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HERNDON SQUARE PHASE II

TECHNICAL INFORMATION SESSION



RECEIVING AN INVITATION TO BID AND UTILIZING THE ONLINE PLANROOM



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- Invitation to Bid Notification from Capstone Building Corp. through our online planroom website SmartBidNet.com

Notification

Herndon Square Phase II Invitation to Bid



2:26 PM

- This service is free and anyone may view or download the files at no cost
- Provide your contact information today to be included in the next distribution or information and any following distributions

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Herndon Square Phase II Invitation to Bid

Notification <Estimating@CapstoneBuilding.com>
To: Andrew Moore
Retention Policy: CBC INBOX (Never) Expires: Never
Wed 3/29/2023 2:26 PM

Herndon_Square_Phase_II_ITB.pdf
128 KB

Open PDFs in Adobe Acrobat

[View Project](#) [View On Digital Bid Board](#)

If this link does not work, please go to <https://secure.smartbidnet.com/LCBO> and enter the access key: *****
[Yes, I'll Bid All Codes](#) | [No, I Won't Bid this Job](#) | [Click Here to View the Project](#)

You are being invited by **CAPSTONE Building Corp.**

From: Andrew Moore
Phone: (205) 380-5686
Fax:

ATTN:
(or Estimating Department)
Company Name:
Address:

Fax:
Phone:
Trade Codes:

INVITATION TO BID		
Title: Herndon Square Phase II	Location: Herndon Square Avenue - Atlanta, GA 30318	
Bid Due Date: May 1, 2023 05:00 PM (CT)		
Contact: Andrew Moore	Phone: (205) 380-5686	Fax:
Architect: Thriven Design	Owner: Pennrose	Bid Project Status: Open to Bid
Project Description: PROJECT DESCRIPTION		

- Email will consist of project information and your contact information
- Select the **“Click Here to View Project”** button to enter the online plan room

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INVITATION TO BID

TO: Interested Bidders
FROM: Capstone Building Corp.
DATE: April 17, 2023
RE: HERNDON SQUARE PHASE II
510 Cameron Alexander Madison Blvd. NW
Atlanta, Georgia 30318

Capstone Building Corp. will be accepting bids from Subcontractors and Vendors for the referenced project through **Monday, May 15, 2023, at 5:00 PM CST.**

Capstone Building Corp.
1200 Corporate Drive, Suite 350
Birmingham, Alabama 35242
Main Phone: (205) 653-5226 Direct Fax: (205) 649-6477
General Estimating Dept. Email Address: estimating@capstonebuilding.com

PLEASE RSVP by responding via your email ITB sent from our Online Planroom hosted by SmartBidNet.com.
You should have response options provided at the top left of your email ITB which you can simply click and we will receive your response. As an option you may also fax (205.649.6477) or email (estimating@capstonebuilding.com) us a copy of this sheet with completed info in the box above.

Current and Complete Bid Documents are available online at:

CBC's Internet Plan Room hosted by SmartBidNet.com – If you did not receive this invitation from CBC via SmartBidNet, feel free to email us at estimating@capstonebuilding.com and we can quickly forward you a link to utilize our internet planroom. This service is simple with a direct button link to the project info, requires no sign-up, and all downloads are quick and free. Download materials are posted in the standard Adobe pdf file format.

Trade related questions are best directed to specific Capstone Building Corp. Estimating Team Members as follows:

Divisions	CBC Rep	Direct Phone	Email
2,3,15,16	Michael Hendrickson	205.380.5684	mhendrickson@capstonebuilding.com
4,5,6,7,8,9,10,11,12,14	Andrew Moore	205.380.5696	amoore@capstonebuilding.com

CBC Estimator in Charge: Michael Hendrickson

PROJECT SUMMARY

While Interested Subcontractors and Vendors are encouraged to view all bid documents in conjunction with their decision to bid, a general summary of the project is offered as follows: The project is located in Atlanta, Georgia. The project consists of an approximately 217,642 enclosed square feet that is made up of 201 apartment units. The project also has a leasing/management space, fitness center, and other amenity areas in the building. The project includes earthwork, storm drainage and utilities, aggregate piers, termite control, hardscape, landscaping, post tension concrete foundations, concrete foundation walls, gypsum concrete, brick veneer, misc. metal fabrications, handrails and railings, metal stairs, wood framing, wood floor and roof trusses, interior millwork, insulation, TPO membrane roofing, fiber cement siding, caulking and sealants, doors and frames, automatic entrances, vinyl windows, door hardware, gypsum wallboard assemblies, ceramic tile, vinyl plank, carpet, painting, miscellaneous building accessories, bathroom accessories, mailboxes, residential equipment, residential casework, window treatments, elevators, plumbing systems, mechanical systems and electrical systems.

- If you received the Invitation to Bid through facsimile (fax), you can fill the form out and fax to the number listed or scan to the email listed. You will then receive a link to the online plan room
- The link to the plan room is a free service and anyone may view or download the files at no cost

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secure.bidsystem.com/atlantahousingproject.html

BID PROJECT | HERNDON SQUARE PHASE II

Project

GENERAL CONTRACTOR
Capstone Building Corporation
MANAGER
Andrew Moore

Due Date: 05-01-2023 5:00 PM
Pre-Bid Meeting:
Project Status: Open To Bid
Architect: Thiven Design
Owner: Pennrose

Phone: (205) 380-5686
Fax:
Address: Herndon Square Avenue
City & State: Atlanta, GA
Zip: 30318

[VIEW MAP](#)

[OPEN PLAN ROOM](#)

Project Description

PROJECT DESCRIPTION
While interested Subcontractors and Vendors are encouraged to view all bid documents in conjunction with their decision to bid, a general summary of the project is offered as follows. The project is located in Atlanta, Georgia. The project consists of an approximately 217,642 enclosed square feet that is made up of 201 apartment units. The project also has a leasing/management space, fitness center, and other amenity areas in the building. The project includes earthwork, storm drainage and utilities, aggregate piers, terrise control, hardscape, landscaping, post tension concrete foundations, concrete foundation walls, gypsum concrete, brick veneer, misc. metal fabrications, handrails and railings, metal stairs, wood framing, wood floor and roof trusses, interior millwork, insulation, TPO membrane roofing, fiber cement siding, caulking and sealants, doors and frames, automatic entrances, vinyl windows, door hardware, gypsum wallboard assemblies, ceramic tile, vinyl plank, carpet, painting, miscellaneous building accessories, bathroom accessories, mailboxes, residential equipment, residential casework, window treatments, elevators, plumbing systems, mechanical systems and electrical systems.

Local subcontractors and vendors including certified MBE/WBE and Section 3 businesses is needed, and such qualified interests

[View More](#)

Project Additional Information

NO INFORMATION PROVIDED

Plan Room

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Search Files

- 000 OUTREACH INFORMATION MEETING INVITATION 0 Subfolders 1 Files
- 100 ITB AND MEMO TO BIDDERS 1 Subfolders 1 Files
- 400 PROJECT SPECIFICATIONS (PERMIT SET) 0 Subfolders 2 Files
- 500 PROJECT PLANS (PERMIT SET) 0 Subfolders 10 Files

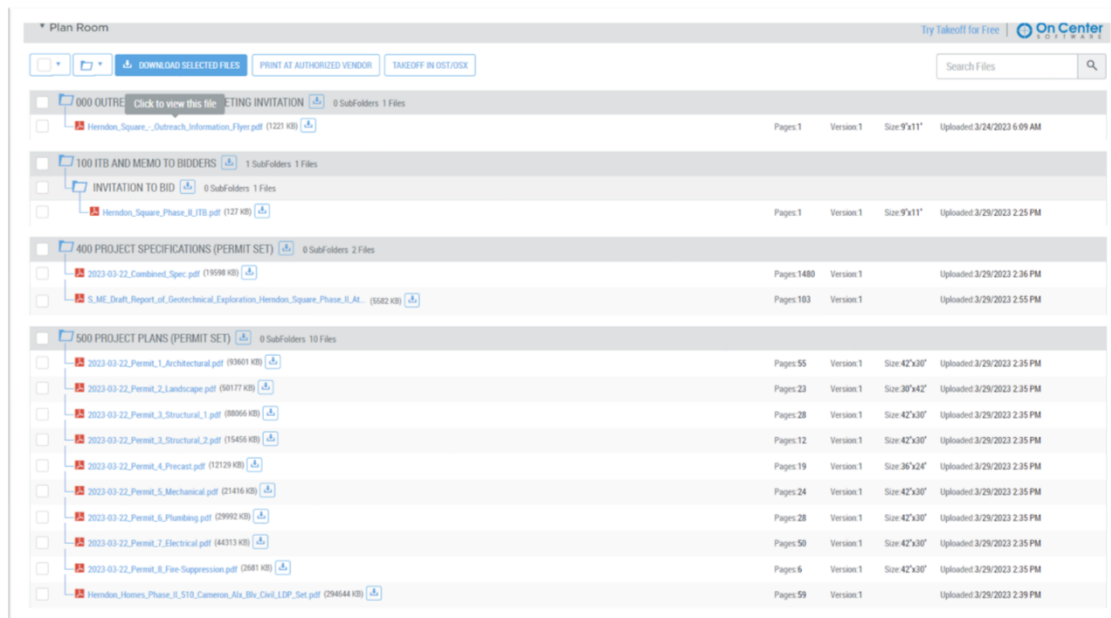
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- The online plan room will contain Folders for the ITB & Bidders Information Sheet, Bid Bulletins, Project Addendums, Project Specifications, and Project Plans
- Navigate the Folders to download all files for your scope of work
- If necessary, send to your printer of choice for paper copies

TECHNICAL INFORMATION SESSION



ESTIMATING ASSISTANCE

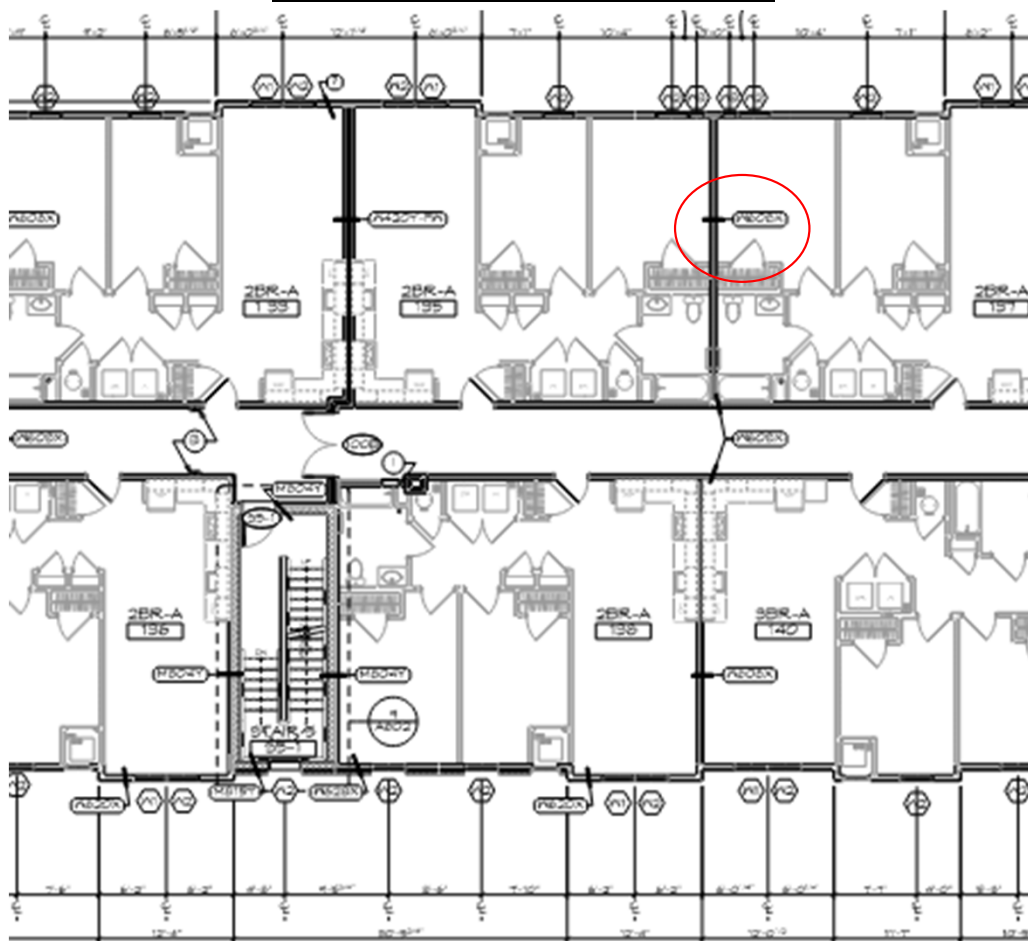


- Confirm associated activities and materials included in specific scopes of work
- Compare and confirm takeoff quantities (sidewalks, concrete, masonry, steel, lumber, siding, roofing, doors, windows, cabinets, countertops, etc.)
- Assist with and confirm timing and scheduling for resources
- Confirm licensing requirements are included (local and state requirements can be found at **atlantaga.gov**)
- Confirm insurance requirements are included
- Confirm Davis Bacon Wages and Certified Payroll are included

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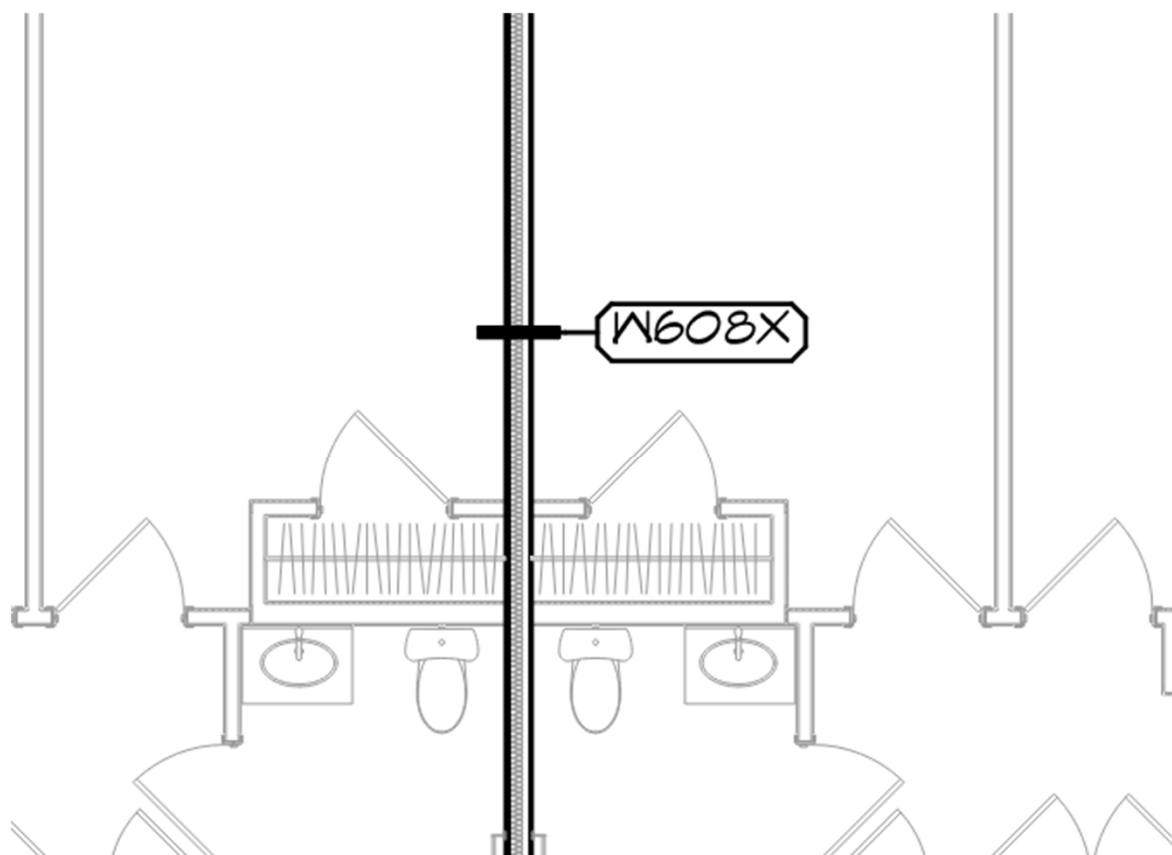
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ESTIMATING ASSISTANCE



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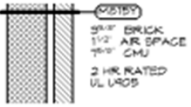


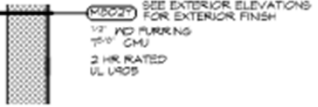
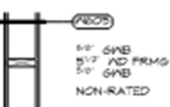




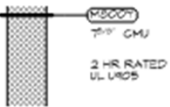


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SINGLE WYTHE MASONRY WALLS	INTERIOR 2x6 WOOD WALLS	INTERIOR METAL STUD WALLS
 <p>1'-0" TOTAL WIDTH</p> <p>3"-0" BRICK 1"-0" AIR SPACE 7'-0" CMU 2 HR RATED UL L90S</p>	 <p>6'-0" TOTAL WIDTH</p> <p>5'-0" GNB 5'-0" FRMG NON-RATED</p>	 <p>4'-0" TOTAL WIDTH</p> <p>5'-0" GNB 3'-0" STEEL STUD NON-RATED</p>
 <p>6'-0" TOTAL WIDTH</p> <p>FIBER CEMENT LAP SIDING OR FIBER CEMENT PANEL SEE EXTERIOR ELEVATIONS FOR EXTERIOR FINISH 1"-0" FRMG 7'-0" CMU 2 HR RATED UL L90S</p>	 <p>6'-0" TOTAL WIDTH</p> <p>5'-0" GNB 5'-0" FRMG NON-RATED</p>	 <p>6'-0" TOTAL WIDTH</p> <p>1"-0" GNB SHEATHING 6" STEEL STUD w/ FS INSUL NON-RATED</p>
 <p>1'-0" TOTAL WIDTH</p> <p>5'-0" GNB 3'-0" FRMG 1"-0" AIR SPACE 7'-0" CMU 3 HR RATED UL L90S</p>	 <p>6'-0" TOTAL WIDTH</p> <p>5'-0" FIRE-RATED GNB 5'-0" FRMG AT 16" OC 5'-0" FIRE-RATED GNB 1 HR RATED UL U 504</p>	 <p>7'-0" TOTAL WIDTH</p> <p>5'-0" FIRE-RATED GNB 6" STEEL STUD AT 24" OC 5'-0" FIRE-RATED GNB 1 HR RATED UL U409</p>
 <p>7'-0" TOTAL WIDTH</p> <p>7'-0" CMU 2 HR RATED UL L90S</p>	 <p>7'-0" TOTAL WIDTH</p> <p>5'-0" FIRE-RATED GNB 1"-0" RESILIENT CHANNEL 5'-0" FRMG AT 16" OC w/ 3 1/2" FG INSUL 5'-0" FIRE-RATED GNB 1 HR RATED UL U 504 MIN. STC 50 PER ECG</p>	 <p>8'-0" TOTAL WIDTH</p> <p>5'-0" FIRE-RATED GNB 5'-0" FIRE-RATED GNB 6" STEEL STUD 5'-0" FIRE-RATED GNB 2 HR RATED UL U409</p>

March 24, 2023 4:11 PM

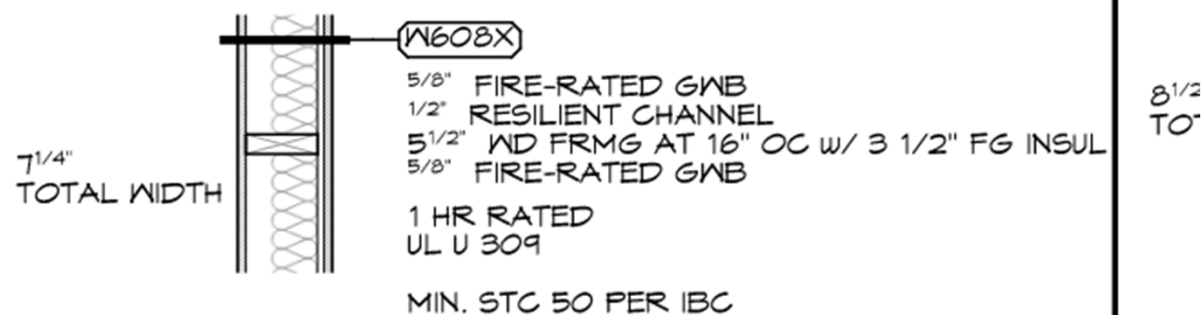
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DIVISION 9 - FINISHES

092216	Non-Structural Metal Framing	03/22/2023
092900	Gypsum Board	03/22/2023
093013	Ceramic Tile	03/22/2023
095113	Acoustical Panel Ceilings	03/22/2023
096513	Resilient Base and Accessories	03/22/2023
096519	Resilient Tile Flooring	03/22/2023
099113	Exterior Painting	03/22/2023
099123	Interior Painting	03/22/2023

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SECTION 092900

GYPSUM BOARD



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PART 1 - GENERAL

1.1 SUMMARY

A. Section Includes:

1. Interior gypsum board.
2. Tile backing panels.
3. Gypsum shaftliner board.
4. Exterior gypsum sheathing

1.2 SUBMITTALS

A. Product Data: For each type of product indicated.

1. For adhesives used to laminate gypsum board panels to substrates, documentation including printed statement of VOC content.

1.3 DELIVERY, STORAGE AND HANDLING

- ##### A.
- Store materials inside under cover and keep them dry and protected against weather, condensation, direct sunlight, construction traffic, and other potential causes of damage. Stack panels flat and supported on risers on a flat platform to prevent sagging.

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ESTIMATING ASSISTANCE

2.2 INTERIOR GYPSUM BOARD

- A. General: Complying with ASTM C 36/C 36M, as applicable to type of gypsum board indicated and whichever is more stringent.
 - 1. Manufacturers: Subject to compliance with requirements, provide products by one of the following:
 - a. American Gypsum Co.
 - b. CertainTeed Corp.
 - c. Georgia-Pacific Gypsum, LLC.
 - d. Lafarge North America Inc.
 - e. National Gypsum Company.
 - f. PABCO Gypsum.
 - g. Temple-Inland.
 - h. USG Corporation.
- B. Standard Gypsum Wallboard: ASTM C 1396/C 1396 M.
 - 1. Thickness: 5/8 inch.
 - 2. Long Edges: Tapered.
- C. Gypsum Board Type X: ASTM C 1396/C 1396 M.
 - 1. Thickness: 5/8 inch.
 - 2. Long Edges: Tapered.
- D. Gypsum Board Type C: ASTM C 1396/C 1396 M. Manufactured to have increased fire-resistive capacity.



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INFRASTRUCTURE SCOPE OF WORK

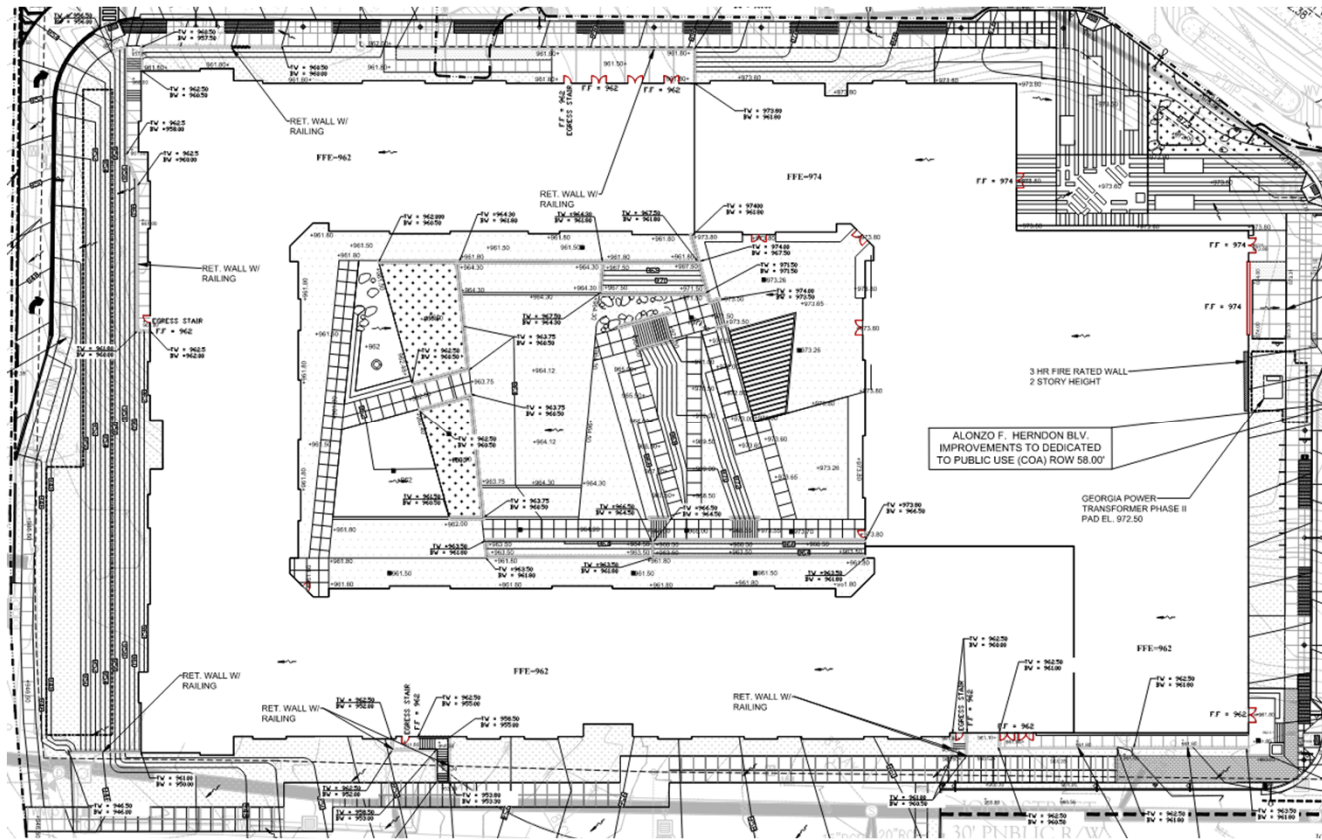
- Selective demolition
- Erosion control
- Grading
- Utilities (domestic water, sanitary sewer, storm sewer)
- Asphalt paving
- Pavement markings
- Site signage
- Concrete curb and gutter
- Concrete sidewalks
- Landscaping
- Site lighting



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BLOCK 2 VERTICAL SITE PLAN



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BLOCK 2 SITE SCOPE OF WORK

- Erosion control
- Grading
- Concrete sidewalks
- Landscaping
- Hardscaping
- Site Furnishings (benches, trash recepticals, grills, etc.)
- Retaining walls
- Foundation walls
- Steel railing



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PROPOSAL ASSISTANCE



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PROPOSAL	
Company Name	
Company slogan	
Street Address	
City, ST ZIP Code	
Phone Enter phone Fax Enter fax	
Email Website	
TO	
Name	
Company Name	
Street Address	
City, ST ZIP Code	
Phone Enter phone Email	
FOR Project or service description	
P.O. # P.O. #	
Description	Amount
Enter description 1	Enter amount
Enter description 2	Enter amount
Enter description 3	Enter amount
Enter description 4	Enter amount
Enter description 5	Enter amount
Enter description 6	Enter amount
Enter description 7	Enter amount
Enter description 8	Enter amount
Enter description 9	Enter amount
Enter description 10	Enter amount
Enter description 11	Enter amount
Enter description 12	Enter amount
Enter description 13	Enter amount
Enter description 14	Enter amount
Enter description 15	Enter amount
Enter description 16	Enter amount
Enter description 17	Enter amount
Total	Enter total amount
Make all checks payable to Company Name	
Proposal and pricing are good for 90 days	
If you have any questions concerning this invoice, contact Name Phone Email	
THANK YOU FOR YOUR BUSINESS!	

- Provide guidance, assistance, and feedback on proposals
 - Required information
 - Layout and set-up
 - Cost breakdown
 - Alternates and cost savings options

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OPPORTUNITIES

- Divisions 2 – 16 are available for bid
- Final subcontractor and vendor selection will be October 2023 – December 2023 (depending on trade and scope of work)
- Basis of awarding subcontractors and vendors will be “lowest qualified”



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UPCOMING EVENTS AND OTHER INFORMATION

- Distribution of Project Documents for pricing – June 26, 2023
- Pre-Bid meeting – July 13, 2023 at 12PM at The Gathering Spot
- Questions about Scope, Project Requirements, Plans, RFI's, Estimating, etc. should be directed to:
Capstone Building Corp. – Estimating Dept.
estimating@capstonebuilding.com
or
Andrew Moore
amoore@capstonebuilding.com
(205) 380-5696
- Bid Assistance – July 26, 2023 at 10AM to 4PM at The Gathering Spot
- Proposals due August 1, 2023 by 5PM



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