



**CLEVELAND  
METROPOLITAN  
SCHOOL DISTRICT**

Purchasing Department  
1111 Superior Avenue E, Suite 1800  
Cleveland, Ohio 44114

March 3, 2022

To: All Vendors

From: Seletha R. Thompson  
Purchasing Analyst

Re: Addendum #1 for RFP 21339 - Benjamin Franklin Elementary Parapet Rebuild and Renovations Project

*Below is Addendum #1 for RFP 21339 - Benjamin Franklin Elementary Parapet Rebuild and Renovations Project*

*This addendum supplements and amends the items in the Specifications. This addendum **must be noted** on the Addendum Acknowledgement Form found in the RFP. **Failing to acknowledge this Addendum on the Addendum Acknowledgement Form may cause the response to be rejected.***

This Addendum #1 reflects the following and attached documents:

- Pre-Bid Meeting Agenda and Sign-In Sheet
- Specifications and Drawings
- Site-Visit #2
  - A 2<sup>nd</sup> Site-Visit/Walk-Thru will be held on Wednesday, March 8, 2022 at 10:00 AM at Benjamin Franklin School located at 1905 Spring Road, Cleveland, OH 44109

This Addendum shall hereby be and become a part of the Contract Documents the same as if originally bound thereto.

Each bidder shall acknowledge receipt of the Addendum in your bid response. **Failing to acknowledge this Addendum on the Addendum Acknowledgement Form may cause the response to be rejected.**

**RESPONSE DUE DATE**

**March 18, 2022 at 1:00 PM (EST)**

**REMINDER: Mailing of RFP Responses are encouraged. However, hand deliveries will only be accepted from 12:00 PM to 1:00 PM on March 18, 2022.**

**PPE IS REQUIRED TO BE WORN FOR ENTRANCE TO AND WHILE IN THE BUILDING.**

--End of Addendum #1--



## **RFP # 21339 – Benjamin Franklin Elementary Parapet Rebuild and Renovations Project**

**February 24, 2022**

- I. Introductions**
  - a. CMSD Staff
  - b. Engineer
  - c. Other Guests
- II. Letters to Proposers**
- III. Procurement Process and Requirements**
  - a. Required CMSD Forms to be Submitted
- IV. Project Framework and Delivery**
  - a. RFP Questions
    - i. Last Date for Questions: **February 28, 2022 at 12:00 Noon**
    - ii. Addenda Issue: **March 7, 2022**
  - b. RFP Communication to CMSD
    - i. Questions sent to: [Seletha.Thompson@clevelandmetroschools.org](mailto:Seletha.Thompson@clevelandmetroschools.org)
    - ii. Voice questions: not allowed
    - iii. CMSD will upload and publish any information and/or answers to questions received via Addendum to the CMSD Website at [clevelandmetroschools.org/purchasing](http://clevelandmetroschools.org/purchasing)
  - c. **Responses Due: March 18, 2022 at 1:00 PM**
- V. Project Overview**
  - a. Scope Of Work
    - b. Describe Expected Work
    - c. Specifications
      1. Overall Criteria
      2. Descriptions
    - d. Pricing
- VI. Questions and Answers**
- VII. Closing Remarks**
- VIII. Adjournment**

RFP #21339 -- BENJAMIN FRANKLIN ELEMENTARY PARAPET REBUILD AND RENOVATIONS PROJECT

Pre-Proposal Meeting

February 24, 2022

Name	Company Name & Phone Number	Email
Tim Hollie	The Garland Company (440) 583-9946	thollie@garlandind.com
Dan Steen	Masonry Rest & Maint	Steve@mrmrestoration.com
John Mitchell	ESC of Northeast Ohio 216-233-0056	john.mitchell@escneo.org
Maic Mc Mahon	McMahon masonry 216-778-9666	McMahonRest@aatt.net

RFP #21339 - BENJAMIN FRANKLIN ELEMENTARY PARAPET REBUILD and RENOVATIONS PROJECT

Pre-Proposal Meeting

February 24, 2022

Name	Company Name & Phone Number	Email
Joseph Thomas	M-A Boilding 216-981-5577	JThomas@malbdg.com
Ian Grimaldi:	HMH Restoration 216-281-4144	hnhrestor@gmail.com
Nick Seida	Mid- State Restoration 216-771-2112	nseida@midstaterestoration.com
Tim Coza	CWSD - TRADES 216-785-4676	TIMB.COZA@CLEVELANDMETROSERVICES.ORG
DARWIN PENANO	REPUBLIC SERVICES 440-653-0657	DPENANO@REPUBLICSERVICES.COM



RFP #21339 - BENJAMIN FRANKLIN ELEMENTARY PARAPET REBUILD AND RENOVATIONS PROJECT

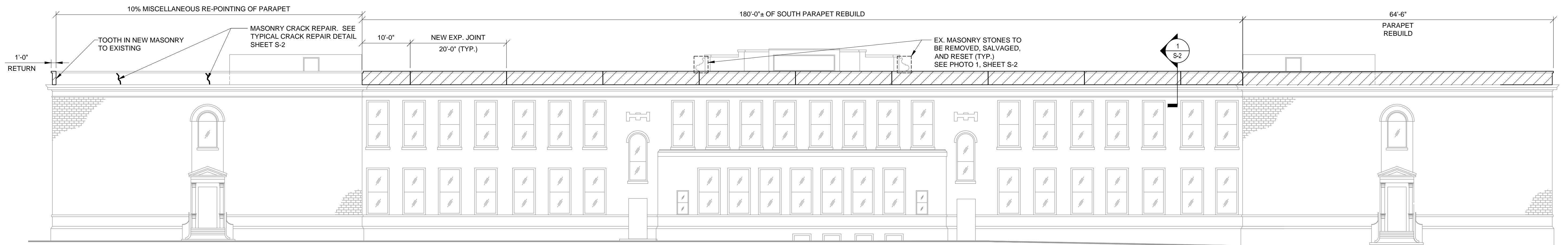
Pre-Proposal Meeting

February 24, 2022

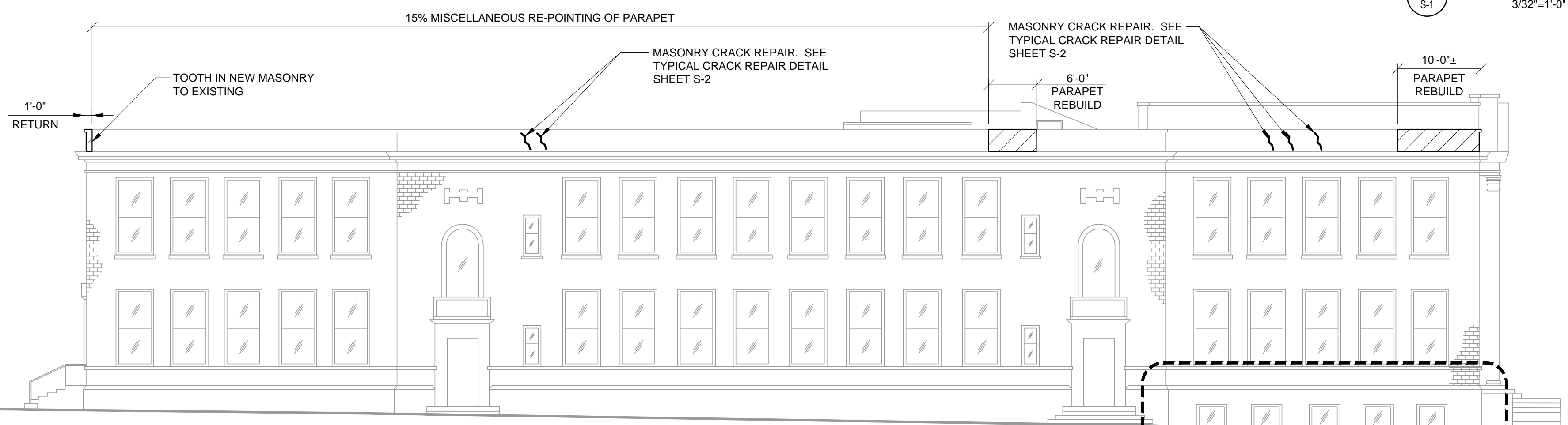
Name	Company Name & Phone Number	Email
CARSON HELO	CLEVELAND BUILDING RESTORATION 216-318-4577	CARSON@CLERESTORATION.COM
THOMAS KAVALIC	SIGNATURE ELEC. INC. 216-485-8710 / 216-548- <del>216</del> 5022 (C)	TKAVALIC@SIGNATUREELECTRICORP.COM
SELETHA THOMPSON	CRUSD	SELETHA.THOMPSON@CLEVELANDMETRO SCHOOLS .ORG
MIKE MAZZOCCO	B&H	MMAZZOCCO@BARBERHOFFMAN.COM



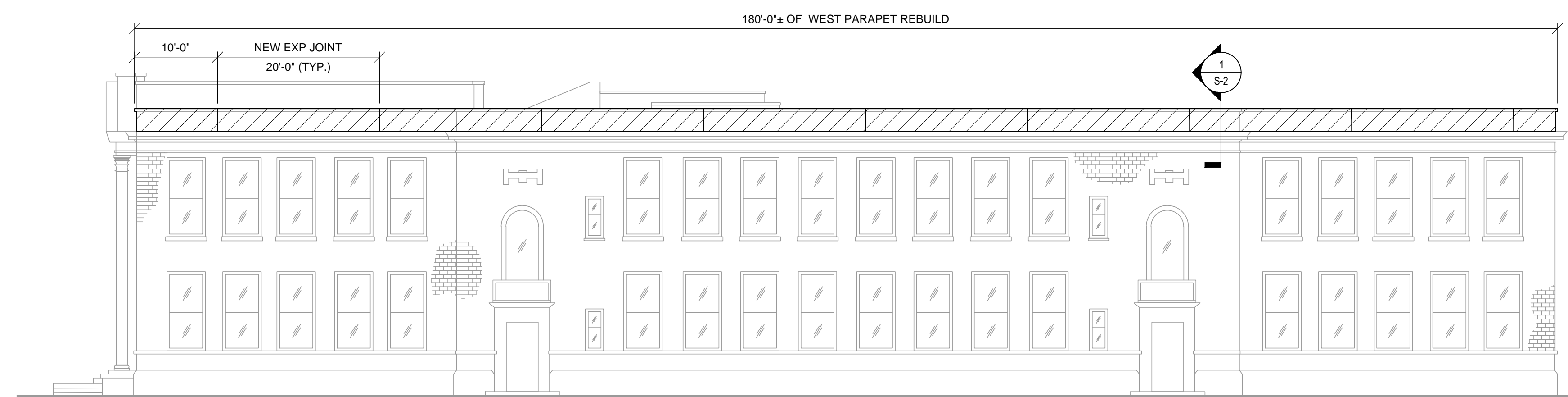
1 NORTH ELEVATION  
3/32"=1'-0"



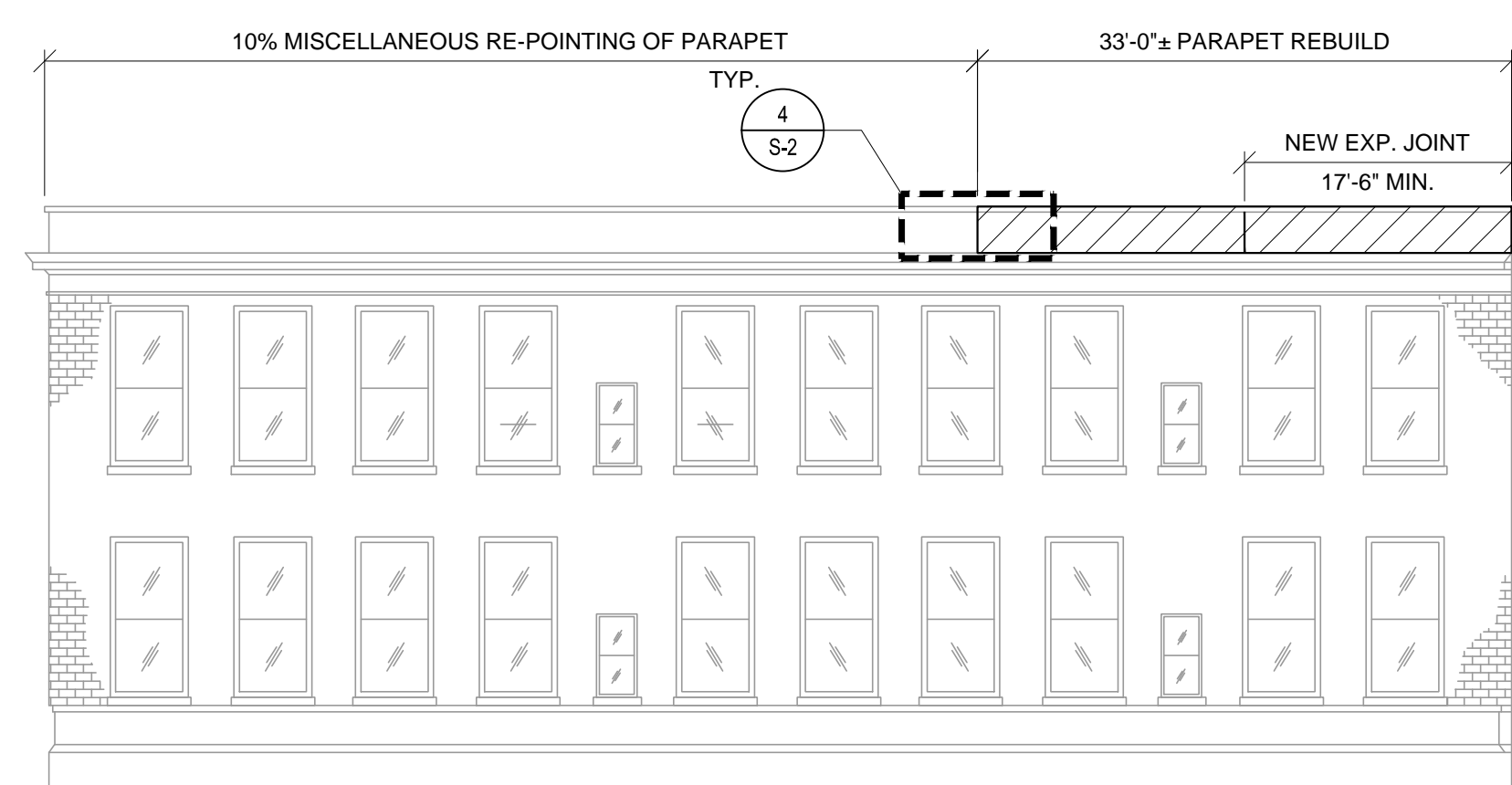
2 SOUTH ELEVATION  
3/32"=1'-0"



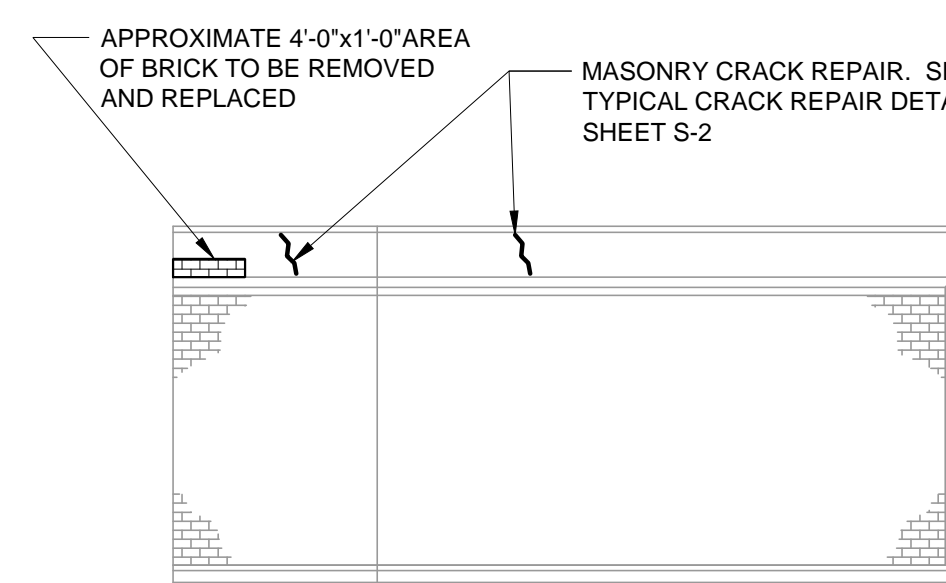
3 EAST ELEVATION  
3/32"=1'-0"



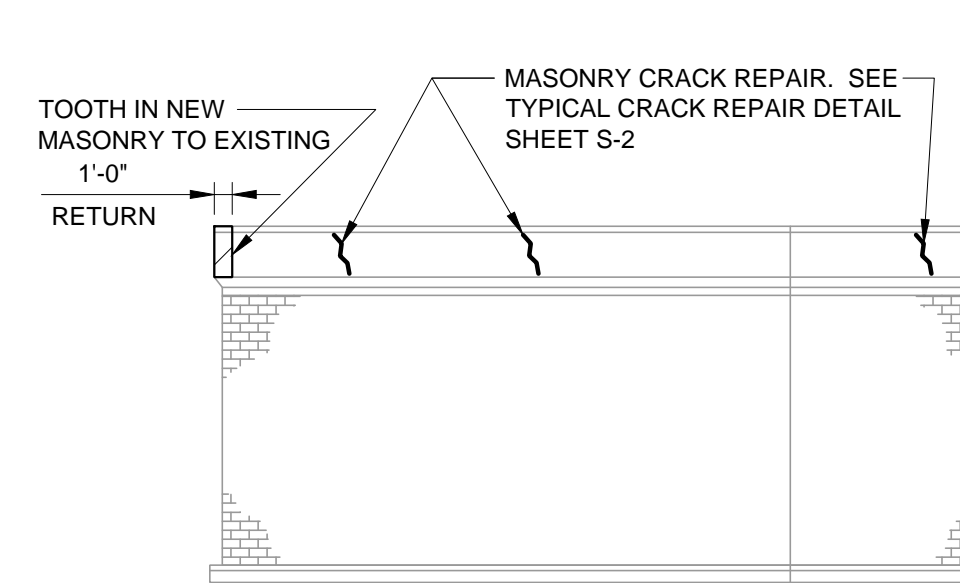
4 WEST ELEVATION  
3/32"=1'-0"



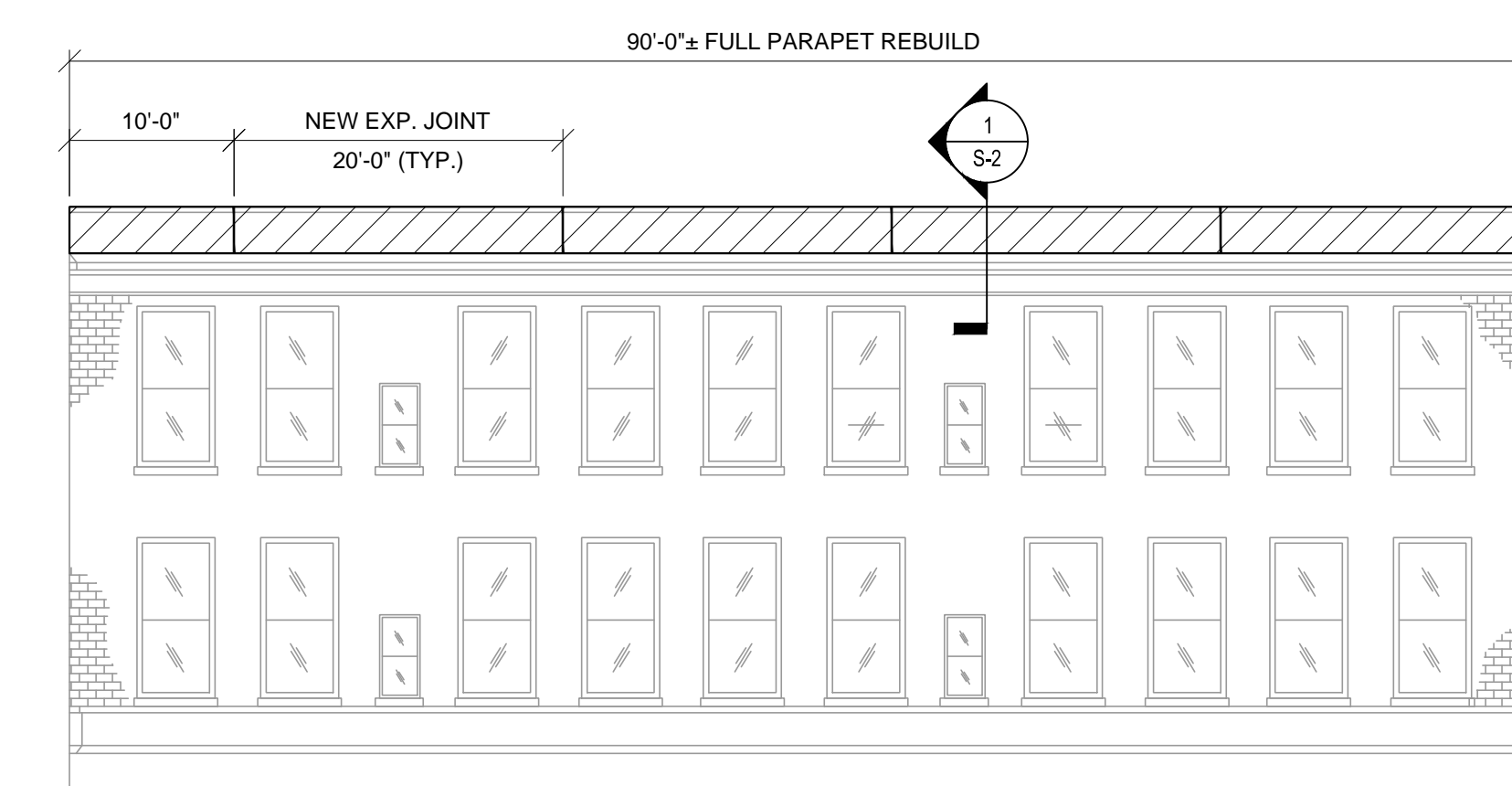
5 INTERIOR EAST ELEVATION  
3/32"=1'-0"



6 INTERIOR EAST ELEVATION CONT.  
3/32"=1'-0"



7 INTERIOR WEST ELEVATION CONT.  
3/32"=1'-0"



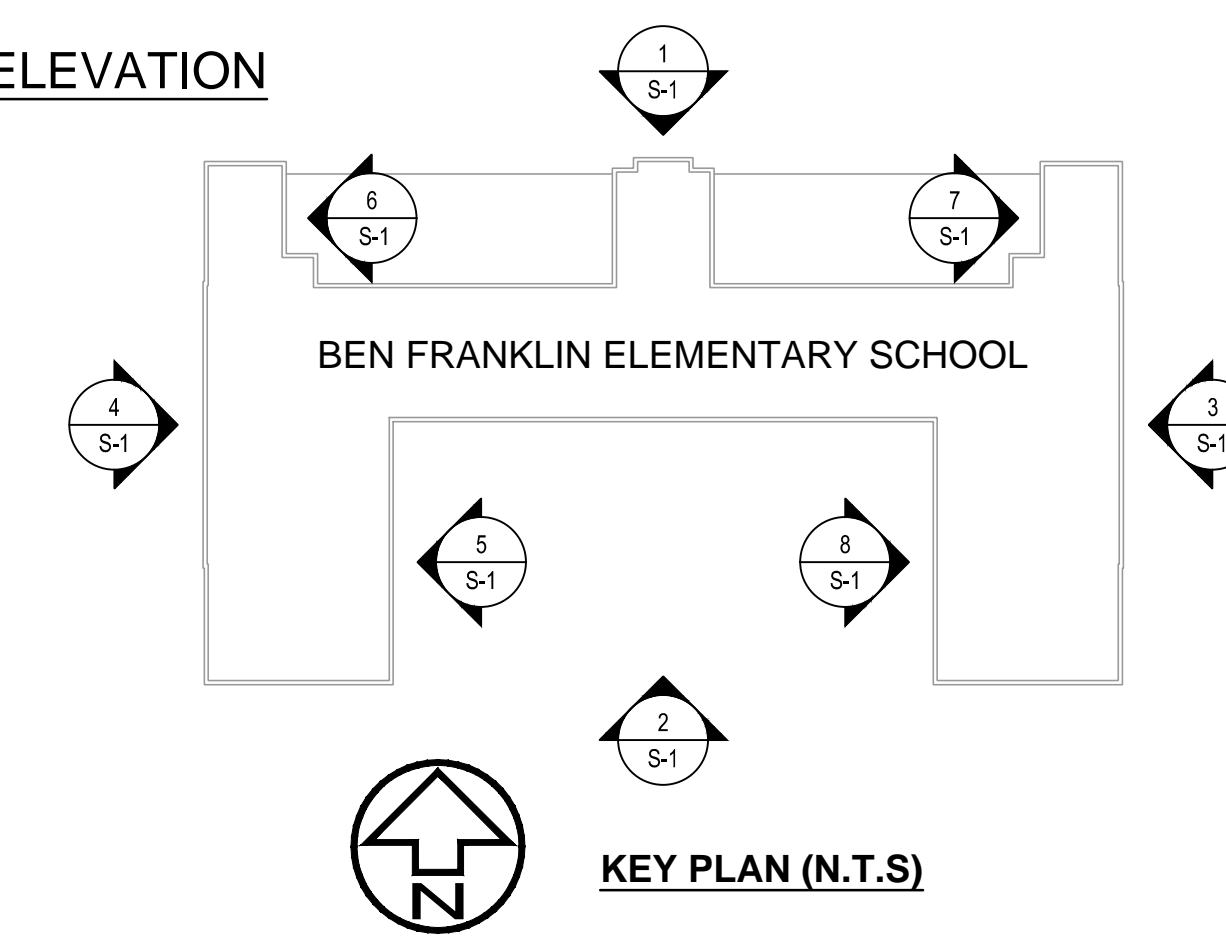
8 INTERIOR WEST ELEVATION  
3/32"=1'-0"

NOTES:

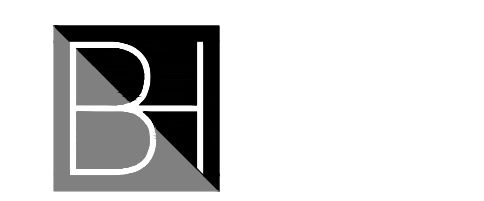
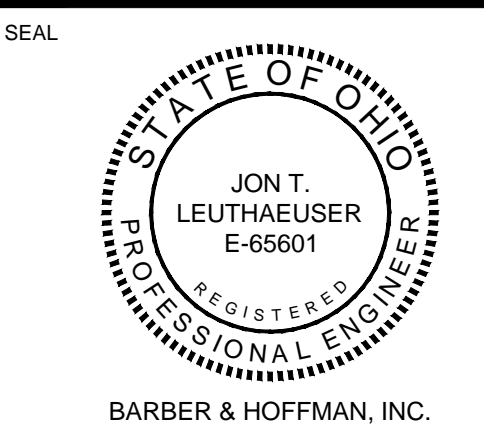
1. ALL SKYWARD JOINTS ALONG PARAPET / WATER TABLE ARE TO BE REMOVED. INSTALL BACKER ROD AND SEALANT ( 1,000 L.F.).
2. UNDERSIDE OF ALL COPING STONES ARE TO BE FULLY TUCK POINTED.
3. REMOVE ALL BLACK TAR AT BASE OF PARAPET AND WATER TABLE. APPLY NEW BLACK TAR IN KIND.
4. SCUPPERS MAY BE ENCOUNTERED DURING DEMOLITION. CONTRACTOR TO REINSTALL SCUPPERS

LEGEND:

- BRICK MASONRY PARAPET TO BE REBUILT, SEE SECTION 1 AND PARAPET WALL REPAIR DETAIL.
- CRACKED BRICK REPAIR
- NEW 1/2" VERTICAL EXPANSION JOINT IN MASONRY PARAPET



KEY PLAN (N.T.S.)



**BARBER & HOFFMAN, INC.**  
Consulting Engineers  
Cleveland, OH  
Columbus, OH  
Cranberry Twp., PA  
2217 East 9th Street, Suite 350  
Cleveland OH 44115-1257  
216-875-0100 (F) 216-875-0111  
barberhoffman.com

PROJECT NAME  
**BEN FRANKLIN  
ELEMENTARY SCHOOL  
PARAPET REBUILD AND  
RENOVATIONS**

PROJECT ADDRESS  
**1905 SPRING ROAD  
CLEVELAND, OH 44109**

NO.	DATE	DESCRIPTION
1	09/11/2020	FOR PRICING
2	04/19/2021	FOR CONSTRUCTION

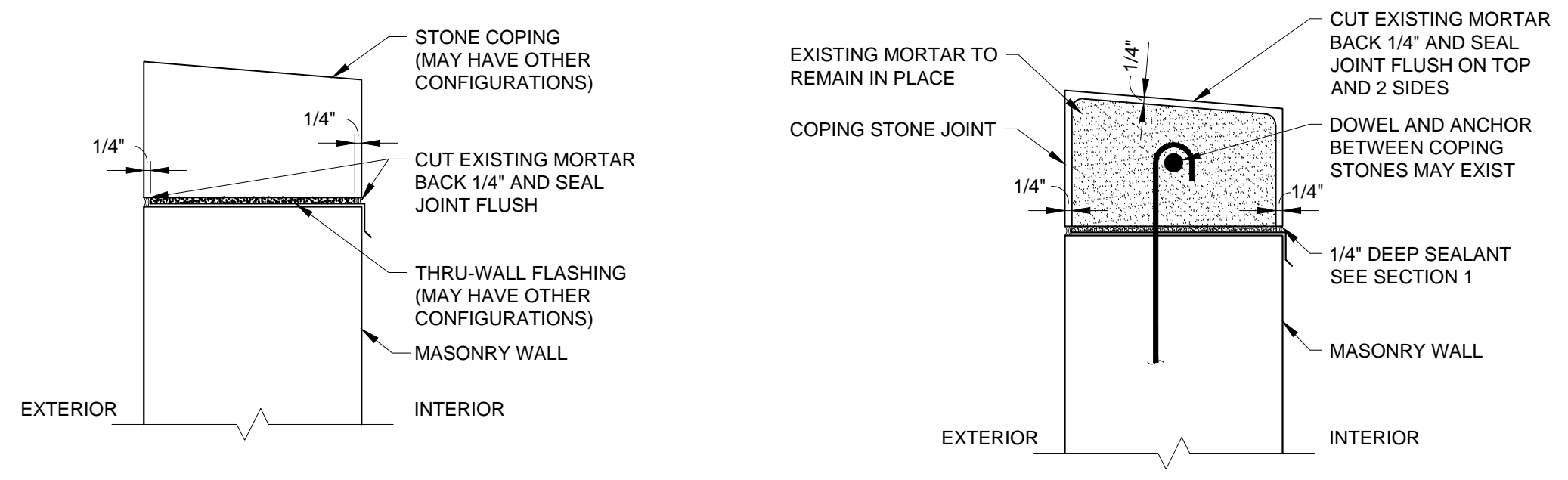
DRAWN BY	CJS
CHECKED BY	MM
DRAWING SCALE	AS NOTED
PROJECT NUMBER	20023

DRAWING TITLE  
**ELEVATIONS**

DATE  
**SEPTEMBER 11, 2020**

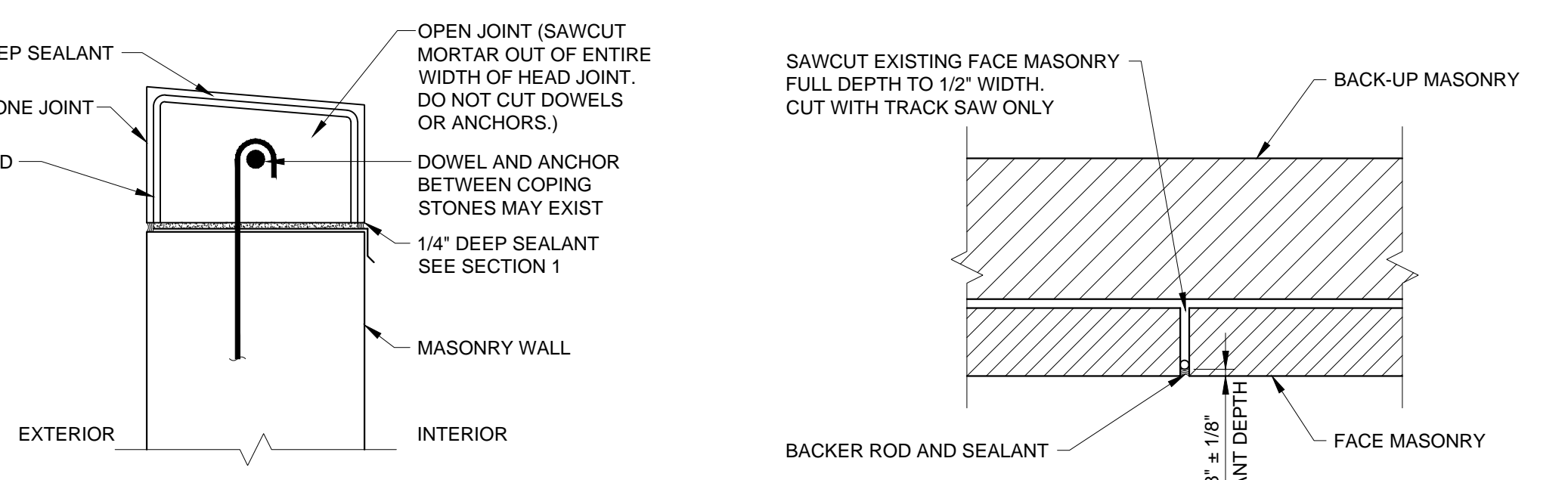
DRAWING NUMBER  
**S-1**





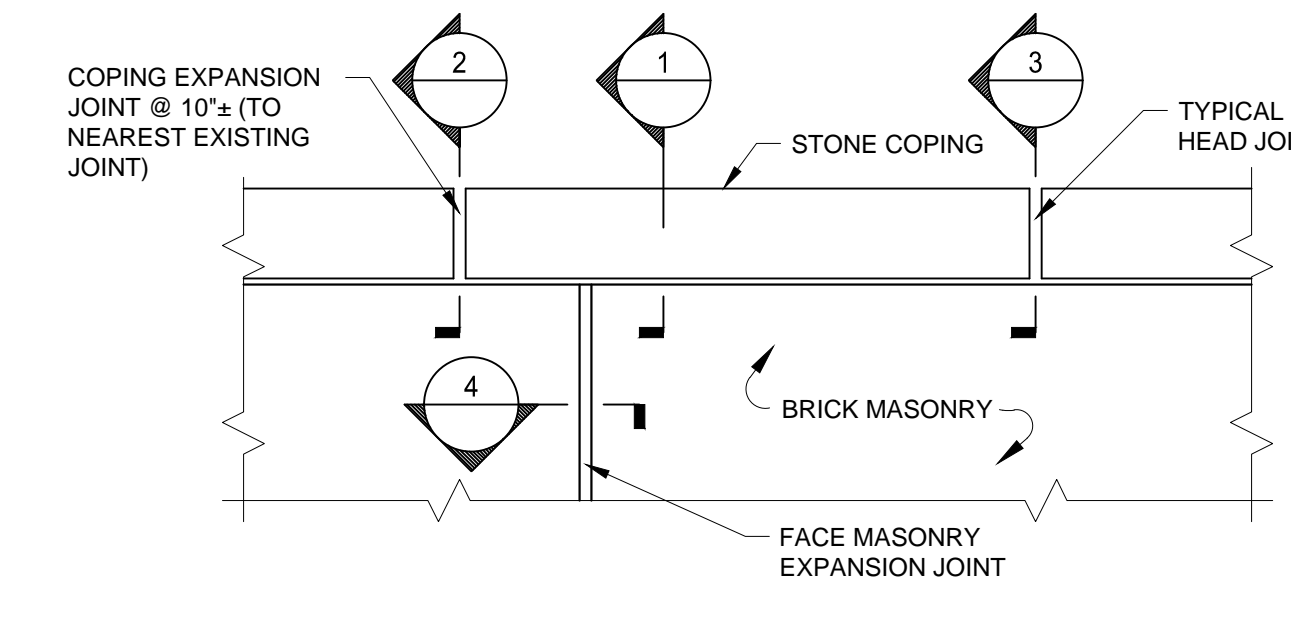
**SECTION 1**  
TYPICAL COPING BED JOINT

**SECTION 3**  
TYPICAL COPING HEAD JOINT

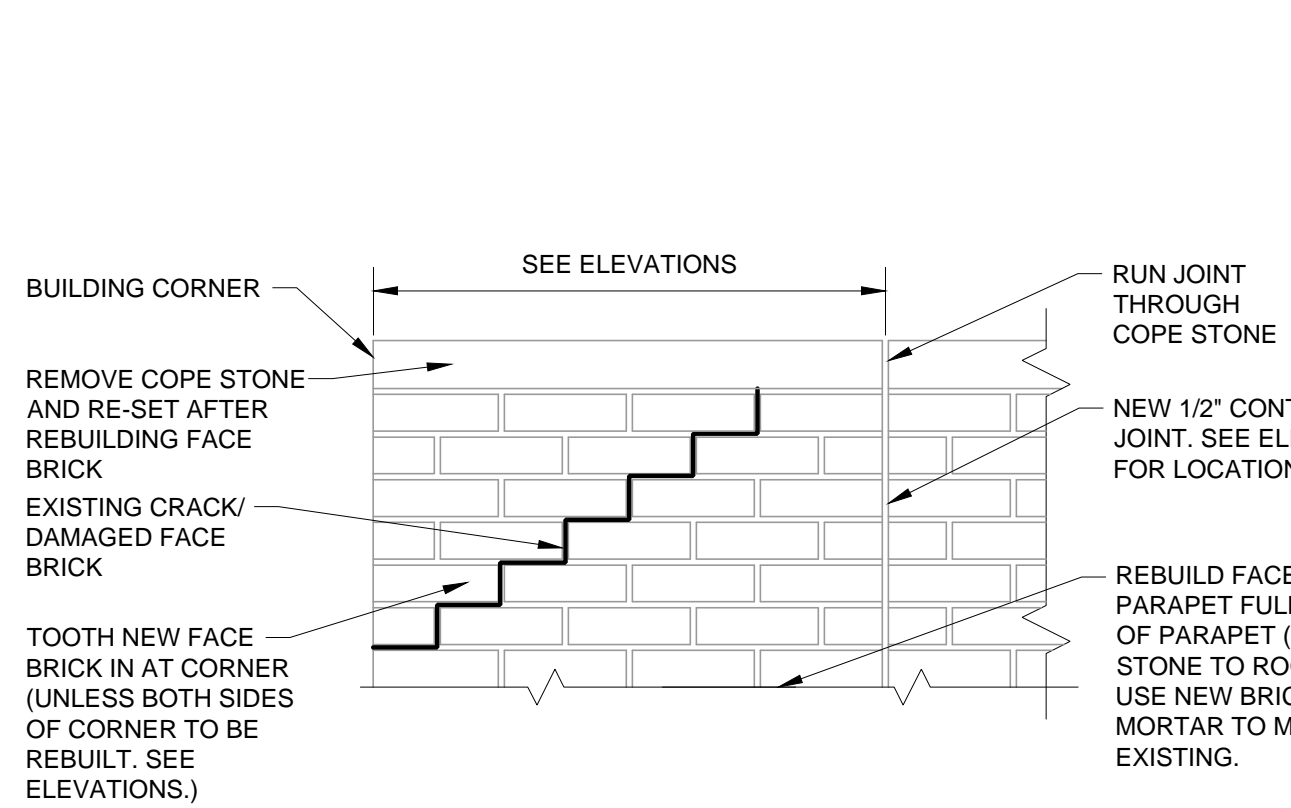


**SECTION 2**  
COPING EXPANSION JOINT

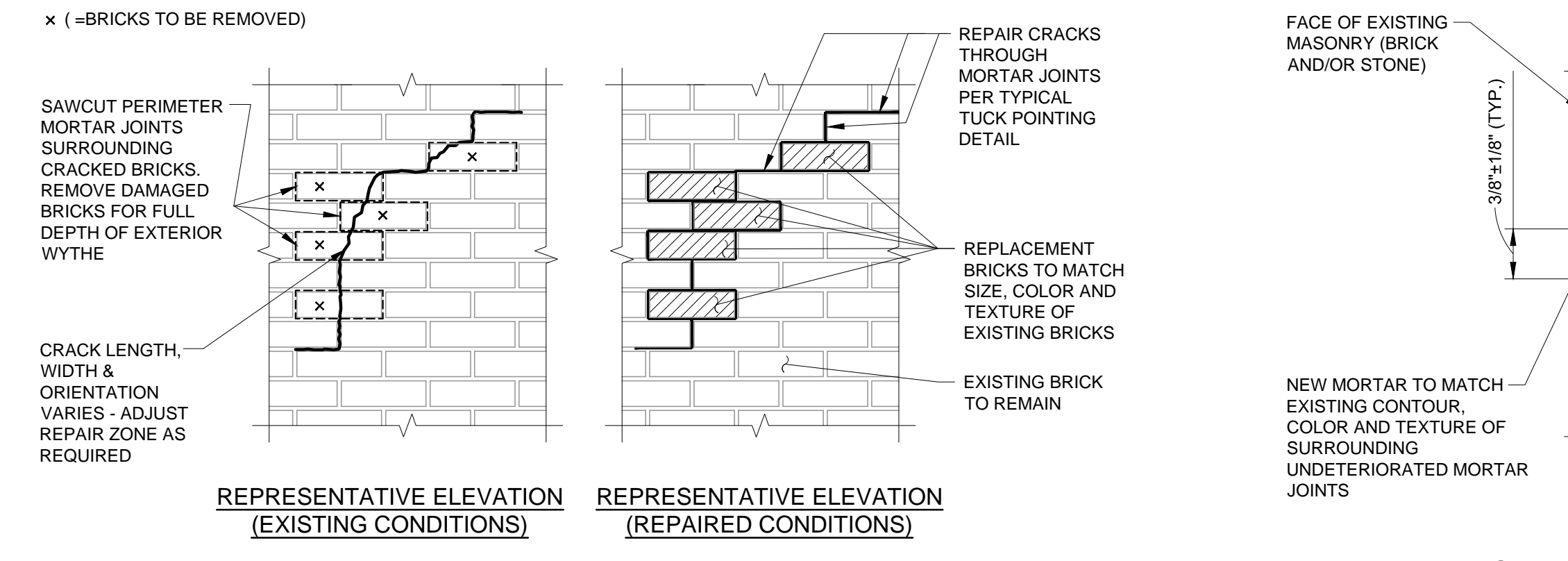
**SECTION 4**  
FACE MASONRY EXPANSION JOINT



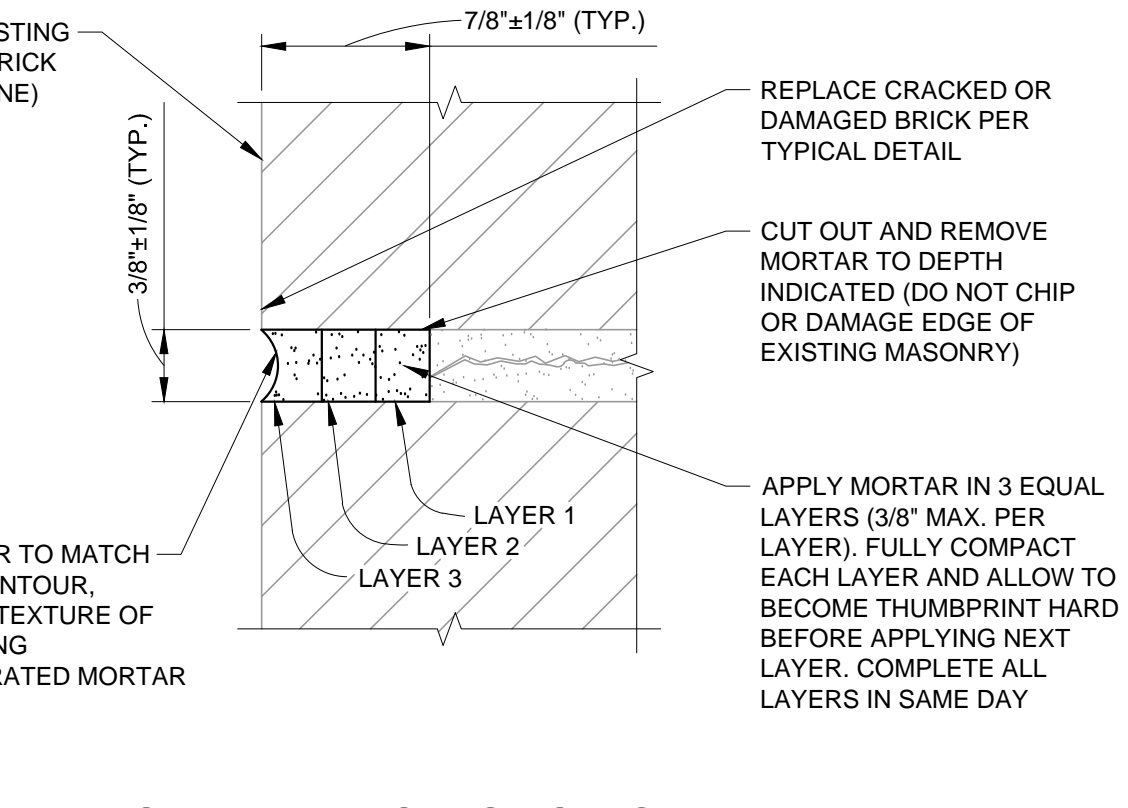
**STONE COPING ELEVATION**



**PARAPET WALL REPAIRS**



**CRACKED BRICK REPLACEMENT DETAIL**



**TYPICAL PLAN OR SECTION DETAIL  
TUCK POINTING OF MASONRY JOINTS**

**CODES AND STANDARDS**

- New construction has been designed to, and shall be constructed in accordance with the following building codes and standards:
  - 2017 Ohio Building Code (OBC 2017)
  - City of Cleveland, Ohio, Code of Ordinances
  - ASCE 7-10, Minimum Design Loads for Buildings and Other Structures
- Unless explicitly modified in the Contract Drawings and Specifications, the Contractor shall comply with provisions of:
  - ACI 530-13, Building Code Requirements for Masonry Structures
  - ACI 530.1-13, Specification for Masonry Structures

**DESIGN STRESSES**

Masonry	$f_m = 2,000$ psi
Brick (ASTM C216 Grade SW)	
Mortar (ASTM C270)	Type M or S
Grout (ASTM C476)	3,000 psi

**STRUCTURAL TESTING AND SPECIAL INSPECTIONS**

Special structural testing and inspections are not required per the Building Code, Section 1704.2 Exceptions.

**GENERAL**

- All new construction shall comply with the Contract Documents and the Building Code.
- Typical details and general notes apply to all parts of the work except where specifically detailed or unless otherwise noted.
- Drawings are not to be scaled.
- The Contractor shall verify and be responsible for all dimensions and conditions which impact the work. Field verify sizes, elevations, etc. prior to fabrication.
- The Contractor shall carefully review the drawings to identify the scope of work required, visit the site to relate the scope of work to existing conditions and determine the extent to which those conditions and physical surroundings will impact the work.
- Existing conditions as shown on these plans are for reference only. The Contractor is required to field verify all existing conditions prior to construction.
- The Contractor shall resolve any conflicts on the drawings with the Engineer before proceeding with the work.
- Any deviation, modification, or substitution from the approved set of structural drawings shall be submitted to the Owner, and Engineer for review/approval prior to its use or inclusion on site.
- The Contractor shall provide all necessary shores, braces, and guys required to support all loads to which the building structure and components may be subjected during construction. Shoring systems shall be designed, signed, and sealed by a professional engineer licensed in the jurisdiction where the project is located.
- The Contractor shall provide means, method, techniques, sequence, and procedure of construction as required.
- The Contractor shall protect all work, materials, and equipment from damage and shall provide proper storage facilities for materials and equipment during construction.
- Site visits performed by the Engineer do not constitute inspections of means and methods of construction performed by the Contractor.
- Structural observations performed by the Engineer during construction are not the continuous and special inspection services and do not waive the responsibility for the inspections required of the Building Department Inspector or the testing agency. Observations also do not guarantee the Contractor's performance and shall not be considered as supervision of construction.

**DEMOLITION**

- Notify all local agencies having jurisdiction.
- Demolition procedures, shoring requirements, sequence techniques, etc., either given in or implied by these drawings, are suggestions only. Contractor shall retain, at his own expense, a professional engineer licensed in the jurisdiction where the project is located to determine all construction phase requirements. Contractor shall submit drawings, signed and sealed by his Engineer, to the Owner and Engineer for concept review and record purposes. Contractor shall be solely responsible for the protection, stability, etc., of existing and new structures during execution of the work.
- Before undertaking any demolition work, ascertain the existing conditions of the properties and buildings adjoining or in close proximity to the premises by survey.
- Contractor shall perform all work in such a manner as to protect existing and adjacent structures and be responsible to properly repair any damage that occurs as a result of his work. Contractor shall repair all damage to sidewalks, utility lines, or any other public or private properties resulting from the execution of the work at no cost to the Owner or Engineer.
- Cease operations and notify Owner and Engineer immediately if safety or integrity of structure appears to be endangered. Properly brace and support structure before resuming operations.
- Notify Owner and Engineer immediately if any portion of existing structure which is not to be demolished is damaged. Contractor shall pay for all repair costs, including design and inspection expenses.
- Do not cut or alter any structural members without written authorization of the Engineer unless indicated on the structural drawings.
- Do not allow resulting debris to accumulate. Dispose of this material in a legal manner.

**TEMPORARY SHORING AND BRACING**

- Structure is designed to be self-supporting and stable after the building is fully completed.
- Each contractor shall be responsible for erection procedures and sequence, shall maintain stability of the building and its component parts, and shall be responsible for adequacy of temporary or incomplete construction and connections during erection. Such responsibilities include, but are not limited to: addition of shoring as required to support forms, walls, and other elements as required during construction, sheeting, temporary connections, bracing, guys, or tie-downs necessary to maintain stability of parts, subassemblies, or all of the structure. Contractor shall assume full design responsibility for temporary shoring and bracing, which shall be designed, signed, and sealed by a professional engineer licensed in the jurisdiction where project is located.
- Temporary shoring shall be maintained throughout construction and shall be removed only after completion of all required supporting elements.
- Remove any remaining temporary shoring after construction is complete.

**MASONRY CONSTRUCTION**

- Masonry walls shown on structural drawings have been designed in accordance with ACI 530, Building Code Requirements for Masonry Structures.
- Masonry walls shall be constructed in accordance with ACI 530.1, Specifications for Masonry Structures, and the project specifications.
- Determine compressive strength of masonry (f<sub>m</sub>) by the unit strength method (Section 1.4.B.2 of ACI 530.1).
  - Mortar shall meet the Property Specifications' requirements of ASTM C270, and shall be field tested according to ASTM C780.
  - The strength of grout shall be determined by tests in accordance with ASTM C1019.
- Intersecting walls shall be anchored by one of the following methods (does not apply to control joints or where non-load-bearing partitions abut bearing walls):
  - Fifty percent of the units at the intersection shall be laid in an overlapping masonry bonding pattern, with alternate units having a bearing of not less than 3" on the unit below.
  - Walls shall be tied by galvanized steel straps 1 1/2" x 1/4" x 24" with 2" bend at 90° each end. Grout straps solid into cores of block at 24" maximum vertical spacing.
- Unless otherwise noted, provide galvanized ladder type joint reinforcement at 16" on center vertically per ASTM A62.
- Welding of reinforcing bars (including tack welding) is not permitted without permission of Engineer in writing.
- Wall reinforcing shall be held in position during grouting.

**POST-INSTALLED ANCHORS**

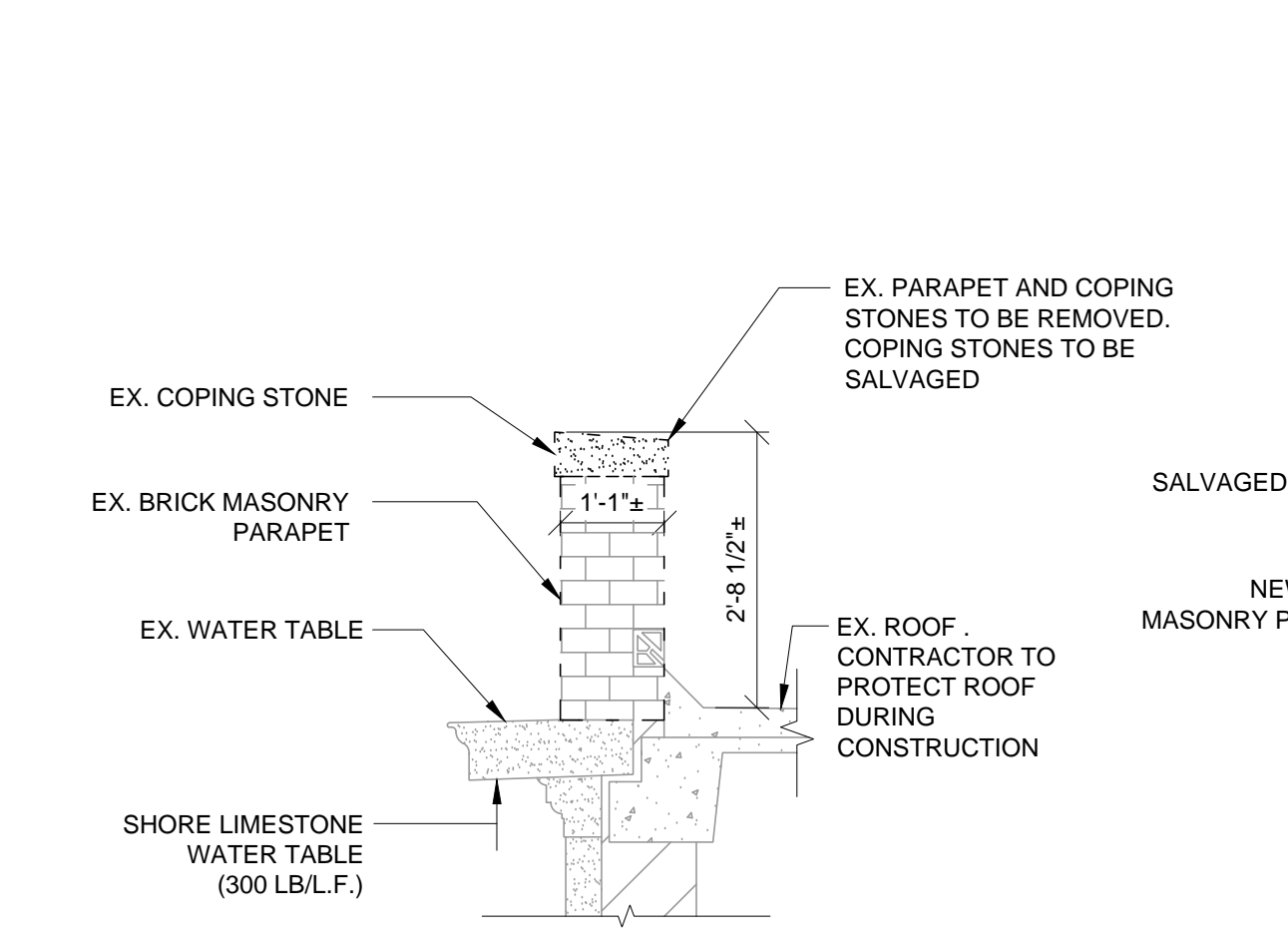
- Anchorage to hardened concrete or masonry shall include torque controlled expansion anchors and adhesive anchors of size, number and spacing as shown on the drawings.
- All anchors shall be installed in accordance with the Manufacturer's Printed Installation Instructions (MPII).
- Anchors shall be installed in holes drilled with a rotary impact hammer drill. Core drilling of holes is not permitted. Holes and anchor shall be thoroughly cleaned per the MPII prior to installation of the anchor.
- Stainless steel anchors shall be used at all exterior locations and where specifically noted on the drawings.
- Remove and replace misplaced or malfunctioning anchors. Patch failed anchor locations with high-strength non-shrink, non-metallic grout.
- Installed adhesive anchors shall be securely held in-place to prevent displacement while the adhesive cures.
- Quality Control:
  - All anchors shall be periodically inspected to meet the requirements of MPII and the ICC-ES ESR report for the product.
  - All anchor installers shall be trained by the manufacturer or manufacturer's representative for each individual product being installed.
- Submittals:
  - Technical product literature, highlighting each anchor and size to be used on the project.
  - Manufacturer's Printed Installation Instructions (MPII) for each anchor type.
  - Engineering Design Data: For each substitution request, provide calculations substantiating specified design requirements, sealed by a professional engineer licensed in the jurisdiction where project is located.
- Where a specific type of anchorage is indicated on the drawings, substitution for a different type of anchorage shall meet the requirements of ACI 308.2 Category 1 or ACI 308.2 Category 1 for anchorage into concrete or shall have an ICC-ES ESR report for anchorage into masonry. Substitution shall not be permitted without prior written approval of the Engineer of Record.
- Anchors into masonry shall be supplied as an entire system and shall be as follows:
  - Torque Controlled Expansion Anchors (Expansion Anchors) in solid or grout filled masonry as indicated on the drawings shall be Hilti KWIK Bolt 3 Expansion Anchor (ICC-ES Evaluation Report: ESR# 1385).
  - Adhesive anchors in hollow, solid or grout filled masonry as indicated on the drawings shall be Hilti HIT-HY 70 Hybrid for Masonry Construction (ICC-ES Evaluation Report: ESR# 4143). Screen tubes shall be used for all connections to hollow masonry. The following anchor rods shall be used with the system:
    - All-threaded rod shall be Hilti HAS-E rod.
    - Stainless steel anchor rods shall be AISI Type 304 or 316.
- Requirements and design parameters of post-installed anchors into masonry:
  - Masonry grout shall have a minimum compressive strength of 2,000 psi and a minimum age of 21-days at the time of installation for adhesive anchors and 7-days for expansion anchors.
  - Masonry temperature at the time of installation of adhesive anchors shall be between 41°F and 104°F.
  - Masonry may be water saturated or dry; water filled holes shall not be allowed.
  - Embedment depth and anchor projection shall be as detailed on the drawings. Unless otherwise noted, minimum embedment depths, spacing, and edge distance shall be by the table below.

Diameter	Torque-controlled Anchors			Adhesive Anchors		
	Minimum Embed.	Min. Edge Distance	Minimum Spacing	Minimum Embed.	Min. Edge Distance	Minimum Spacing
3/8"	2 1/2"	5"	6"	3 1/2"	12"	13 1/2"
1/2"	3 1/2"	7 1/4"	7 3/4"	4 1/2"	12"	18"
5/8"	4"	8 1/2"	9"	5 3/4"	20"	22 1/2"
3/4"	4 3/4"	9 3/4"	10 3/4"	6 3/4"	20"	27"

BASE BID QUANTITY 2,000 SF

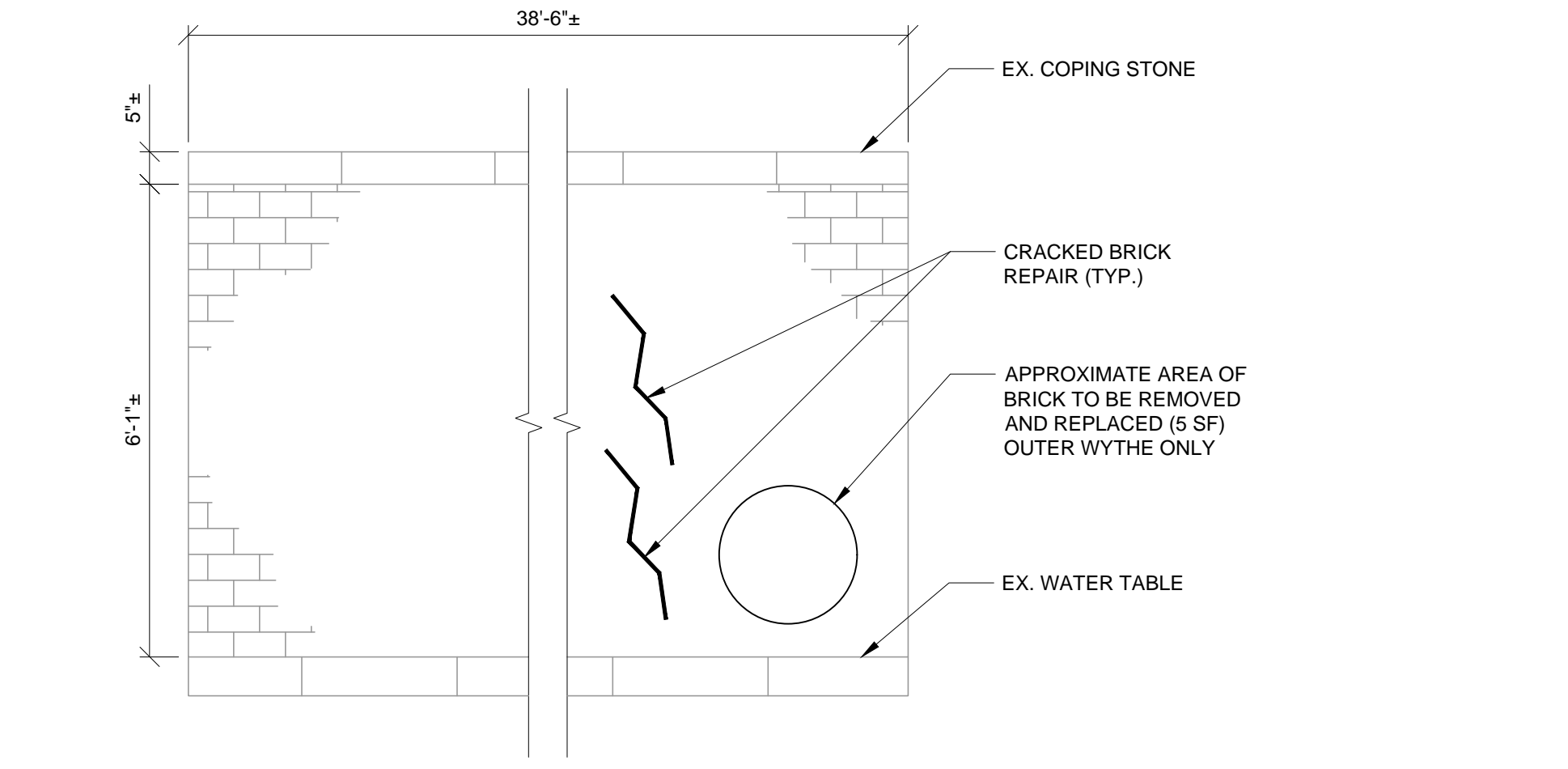
BASE BID QUANTITY 100 EA.

BASE BID QUANTITY 5,000 LF

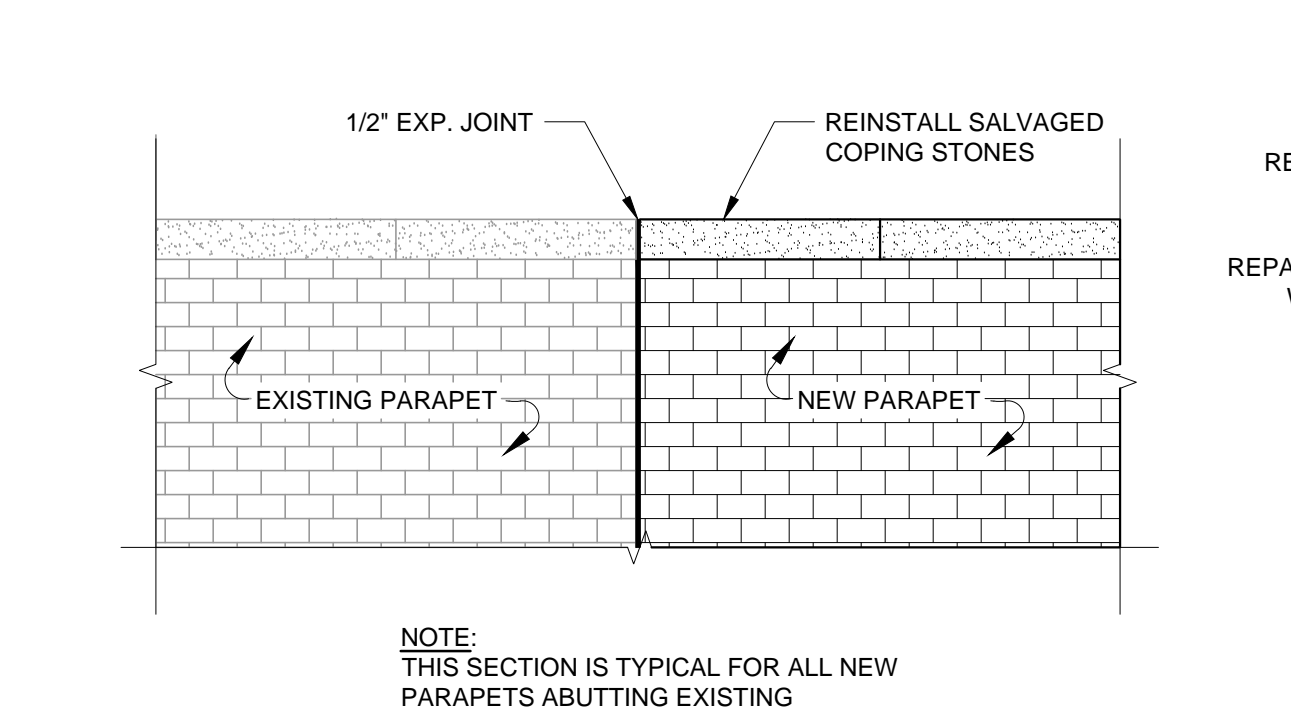


**DEMO SECTION 1**  
1/2"=1'-0"

**REPAIR SECTION 1**  
1/2"=1'-0"



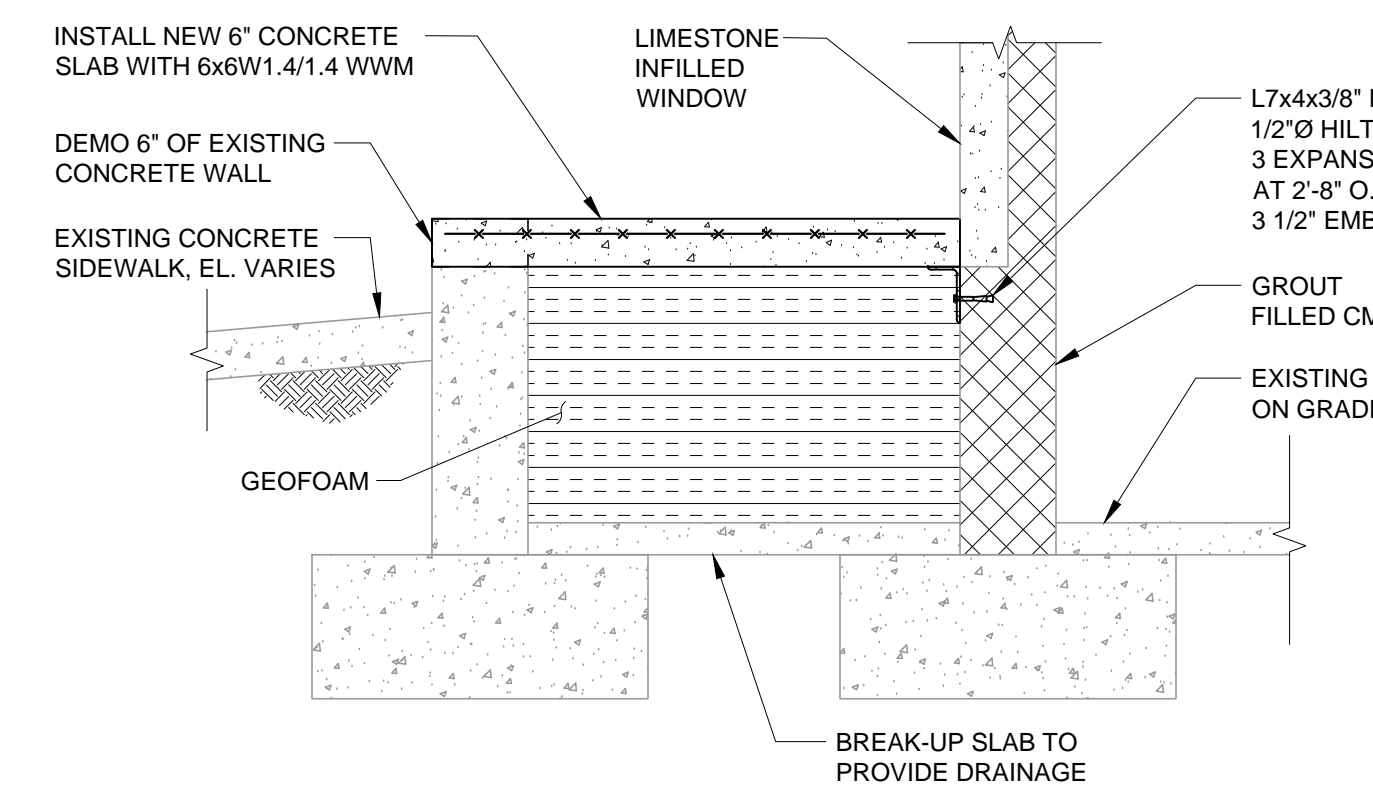
**ELEVATION**  
1/2"=1'-0"



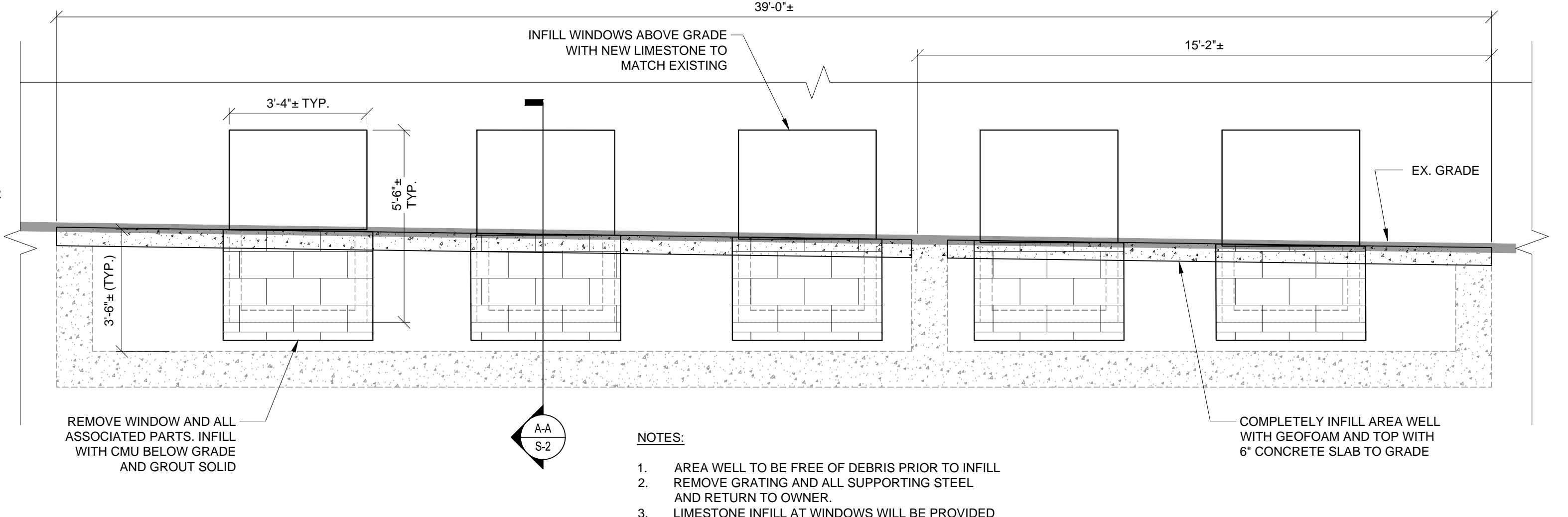
**SECTION 4**  
1/2"=1'-0"



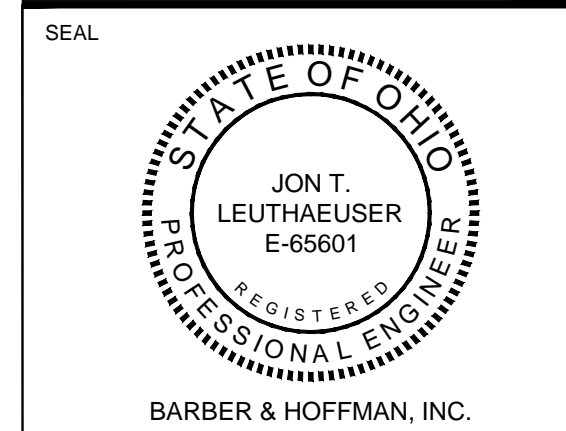
**PHOTO 1**



**SECTION A-A**  
1/2"=1'-0"



**DETAIL 3**  
3/8"=1'-0"



**BARBER & HOFFMAN, INC.**  
Consulting Engineers  
Cleveland, OH  
Columbus, OH  
Cranberry Twp., PA  
2217 East 9th Street, Suite 350  
Cleveland OH 44115-1257  
216-875-0100 (F) 216-875-0111  
barberhoffman.com

**PROJECT NAME**  
BEN FRANKLIN  
ELEMENTARY SCHOOL  
PARAPET REBUILD AND  
RENOVATIONS

**PROJECT ADDRESS**  
1905 SPRING ROAD  
CLEVELAND, OH 44109

NO.	DATE	DESCRIPTION
1	09/11/2020	FOR PRICING
2	04/19/2021	FOR CONSTRUCTION

**DRAWN BY** CJS  
**CHECKED BY** MAM  
**DRAWING SCALE** AS NOTED  
**PROJECT NUMBER** 20023

**DRAWING TITLE**  
General Notes, Details  
& Sections

**DATE** SEPTEMBER 11, 2020

**DRAWING NUMBER**  
**S-2**