



800 Cushman Street  
Fairbanks, AK 99701

Telephone (907)459-6745  
Fax (907)452-5913

**CITY OF FAIRBANKS  
CITY HALL HEATING SYSTEM REPLACEMENT  
ITB-26-03**

**ADDENDUM NO. 1**

**May 12, 2026**

**Invitation for Bid No.: ITB-26-03**  
**Opening Date and Time: 2:00 P.M., May 21, 2026**

**The following changes, clarifications, and or additions are hereby made to the City of Fairbanks  
CITY HALL HEATING SYSTEM REPLACEMENT PROJECT ITB-26-03.**

<b>ADDENDUM No. 1</b>		
<b>Item No.</b>	<b>Reference</b>	<b>Change</b>
AD1.1	M100 series	<b>Contractor shall provide demolition only of up to three additional cast iron radiators and their associated steam and condensate piping not shown in the contract drawings, if discovered during construction, at no additional cost to the city.</b>
AD1.2	01 10 00 1.7 and 02 41 19 3.1.F	<b>City Hall normal working hours (including the Clerk's Office) are 8:00 a.m. to 5:00 p.m., Monday through Friday, except Municipal Holidays. Noise impacting City Hall operations should be scheduled outside these hours unless specific coordination and permission is granted by the City.</b>
AD1.3	01 10 00	<b>Revise section 1.3.D to state "...the new heating system shall be active no later than September 1, 2027."</b>
AD1.4	A100, A101, A102	<b>The project work consists of 4 total work zones. First and second floor zones are stacked to allow contractor to complete work above and below simultaneously (such as core drills) as necessary.</b>  <b>Work zones are not phases and may be entered multiple times throughout the duration of the project after vacating the previous zone with appropriate notification of City Hall.</b>

		<b>In order for City Hall operations to continue, only one of the four work zones may be under construction at any time unless specifically allowed otherwise by the city.</b>
AD1.5	A100, A101, A102	<b>Overhead work outside of the contractor's current "work zone" (including the installation of heating mains) during City Hall business hours will not be allowed without specific permission on a case by case basis.</b>  <b>However, overhead work outside of a work zone will be allowed outside of regular City Hall business hours in non-restricted access areas.</b>
AD1.6	AIA A201 3.9	<b>The superintendent may dual hat as the Site Safety and Health Officer.</b>
AD1.7	H103 Sample ID A17	<b>Green floor tile, black mastic, yellow mastic and black floor tile do occur all in same location. The flooring is layered.</b>  <b>As described in Note 6 on Sheet H100 and 02 82 33 1.1(B)(1), ACM flooring systems are known to be underneath non-ACM flooring systems throughout the building. This includes underneath laminate and carpet. Almost all spaces within the structure contained more than 1 flooring system present within a room from the onsite observations during the assessment, except generally mechanical and storage spaces. The flooring currently attached to the concrete throughout the structure was floor tiles, with every floor tile and nearly every associated mastic analyzed as containing asbestos.</b>  <b>It is assumed that ACM flooring is present at all locations unless a visual inspection for "lack of floor tiles" or laboratory analysis of specific materials determines otherwise.</b>
AD1.8	A200, A210, A220	<b>See attached revised sheets A200, A210, and A220 with Addendum 1 revisions for keynotes referencing chase construction.</b>  <b>All recessed fan coil units (FCU-2, FCU-6, and FCU-7) require the construction of a new chase in accordance with 1/A980 unless the patch and repair of an existing enclosure is specifically indicated in the plans</b>

AD1.9	M210	<p><b>Provide 1 additional fan coil unit each in conference 101, Engineering Technicians/Surveyors 116, and Archives 114 (three total additional units) to accommodate future office space buildout.</b></p> <p><b>Provide related architectural chase construction, electrical connections, hydronic connections, hazardous material abatement, controls, sensors, and other work as required to accommodate the installation.</b></p> <p><b>See attached M210 with Addendum 1 revisions.</b></p>
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END OF ADDENDUM #1

**All other terms, conditions, and specifications of the original Invitation for Bid remain unchanged. Bidders are required to acknowledge this addendum.**

**CITY OF FAIRBANKS**

 5/12/26  
Jeff Whipple  
Project Manager