFFICE OF ADMINISTRATION
DIVISION OF FACILITIES
MANAGEMENT,
DESIGN AND CONSTRUCTION

10/01/2025
SOCIAL SERVICES
Division of Youth Services

RENOVATIONS TO
INTERIOR
CORE BUILDING

HILLSBORO TREATMENT
CENTER
HILLSBORO, MISSOURI

PROJECT # H2503-01
SITE # 7710
FACILITY # 88777-10003

REVISION: 01 - ADDENDUM #1
DATE: 01/26/2026
REVISION:
DATE:
REVISION:
DATE:
ISSUE DATE: 10/01/2025

CAD DWG FILE: H2503-01 7710 88777-10003_A-701
DRAWN BY: GSS
CHECKED BY: WAB
DESIGNED BY: GSS/WAB

SHEET TITLE:
REFLECT CLG PLAN
BUILDING SECTIONS

SHEET NUMBER:

A-701

5 OF 20 SHEETS
10/01/2025

Pre-Bid Meeting Attendance Sheet
Hillsboro Treatment Center
Renovations to Interior, Core Building
Hillsboro, Missouri

Project No. H2503-01
January 22, 2026 10:00AM

Name & Title	Company Name & Type of Contracting	MBE/WBE/SDVE Status	Phone	E-Mail Address of Attendee & E-Mail Address of Individual filling out Bid Documents
✓ Fred L. Decker Jr. Project Manager	OA-FMDC		573-751-8521	fred.decker@oa.mo.gov
✓ Kevin Hultberg	OA-FMDC		636-524-8528	kevin.hultberg@oa.mo.gov
✓ Barry Sitzes	OA-FMDC		636-208-6012	Barry.Sitzes@oa.mo.gov
✓ Stephen Hendrix	OA-FMDC		314-340-6804	Stephen.Hendrix@oa.mo.gov
✓ Ted Bergen	EDM Inc.		314-231-5485	ted.bergen@edm-inc.com
✓ Chris Kerckhoff	EDM Inc.		314-335-6915	chris.kerckhoff@edm-inc.com

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Project No. H2503-01
January 22, 2026 10:00AM

Name & Title	Company Name Type of Contracting	MBE/WBE/ SDVE Status	Phone	E-Mail Address of Attendee and E-Mail Address of Individual filling out Bid Documents
Audrey Alotta <i>AA</i>	DYS		314-493-6742	Audrey.Alotta@dss.mo.gov
Joseph Hancock	DYS		573-751-7020	Joseph.hancock@dss.mo.gov
Stephanie Young <i>SY</i>	DYS		636-865-6040	Stephanie.Young@dss.mo.gov
Lisa Stagner <i>LS</i>	DYS		636-797-9817	Lisa.A.Stagner@dss.mo.gov
DAVID Schuster	LSP		573-979-3316	David@LSPainting.net
Alex Banta	Wright		636-254-6976	bids@wrightconstruct.com

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Hillsboro Treatment Center
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Project No. H2503-01
January 22, 2026 10:00AM

Name & Title	Company Name Type of Contracting	MBE/WBE/ SDVE Status	Phone	E-Mail Address of Attendee and E-Mail Address of Individual filling out Bid Documents
Alex Stacy PM	Brockmiller Construction		573-756-2516	Bids@Brockmillerconstruction.com
JAKE VERBLE SMYTH	INTEGRA	WBE	636 946 3000	BIDS@ICCSTLMO.com
Tom Davis Estimator	TS Company	WBE	417-597-1726	tdavis@tacountylectrical.com
Dave Nichols	SES Construction GC	WBE	573-253-1148	david@sesconstruction.com
Joe Hancock	DSS-DRS		573-751-3324	joseph.hancock@dss.mo.gov
Doug Heidland	Summit Electric		314 459 0033	Doug.Heidland@Waldinger.com

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Hillsboro, Missouri

Project No. H2503-01
January 22, 2026 10:00AM

Name & Title	Company Name Type of Contracting	MBE/WBE/ SDVE Status	Phone	E-Mail Address of Attendee and E-Mail Address of Individual filling out Bid Documents
Ton Brodenick	Authorized Elec		636-4664-0082	<u>AEFC1314@gmail.com</u>
Charles Saunders	RECS		573-721-3569	<u>Charles.Saunders@BrownandRoot.com</u>
GENOVEO RUIZ	LATINO HERITAGE BLDRS.	W/M B/E	636 551-0215	<u>Gruiz@LATINOHERITAGEBUILDERS.com</u>
Todd Vian	Gannon CP		314-303-6182	<u>tvian@gannoncp.com</u>
Ashleigh MOTSinger	MOTS excavation		314-1004-2945	<u>Ashleigh@motsexcavation.com</u>
Steve Scott	EDM Inc.		314-609 4682	<u>Steve.Scott@edminc.com</u>

Pre-Bid Meeting Attendance Sheet
Hillsboro Treatment Center
Renovations to Interior, Core Building
Hillsboro, Missouri

Project No. H2503-01
January 22, 2026 10:00AM

Name & Title	Company Name Type of Contracting	MBE/WBE/ SDVE Status	Phone	E-Mail Address of Attendee and E-Mail Address of Individual filling out Bid Documents
Danica Mitchell	Century Fire Sprinklers	WBE	314-502-2191	dmitchell@centuryfire.com
Jack Warden	Century Fire Sprinklers	WBE	314-3A1-9783	jwarden@centuryfire.com
Clayton Klein	ASPIRE CONSTRUCTION	GCL	314-374-1448	CKLEIN@ASPIRE-STL.COM
Boyer Tucker	Marschel Wrecking	-	636-326-4940	Boyer@marschelwrecking.com
Stephanie Price	Boyer Bldg & Design		636 337-9119	Stephanie@boyerbldg.com
Noah Snyder	Siemens Fire Protection	N/A	557-220-5859	noah.snyder@siemens.com