**THE UNIVERSITY OF ALABAMA**

**Parker Haun Tennis Facility**

394-18-1686

**PRE-BID CONFERENCE AGENDA**

January 19th, 2021-2pm

**GENERAL INFORMATION**

1. Introduction of Attendees
	1. The University of Alabama (UA) – Owner
		* Paul Davis-Project Manager
		* Ed Sawyer-Field Coordinator
		* Jennifer Patrick-Contracts Administrator
		* Leah Shepherd-Furnishings & Design
	2. Consultant’s Team and Responsibility
		* Architect: Brian Brooker- Ellis Architects
		* Civil: Doug Varnon-Varnon Engineering
		* Mechanical/Plumbing/Fire/Electrical: Morgan Garner-Garner Engineering
		* Structural: Scott Dollar-MAK Engineering
	3. Sub consultants
	4. Others
2. Bid Date / Time / Location

Date: February 4th, 2021
Time: 2pm

Location: Bids will be received in a secure drop box located in front of the Procurement Service Annex at 405 Cahaba Circle on the University Services Campus (the same building where bids are currently received). The

building will be locked, but the drop box will be monitored and emptied prior to the bid opening.

Bidders are strongly encouraged to hand deliver bids to the drop box as FedEx and UPS deliveries may

be delayed. Bids will be opened via a Zoom video conference. Please see the link to the Zoom video conference below:

Join from PC, Mac, Linux, iOS or Android: [https://uasystem.zoom.us/j/98173569773](https://nam11.safelinks.protection.outlook.com/?url=https%3A%2F%2Fuasystem.zoom.us%2Fj%2F98173569773&data=04%7C01%7Cpjdavis%40fa.ua.edu%7Cf7773737d63a498231cd08d8bc8f955b%7C63ec59cb94a24e6b8090be2f81176596%7C0%7C0%7C637466672184898000%7CUnknown%7CTWFpbGZsb3d8eyJWIjoiMC4wLjAwMDAiLCJQIjoiV2luMzIiLCJBTiI6Ik1haWwiLCJXVCI6Mn0%3D%7C1000&sdata=SKaccNcP%2Fv0SmOdsKOqhIFvOW1tJlsMn2%2FFLlU55QVI%3D&reserved=0)

Or iPhone one-tap :

    US: +13126266799,,98173569773#  or +16465588656,,98173569773#

Or Telephone:

    Dial(for higher quality, dial a number based on your current location):

        US: +1 312 626 6799  or +1 646 558 8656  or +1 301 715 8592  or +1 346 248 7799  or +1 669 900 6833  or +1 253 215 8782

    Meeting ID: 981 7356 9773

1. Eligibility
	1. As per Contract documents
	2. Licensed General Contractor in the State of Alabama
	3. Prequalification was required for General Contractors
	4. Prequalified Contractors/Subcontractors
		* UA Master List
2. Bids
	1. Preparation/Delivery
		* It is the Contractor’s responsibility to make sure bid is complete per the Contract documents (e.g. bid form, bid bond, sub/supplier list, etc.)
		* It is the Contractor’s responsibility to make sure bids are delivered and received at the designated location on the date and time stated in advertisement for bid or subsequent addenda.
	2. Proposal Form
		* No alterations shall be made to bid proposal form
		* Be sure to use latest bid proposal form provided during bid process
	3. Guaranty
		* Bid Guaranty in the form of Bid Bond or Cashier’s Check is required
		* 5% of bid amount, not to exceed $10,000
		* Use the provided UA form for Bid Bonds
		* Bid Bond must be executed by a Surety Company duly authorized and qualified to make such bonds in the State of Alabama, payable to the University of Alabama
		* Cashier’s check, if used, must be drawn on an Alabama bank
	4. Sales and Use Tax Savings
		* Bidder is not to add or include Sales and Use taxes in their bids
		* Sales tax estimates should be listed on the space designated on the bid form
		* Contractor will need to apply for a tax exempt certificate with the Department of Revenue to purchase materials tax free. Any delay in obtaining the tax exempt certificate due in whole or in part to the Contractor will not be cause for an extension of time for completion of the Project nor an increase in price.
		* Basic material & labor breakdown required to allow UA to apply for Tax Exempt Certificate
	5. Subcontractors and Suppliers Submittal
		* ~~Bidders shall include with their bids a listing of subcontractors and material suppliers as specified in the Supplementary Instructions to Bidders~~
		* ~~Bidders may change up to four (4) subcontractors/suppliers on their envelope prior to bid time~~
		* The low bidder shall submit a complete list of major subcontractors and suppliers within 48 hours of the bid opening. This list should include the license number for all subcontractors and should be on the bidder’s letterhead.
		* No substitutions of any subcontractor or supplier identified with the bid or in the subsequent listing will be allowed without written request and approval by UA, whose decision shall be final.
3. Post-Award / Miscellaneous
	1. Contract Bonds as per Section 32 of General Conditions
		* Performance Bonds - 100% of contract amount
		* Payment Bonds - Not less than 50% of contract amount
	2. Each subcontractor engaged in the installation, modification, configuration, programming, or testing of a fire alarm system must have a current Fire Alarm Permit from the Alabama State Fire Marshal’s Office. A copy of each fire alarm subcontractor’s permit must be provided with the list of subcontractors prior to installation or modification of the fire alarm system.
	3. Bidder awarded the job must show evidence of being registered in the US Government’s E-Verify Program
	4. Pay Application requirements as per Section 28 of General Conditions
	5. Contractor shall adhere to the Child Labor Law - No workers on the project under the age of 18
	6. Minority and Women Owned Participation - UA is encouraging a goal of 5% for this project. Minority or women owned subcontractors or suppliers should be identified to the Owner using Minority and Woman-Owned Business (MWB) Subcontracts form. For a list of businesses in Tuscaloosa and the surrounding area, go to constructionpublicinfo.ua.edu and click Resources.
	7. Davis-Bacon N/A
	8. Smoking, including the use of electronic cigarettes or similar devices, is prohibited anywhere on campus
	9. Mylar reproducibles are required for this project.
4. Insurance
	1. Builder’s Risk Coverage (discuss applicable section below)
		* ~~Is furnished by Owner~~
			+ ~~Contractor responsible for $10,000 deductible per occurrence and any claim not covered by the owners builders risk insurance policy – a copy is available upon request~~
			+ ~~See Contractor Insurance Requirements for additional information~~
			+ ~~See General Conditions Article 28 for additional information related to stored material~~
		* Is not furnished by Owner
			+ Builder’s Risk

The general contractor is required to purchase builder’s risk coverage. Coverage should be “all-risk” including, but not limited to, the following perils: fire, windstorm, hail, water damage, flood, mold, earth movement (also known as “earthquake”), vehicle or equipment collision, paint overspray, collapse, vandalism and lightning. Coverage must be on a replacement cost basis. The carrier must be A- rated or better by AM Best and admitted in the State of Alabama. The coverage period must start on the first day of construction and must extend a minimum of 30 days after receipt of the Certificate of Substantial Completion. Property must be insured while in transit, while stored at an off-site location, while on the construction site but not yet attached to the building and after being attached to the building. The general contractor is responsible for absorbing the deductible in the event of a loss, and the deductible cannot exceed $10,000. The Board of Trustees of the University of Alabama must be included on the policy as both an additional named insured and a loss payee. An Evidence of Property Insurance certificate must be provided to Construction Administration showing both additional named insured and loss payee status, coverages and limits prior to the start of construction. Coverage limits must be as follows:

* + - * Hard Costs: insured to full value
			* Soft Costs: insured to full value
			* Furniture and Fixtures: insured to the full value of items being purchased and/or installed by the contractor under the construction contract.
			* Business Interruption: as determined by Risk Management
	1. General Liability
		+ Commercial General Liability coverage with limits of $1,000,000 per occurrence, $2,000,000 aggregate
		+ $1,000,000.00 in Excess/Umbrella Coverage
	2. See the Contract Insurance Requirements section of the bid documents for a complete listing of insurance requirements

**PROJECT INFORMATION**

1. Basic Project Information
**The project defined by these documents shall consist of new construction of a locker room and training facility building of approximately 4,265sf – (5,407sf w/Alternate). Including (but not be limited to), all necessary sitework; earthwork; utilities; excavations; concrete footings; concrete slabs on grade; concrete masonry unit walls; brick veneer; cementitious trim; wood trusses; and asphalt shingles, etc. Interior finishing shall consist of (but not be limited to) hard tiles; specialty flooring; epoxy painting; sealed concrete; gypsum board ceilings, etc. Scope shall also include (but not be limited to) hollow metal doors and frames; specialty doors; toilet partitions & accessories; signage; aluminum storefront; overhead door,etc. Specialty hardware shall be furnished and installed for multiple locations of card-access control and automatic door operators. All work associated with the furnish and installation of plumbing, mechanical, and electrical systems shall be provided including (but not limited to) equipment, fixtures, trims, accessories, etc. for complete operating systems. Associated site work shall consist of (but not be limited to) new concrete walks and paving; new landscaping and irrigation; new accessible route improvements; new decorative fencing and gates; sub surface drainage; relocation and installation of misc site utilities; and extension of existing UA fiber utilities. Refer to all drawings sheets; details and specifications for more information.**
2. Anticipated Schedule, Progress and Completion
	1. Anticipated “Letter of Intent” from UA by 2/5/21
	2. Anticipated NTP / Mobilization – 2/9/21
		* No work shall begin on project until insurance certificates are approved by UA
	3. Time for Completion
		* Base Bid Completion Date: 8/13/21
		* Alternate No. 1 Completion Date: 8/13/21
		* Alternate No. 2 Completion Date: 8/13/21
		* Alternate No. 3 Completion Date: 8/13/21
		* Alternate No. 4 Completion Date: 8/13/21
		* Alternate No. 5 Completion Date 8/13/21
	4. Liquidated Damages - $500 per calendar day for completion dates as specified above, plus additional costs associated with resident observation. No additional cost associated with resident observation for work on weekends or holidays prior to specified completion dates.
	5. Contractor to submit a schedule of values with detailed breakdowns of material and labor within 10 days of the Notice to Proceed for progress tracking and management
	6. Contractor to generate and submit detailed construction progress schedule compliant with Section 9 of General Conditions and Specification Section 013200 ten (10) days after NTP, unless otherwise indicated in the LOI. No claims for time extensions will be granted prior to the submission and approval of a progress schedule compliant with these sections. During the course of the work, the assigned UA Project Manager will review the progress of completed work and the submission of any supporting documents regarding the progress of the work.
	7. Owner/Consultant/Contractor (OAC) progress meetings to be held per project requirements
	8. Warranty dates shall start at Date of Substantial Completion
3. Job Sign Requirement No
4. Construction Staking
	1. Shall be the Contractor’s responsibility and shall be performed under the supervision of a Licensed Professional Land Surveyor in the State of Alabama
5. Project Observation / Material Testing
	1. Resident observation will be provided by Owner
	2. Materials testing and geotechnical recommendations for the Owner will be provided by TTL
	3. Contractor’s responsibility to coordinate all testing
	4. The Contractor shall submit a QA/QC program in compliance with Specification Section 014000
6. Inspections
	1. All “city inspections” of the work will be conducted by 3rd party consultants for the University
		* Contractor will email inspections@fa.ua.edu to schedule these inspections
		* 24 – 48 hours notice required
	2. University “in-house” inspections of the work will be scheduled by the contractor(s) through the project Field Coordinator
		* 48 – 72 hours notice required
	3. Inspection cards must be kept up to date throughout duration of project
	4. The Contractor should only schedule inspections when the work to be inspected is complete. UA reserves the right to deduct costs for additional inspections due to incomplete material or workmanship at the time the Contractor scheduled the initial inspection.
7. Safety
	1. The Contractor shall be responsible for all project safety. Neither the Consultant nor the Owner will be responsible for the Contractor’s safety precautions, means, methods, techniques, sequences, or procedures.
	2. Contractor’s personnel responsible for safety shall be OSHA certified
	3. Weekly employee safety meetings will be required with minutes of each meeting kept current. Contractor shall be responsible for coordination, content, scheduling, etc., of safety meetings with employees. Safety meeting minutes with sign-in sheets must be current for the contractor’s pay request to be approved.
	4. The Contractor shall be responsible for maintaining a comprehensive Hot Work Program. See Supplemental General Conditions Section 1.8.
	5. Fencing along the limits of construction, including equipment and storage areas, is the Contractor’s responsibility unless otherwise directed by the Owner. The cost of any type fencing, barricades, etc. necessary shall be incidental to project. Fencing, barricades, etc., must be maintained according to the project specifications throughout the duration of the project.
8. Storm Water and Erosion Control
	1. As per Project Specifications Section: **31 25 10 Stormwater Permit and Monitoring.**
	2. ~~The Contractor shall be responsible for obtaining the NPDES Permit and will submit the permit application prior to beginning onsite work:~~ (**Not required for this project.)**
	3. Contractor will arrange for a qualified individual to provide all monthly inspections and reports for the project
	4. Contractor responsible for implementing all BMP’s, installation of all erosion and sedimentation control items, adhering to permit requirements and monthly inspection reports, etc.
9. Tree Protection
	1. During the course of the work, Contractor will take all necessary precautions to protect existing trees on and near the project site as per the Project Specifications and Article 14 of the General Conditions
	2. For any tree destroyed or damaged beyond reasonable repair due in whole or in part to the Contractor’s failure to adequately protect it the University will assess damages per the Project Specifications
10. Existing Conditions / Constraints
	1. Contractor is required to implement and enforce COVID-19 safety measures and protocols in accordance with University guidelines. Contractor will be required to submit a COVID-19 safety plan prior to starting work.
	2. See UA COVID-19 EPPRP Version to be issued in Project Add #2.
11. Parking for Contractors, Subcontractors and all workers
	1. Limited parking at construction access. UA will confirm additional parking with contractor after bid. Hourly employees will be asked to use the UA construction lot.
12. Traffic Control
	1. As per Project Specifications
	2. Coordinate all activities which may impede automobile, bus, pedestrian, or bicycle traffic with the Project Manager and UA Transportation Services.
	3. No deliveries between 7:30 a.m. and 8:15 a.m.
13. Working on campus/interaction with UA faculty, staff, and students
	1. The safety of pedestrians around the project site will be emphasized throughout the project. Safe pedestrian routing will be established in conjunction with the UA Project Manager and Transportation Services at the outset of the project. Contractor will maintain such routing throughout the duration of the project.
	2. Notification to Emergency Vehicles (Police, Fire, Rescue, Ambulance, etc.) shall be Contractor’s responsibility
	3. Harassing communications or behavior toward students, faculty or staff will not be tolerated and offending individuals will be removed from the project immediately.
	4. Unless otherwise indicated, Contractor shall provide temporary toilet facilities for its employees as well as other workers on the jobsite. Workers on the jobsite shall not use restrooms, break areas, or vending machines within the building or adjacent buildings unless approved by UA.
14. Existing Utilities
	1. As per Special Conditions Section 02000 and Technical Specifications Section 02620
	2. Verify location of utilities prior to construction
	3. Pre-Excavation Sign-Off Sheet Before Excavation – Contractor’s Responsibility
	4. Underground Telecommunication Protection Guidelines
	5. Site Prep Approval Sign-Off Sheet
	6. Contractor shall have irrigation sub-contractor address all existing irrigation lines within the construction fencing and proposed building footprint prior to commencing any excavations for broader site work or building pad. Sub-Contractor shall prepare; rework; abandon, reroute lines within these boundaries as necessary to accommodate building and final installation of irrigation system(s).
15. Water Distribution
	1. If the project requires the installation of new or additional water meter(s) from the City of Tuscaloosa the contractor shall pay all water/sewer fees and meter set purchase cost as per the allowance section below. Contractors should verify any associated costs with the city prior to bidding
16. Duct Cleanliness (if applicable to the current project)
	1. All ductwork should arrive at jobsite with all openings covered in 6 mil plastic sheeting
	2. Ductwork should be covered except when ductwork is being done in that area
	3. HVAC Units shall not operate until after the Pre HVAC Conference is held
	4. During construction prior to starting equipment, install a minimum of MERV 8 filters on the return and outside air. It is responsibility of the Contractor to change filters and clean coils as required until Date of Substantial Completion.

**ADDENDA, ALLOWANCES, ALTERNATES & UNIT PRICES**

1. Addenda
	1. Addendum No. 1 dated Jan 12, 2021 – previously issued
	2. Minutes of Pre-Bid and any other pertinent items discussed shall be issued as part of Addendum 2
	3. Additional addenda will be issued throughout bid process as warranted.
	4. All questions prior to bid should be directed to **Tommy Muckenfuss** at **tmuckenfuss@ellisarchitects.com.**
	5. Deadline for questions from bidders: **On or before 12:00pm Jan 27, 2021.**
	6. Deadline for substitution requests: **On or before 12:00pm Jan 25, 2021.**
	7. All questions should be directed to A/E in writing. Responses will be sent to all bidders. Any pertinent questions that may be asked during site walk-through or site visits should be followed up in writing. Any verbal answers provided should be considered nonbinding.
2. Allowances
	1. **Unit Price Quantity Allowances**

 **i**. **Allowance No. One:** See Civil: Contractor shall include in his base bid an Allowance of 100 Cubic Yards for the Excavation / Removal of Unsuitable Soil Materials. See/Coordinate with Unit Prices-Section 01 22 00.

 **ii. Allowance No. Two:** See Civil: Contractor shall include in his base bid an Allowance of 100 Cubic Yards for the Placement of Engineered Fill Material. See/Coordinate with Unit Prices-Section 01 22 00.

* 1. **Lump Sum Allowances**:

 **i. Relocation of Buried Telephone Cable:** The General Contractor shall include a Lump Sum Allowance of $19,000.00 for the potential relocation and reworking of an existing buried telephone cable located along the West side of the proposed new building along the N-S axis, parallel to the tennis courts. While it is the intent of this project that no relocation of this utility be required, the exact location and condition of this cable is not known. New building excavations may or may not interfere with the location of this line. Should it be determined that this buried cable needs to be relocated, it is the intent of this allowance to provide for all related work to accomplish this relocation and reconnection of this telephone cable and all associated conduit,etc.

 **ii**. **Exterior Signage - UA Script Letter “A”:** The General Contractor shall include a Lump Sum Allowance of $3,500.00 Exterior Signage Depicting the UA Script Letter “A” as depicted on the North building elevation. This allowance shall be only for the purchase of the sign itself. All costs related to the installation/mounting of the sign shall be included in the contractor’s base bid.

1. Alternates
	1. **Additive Alternate Number One (1): Automatic Door Operators located at Doors #010 and #011 found at the Women’s and Men’s Restrooms respectively.**

This additive alternate shall be for the complete furnish and installation of all material and labor necessary to provide the automatic openers as described in Hardware Set 5.0 including but not limited to the door operator itself; the touchless wall actuators found on the interior and exterior side of each door; and all associated electrical wiring, power supply, accessories, electric strike, conduit, etc. which otherwise provide for the automatic opening of this door. The Contractor’s base bid shall be reflective of a manually operated door with no closer and with the balance of other hardware listed within Hardware Set. 5.0

* 1. **Additive Alternate Number Two (2): West Patio #020:**

This additive alternate shall be for the complete furnish and installation of all material and labor necessary to construct the curved, concrete patio located on the West side of the building Breezeway and as generally depicted in the drawings on A1.2. This alternate shall include but not necessarily be limited all associated work such as necessary earthwork; concrete paving and reinforcements; concrete footing & stem wall; associated sidewalk connection (North end); and Landscaping as indicated for this Alternate No. Two as depicted on drawing L0.1. Coordinate with Civil Drawings related to this Alternate. The contractor is reminded to provide credit for all work associated with the base bid (occurring within the limits of this Alt No.2 West Patio) when the pricing for Alt #2 is determined. The Contractor’s base bid shall be reflective of the single 6’ wide concrete sidewalk and concrete pad which occurs at the West entry into the Breezeway as depicted one drawing Sheet A1.1.

* 1. **Additive Alternate Number Three (3): Guardrail at West Patio #020:**

This additive alternate shall be for the complete furnish and installation of all material and labor necessary to provide the sectional guardrail located along the curved West side of the West Patio. The height of the guardrail is noted to only be 36” high because the drop-off to grade is less than 30”. This rail is being provided solely as additional protection to help ensure that pedestrians and wheelchairs do not accidently step or roll off of the curved edge. This alternate shall include the additional concrete stem wall detailing depicted on Sheet A1.2 as required to accommodate anchoring of the 4” steel tub posts which support the rail. This alternate shall also include but not necessarily be limited to all associated components of the guardrail; all fasteners; all finishing (coating, priming painting,) required.

* 1. **Additive Alternate Number Four (4): Construction of Covered West Loggia:**

This additive alternate shall be for all additional labor and material necessary to construct the proposed new building with a full covered loggia along the West façade as generally depicted on drawing Sheet A1.3... This shall also include but not be limited to all associated additional Civil, Structural; Architectural; Mechanical, and Electrical work associated with this additional West Covered Loggia. See all related drawings. The contractor’s base bid shall be reflective of the building as designed and detailed otherwise in the Contract Documents, without a covered loggia on the West Façade. Also note, that as part of the pricing provided for this Alt #4 West Loggia, the Contractor will need to account for any credit applied from Additive Alternates No. Two and Three above

* 1. **Additive Alternate Number Five (5): Kinetix Flooring at Welcome Check-In 003, Team Training 004, and Trainers Room 005.**

This additive alternate shall be for all labor and material necessary to furnish and install the Kinetix (Textile Composite flooring which is indicated to occur in the three rooms listed above. The contractor’s base bid shall be reflective of providing sealed concrete in these three rooms. Note. The contractor’s base bid shall include the furnish and installation of the Kinetix (Textile Composite) flooring within Office 006. The office flooring IS NOT a part of this additive alternate.

1. Unit Prices
	1. **UNIT PRICE NUMBER ONE: Excavation / Removal of Unsitabele Soil Materials:**

Provide all materials, equipment, tools, labor and incidentals necessary to remove and dispose of off-site all unsuitable / unconsolidated materials underneath the proposed building addition, hardscape, concrete, or other areas as determined necessary in the field during construction by the Owner’s geotechnical representative and replace with material as specified as embankment fill in the technical specifications or other material(s) as approved by the Owner’s geotechnical representative.  All excavation, including unsuitable / unconsolidated materials, from existing ground elevation to the finished grade elevations (including excavation for any footings, foundations, subgrade, concrete / pavement build-ups) shall be included in the base bid and shall not be paid as Removal and Replacement of Unsuitable / Unconsolidated Materials. Following demolition, topsoil stripping in fill sections and excavation operations to finished grade elevations in cut-sections, the Contractor shall notify the Owner’s geotechnical representative before any questionable material is excavated, so the area(s) of unsuitable / unconsolidated materials may be identified.  Following the removal of such material, the Contractor shall once again notify the Owner’s geotechnical representative before any embankment fill material is placed, so the area may be delineated and removal depths measured to derive the cubic yards of unsuitable / unconsolidated material removal and subsequent replacement. Failure to notify the Owner’s geotechnical representative and performing unsuitable / unconsolidated excavation along with subsequent replacement material without his/her presence for measurement shall forfeit payment of that amount of unobserved work. The Owner’s Representative measurement of the quantities shall be final. Haul tickets shall not be considered a valid determination of quantities. Contractor shall anticipate and include 100 cubic yards in place in the base bid. The unit price shall be used to adjust the base bid accordingly for either deductions or additions to the anticipated volume of excavation.  The stability of the subgrade shall be established as per the technical specifications (proof-rolling) and / or as required by the Owner’s geotechnical representative.  There shall be no additional payment for removal or remediation of spoil material, unsuitable, unconsolidated materials and / or subgrade stability required due to deterioration of such subgrade associated with contractor’s negligence, including but not necessarily limited to, keeping the area dewatered, grading to provide positive drainage, erosion / siltation, sumps, etc.

**Unit of Measure: Cubic Yards in Place (CIYP)**

* 1. **UNIT PRICE NUMBER TWO: Placement of Engineered Fill Material (“A-4” material or better):**

Payment for “Replacement of Unsuitable Material” shall be made at the unit price bid, per cubic yard in place (CYIP) replaced, and shall be compensation in full for furnishing all materials, equipment, tools, labor and incidentals necessary to complete the work. Payment for this item will include replacement of Unsuitable “Material, to noted elevation grade, which is removed from the project site under the “Removal of Unsuitable Material” item. This unit price includes replacement for unsuitable backfill material encountered in utility trenches. Haul tickets shall not be considered a valid determination of quantities. The replacement quantity shall be determined the “Removal of Unsuitable Material” item, less topsoil removed. Contractor to include 100 cubic yards in place in the base bid. Any unused portion of this amount will be credited back to the owner by change order calculated based on the contractor proposed unit cost listed on the proposal form.

**Unit of Measure: Cubic Yard in Place (CYIP).**

1. Other / Miscellaneous
	1. **Review/Discuss recent associated site work by Owner: Ducbank; Siren Tower; ADA Walks**
	2. **Review/Discuss Existing Site Conditions following recent work by UA**

**OWNER COMMENTS**

**QUESTIONS / COMMENTS**

**PROJECT TOUR (OPTIONAL)**