

Date: August 22, 2025

**GS# 104-215 Jones Hall Interior Renovations
Mississippi University for Women**

Addendum No. 1

This addendum forms part of the Contract Documents for the above referenced project. All other requirements of the original Contract Documents shall remain in effect except as specifically modified in this addendum. Bidder is to acknowledge receipt of this addendum with their bid. Failure to do so may subject the Bidder to disqualification.

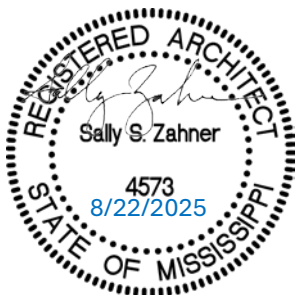
1. A Pre-Bid Meeting was held on August 21, 2025. See this addendum and meeting minutes for resolution of questions asked and other information discussed at this meeting. See the Pre-Bid Conference Meeting Minutes and Pre-Bid Conference Attendance Roster attached.
2. Clarifications:
 - a. There will be no charge for contractor parking on campus.
 - b. There will be no charge for utility use from the Using Agency.
 - c. The Contractor may use the elevator during the work prior to the elevator modernization that is part of this contract. Once the elevator is modernized/renovated, the contractor is responsible for protecting all components until the work is completed.
3. Specifications:
 - a. Section 06 61 16 Solid Surfacing Fabrications: Part 2 Products:
 - i. Tower Industries Meridian Solid Surface Shower Products shall be considered an Equal to the Basis of Design product.
 - b. Section 09 65 00 Resilient Flooring and Accessories: 2.02 Materials, Paragraph A:
 - i. Feature strip/termination trim is called to be provided in doorways where same height transitions from LVT to LVT occur. Provide Tarkett/Johnsonite Feature Strips or equal; 1" wide, 1/8" gauge in solid color, locate under door. Color as selected by Architect.
4. Drawings:
 - a. A101-A105 and A400 Detail 1: REVISE demolition/removal of existing interior doors scope:
 - i. Existing closet doors AND bathroom doors with signatures on them to be removed by Contractor and returned to MUW with room number tagged on doors. This is ONLY required for doors with signatures. All other doors noted to be removed are to be disposed of by Contractor.

- b. A103: in Storage 325 where the existing dryer vent penetrations are to be removed and patched, fill/seal on interior with foam insulation prior to patch/paint, and provide blank stainless steel cover plate for any old penetrations that will be exposed on the exterior.
- c. A111: new building plaque shall be mounted in lobby. Provide 24"x36" bronze plaque, single line border, standard background texture and font. Lettering and design to be confirmed with Owner.
- d. A350, Detail 1: the perforated panel infill shall be equal to perforated metal round, galvanized steel, G90, 22 Gauge, 5/32" round on 3/16" staggered centers, 63% open area OR SIMILAR. Painted finish same as new tube steel rail framing.
- e. A600 Opening Schedule: for glazing to receive obscure film for privacy, provide SOLYX SX-3131-UG Eco Dusted Crystal window film OR SIMILAR. Intent is for matte surface privacy film.
- f. A113, Detail 4, and A610 Finish Key: ADD WT-2, Wall Tile Type 2:
 - i. Milestone Area 51, 2"x2" Matte Porcelain mosaic tile in color WHITE
- g. A610 Finish Schedule:
 - i. in Mechanical 113 and Elevator Equipment 114, provide sealed concrete floors and new rubber base RB-1.
 - ii. LVT-3 Aspekt Pattern is LARGE pattern

Approval of a Manufacturer or product as an "equal" does not in any way alter the Contract Documents. Any approved manufacturer must accommodate construction details, required finishes, owner's specific requirements, adjacent materials, etc. Any additional materials or components required by the "approved equal" for proper installation for the given conditions are the responsibility of the Contractor. Approval of a Manufacturer also shall not cause an up-charge for the desired finish or limit the choices of finishes, colors, materials, etc. Field measurement of existing conditions for the installation of items is the responsibility of the Contractor.

Contents: This addendum consists of **7** (8 ½" x 11") sheets and **0** (24" x 36") drawings - (including this page).

End of Addendum No. 1 for: Jones Hall Interior Renovations



PRE-BID CONFERENCE – Meeting Minutes

**Project: GS# 104-215 Jones Hall Renovation
Mississippi University for Women**

Date/Time: August 21, 2025 at 10am

Location: Jones Hall, MUW Campus

Present: See attached sign-in sheet

1. Project Team:

- **Shafer Zahner Zahner: Sally Zahner 662-364-1456 (c), szahner@szzarch.com**
- **Dewberry Engineering: Tim Groover 601-362-6478 cell 601-951-2819**
- **Bureau of Building: MaKayla Luper, Makayla.luper@dfa.ms.gov**
- **MUW: Jody Kennedy, Director of Facilities jwkennedy@muw.edu**
- **MUW: Andrew Moneymaker, Director of Housing amoneymaker@muw.edu**

Bid Date: **Thursday, September 4, 2025 at 2:00 pm** @ the office of the Bureau of Building(14th floor), Grounds and Real Property Management, 501 North West Street [Woolfolk Building], Jackson, Mississippi, 39201. Official Time is by the BOB. Please plan for time to get through security and make your way to the 14th floor if you are turning in a physical bid. Digital bid submission is through DFA’s MAGIC system.

- Current Bidders List: **8 current** General Contractors
- Construction days: **365** calendar days for project (see *Proposal Form*) –
- Notice to Proceed – by BOB. Must hold price per specifications.

2. Instructions to bidders

- Proposed addendum dates: Before 5:00 p.m. Friday, August 29, 2025.
 - i. Last day for questions to SZZ: THURSDAY AUG 28 COB.**
 - ii. Email all RFIs to Sally Zahner: szahner@szzarch.com**
- Division One.....follow all BOB rules.

3. Contract Administration: Architects will be on site to inspect regularly.

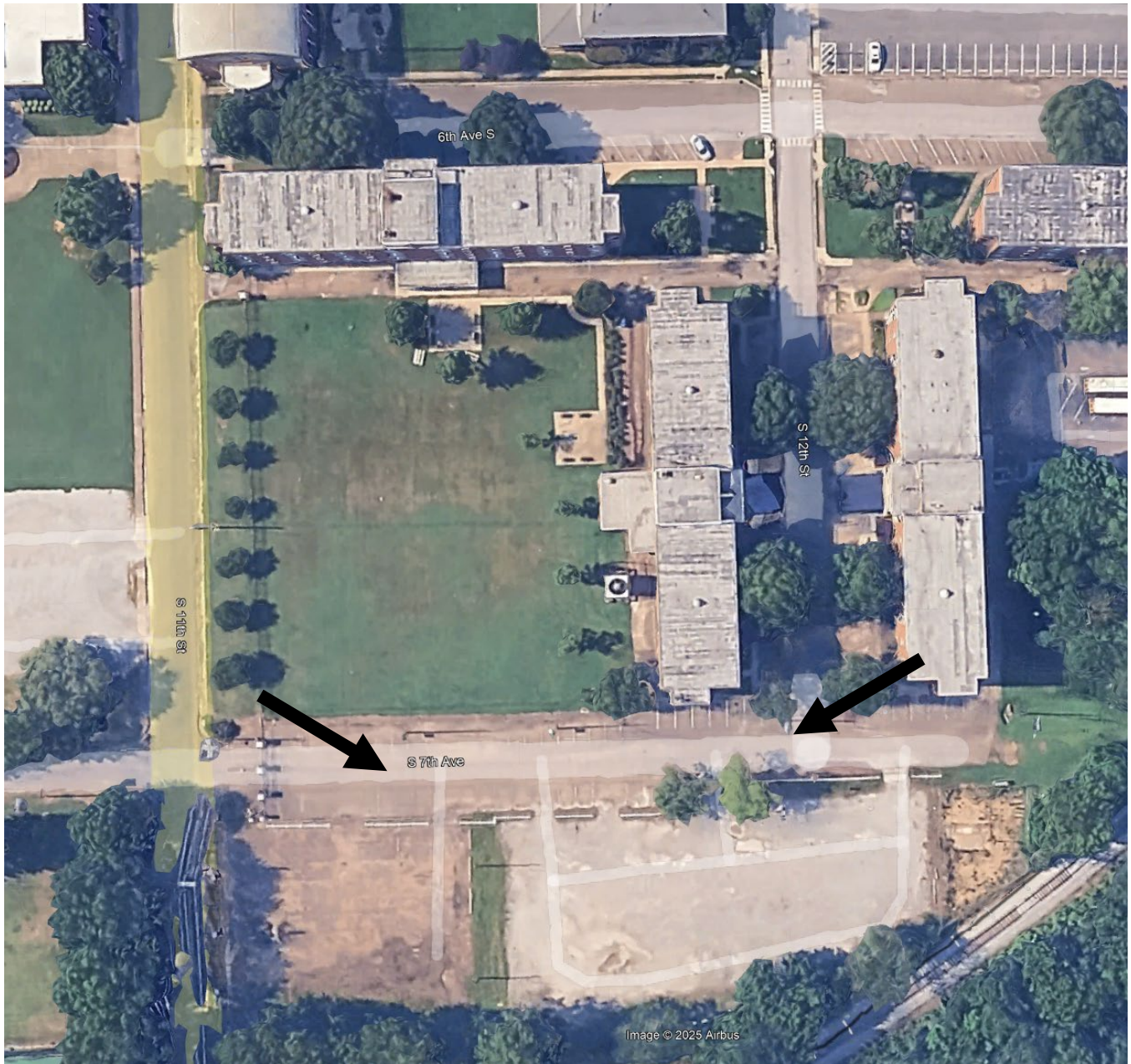
- Construction Progress Meetings held monthly as required by Division 1. These are the responsibility of the Contractor to provide an agenda, meeting minutes, etc.

4. Scope of work: Selective demolition, abatement, interior renovations to Jones Hall. Includes reconfiguration of dorm room bathroom suites, upgrades/replacement to major building systems, elevator modernization, finish replacement, ADA upgrades.

- Bid Alternates
 - i. 1 – Additional access control system components on interior doorways as identified in the Documents

- ii. 2 – Exterior sealant replacement around window boxes as identified in the Documents
 - Allowances
 - i. Controls – \$306k, see 230900
 - There are Commissioning requirements for this project. Refer to 019100, and Division 22, 23, 26 for specific requirements for commissioning of systems.
5. Construction Access and Special Phasing; Discuss:
- Secure the jobsite, Coordinate work affecting campus occupants with Using Agency
 - Utility agreement required
 - Staging Areas/Fencing/Access/Construction Sign: **Discussed/to be addressed**
 - i. **Maintain right of ways in adjacent streets and to student parking lot**
 - ii. **Lay down areas, parking, fencing locations to be confirmed in the Pre-Construction Meeting with College’s representative. Tentative fencing and site access diagram is attached for review.**
6. Bidding rules: Pay attention to *Instructions To Bidders*
7. Common mistakes:
- Certificate of Responsibility and Contractor’s License number on envelope.
 - Any changes to bid on outside of envelope. Initial and date.
 - Acknowledge addenda.
8. Questions –
9. Walk site

SITE PLAN: Fencing extents and contractor access



Approximate extents of contractor fencing shown in red on aerial above. Contractor may park inside the fence. Black arrows are existing gate at SW that may be used by contractor – maintain access for campus police, and proposed contractor gate at SE corner.

Areas clouded in green are proposed laydown for a separate contract (chiller project).

Note that 12th street will be maintained for clear access to adjacent buildings and parking lot south of the site utilized by students.

MUW will allow use of gate at street. MUW campus police requires double lock for police access into fenced area.

PRE-BID MEETING SIGN-IN SHEET

Project:	GS# 104-215 Jones Hall Renovations	Meeting Date:	8/21/2025
Owner:	MUW, DFA	Place/Room:	Jones Hall

Name	Company	Email	Phone
Sally Zahner	SZZ	szahner@szzarch.com	662-364-1456
Andrew Moneymaker	MUW	amoneymaker@muw.edu	662-241-6339
Scott Klaus	EAI	sklaus@ea.itu.com	615-815-6361
Jarrett Horn	Demolition Specialist	J.Horn@demolition-specialist.com	601-985-7260
JAMES BOWEN	F.L. CRANE & SONS	J.BOWEN@FLCNS.COM	662-862-2172
Scott Slay	Brookhaven Electric	scott@brookhavenelectricllc.com	401-833-9233
Elizabeth Lee	Codaray	elizabeth_lee@codaray.com	769-280-1113
BRAD CHANEY	CODARAY	brad.chaney@codaray.com	601-926-0360
Cody Curry	Southern S&S	cody@southernengineering.com	601-944-8685
Blake Fortenberry	XI	Blak.fortenberry@xi.com	769-297-2723
Jody Kennedy	MUW	jkennedy@muw.edu	662-889-9595
Tim Groover	Dewberry	tgroover@dewberry.com	601-951-7819
MIKE PARKER	FLAGSTAR Const.	mikeparker@flagstarconstruction.com	662-213-4615
ANDREW ARLES	SNYDER ENVIRONMENTAL	arales@snyderenvironmental.com	601-559-2185
Donald Sacramento	Gulf Services Contracting	dsacramento@gmail.com	251-443-8161
Gary Stripling	R-D Plumbing	—————	662-328-2830
Brent Ayres	Diversified Elevator	Brent@diversifiedelevators.net	205-659-7569
Jay White	Fireline, Inc	jay@fireline-ms.com	662-791-9097
Ricardo Ledezma	Ethos Contracting	rledezma@ethoscorp.com	915-613-6005

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Owner:	MUW, DFA	Place/Room:	Jones Hall

Name	Company	Email	Phone
Sally Zahner	SZZ	szahner@szzarch.com	662-364-1456
Scott Upchurch	Upchurch	scott@upchurchplumbing.com	662-453-6860
Lindsay Klyas	Alliant	Lklyas@alliantconstruction.com	601-624-6980
Chip Goza	VSC	cgoza@vscfire.com	601-955-2351 662-328-2438
Jason Morgan	WBC	jmorgan@westbrothersconstruction.com	662-328-2438
Brandi Mitchell	WBC	bmitchell@westbrothersconstruction.com	662-328-2438
Rob Winkpleck	WBC	RWink@westbrothersconstruction.com	601-955-1084
Juan Archano	Performance Services	Janillano@performance-services.com	
Chuck Bailey	Home Decor Installations	everything@homedecorinstall.com	
Chip Goza	VSC	cgoza@vscfire.com	601-955-2351
VERN KEEM	KEEM CONSTRUCTION	VERN@KEEMCONSTRUCTION.COM	662-332-3311
Matthew Miles	MUZ	mmiles@muw.edu	662-329-7129
Zoe Jackson	Alliant	zjackson@alliantconstruction.com	601-551-3294
Richard Wingo	RWC	syndie@rwc.ms richard@rwc.ms	601-849-5675
Michael Henderson	BTS FIRE SPRINKLER	MICHAEL.HENDERSON@BTSLLCGROUP.COM	662-312-6709
Jess Harpork	MUW	jjharpork@muw.edu	662-329-7129
Makayla Luper	BOB	makayla.luper@df.ms.gov	769-312-8983
Tyler Pacc	BOB	Tyler.Pacc@dfa.ms.gov	601-596-5733