

CLARIFICATION NO. 1

Issued 22 October 2009

From: Seiber Design, Inc.
675 Drewry Street NE
Studio 10
Atlanta, GA 30306

To: Invited General Contractors

Re: Smokejack Post Road,
Midway Family Festival, Forsyth Co, Georgia
Project No. SDI-0905

General

C1-1 The grease hood is being supplied by others and the GC will install and furnish and install the welded duct. Who furnishes the fan and curb?

Grease hood is supplied by owners KE supplier. Fans and curbs for grease hoods are supplied by owner's KE supplier. Contractor is responsible for providing and installing welded duct, and installing owner supplied curbs and fans.

C1-2 Will all gas quick disconnect hoses and fittings be supplied by the equipment supplier.

Kitchen equipment supplier will provide quick disconnect hoses and fittings for kitchen equipment.

C1-3 Are we required to use the landlords sprinkler sub and roofer?

Yes, See C1-7.

C1-4 Is the fire suppression system furnished and installed by the equipment manufacturer or will GC install system that is supplied?

Ansul system at kitchen exhaust hoods supplied and installed by owner's KE supplier. Contractor is responsible for providing electrical to ansul system.

C1-5 Clarify installation of chairs and bar stools.

Installation of chairs and bar stools is by owner.

C1-6 Mosaic tile T-03 and T-04 are not available in 1x1.

T-03 spec to be American Olean R26 Red 1x1.

T-04 spec to be American Olean A43 Light Smoke 1x1.

C1-7 Are there any LL requirements that are not included on the drawings.

Please see below from LL.

Contractor to use LL sprinkler, roofing and fire alarm sub.

The base building fire alarm company is Southern Burglar and Fire (678)878-6747.

The base building sprinkler sub is Marietta Automated Sprinkler – (770)926-4172.

The base building roofing sub is Atlas Roofing – (404)361-1402.

Temporary contractor's signage can not block any existing signage, LL prefers window sign.

Sawnee EMC for electric meter set (770) 887-2363

Sub-watermeter to be by contractor.

Construction dumpsters can not interfere with traffic flow.

FYI - LL contractor's superintendent Mike Wharton will be on site for another week
770-616-8232.

No set construction hours by LL.

Nothing else at this time from the Landlord.

C1-8 I assume General Note 11A0.1 is not relevant.

Correct.

C1-9 What portions of booth upholstery, sound and paging system and CO2 tank are GC's responsible for installing.

Booth upholstery will be supplied by owner installed by contractor. Sound and paging system supplied and installed by owner. Data and telephone routing by contractor as per electrical drawings. CO2 tank supplied and installed by owner's vendor.

C1-10 Please provide a plan cross reference for the furniture schedule.

Attached. (Note: attached plan shows revised restroom layout per permit review, alterations to bid for this are not required at this time.)

C1-11 Please confirm wood species and finish spec for wood doors.

Wood doors to be flush cypress with matt clear sealer (tung oil). We will provide a control sample to the millwork company during construction.

C1-12 CT-01: are we to follow manufacturer's recommendations for floor prep; i.e. is a "polish required".

Follow manufacturer's specs.

C1-13 PL-02 is this referenced / required.

Not used.

C1-14 Clarify tile to be used in restrooms, typo on A2.2.

T-02 in restrooms.

C1-15 Please confirm drain slope requirements as it affects slab cuts.

Existing concrete slab to be cut and patched as necessary. Coordinate floor sink locations with kitchen equipment plans. Provide 24" radius sloped area to floor drain, set drain 1/2" below finished floor, typical at all dashed circles on FFP. Provide 12" leave out around trench drains. Install drain 1" below FF. Slope concrete to drain and dowel into slabw/ #4's @ 24" oc typ. Coordinate size and location of trench drain with kitchen equipment plans.

C1-16 Need spec for trench drains.

9660 Smith Stainless trench drain – modular. 4 foot length at ice machine 3' length at kettle. JR Smith Manuf. Co.

C1-17 On A2.3 Finish schedule does SC=CT on A0.1?

Yes. Please note CPT-01 to be used at host stand as shown on A2.2.

C1-18 Please clarify "limited combustible ceiling tile" on A2.4.

As specified ACT-01.

C1-19 Are we to attach booths to floor.

Yes.

C1-20 IS the hostess stand WD-03 to be solid or boxed / veneered.

Intent is to be solid. Will consider alternate wood species for large dimensional pieces IF-30 through 34 based on availability to millwork subs supplier. Finish to be natural with clear matt sealer (tung oil or alternate as applies to species).

- C1-21 IS 8/A5.1 also applicable to the carpet mat to CT-01 even though it is listed as aluminum on FFP?

Yes Schluter Reno Ramp is aluminum not brushed stainless as noted on 8/A5.1.

- C1-22 Clarify stain grade plywood for booths. Species and finish

Cypress veneer on plywood with tung oil sealer no stain.

- C1-23 Table tops species, finish and fabrication clarification.

Table tops to be clear cypress 7/4 thick made up of approx 4 inch planks. Alternate grain direction on ends. 1/4" eased edge at top and bottom (except for wall side of booth tables). 1/4" eased corners.

- C1-24 What species of wood should be used for suspended wood beams, species, finish.

Rough sawn cedar with no finish.

- C1-25 3/A4.0 shows louvered doors between coolers. Are these cabinet doors or fillers between the equipment.

That is part of the equipment by KE.

- C1-26 Clarify what should and should not be painted at the open structure ceiling. For example custom light fixtures?

Existing metal trusses, decking, unistrut (new and existing), plumbing, sprinkler piping, and ductwork to be painted. New conduit, custom fixtures, spiral ductwork, track fixtures, threaded rod should not be painted. If acoustic blankets are within the budget the metal deck will not have to be painted.

- C1-27 Please provide a detail or narrative for the construction of the booth tables. Confirm the freestanding interior tables to be GC provided and if so if the construction is to match booth tables.

See C-23, freestanding and booth tables to match.

- C1-28 What grade of cypress where called out should be furnished?

Select

C1-29 Is the bench/picnic seating shown as one piece? For example the picnic table seating (detail 4/A5.0) and waiting benches, to be one piece of cypress timber?

See C1-20

C1-30 Please verify the existing hat channel / drywall needs to be removed and the CMU block filled as necessary at the wall separating the Bar Dining and Dining areas.

Yes

C1-31 The Scofield product specified is a densifier, and does not have a finish coat. Is the Formula One finish coat to be included with this as well. If so, what requirements are there for finished product.

Specification is for the Scofield Formula One system Lithium Densifier and Finish Coat System with a medium Reflectivity.

C1-32 Drawing A2.1 shows D10 to be renovated to change door swing. Please confirm that no other doors need to be reworked.

Only exterior door D10 needs to be changed to open to the opposite side.

C1-33 The plan view at the picnic table benches does not show the locations of the steel posts. Should one post on each side of the bench (8 total) be assumed?

Yes one post each side of picnic table benches. 4 posts running center of picnic table.

C1-34 The light fixture plan and schedule on A2.4 differs from the one on E2.1/E4.1. Please confirm note 1 on E4.1 stating that architectural plans hold precedence over electrical plans

Please refer to the architectural plans for lighting specifications and locations.

C1-35 The 9" x 4 1/2" x 1/4" piece "attached to studs as needed for bracing" is assumed to be a primed bent plate. Is it continuous? If not, please verify the intervals at which the plate is to be located.

Yes primed bent plate

C1-36 Specify thickness of stainless steel H/J/S wrap at drink station & kitchen pass thru window.

18 guage

C1-37 Please verify if unit RTU-1-8 is to be relocated per drawing E1.2. This is the only location where this is noted.

RTU's are to remain in their existing locations

C1-38 Please verify spiral duct material.

Galvanized Aluminum

C1-39 FSE-1 shows the condensing units for the cooler outside of the space. Please confirm that these are to be located on the roof.

Condensing units are to be on the roof per the roof plans.

C1-40 What materials are required for the domestic water piping?

Please see attached plumbing specs.

C1-41 Please clarify height of cement backer board at tile and frp.

To 4' AFF.

C1-42 We would like to look at the cost difference for WD-01 going to cypress in lieu of cedar and WD-02 going to hickory in lieu of cypress per recommendation of one of the millwork companies who contacted us about materials.

End Clarification No. 1