




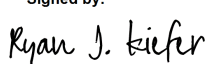
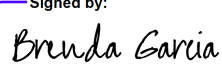
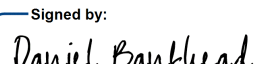

CSP 25-061AL (BP013) – ADDENDUM No.03 Kitchen Renovations ES

FOR

Fort Bend Independent School District
2023 Bond Program

To access the complete Addendum:

<https://fortbendisd.bonfirehub.com/portal/>

Reviewed By:	<div>Signed by:  F77F1A85ABE744F...</div>	9/2/2025
	PROJECT MANAGER	
Reviewed By:	<div>Signed by:  1F973D1CC91A41D...</div>	9/2/2025
	DESIGN MANAGER	
Reviewed By:	<div>Signed by:  108AFC7FB312427...</div>	9/2/2025
	DIRECTOR OF CONSTRUCTION	
Approved By:	<div>Signed by:  AABFCACAE7E9453...</div>	9/2/2025
	EXECUTIVE DIRECTOR, DESIGN & CONSTRUCTION	
Approved By:	<div>Signed by:  DF25AD47E416421...</div>	9/2/2025
	DIRECTOR, MATERIALS MANAGEMENT	

ADDENDUM #3
September 02, 2025

FBISD - BP013
Kitchen Remodel ES

Fort Bend Independent School District



MWA Architects, Inc.
11767 Katy Freeway, Ste. 430
Houston, TX 77079



Total of 0 full size drawings and 11 8 ½ x 11 pages including cover

FORT BEND ISD – Kitchen Renovations ES
BP013

Addendum No. 3
Page | 1

To the Plans and Specifications for the FBISD BP013, Kitchen Renovation, this addendum forms a part of the Contract Documents and modifies said documents as follows:

I. GENERAL:

A. Bid Date has been changed to **Tuesday, September 16, 2025.**

II. BIDDERS QUESTIONS:

A. Questions by bidders that do NOT require the issue of drawings have been answered and follow this page.

End of Addendum



Vendor Discussions

Please Clarify the Quantity of Locations for the CSP (12 or 13)

Reference the advertisement request on page 2 of 10 in the Background section. The CSP is for 13 locations. We are visiting 12 locations. Please share the 13th location and the visiting order for this location?

Dulles Elementary School which was also visited on Monday August 18th at the end of the scheduled campuses.

Missing Plumbing Pages

Please provide: 1. Plumbing layouts for Highlands and Hunters Glen. 2. Plumbing sheets for Palmer and Pecan Grove 3. Plumbing demolition drawing for Settlers Way

TO BE INCLUDED IN ADDENDUM 4

Pecan Grove Elementary missing drawings

Can you please Provide Mechanical, Electrical, HVAC drawings for p. Pecan Grove?

TO BE INCLUDED IN ADDENDUM 4

Austin Elementary Temporary Cooler a - A.101 site plan

Please verify 2 temporary coolers are required for Austin Elementary

Only ONE temporary cooler is required at Austin Parkway Elementary.



Demo Plans General Demolition Notes # 4

Please clarify the Note 4 to recess all conduits and wiremold to inside of walls. This is for project locations a. Austin, j. Highlands, k. Hunters Glen, o. Palmer, p. Pecan Grove, s. Settlers Way, u. Sugar Mill.

Surface mount conduit is not acceptable. All conduit and wire mold shall be within the wall. Walls shall be modified as required to recess conduit after consultation with Architect.

Base Bid Locations

The request for proposal mentions 12 locations. Do we include the additional ancillary locations in this CSP for locations aa, bb, cc, dd, ee, ff, b, c, f, g, h, l, q, r, w?

Yes. The ancillary locations (aa, bb, cc, dd, ee, ff, b, c, f, g, h, l, q, r, and w) will house the temporary freezers required by Child Nutrition to store food for schools undergoing renovation. These ancillary locations will also prepare and transport food as needed to the school currently under renovation. Transportation will be provided by the Owner.

Temporary freezer and temporary coolers must be included as part of the base bid, along with temporary power for these units and fencing protection if fencing or protection is not otherwise provided during for the campus while these units are in use..

For example, during Phase 1, Austin Parkway will be under renovation, and the temporary freezer will be located at First Colony Middle School until substantial completion of that phase. Please note: this project is divided into three phases. A temporary freezer/cooler will only need to be provided for the schools under construction during each phase—not for all locations at once.

See Groupings of schools and phasing of cooking schools and receiving schools in plans.

c. Colony Bend Cover Sheet

Please revise the cover sheet to reflect Colony Bend. Currently there is a b. Burton and c. Burton

Cover sheet will be revised in Addendum No. 4



Water Softening System Clarification

Is this scope on drawing i-P1.01 for the Highlands project or the Heritage Rose. Please clarify title block listed as Highlands. Plan j on the sheet and i-P1.01 page name. Reference page 135 of 556 of the combined drawings.

Title Blocks will be revised in Addendum 04

Refer to j. Highlands Elementary

Drawing j-D.101 Keyed Demolition Note 7 states to mitigate any mold found. Can you please define the overall scope and quantity related to: Testing, Quarantine procedures, Site logistics, and Remediation square footage. This note applies to all kitchen renovation projects to include plan set: a, j, k, o, p, s, u.

Note will be removed. Mold remediation, if needed will be handled on a case by case basis, as an unforeseen condition to the contract.

Reference j-A.302 Temporary Kitchen layout

The kitchen equipment schedule does not reflect equipment: 805,806,808, 809,810,811 Additionally 804 appears to be a rack but is listed as splash guard on the schedule

Reference j-A.302 Temporary Kitchen layout

Can you please provide:

1. A plumbing trench plan for the hand sinks and any required drains
2. Plumbing required for the temporary kitchen
3. Ceiling requirements to support the proposed light fixtures. Please provide a detail.



4. Will HVAC be required in the Temporary kitchen area?
5. Will fire protection be required in the temporary kitchen area? 6. Flooring requirements for patch and or repair due to hand sinks This request applies to plan sets a,j,k,o,p,s,u.
1. Plumbing trench will not be required in the temporary serving (kitchen) line. The sinks in this area will drain along the walls on their way to a floor sink in the renovation area. These lines will be exposed.
2. To be issued in Addendum 4.
3. Unclear – this will be either a standard lay in ceiling grid over kitchen areas or a gyp, board suspended on metal stud in the alcove ceiling with the storefront.

Reference j-A.302 Temporary Kitchen layout

Keyed Note 01 - Do we need to provide a cleanable floor surface other than Ram Board for the project duration? Or do we change the Ram Board as required? What duration should we replace the Ram Board?

Price with RAM Board as a single installation.

02 26 23 Asbestos Assessment

I see in the specifications table of contents section 02 26 23 Asbestos Assessment, but it's not found in the contents. Is asbestos assessment or abatement part of the scope of this project?

This Section will be removed. FBISD has hired or will hire a third party asbestos assessment contractor before construction begins. Abatement and or assessment will NOT be part of this contract. Section 00 31 36 – Hazardous Materials is to be issued via Addendum No. 4.

Bollards



Will permanent bollards be required for new condensing unit locations?

Yes, price a minimum of six 6" dia. steel pipe bollards, 42" above paving set into a min 12" dia x 56" d. hole filled with 3000 lb. concrete.

Windows

There is no schedule for window at kitchen office.

Provide one office window: Aluminum construction, 1'-10" wide R.O., 48" high R.O. with 48" CMU lintel above. Tempered glazing, similar in construction to storefront used in entrance alcove.

Electrical

Is there a preferred wall to be used regarding drop for underground electrical at serving lines?

No, One of the new walls would be most practical.

Demolition / plumbing

Due to the amount of additional saw cutting not reflected on slab dimension control plan would it be an option to demo out entire area(s) of slab instead of selective saw cutting? Items not shown include grade beams for new walls, electrical for serving lines and water lines for trap primers that are required to serve all drains (per detail 10 on plumbing schedule) there is also some additional underground plumbing that is not encompassed in areas shown to be sawcut.

Yes, this may be proposed by the bidders.

Plumbing



Provide location for mounting trap primers, not shown on prints.

Trap primers to follow riser diagrams. Risers will be included in Addendum No. 4.

Canopy

No detail for canopy called for at backdoor of Austin ES. Do we reference same detail shown on Settlers Way S-A.200?

No canopy is required at Austin Parkway.

Windows

Windows are not included in the Door schedule for example Austin Pkwy Elementary has two windows but no details.

Provide one office window: Austin Parkway has one window. Aluminum construction, 1'-10" wide R.O., 48" high R.O. with 48" CMU lintel above. Tempered glazing, similar in construction to storefront used in entrance alcove.

Roof Drains

Existing roof drains should not cause any conflicts. Where roof drains are located in the vicinity of the receiving door, the conflict has been noted and space exists to hide the roof drain in the new walls.

Existing Roof drains are not shown. How to relocate those in case of conflict with new installation?

Concrete



Are there any Grade Beams under floor slab? They can potentially clash with new under slab plumbing.

Contractor should use Ground Penetrating Radar (GPR) or similar method to locate any under-structure such as grade beams before work is to begin. .

Plumbing

What is the availability and condition of existing water main valves for kitchen?

Answer to be issued in Addendum #4.

Kitchen Equipment

Do we need to provide temporary walk-in coolers during the temporary kitchen period?

Cooler and Freezer Rental is dependent upon the grouping sequence planned for the construction. See each campus' drawings, sheet A00-01 for groupings and sheet A.101 for estimated periods of rental required. See also sheets A.101 for additional notes and basis of design or rental units.

Communications & AV

Existing technology installations such as security keypad, clock-in pad etc. are not shown.

Existing technology installations shall be removed, protected and re-installed. The exception is the keypad for the receiving door which will be provided as a new item.



Plumbing

<p>There are no riser diagrams for Plumbing.</p> <p><i>Riser diagrams will be issued in Addendum No. 4</i></p>

Date

<p>With this bid happening the day after Labor Day, would we be able to adjust the bid date to a later day? That will give us an opportunity to ask questions and be more prepared.</p> <p><i>Yes see below:</i></p> <p><i>Proposal Package “A” Due 2:00pm (CST) - 9/16/25</i></p> <p><i>Proposal Package “B” Due 3:00pm (CST) – 9/16/25</i></p> <p><i>Proposal Package “C” Due 3:00pm (CST) – 9/16/25</i></p> <p><i>Refer back to the Advertisement request on what documents are included in each package.</i></p>

Site Walks

<p>Walking 7 campuses on a Friday afternoon does not seems practical. Can the walk start earlier in the day? Or can some of the campuses be moved to Monday?</p> <p><i>No. Walk is complete.</i></p>

Proposal / Bid Date Postponement

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Can the District postpone the bid date from Tuesday 9/2 to Thursday 9/4? The day before the bid, Monday 9/1, is a holiday (Labor Day) & moving the date will help maximize participation of GCs & subcontractors.

Yes, bid due date is changed to 9/16/25.

Missing Documents

The following are missing from the Plans: (Austin Pkwy ES) A-QF4.1, A-QF4.2, A-QF4.3, A-T300; (Cornerstone ES) E-E.000 and E-E.001; (Highlands ES) J-C1.0, J-QF2.0, J-P1.01, and J-P1.02; (Hunters Glen ES) K-C1.0, K-QF4.1, K-QF4.2, K-QF4.3; (Palmer ES) O-QF2.0, O-P1.01, O-P1.02 (Pecan Grove ES) P-M1.01, P-M2.01, P-E.000, P-E.001, P-E.010, P-E.011, P-E.012, P-E.013, P-E.060, P-E.100, P-E.200, P-E.300, P-E.400, P-P0.01, P-P0.02, P-P1.01, P-P1.02 (Settlers Way ES) S-PD1.01, S-P1.02; (Sugar Mill ES) U-TD2.01, U-QF2.0; and (Sullivan ES): v-E.001, v-E.200. The following are missing from the specs: 02 26 23 and 10 51 13. Please advise.

Will be issued in Addendum No. 4

Sign in sheet

Will the Pre-Proposal Meeting sign in sheet be posted?

This was Issued via Addendum No. 2

Certificate Of Completion

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Brenda Garcia

brenda.garcia@fortbendis.gov

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Brenda Garcia
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Daniel Bankhead

daniel.bankhead@fortbendis.gov

Exec. Dir.

Security Level: Email, Account Authentication
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Daniel Bankhead
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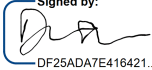
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