

May 14, 2026

Connor J Tyrrell
Capital Improvement Project Manager
Public Works
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Project: Public Works Building Transit Addition

Dear Connor,

We request clarification on the following:

1. During the pre-bid meeting, the Build America, Buy America Act (BABA) / Buy America requirements were mentioned as a requirement for this project. We have reviewed the bid package, project manual/specifications, and drawings, but did not find specific language referencing BABA, Buy America, or the Infrastructure Investment and Jobs Act (Pub. L. 117-58). Please confirm this project is subject to BABA / Buy America along with an outline of the requirements.
2. Section 014000 states that the Owner will engage a qualified testing agency to conduct special tests and inspections required by authorities having jurisdiction. The structural drawings also indicate that IBC Chapter 17 special inspections/testing for steel, concrete, wood, and soils are to be performed by a qualified special inspector retained by the Owner.

However, Article 10, Section 10.5 of the General Conditions indicates if laws or regulations of a public body require work to be inspected, tested, or approved, the Contractor is responsible for arranging/obtaining those inspections, tests, or approvals and paying all related costs. It also says the Contractor pays costs for inspections, tests, or approvals required for the Town's acceptance of materials or equipment incorporated into the Work.

Please clarify who is responsible for retaining and paying the third-party testing agency for required materials testing and inspections.

3. Please confirm whether the Contractor is responsible for obtaining and paying for the building permit and all associated permit fees. Article 5.8 of the General Conditions states that the Contractor shall obtain and pay for all permits and licenses relating to the Work, except for those required specifically by the Town. Since the project is owned by the Town of Telluride, please confirm whether the building permit fee is to be included in the bid or will be paid/waived by the Town.
4. Please clarify whether Builder's Risk / all-risk property insurance is provided and paid for by the Owner or the Contractor.

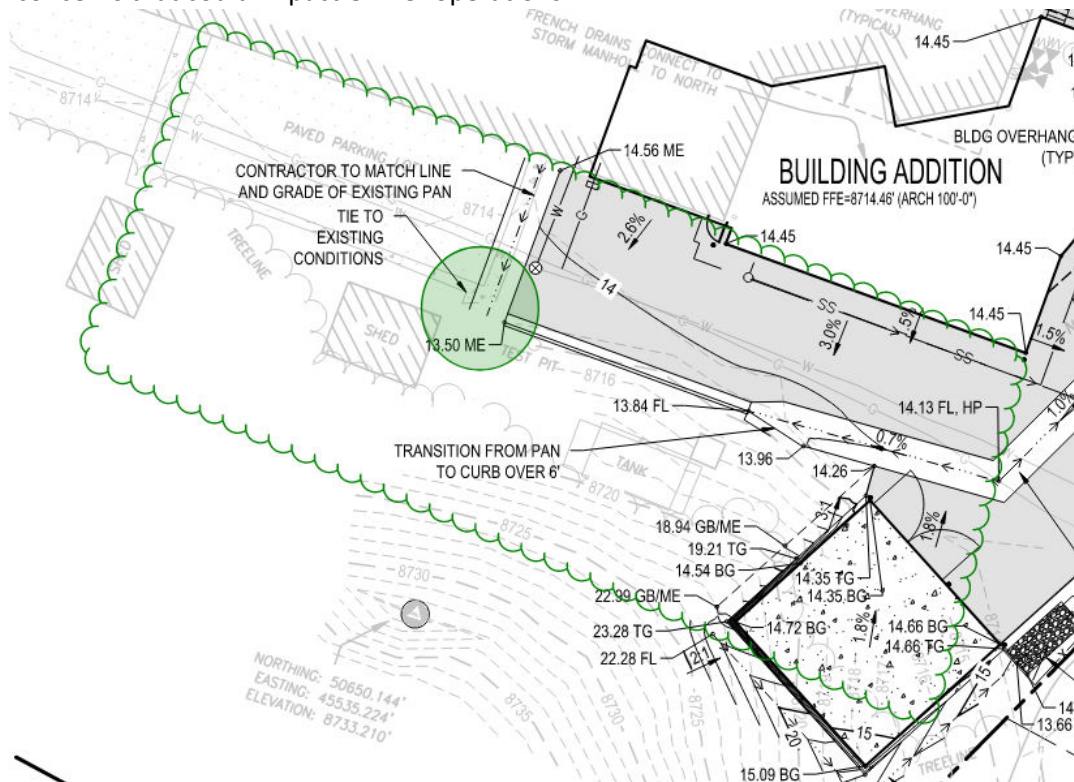
5. Will the Town of Telluride accept bidder's qualification and clarifications with their bid.
6. Can the Owner provide the sign-in sheet and list of virtual attendees from the pre-bid meeting?
7. Sheet AC1.0 calls out a "10' x 16' pre-engineered bike shelter with corrugated metal siding" on a 16' x 18' concrete pad, with bike rack detail shown separately. We were unable to locate a specification, basis-of-design, manufacturer/model, structural design criteria, anchorage/foundation requirements, or finish/color requirements. Please provide the requirements for the pre-engineered bike shelter and foundation requirements, including whether it is Contractor-furnished/installed or Owner-furnished/Contractor-installed.
8. The project scope and code review indicate that fire suppression and fire alarm systems are to be provided throughout the combined existing and new building. Can an overall existing building reflected ceiling plan, or a ceiling plan identifying the existing ceiling conditions, be provided to show where and what types of ceilings may need to be removed, modified, patched, or replaced to accommodate the new fire suppression piping in the existing building?
9. The existing transit bays appear to have limited heating. Please confirm whether a wet-pipe fire sprinkler system is acceptable in these areas, or whether a dry system, additional heat, or other freeze-protection measures are required.
10. Sheet AC1.1 identifies the exterior stair as a pre-engineered aluminum stair with grate treads. The guardrail at the stair is noted as a metal guardrail, painted, with woven wire mesh infill panels. However, the exterior walkway/guardrail shown on A1.0 and in sections A, B, and D on A4.0 appears to be identified as a galvanized metal guardrail with galvanized steel mesh guardrail infill panels.

Please clarify the intended material and finish for the exterior stair guardrails, handrails, and mesh infill panels. Should the guardrail system at the exterior stair match the galvanized guardrail system shown at the exterior walkway/deck, or is it intended to be part of the pre-engineered aluminum stair system?

11. Section 08 5213 does not specify a wood species. Pine is standard. Other species can add 20%+ to the pricing. Please advise on the wood species to bid.
12. Section 08 5213 Please clarify the installation method. The details are not clear. Is this a block frame installation with backer rod and caulking or a nail flange installation?
13. Section 08 4113; 2.2; B,3 specifies back plane storefront glazing. All plan details depict a center set glazing plane. Which is correct?
14. The schedule on A6.0 lists a door type "N" for door 106b that is not shown in the legend. Does this require glazing?
15. Interior SF Door 102 and Frame A-4 have a call out for insulated low-e glass. Should this be clear insulated glass or 1/4" glazing?

16. 08 8300 2.2 B specifies tempered mirror and 2.2D specifies safety backing. These items are not typically specified together. Are both required or can either be used to meet safety requirements?
17. On C3.0 – Horizontal Control Plan, the plan labels “OIL/WATER SEPARATOR (RE: PLUMB)”
On the utility plan, the drawing gives some utility information: “46" x 32" OIL/WATER SEPARATOR (RE: PLUMB),” with 4" PVC connections, pipe slopes, invert elevations, and tie-in information to the existing sanitary sewer.
We were unable to locate a plumbing schedule, detail, basis-of-design, capacity, model number, material requirement, traffic rating, lid/riser requirements, venting/cleanout requirements, or whether the existing separator is to be removed/disposed of or abandoned. Please provide the requirements for this unit.

Sheet C1.0 appears to show drainage directed toward the highlighted area. Please clarify where this area is intended to drain and whether the proposed grading will create any pooling or icing concerns that could impact Owner operations.



18. The specified security transaction window appears to be called a “security window,” but the glazing requirement only identifies 3/4-inch insulated glass complying with ASTM E 773 and E 774. Section 085653 / Security Windows references ASTM F1233 and UL 752, but we do not see a specific forced-entry, bullet-resistance, or other security performance rating identified for the glazing or overall window assembly. Please clarify the required security performance for the transaction window. If no rated security glazing is required, please confirm that the specified 3/4-inch insulated glass is acceptable.

19. Sheet A0.2 identifies the applicable codes as the 2018 I-Codes with 2017 NEC and 2017 ICC/ANSI A117.1. However, the Town of Telluride appears to have adopted the 2024 I-Codes, effective September 12, 2025. Please confirm the applicable code versions for this project.
20. Sheet C2.0 identifies "Reroute telecom as needed (by others)" near the proposed utility work. Utility Note 3 on C2.0 also states that dry utility and electric designs are provided by others and shown for reference only. Please clarify whether the telecom reroute will be performed directly by the utility provider and/or Owner, and whether the Contractor is responsible for any related trenching, backfill, conduit.

Thank you for your assistance in responding to these questions.

Sincerely,



Tim Smith
Preconstruction Manager
FCI Constructors, Inc.

Cc: Matt Aupperle, FCI Constructors, Inc.
Ben Merritt, FCI Constructors, Inc.