

**ADDENDUM NO. 1**

**February 22, 2023**

**RE: Hutchins City Hall  
400 N. JJ Lemon Rd.  
Hutchins, TX 75141  
Project No. 23046**

**FROM: Brandstetter Carroll Inc.  
17304 Preston Road, Suite 1075  
Dallas, TX 75252  
Phone 469-941-4926**

**TO: Plan Holders**

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This addendum forms a part of the original bidding documents dated February 22nd, 2024. Each bidder shall acknowledge receipt of this addendum in the space provided on the Bid Form. Failure to do so may subject the Bidder to disqualification.

*Note: Any subsequent addendums will be affected sheets only.*

**CHANGES TO DRAWINGS:**

1. G-100, General Notes and Legends
  - a. Updated drawing title symbol to match drawings.
2. G-101, Code Review & Egress Plan
  - a. Added FE at Room 129.
  - b. Revised arrow at exit sign corridor room 140.
  - c. Added fire rated door at Electrical room 160.
  - d. Relocated FE to East wall at room 147.

# Hutchins City Hall – Addendum 01

## Revised Drawings:

### CIVIL

- C00.00 – COVER SHEET
  - Addendum 1 Sheets shown on sheet index list.
- C04.00 – OVERALL DIMENSION CONTROL PLAN
  - Western ramp adjustment.
  - Sawtooth Curb and Gutter in the north curb line.
  - 8' curb inlet relocated in the south entrance.
  - SET Culvert relocated to the east of the site.
- C05.00 – OVERALL PAVING PLAN
  - Western ramp adjustment.
  - Sawtooth Curb and Gutter in the north curb line.
  - 8' curb inlet relocated in the south entrance.
  - SET Culvert relocated to the east of the site.
- C06.00 – OVERALL GRADING PLAN
  - Revised Grading per site changes to storm sewer layout.
- C06.01 – GRADING PLAN
  - Revised Grading per site changes to storm sewer layout.
- C06.02 – GRADING PLAN
  - Revised Grading per site changes to storm sewer layout.
- C08.00 – POST DEVELOPMENT DAM
  - Revised drainage arrows per Grading Plan revision.
- C09.00 – STORM SEWER PLAN LINE A1
  - Revised Storm Sewer Plan to outfall east.
  - Revised Pipe materials from RCP to HDPE.
- C09.01 – STORM SEWER PROFILE LINE A1
  - Revised Storm Sewer Profile per Storm Sewer layout.
- C09.02 – DRIVEWAY CULVERT PROFILES
  - Revised pipe material from 12" RCP to 12" HDPE.
- C10.00 – OVERALL WATER AND WASTEWATER PLAN
  - Backwater valve added to the 4" SS lateral.
  - 16" Valves removed from the 16" water Line.
- C11.00 – EROSION CONTROL PLAN
  - Silt Fence layout and Grading Contours adjusted per revised grading.
- C12.01 – DETAILS SHEET
  - Detail added for Sawtooth Curb & Gutter condition along the northern curb on site.
- C12.02 – DETAIL SHEET
  - Removed details pertaining to scope of storm work that has been removed in the addendum 01.

**END OF ADDENDUM 01**

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[LANDSCAPE ARCHITECTURE]

## **Narrative of Changes**

### General

- All sheets updated to read 'Addendum 1' in the revisions table. Dated 02/22/2024
- Seal date updated to 2/22/2024
- All changes have been clouded and keyed with Delta 1

### Sheet L0.00 LANDSCAPE SHEET INDEX

- Added Addendum 1 to index

### Sheet L0.01 GENERAL NOTES & SCHEDULES

- Planting schedule updated to reflect plant quantity changes
- Reference notes schedule updated to reflect additional cobble detail

### Sheet L1.00 TREE MITIGATION PLAN

- No updates

### Sheet L2.00 PLANTING PLAN

- Steel edging added between planting beds and cobble along building
- Shrubs, groundcover, and cobble removed where concrete flumes are located
- Planting limits updated around proposed sign and flag poles

### Sheet L2.01 PLANTING DETAILS

- Detail 5 updated to show "per arch/ civil" note to cobble bed dimension
- Detail 5 renamed 'Typical Stone Mulch Section @ Paving'
- Detail 7 "Typical Stone Mulch Section @ Planting" added to sheet

### Sheet L3.00 IRRIGATION PLAN

- Irrigation design updated per landscape and site updates

### Sheet L3.01 IRRIGATION DETAILS

- No updates

## Structural Narrative

### ADDENDUM 1 CHANGES

#### **S2.01 – Foundation Plan**

- Removed 12" topping slab.
- Provided new detail reference 09/S4.04 along grid 1.
- Provided miscellaneous steel framing at ribbon window along grid B along with detail reference.
- Added plan note #10.

#### **S2.02 – Low Roof Framing Plan**

- Provided miscellaneous steel framing at ribbon window along grid B along with detail references.
- Updated steel framing between low roof and community room between grids 26 and 27 along with detail references.
- Provided miscellaneous steel framing detail reference along grid 1, B, and M.

#### **S2.03 – High Roof Framing Plan**

- Clarified roof framing over the community room.

#### **S2.04 – Foundation Plans and Details**

- Removed generator pad enclosure and foundations.

#### **S3.04 – Typical Details – CMU Walls**

- Clarified detail 08.

#### **S4.03 – Foundation Details**

- Clarified grade beam reinforcing in details 02, 04, 5, 6, 7, 8, and 10.

#### **S4.04 – Foundation Details**

- Added detail 09.

#### **S4.05 – Foundation Details**

- Added new detail 01.

#### **S5.01 – Framing Details**

- Added new detail 08.

#### **S5.05 – Framing Details**

- Added new details 03, 04, 05, and 06..

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**CHANGES TO SPECIFICATIONS:**

1. Section revised under this addendum:
  - 01 29 00 – Payment Procedures
  - 01 31 00 – Project Management Coordination
  - 01 32 00 – Construction Project Documentation
  - 01 33 00 – Submittal Procedures
  - 03 35 43 – Polished Concrete
  - 04 43 13 – Stone Masonry Veneer
  - 06 42 00 – Wood Paneling
  - 08 71 00 – Door Hardware
  - 08 83 00 – Mirrors
  - 09 21 16 – Gypsum Board Assemblies
  - 09 30 00 – Tiling
  - 09 51 00 – Acoustical Ceilings
  - 09 54 00 – Specialty Ceilings
  - 09 68 13 – Tile Carpeting
  - 09 84 30 – Sound Absorbing Wall & Ceiling Units
  - 09 91 13 – Exterior Painting
  - 09 91 23 – Interior Painting
  - 10 14 16 – Plaques
  - 10 14 19 – Dimensional Letter Signage
  - 10 14 23 – Panel Signage
  - 10 21 13.13 – Metal Toilet Compartments
  - 10 22 26 – Operable Partitions
  - 10 26 00 – Wall and Door Protection
  - 10 28 00 – Toilet, Bath, and Door Protection
  - 10 44 00 – Fire Protection Specialties
  - 10 73 16.13 – Metal Canopies
  - 10 75 00 – Flag Poles

10 82 00 – Exterior Grilles and Screens  
10 99 00 – Miscellaneous Specialties  
11 30 13 – Appliances  
12 24 00 – Window Shades  
12 36 00 – Countertops  
12 61 00 – Fixed Audience Seating  
22 13 00 - FACILITY SANITARY SEWERAGE  
26 00 10 - ELECTRICAL SUBMITTAL PROCESS

### **CHANGES TO DRAWINGS:**

1. A-101, Site Plan
  - a. Revised location stairs at West side.
  - b. Replace sod area with pavement at edge of flumes.
  - c. Remove generator enclosure from scope.
  
1. A-103, Site Details
  - a. Revised detail B1. Removed all walls and doors from generator enclosure. Scope revised to only provide slab and concrete pad for future generator.
  - b. Removed all generator enclosure details.
  
2. A-104, Site Details
  - a. Detail D3, revised piping routing.
  
3. A-106, Site Details.
  - a. Revised footing and model number of Bill drop at details B1 and B2, and A1-A4.
  
4. A-201, Dimensional Plan
  - a. Revised layout at rooms 114-115.
  - b. Added furr walls at rooms 118-119.
  - c. Revised millwork at room 122.
  - d. Revised millwork and relocated sink at room 132.
  - e. Added pocket doors for folding partition at room 129.
  
5. A-202, Finishes Plan and Finish Schedules
  - a. Added control joints at Room 129.
  - b. Updated finishes at Rooms 137 and 143.
  - c. Revised C2 on ceiling schedule.
  - d. Added C8 on ceilings schedule.
  - e. Added finishes on "Other finishes" schedule.
  
6. A-204, Reflected Ceiling Plan
  - a. Revised ceiling per floor plan modifications to rooms 114-115 and 118-119.
  - b. Added room tags to all rooms.
  - c. Added lights at trellis at North entry.
  - d. Added roller shades tags to East facing windows and added Window treatment schedule to sheet.
  
7. A-205, Reflected Ceiling Plan
  - a. Added room tags to all details.
  - b. Added dimensions to detail C1.
  - c. Revised section detail on detail A3.

8. A-206, Reflected Ceiling Plan Details
  - a. Added finishes tags and noted heights at details A3, D1, D4 and D5.
  - b. Previous detail C5 relabeled to C1.
  - c. Previous detail B5 relabeled to C5.
  - d. Align ceiling treatment and revised ceiling height at detail B3.
  - e. Added wall finishes at detail A1.
9. A-207, Roof Plan
  - a. Added gridlines to roof plan.
  - b. Added downspout for higher roof at GL 26/L.
  - c. Removed one downspout at lower roof at GL 26/L.
10. A-208, Roof Plan
  - a. Removed couple of section tags from detail A1.
  - b. Added safety rails to detail A6.
  - c. Revised downspout and scuppers at North upper roof.
  - d. Removed gutter types legend.
11. A-300, Annotation Plan
  - a. Revised layout at rooms 114-115, and 118-119.
  - b. Added pocket doors for folding partition at room 129.
12. A-302, Enlarged Plans
  - a. Revised layout at rooms 114-115.
  - b. Added furr walls at rooms 118-119, relocated paper towel dispenser and added a mirror in new alcove created.
  - c. Revised millwork at room 122.
13. A-303, Enlarged Plans
  - a. Added furr walls at rooms 118-119 on detail A1.
  - b. Added interior elevations to room 143 on detail C3.
  - c. Adjust door jamb at room 152 on detail C3.
14. A304, Enlarged plans
  - a. Added interior elevations to room 137.
  - b. Added pocket doors for folding partition at room 129.
15. A-310, Restroom Plans
  - a. Added fixture TA03B to all women's restrooms.
  - b. Added furr walls at rooms 118-119, relocated paper towel dispenser and added a mirror in new alcove created on detail A5.
  - c. Added fixture tags at all vanities.
  - d. Updated toilet and plumbing fixture schedules.
16. A-401 Exterior elevations.
  - a. Added lights at trellis on detail D1.
  - b. Added callout to denote intended typical brick layout on detail B1.
  - c. Added bulletin board and dedication plaque on detail A6.
  - d. Removed downspout from detail D1.

17. A-501, Building Sections
  - a. Added lights at trellis on detail C1.
18. A-510, Partition Types.
  - a. Sheet revised to remove Type X previously shown on various partitions.
19. A-602, Wall Sections.
  - a. Revised hatches at base of wall section on detail A2.
20. A-610, Section Details.
  - a. Revised details B5 and C5, not completed on previous set.
21. A-612, Section Details.
  - a. Revised details A3, A5, B3 and B5, not completed on previous set.
22. A-613, Section Details
  - a. Revised details to modify scupper connections.
23. A-701, Interior Elevations.
  - a. Revised details A1 and E1, added mirror, furring walls and relocated paper towel dispenser.
24. A-702, Interior Elevations.
  - a. Added elevations A2, A3, A4, and A5 to Janitor's closet.
25. A-703, Interior Elevations.
  - a. Revised millwork at detail E5 to accommodate new copier/printer.
  - b. Revised millwork at details B5 and C5, per relocated sink.
26. A-704, Interior Elevations.
  - a. Revised ramp handrail to be wall mounted on detail A1.
27. A-705, Interior Elevations
  - a. Added dimensions to sloping ceilings and details A1 and D1.
28. A-706, Interior Elevations.
  - a. Added doors to folding partition at detail C1.
29. A707, Millwork Sections
  - a. Change countertop finish material at Detail B4.
  - b. Revised details A4, A5, A6, and E3 to provide finish face panel.
30. A-708 Millwork Sections.
  - a. Revised layout of Dias on detail A1.
  - b. Platform revised from concrete to SS + plywood on details E4 and E6.
  - c. Revised detail of handrail wrap at detail D6.
  - d. Revised framing, finishes and dimensions at detail C6.
31. A-801, Door and Schedule.
  - a. Revised sheet name, previously "Door and Window Schedule/Frame Details."
  - b. Revised sill details.
  - c. Revised complete door schedule.



32. A-802, Frame Elevations
  - a. Revised window frame dimensions at detail D1, per door jamb adjustment.
  - b. Revised window elevations for window types W9, W10, W11 and W12 to include the stone surround for reference.
33. A-810, Plan Details.
  - a. Revised outline of downspouts for roof drain.
34. A-811, Plan Details.
  - a. Revised framing at detail A2.
35. A-812, Plan Details.
  - a. Added plan detail C4.
  - b. Revised pocket door jamb framing.
36. A-902, Rear Entry Trellis.
  - a. Added lights at trellis on details A1 and A3.
37. A-903, Front Garden Trellis.
  - a. Added lights at trellis on details A1 and A2.

**END OF ADDENDUM NO. 1**



## **ADDENDUM #1**

**PROJECT TITLE: Hutchins City Hall**

**MD PROJECT #: 231646**

**DATE: February 20, 2024**

### **MECHANICAL**

1. M-001 – SCHEDULE
  - Added VRF-04/01 to schedule.
2. M-002 – SCHEDULE
  - Added Designation – G to air device schedule.
  - Added CU-04 to VRF condensing unit schedule.
  - Revised air balance schedule.
3. M-201 – FIRST FLOOR PLAN – DUCTWORK
  - Community/Event room return air diffusers adjusted and relocated.
  - Note by symbol 7 added referring to type of diffuser being used.
  - Changed VRF-02/12 to VRF-04/01.
  - Relabeled VRF-02/13 through VRF-02/16
4. M-202 – ROOF PLAN – DUCTWORK
  - Added CU-04
5. M-301-FLOOR PLAN – HVAC PIPING
  - Added new piping route for VRF-04/01 to CU-04.
  - Changed VRF-02/12 to VRF-04/01.

### **ELECTRICAL**

1. E-001 – ONE LINE / SCHEDULES
  - Added Type UC light fixtures to the light fixture schedule.
  - Added transformer primary and secondary voltages.
  - Revised generator as future and added NBS to stub up conduit to generator.



2. E-002 – PANELBOARDS
  - Added breakers per revised lighting, power, and power to mechanical layouts.
  - Revised label for VRFs.
  - Revised circuits for IWH-1 and IWH-13.
  - Added receptacle circuits for Catering Kitchen.
  - Added Branch Selector circuits.
3. E-003 – SCHEDULES
  - Added CU-04.
  - Changed VRF-02/12 to VRF-04/01.
  - Relabeled VRF-02/13 to VRF-02/16.
4. E-100 – SITE PLAN – ELECTRICAL
  - Added general note to refer to Technology sheet T-100 for additional site coordination.
  - Revised generator to future generator.
5. E-201 – FIRST FLOOR PLAN - LIGHTING
  - Added Type UC fixtures.
  - Added jbox for building signages.
  - Revised light fixture layout per background changes.
  - Added general note to refer to Technology and Security sheets for additional coordination.
6. E-301 – FIRST FLOOR PLAN - POWER
  - Added general note to refer to Technology and Security sheets for additional coordination.
  - Revised receptacle layout per background update.
  - Revised heights for receptacles.
  - Added copier/printers, partition key switches, jbox for powered shades, microwaves, and paper towel dispensers.
  - Relocated card access readers per background update.
7. E-401 – FIRST FLOOR PLAN – POWER TO MECHANICAL
  - Changed VRF-02/12 to VRF-04/01.
  - Relabeled VRF-02/13 to VRF-02/16.
  - Revised circuits for IWH-1 and IWH-13.
  - Added Branch Selectors 1 – 3 to floor plan.
8. E-402 – ROOF PLAN – POWER TO MECHANICAL
  - Added CU-04.
  - Moved labels for CU-02.



## PLUMBING

1. P-200 - UNDERFLOOR PLAN - SANITARY / VENT
  - Relocated associated piping serving relocated catering sink in catering kitchen 132.
2. P-201 - FIRST FLOOR PLAN - VENT
  - Relocated associated piping serving relocated catering sink in catering kitchen 132.
3. P-301 - FIRST FLOOR PLAN - PRESSURE PIPE
  - Relocated associated piping serving relocated catering sink in catering kitchen 132.
  - Relocated hosebibb from one wall to another wall per architect request.

This concludes Addendum 1 items for the referenced project.

Sincerely,

**MD Engineering, LLP**

Michael Smith, PE LEED®AP  
President

Randell Jepsen, PE  
Director

**ADDENDUM #1**

**TO**

**Hutchins City Hall**

**Security**

**Hutchins, Texas**

February 20, 2024

Project: 23046.00  
From: LattaTech  
To: Bidders of Record

This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents.

**DRAWINGS MODIFICATIONS**

Note to bidders on drawing modifications: Any revision made to a sheet as part of this Addendum, regardless of the scale of the modification, results in the reissuance of that full sheet. The description for the revisions follows below, but the full sheet is reissued to allow revised sheets to simply be substituted for the sheets originally issued.

**Item No. 1. Sheet – ES2.03**

- A. Changed doors #122, #124D, #129B and #129C to DPS from previous request to exit in Hardware type.
- B. Removed Card reader and door devices for previous doors #124b and #124C that have been removed from Council Chamber/Court Room #124.
- C. Added Duress Pushbutton in Judges Office/Council WS #125.
- D. Showed Camera #C06 on this plan as also shown in camera schedule and Site Plan Sheet ES1.00.

**Item No. 2. Sheet – ES4.01**

- A. Replaced Camera Detail with correct Detail based on Camera selection change as shown on Camera Schedule on Sheet ES5.02.

**Item No. 3. Sheet – ES5.02**

- A. Modified Camera Resolution and Lenses for Cameras #C03, #C04, #C05, #C06, #C14 and C20.
- B. Corrected #C17 Camera Type to Panoramic to not be confused as a multisensor type.
- C. Changed Camera #C08 from Wall Mounted Dome to Pendant Wall Arm type to enhance camera view.

**ADDENDUM #1 ATTACHMENTS:**

**Specification Sections as listed above.**

**Drawing Sheets as listed above.**

**END OF ADDENDUM**