



## WILL COUNTY, ILLINOIS

PURCHASING DEPARTMENT

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### 2023-86 Tuckpoint Project 200 N. Broadway

#### Addendum #1 – August 10, 2023

**We received the following questions regarding this RFP:**

Question #1: Are there any masonry repairs on the inside parapet wall? If so, is there any photos that can be shared w/ us?

Answer #1: The roof has been recently done, so no repairs on the inside of the parapet walls.

Question #2: The window caps / window heads highlighted in blue below. Is the width of the new stone units to be as wide as the outer wythe face brick (approximately 4”), or wider?

Answer #2: Delete Item #3 from the scope of work. The rowlock bricks should be tuckpointed and/or replaced like the rest of the brick on the building.

Question #3: Can the window heads be made in multiple pieces?

Answer #3: D/N/A Item #3 has been deleted.



Question #4: Are we to return with matching the existing mortar joint profile? If not, which one?



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Answer #4: a. The Stone foundation should have a flush joint profile.  
b. The Brick above the stone foundation should have a concave joint profile.

Question #5 There was mention at the pre-bid to address the tuckpointing within the building's basement:

>100% or only as needed?

>Do you want the efflorescent hand scraped / removed?

Answer #5: No work will be completed on the interior basement foundation wall.

Question #6: Will the owner have all the personal property removed prior to starting, or coordinate putting it in other spaces?

Answer #6: The owner will do their best to have the personal property on the exterior decks removed prior to the commencement of work.

Question #7: Will the owner have miscellaneous interferences removed like pipes / electrical lines / etc. Or are we to work around (Both basement and exterior)?

Answer #7: No Basement work will be required. Contractor will use his best efforts to work around the miscellaneous interferences on the exterior of the building. (i.e. Low voltage wiring and other penetrations such as electric, gas and etc.)

Question #8: Item 10 under the work scope indicates the owner may perform test openings. How many test openings in both the sealant and masonry would be performed?

Answer #8: Quantity of test openings to be determined by owner in the field. Suitable quality control methods by Contractor will minimize the need for test openings.

Question #9: Can we make electrical adaptor connections within the building's fuse panel to run our equipment?



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Answer #9: No, Contractor to supply their own portable electric for their grinders and tools.

Question #10: Is the landscaping retaining wall on the east facing elevation (shown below) to be included in the repair scope?



Answer #10: Contractor is to tuckpoint the brick on the face of concrete stair along the parking lot approximately 40 Lin Feet. The contractor does not need to address the two set back retaining walls along the stairs into the basement.

Question #11: Is there water on site and can we use the water?

Answer #11: Contractor can use the water on site. Hook up (spigot) is in the rear of the building. Please make sure that the water is turned off daily.

Question #12: Will the power be terminated/shut off when working on the southeast corner of the building.

Answer #12: Yes, the owner will coordinate with the ComEd to either shut off the power or address with blankets or other means to make the work area safe. Owner is asking for as much notice as possible from the contractor so we can coordinate with the building residents.

Question #13: Are the bricks under the rear decks and stairs to be tuckpointed?



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Answer #13: Yes, tuckpoint and if necessary, replace bricks under the rear decks and stairs, as required.

Question #14: Can the Warranty be decreased to 1 to 2 years to match the industry standards?

Answer #14: Yes, warranty all work for one year from date of owners final acceptance

Question #15: Can progress payments be made on this job?

Answer #15: 10% mobilization, 50% payment at 50% of work progress, 100% payment at final acceptance.

**Please see the following clarifications regarding this RFP:**

- Joints to be removed to a good bonding depth, no less than ¾" deep, washed clean of any dust and then tuckpointed full, flush, and solid.
- The contractor shall be responsible for all safety requirements necessary to keep residents safe during the work and all unencumbered ingress and egress to the building, per the Scope paragraph 3. Additionally, the Barricading & Protection – Contractor will provide and maintain all necessary barricading and protection, per the Scope Item # 8.
- Contractor to remove all the sealant/caulk including but not limited to the coping stones, windows, exterior doors and other joints and penetrations and install new sealant. Proposed sealant to be used must be urethane, Sikaflex 15LM or approved equivalent.