

**ADDENDUM NO. 1**

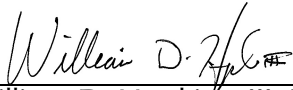
to  
**CONTRACT DOCUMENTS**

for  
**PARTIAL ROOFING REPLACEMENT AT THE  
MARLBORO TOWNSHIP MUNICIPAL BUILDING**  
1979 Township Drive, Marlboro, NJ 07746

for the  
**TOWNSHIP OF MARLBORO  
MARLBORO - MONMOUTH COUNTY - NEW JERSEY  
BID NO. 2024-19**

**Issued: August 28, 2024**

**FRAYTAK VEISZ HOPKINS DUTHIE, P.C.**  
**Architects - Planners**  
1515 Lower Ferry Road, Trenton, NJ 08618  
Tel: 609.883.7101 - Fax: 609.883.2694  
**FVHD PROJECT #5570**



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**INTENT:**

**This Document supersedes all conflicting and contrary information in said Bid Documents. Said documents are hereby amended in certain particulars as described herein after. Unless specifically noted or specified hereinafter all work shall conform to the applicable provisions of the Bid Documents. Bidders shall acknowledge receiving this document on the Bid Proposal Form.**

This Addendum includes three (3) pages and the following:

1. Maintenance Bond, 2-pages
2. Sample Closeout Checklist, 1-page.

## REFER TO SPECIFICATIONS

### BIDDING INFORMATION

Delete and replace Maintenance Bond with the attached revised document.

### PART 1 - AIA A201 - 2017 GENERAL CONDITIONS OF THE CONTRACT FOR CONSTRUCTION

<u>Page</u>	<u>Paragraph</u>	
43	12.2.2.1	In the 1 <sup>st</sup> line, change "one year" to read "two years, 100% of the final contract amount".
44	12.3.1	In the 3rd line, change "one (1) year" to read "two (2) years 100% of the final contract amount".

### PART 1 - SECTION 00100 - SUPPLEMENTARY INSTRUCTIONS TO BIDDERS

<u>Page</u>	<u>Paragraph</u>	
00100-7	1.7	Delete subparagraph "B" in its entirety and substitute with the following:  B. Prior to start of guarantee period and before the final payment is made, the Contractor shall provide the Owner with a <u>Maintenance Bond in the amount of one hundred percent (100%) of Final Contract Amount</u> , to insure the replacement or repair of defective materials or workmanship during the <b>two (2) year</b> guarantee period.

### PART 1 - SECTION 01700 - PROJECT CLOSEOUT DOCUMENTS AND PROCEDURES

<u>Page</u>	<u>Paragraph</u>	
01700-12	1.16, C., 6.	Delete subparagraph .6 in its entirety and substitute with the following:  100% two-year Maintenance Bond on the form provided.  Delete and replace Sample Closeout Checklist with the attached revised document

### PART 1 - SECTION 01800 - TIME OF COMPLETION AND LIQUIDATED DAMAGES

<u>Page</u>	<u>Paragraph</u>	
01800-3	1.5, A.4	Add the following subparagraph:  b. No work can take place on Thursday's during the project on the Shingle roof areas due to the Municipal Court schedule.

**PART 1 - SECTION 01900 - GUARANTEES AND WARRANTIES**

Page            Paragraph

- 01900-1        1.1    Delete subparagraph "B" in its entirety and substitute with the following:
- B.    The Contractor's guarantee on all work, covered by Maintenance Bond.....**Two (2) years, 100% of the final contract amount.**
    - 1.    The Maintenance Bond shall represent a continuing obligation of the Prime Contractor and their Subcontractor(s) to repair/replace defective materials and/or labor of products installed in the project for **two (2) years**, 100% of the final contract amount, from the date of Substantial Completion.

**END OF ADDENDUM NO. 1**

**MAINTENANCE BOND**

KNOW ALL MEN BY THESE PRESENT, that we, the undersigned,

\_\_\_\_\_ as Principal and \_\_\_\_\_

as a Corporation organized and existing under the laws of the state of \_\_\_\_\_ and

duly authorized to do business in the State of New Jersey, as Surety, are held and firmly bound unto the

\_\_\_\_\_ as Owner, in the penal sum of

\_\_\_\_\_ (\$ \_\_\_\_\_) DOLLARS

(100% of the Final Contract Amount)

for the payment of which well and truly to be made, we hereby jointly and severally bind ourselves, our heirs, executors, administrators, successors and assigns.

SIGNED THIS \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_.

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, that whereas, the Principal did on

\_\_\_\_\_, 20\_\_\_, enter into a contract with the Owner for \_\_\_\_\_

\_\_\_\_\_  
(Complete Name of Project)

Which said Contract is made a part of this bond as though set forth herein.

NOW, if said Principal shall remedy without cost to the Owner any defects which may develop during the two (2) year Maintenance Period of the work performed under the said Contract, provided such defects, in the judgment of the Owner are caused by defective or inferior materials or workmanship, then this obligation shall be void, otherwise it shall be and remain in full force and effect. The two (2) year period shall commence on the date established in the Certificate of Substantial Completion.

**MAINTENANCE BOND**

**MAINTENANCE BOND**

The said Surety hereby stipulates and agrees that no modification, deletions or additions in or to the terms of the said contract or the plans or specifications therefor shall in any way affect its obligation on this bond.

Signed and Sealed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness

\_\_\_\_\_  
(Principal) (Seal)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Surety)

\_\_\_\_\_  
(Title)

END OF DOCUMENT

## CLOSEOUT CHECKLIST

<b>Owner</b>		
<b>Title</b>		
<b>Project #</b>		<b>Contract:</b>
<b>Contractor</b>		
<b>Substantial Completion Date:</b>		<b>Updated:</b>
<b>Refer to Specification Sections 01700 and 01900 for closeout requirements.</b>		
<b>Item No.</b>	<b>Documents &amp; Warranties Required For Closeout</b>	<b>Status</b>
1	Letter on Contractor's letterhead stating date of substantial completion and requesting punch list review to Architect & Engineer	
2	Completed Operations Insurance Certificate - ACORD Form	
3	Completed Operation Insurance Statement	
4	AIA Document G704 Certificate of Substantial Completion	
5	Final Punch list signed and dated indicating completion of all work	
6	AIA Document G706 Affidavit of Payment of Debts & Claims	
7	AIA Document G706A Affidavit of Release of Liens	
8	AIA Document G707 Consent of Surety to Final Payment	
9	Certification that all wages have been paid - NJ Prevailing Wage Act, N.J.S.A. 34:11-56.25	
10	100% - two year Maintenance Bond - must be on form provided in spec book.	
11	One Year Contractor's Guarantee Covered by Maintenance Bond	
12	Submit accurate list of all subcontractors and suppliers and provide a certification that all proofs of business registration for all subcontractors and suppliers are maintained on his/her file.	
13	Record Project Manual (spec book) indicating changes or company letter stating no changes.	
14	Operation Instructions & Maintenance Manuals (1 in 3-ring binder with table of contents and divider tabs)	
15	All approvals and final releases from governmental and regulatory agencies have jurisdiction including, but not limited to: NIDOC, local Construction Department, NJDEP, etc., as required	
16	Record Drawings. Indicate As-Built drawings with company name, address and date (1 Paper Set & 2 Thumb Drives)	
17	Certificate of Approval/Acceptance	
18	Confirmation that all shop drawing have been submitted (on a flash drive).	
19	On contractor letterhead state all outstanding certified payroll and manning reports have been sent to the Owner.	
20	Balancing & Testing Reports (HVAC)	
21	Fire Alarm Certification (ELECTRICAL)	
	<b>Warranties - (Refer to Section 01900)</b>	
22		
23		
	Final Payment Requisition & Board Voucher/Invoice (2)	