

April 25, 2025

Golightly & Long Properties, LLC
5280 Cairo Road
Paducah, KY 42001

BIDDING ADDENDUM 3

For work titled:
Acee's Neighborhood Market & Deli
1000 Holiday Lane
Fulton, KY 42041
Project Number: 23-7038

TO ALL BIDDERS

GENERAL NOTES

This addendum is issued for the purpose of clarifying the intent of the contract documents or for making necessary corrections, deletions, and/or additions to the documents on all items of discrepancy raised up to the time of the issuance of this addendum.

Each bidder is hereby instructed and authorized to incorporate into his proposal the instructions contained in this addendum. This addendum forms a part of the bidding and contract documents and modifies the original bidding documents, dated March 17, 2025. Acknowledge receipt of this addendum in space provided on Bid Form. FAILURE TO DO SO MAY SUBJECT BIDDER TO DISQUALIFICATION.

This addendum consists of (twelve) (12) – 8-1/2" x 11" pages including this cover sheet

PROJECT MANUAL

1. 004200	REPLACE section 004200 "Bid Proposal" in its entirety with the attached revised section.
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DRAWINGS

2. Sheet A702	REVISE A702 detail #6 shows a 6" rubber base at the base of the wall tile. This is not correct. It should be as shown on the attached document "Tile Wall to Concrete Floor Base Detail" CLARIFICATION A702 detail #7 – Does the wall tile extend to the adjacent wall? (south wall next to Vestibule 3 #122). See attached Restroom Wall Tile diagram for clarification.
3. Sheet C301	ADD the following note #6 to the site utility plan notes: Conduit Routing Notes: do not cross fuel dispensers classified boundary locations (e.g. 20.0' from dispensers being Class1/Division2) with other conduits not associated with fueling system. Any conduits that cannot avoid passing through these areas shall be RGS (rigid galvanized steel) and installed with seal-offs when

	entering and leaving these boundaries. Canopy lighting conduits shall be RGS and route through the wire trough for the fueling system wiring (see sheets C601, C602 & C603).
4. Sheet C601	<p>ADD to detail 1/C601 the note: "For Informational Purposes only: the 22,000 gallon fuel tanks are estimated to weigh between 19,000 and 22,000lbs; the contractor shall verify this with the fuel supplier to be sure they have the necessary equipment on site to offload and set the tanks"</p> <p>ADD to detail 1/C601 the note: "The owner is responsible for hiring a 3rd party to perform a tank tightness test on the fuel tanks per KYOSFM regulations. The contractor is responsible for ballasting the fuel tanks with WATER and the DEF tank with DEF on the day of installation. The owner will arrange and pay for the delivery and cost of DEF. The contractor is responsible for getting all water completely pumped out of the fuel tanks prior to them being filled with fuel".</p> <p>MODIFY detail 1/C601 t note the center tank to be a 22,000 gallon diesel tank and the tank on the right to be split 22,000 gallon tank with 6,000gal premium and 16,000 gallon gasoline.</p> <p>ADD the attached "Fuel System Electrical Notes".</p>
5. Sheet E100	ADD the note: "Provide 2- 2" PVC SCH80 communication conduits, following the same route as the main power conduits (located on sheet E100, there will need to be a pull-box at each end (see detail 6/C502) and connection to the building electrical room."
6. Sheet E101	ADD note #7 to the Electrical General Notes as follows: Seismic protection note: the Contractor shall provide seismic bracing, supports, etc. for all mechanical and electrical equipment and materials that will be installed I the building per the latest Kentucky Building Code, the Latest International Mechanical Code, The National Electrical Code, and any other application agencies having jurisdiction.
7. Sheet E102	CLARIFICATION Maxlite lighting fixtures – other manufacturers will be allowed so long as they are direct equals in size, performance, color temperature, warranty, etc.
8. Sheet E301	ADD the attached detail "Exterior Lighting Time Clock Detail & Schematic Diagram – 2 Channel"
9. Sheet M101	<p>ADD note #8 to the General HVAC Notes: Entire HVAC system shall be balanced by a certified test and balance contractor. All air flow rates shall be within 5% of the specified flow rate. Provide certified test and balance report at end of project.</p> <p>ADD note #9 to the General HVAC Notes: Seismically restrain HVAC equipment, gas piping and hydronic piping as required by State, Local and National Codes. Provide support equipment required to control expansion and contracting of piping, provide loops, pipe offsets, and swing joints or expansion joints were required.</p>

INFORMATION ITEMS & ANSWERS TO QUESTIONS

10.	QUESTION What type of base will be used for Alternate 1? The base for the alternate (if using tile flooring) should be BT2 and metal cove base, detail 4/A701 would apply.
11.	CLARIFICATION Walls in the following rooms 107, 112, 113, and 117 shall be P1 paint (floor to ceiling) and B1 base.
12.	CLARIFICATION Where tiled walls are in rooms with concrete floors we have provided a detailed for clarification - see attached "Tile Wall to Concrete Floor Base Detail"

ATTACHMENTS

Section 004200 (5 pages, 8.5x11)

Tile Wall Transition Clarification (1 page, 8.5x11)

Tile Wall to Concrete Floor Base Detail (1 page, 8.5x11)

Fuel system Electrical Notes & Detail (1 page, 8.5x11)

Exterior Lighting Time Clock Detail & Schematic Diagram – 2 Channel (1 page, 8.5x11)

All other terms and conditions of the Project Manual and Drawings shall remain unchanged.

END OF ADDENDUM 3

RETURN WITH BID

**SECTION 004200
BID PROPOSAL**

TO: **Golightly & Long Properties, LLC** Hereinafter Called "OWNER"

PROPOSAL OF: _____
(Name and Address of Bidder)

FOR: **Acee's Neighborhood Market & Deli**

1. The plans for the proposed improvement are those prepared by KLINGNER & ASSOCIATES, P.C., ENGINEERS, 2150 W MAIN STREET, CARBONDALE, IL 62901 and the architect sub-consultant as described in the Project Directory.
2. In submitting this proposal, the undersigned declares that the only persons or parties interested in the proposal as principals are those named herein; and that the proposal is made without collusion with any other person, firm, or corporation.
3. The undersigned further declares that the Bidding and Contract Documents, and the following Addenda, receipt of all which is hereby acknowledged,

Addendum No.

Addendum Date

_____	_____
_____	_____
_____	_____

have been carefully examined, the site(s) of the proposed work inspected in detail and the undersigned is familiar with all local conditions affecting the contract and the detailed requirements of construction, and understands that in making this proposal waives all right to plead any misunderstanding regarding the same.

4. The undersigned further understands and agrees, if this proposal is accepted, to furnish and provide all necessary machinery, tools, apparatus and other means of construction, and to do all of the work and to install all of the materials specified in the contract, in the manner and at the time prescribed, and in accordance with the requirements therein set forth.
5. The undersigned further understands and agrees that payment will be made on a **Lump Sum** bid basis for the work specified herein.
6. The undersigned further agrees to the fullest extent permitted by law, to waive any claim it has or may have against the OWNER, the Architect/Engineer, and their respective employees, arising out of or in connection with the administration, evaluation, or recommendation of any bid; waiver of any requirements under the Bid Documents; or the Contract Documents; acceptance or rejection of any bids; and award of the Contract.
7. The undersigned further agrees that the OWNER may at any time during the progress of the work covered by this contract order other work or materials incidental thereto and that all such work and materials as do not appear in the proposal or contract as a specific item and which are not

RETURN WITH BID

included under the bid price for other items in this contract, shall be performed as extra work, in accordance with ARTICLE 11 of the General Conditions.

8. The undersigned further agrees to execute a contract for this work and present the same to the OWNER within **fifteen (15)** days after the date of notice of the award of the contract to him.
9. The undersigned further agrees to execute and present within **fifteen (15)** days after the date of Notice of the Award, a performance and payment Bond or other specified Security, satisfactory to and in the form prescribed by the OWNER, in the penal sum of the full amount of the contract, guaranteeing the faithful performance of the work in accordance with the terms of the contract.
10. The undersigned further agrees to begin work not later than ten (10) days after the execution and approval of the contract and performance and payment Bonds or specified Securities, unless otherwise provided, and to prosecute the work in such manner and with sufficient materials, equipment, and labor as will ensure its completion within the time limit specified herein, it being understood and agreed that the completion within the time limit is an essential part of the contract. The undersigned agrees to complete the work within **(270) consecutive calendar days** after the "Notice to Proceed" date, unless additional time shall be granted by the OWNER in accordance with the provisions of the specifications. In case of failure to complete the work within the time named herein or within such extra time as may have been allowed by extensions, the undersigned agrees that the OWNER shall withhold, from such sums as may be due under the terms of this contract, the costs set forth in the specifications, which costs shall be considered and treated not as a penalty but as damages due the OWNER from the undersigned by reason of inconvenience to the public, added cost of engineering, and other items which have caused an expenditure of public funds resulting from the failure of the undersigned to complete the work within the time specified in the contract.
11. Accompanying this proposal is a bid bond, bank cashier's check, or certified check, in the penal sum of five percent (5%) of the total bid price, as provided in the Section titled "Bid Security" in the Instructions to Bidders, made payable to the **Golightly & Long Properties, LLC**. The amount of the bid deposit is:

\$ _____ DOLLARS (\$ _____)
Words Figures

If this proposal is accepted and the undersigned shall fail to execute a contract and performance and payment Bond or specified Security, as required herein, it is hereby agreed that the amount of the bid deposit shall become the property of the OWNER,, and shall be considered as payment of damages due to delay and other causes suffered by the OWNER because of the failure to execute said contract and contract securities, otherwise said check or draft, or bidder's bond substituted in lieu thereof shall be returned to the undersigned.

**ATTACH BANK CASHIER'S CHECK, OR
CERTIFIED CHECK HERE
OR INCLUDE BID BOND WITHIN PROPOSAL
FORM**

RETURN WITH BID

12. The undersigned Contractor hereby proposes to furnish all labor, tools, materials, machinery and equipment necessary to complete the identified "Base Bid" Work in accordance with the Contract Documents for the following LUMP SUM PRICE:

\$ _____ DOLLARS (\$ _____)
Words Figures

Should the Owner decide to proceed with the portion of the Work identified as "ALTERNATE NO. A-1 (Provide Tile Flooring in Sales Floor & Vestibules), add to the "Base Bid" amount stated above the LUMP SUM PRICE of:

\$ _____ DOLLARS (\$ _____)
Words Figures

Should the Owner decide to proceed with the portion of the Work identified as "ALTERNATE NO. S-1 (Heavy Duty Concrete Paving), add (if deduct, clearly indicate a negative number) to the "Base Bid" amount stated above the LUMP SUM PRICE of:

\$ _____ DOLLARS (\$ _____)
Words Figures

Should the Owner decide to proceed with the portion of the Work identified as "ALTERNATE NO. S-2 (Light Duty Concrete Paving), add (if deduct, clearly indicate a negative number) to the "Base Bid" amount stated above the LUMP SUM PRICE of:

\$ _____ DOLLARS (\$ _____)
Words Figures

The undersigned Contractor hereby proposes to furnish all labor, tools, materials, machinery and equipment necessary to complete the identified "Base Bid" and All Alternate Bid Work (A-1, S-1, and S-2) in accordance with the Contract Documents for the following LUMP SUM PRICE:

\$ _____ DOLLARS (\$ _____)
Words Figures

RETURN WITH BID

BIDDING SIGNATURE

(If an individual) Signature of Bidder _____ (SEAL)

Business Address _____

(If a co-partnership)

Firm Name _____

Signed by _____ (SEAL)

Business Address _____

(Insert Names and _____
Addresses of all _____
Members of the _____
Co-Partnership _____

(If a Corporation)

Corporate Name _____

(Corporate
(SEAL)

Signed by _____

Business Address _____

(Insert Names of _____ President
Officers) _____ Secretary
_____ Treasurer

SIGNED and SWORN to before me

this _____ day of _____, 20_____.

(NOTARY
SEAL)

Notary Public

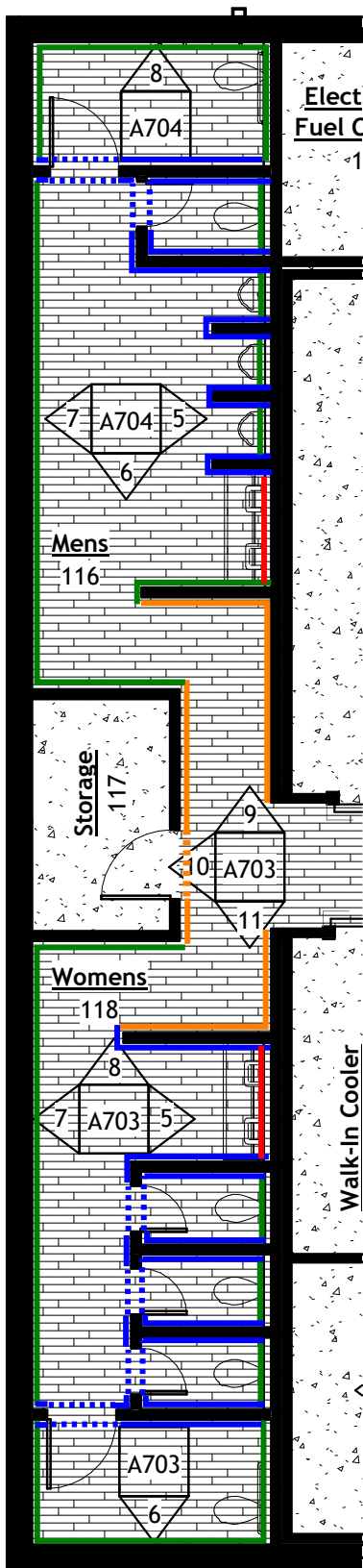
RETURN WITH BID

SCHEDULE OF VALUES

NO.	ITEM DESCRIPTION	VALUE OF WORK
1.	Mobilization	\$
2.	Demolition & Removals	\$
3.	Site Grading, Paving, Curbing, & Walks, etc.	\$
4.	Site Storm, Sanitary & Water Utilities	\$
5.	Site Electrical & Lighting	\$
6.	Fuel System Items (install tanks, provide trenching, conduits, conductors, etc.)	\$
7.	Building Footings, Foundations & Structure	\$
8.	Building Interior Framing, Walls, etc.	\$
9.	Doors, Windows and Hardware	\$
10.	Building Electrical	\$
11.	Building Plumbing (water, sewer, gas)	\$
12.	Building HVAC	\$
13.	Building Floor Coverings	\$
14.	Building Interior Walls, insulation, finishing, etc.	\$
15.	Building Cabinetry & Finish work.	\$
16.	Equipment Installation & Associates work.	\$
17.	Other Work Items not included above	\$
18.	Allowance for Rough Layout Work	\$18,000.00

Lump Sum Base Bid Price:	\$	Add	Deduct
Alt Bid A-1 (Tile Floors in Sales Areas):	\$		
Alt Bid S-1 (Heavy Duty Conc Paving):	\$		
Alt Bid S-2 (Standard Duty Conc Paving):	\$		
Total cost with all Alternates:	\$		

END OF SECTION 004200



— W2 To 4'-6" AFF & W1 4'-6" To 10'-0" AFF

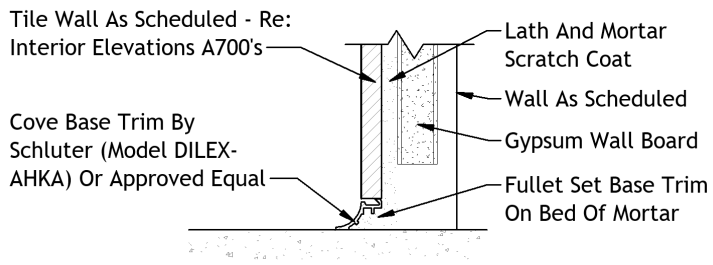
— W2 To 4'-6" AFF, TR1 Transition To P5

— W2 To 4'-6" AFF & W1 To Partial Wall Extent

— W3 To 10'-0" AFF

All walls shall be P1 Floor To Ceiling With B1:

- Storage 117
- Electrical & Fuel Controls 113
- Porter Laundry & Storage 112
- Office 107



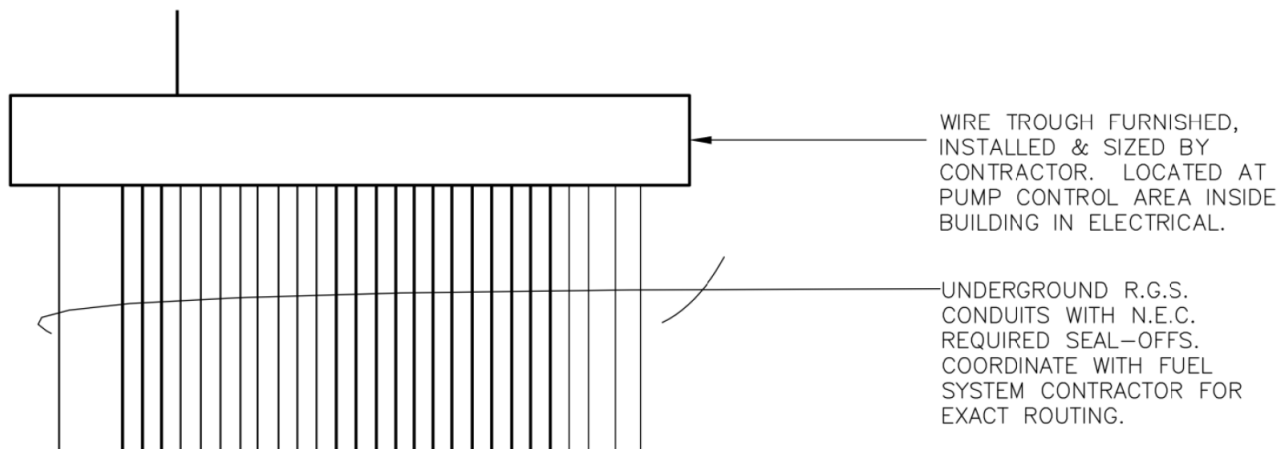
Tile Wall To Concrete Floor Base Detail

FUEL SYSTEM ELECTRICAL NOTES:

1. CONTRACTOR TO FURNISH & INSTALL ALL CONDUIT AND WIRE AND TERMINATE AT JUNCTION BOXES. STRICT COORDINATION WITH FUEL SYSTEM CONTRACTOR AND N.E.C. IS REQUIRED FOR CONDUITS, WIRING AND JUNCTION BOXES. MID-SOUTH STEEL WILL MAKE FINAL WIRING CONNECTIONS TO EQUIPMENT.
2. ALL CONDUITS PERTAINING TO FUEL TANKS, FUEL DISPENSERS, SHALL BE RIGID GALVANIZED STEEL & SHALL INCLUDE ALL REQUIRED SEAL OFFS & EXPLOSION PROOF JUNCTION BOXES AND FITTINGS, ETC. AS REQUIRED BY CODE. DRAWINGS ARE DIAGRAMMATIC IN NATURE & DO NOT SHOW REQUIRED SEAL OFFS, FITTINGS OR JUNCTION BOXES. CONTRACTOR SHALL COORDINATE WITH FUEL SYSTEM SUPPLIER FOR ADDITIONAL INFORMATION AND REQUIREMENTS.
3. FURNISH AND INSTALL ELECTRICAL RUBBER ENTRY BOOTS FOR CONDUITS AS REQUIRED BY FUEL SYSTEM SUPPLIER/CONTRACTOR. FOR ADDITIONAL INFORMATION, COORDINATE WITH FUEL SYSTEM SUPPLIER.
4. ALL CONDUITS & WIRING/CABLING SHALL BE OIL & GAS RESISTANT.
5. INSTALL PER ARTICLE 500, 501 & 514 OF THE N.E.C.
6. NEUTRAL CONDUCTORS TO FUEL DISPENSERS SHALL BE SWITCHED PER N.E.C. SWITCHED NEUTRALS SHALL BE RUN THROUGH A RELAY BACK AT THE POWER ROOM. COORDINATE WITH MIDSOUTH STEEL FOR EXACT WIRING REQUIREMENTS. FURNISH APPROPRIATE CIRCUIT BREAKER TO ACCOMPLISH THIS.
7. POUR SEAL-OFFS AT BOTH ENDS OF CONDUITS AFTER INSPECTION. SEPARATE WIRES/CABLES SUCH THAT SEALING COMPOUND CAN SURROUND EACH INDIVIDUAL CONDUCTOR IN SUCH A MANNER AS TO MINIMIZE THE PASSAGE OF GASES AND VAPORS.
8. LOCATE CONDUITS OUT FROM WALL FAR ENOUGH TO SCREW ON AND POUR SEAL-OFFS.
9. DO NOT INSTALL ANY FITTINGS BETWEEN FLOOR AND SEAL-OFFS INSIDE BUILDING.
10. NPT-THREADED ENTRIES INTO EXPLOSIONPROOF EQUIPMENT SHALL BE MADE UP WITH AT LEAST FIVE THREADS FULLY ENGAGED PER NEC 500.8(E)(1).
11. THE CONDUIT RUN BETWEEN THE CONDUIT SEAL AND THE POINT AT WHICH THE CONDUIT LEAVES THE CLASSIFIED LOCATION SHALL CONTAIN NO UNION, COUPLING, BOX OR OTHER FITTING.
12. THE FUEL TANK VENTS (NOT SHOWN) SHALL BE A CLASSIFIED AREA (PER NEC) UP TO 10 FEET FROM OPEN END OF VENT, EXTENDING IN ALL DIRECTIONS.

LOW-VOLTAGE DISPENSER DISCONNECT: (one for each fuel island)

CONTRACTOR SHALL FURNISH AND INSTALL A DISCONNECT FOR ALL LOW-VOLTAGE CABLES/WIRES SERVING FUEL DISPENSERS PER NEC 514. DISCONNECT SHALL BE EQUAL TO SQUARE D #LVDD-V-8S AND SHALL BE CAPABLE OF ACCOMMODATING UP TO EIGHT (8) FUEL DISPENSERS CABLING. LOCATE UNIT AT PUMP CONTROL AREA IN ELECTRICAL ROOM. FURNISH ALL HARDWARE, CONDUIT AND WIRE TO MAKE THIS SYSTEM FULLY OPERATIONAL.



TIME CLOCK: 2-CHANNEL DIGITAL TIME CLOCK EQUAL TO TORK #DGLC SERIES.

PHOTOCELL: TORK #EPC1

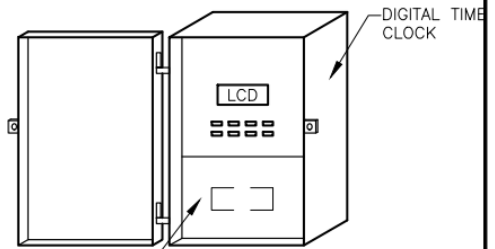
CONTACTORS: ELECTRICALLY HELD MULTIPOLE CONTACTORS EQUAL TO SQUARE D 8903 LG SERIES.

OPERATION: CHANNEL #1 (CONTACTOR "a") SHALL BE PHOTO ON/TIMED OFF
----- (EXTERIOR AREA LIGHTING) -----

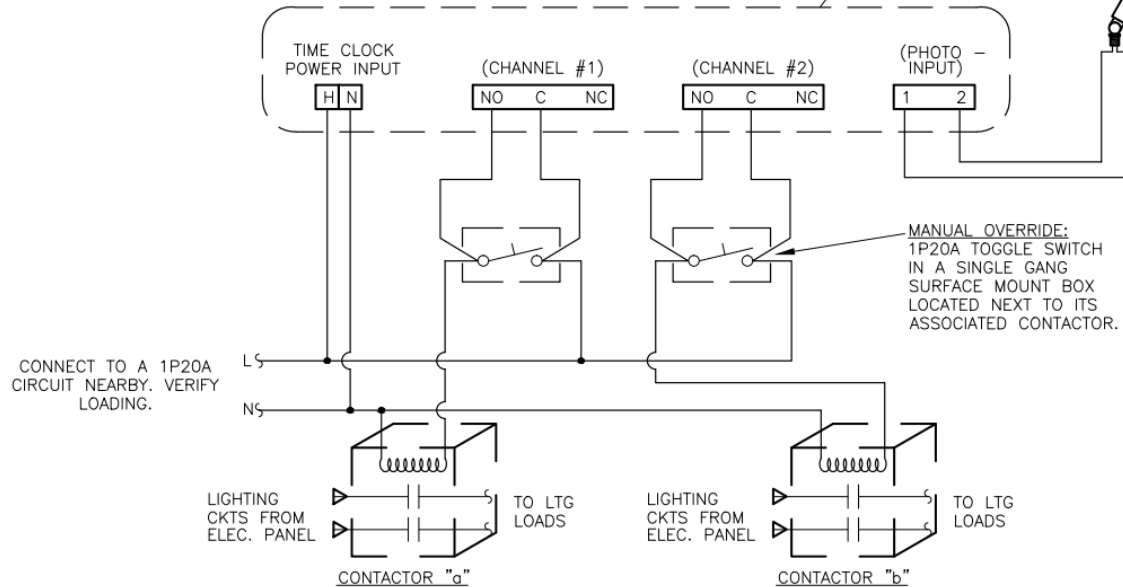
CHANNEL #2 (CONTACTOR "b") SHALL BE PHOTO ON/PHOTO OFF
----- (EXTERIOR BUILDING LIGHTING) -----

NOTES:

1. SEE LIGHTING PLANS TO DETERMINE WHICH CONTACTORS ARE REQUIRED AND HOW MANY POLES ARE NEEDED. ALLOW FOR TWO SPARE POLES ON EACH CONTACTOR.
2. COORDINATE PHOTOCELL MOUNTING TO AVOID PICKING UP ARTIFICIAL LIGHTING SOURCES.
3. CONTACTORS SHALL BE MOUNTED ADJACENT TO PANELBOARD WHERE LIGHTING LOADS ORIGINATE.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR PROGRAMMING TIME CLOCK AND PROVIDING TRAINING TO OWNER.



TORK EPC1
PHOTOCELL -
REMOTE M'T'D



EXTERIOR LIGHTING TIME CLOCK DETAIL AND SCHEMATIC DIAGRAM - 2 CHANNEL

NO SCALE