



---

## ADDENDUM #2

March 26, 2025

---

**Project: LOWER MUD CREEK FLOODPLAIN RESTORATION AND FLOOD RISK REDUCTION  
PROJECT**

---

*This addendum #2 forms part of the Contract Documents and modifies the original bidding documents. All bidders shall acknowledge receipt of this addendum in the space provided in Section C-410, the Bid Form section of the project manual*

**FAILURE TO ACKNOWLEDGE RECEIPT OF AN ADDENDUM MAY RESULT IN THE BID BEING  
DISQUALIFIED.**

*Notice to Bidders:*

*This addendum shall be considered part of the Contract Documents for the above-mentioned project as though it were issued at the same time and incorporated therewith. Where provisions of the following supplementary data differ from those in the original Contract Documents, this addendum shall govern and take precedence. Work not specifically deleted, modified, changed, or altered by this addendum shall remain in effect as a part of the Contract Documents.*

*Bidders are hereby notified that they shall make the necessary adjustments in their proposals to account for this addendum.*

1. The Bid Closing Date is being modified to **April 17, 2025**. Time of day and submittal information remain the same.
2. This addendum includes all previously referenced design updates that were pending. New plans and technical specifications are included along with an updated bid tabulation. All files are posted to QuestCDN.
3. The new final date for questions is **April 4, 2025**. Responses are anticipated to be provided by April 9<sup>th</sup>.
4. Revisions have been made to the Technical Specifications. The bidder is directed to the following notable revisions to modify or append the Technical Specifications:
  - a. For Construction Survey, Section 2.1: The Measurement and Payment terms have been updated. No payment is to be made for this item and any costs shall be part of lump sum grading.
  - b. The following Sections have been revised and relate to flexible water control, trail and related amenities:
    - i. Section 4.6 – Recreational Trail Construction
    - ii. Section 4.8 – Permanent Culvert Crossings
    - iii. Section 4.9 – Water Control Structures
  - c. Project Special Provisions – Structures Addendum, has been added to the technical specifications associated with trail bridges and water control concrete structure for gate.
5. The following revisions have been made to modify or append the Plans:

- a. Sheet 8.1 – 8.2 revisions have been made to guide trail construction and related amenities. Related Sheet L-1 and L-2 have been added to the set to depict trail typologies. This includes unpaved trails on both sites and an asphalt trail on the Wilson site.
  - b. Sheet 10.1 – 10.4 have been added to the set along the structural drawings S-1 thru S-6 for trail swale bridges, as well as S-7, pertaining to the flexible water control structure. All of these elements are on the Brevard Church Site.
  - c. Detail Sheets 9.5-9.7 have been edited to reflect refinement and updates to the required water control structures and related appurtenances and remote connectivity for system control.
  - d. Other incidental updates have been made to plan sheets to reflect changes to the above and final sizing and treatments related to water flow throughout the site.
  - e. Sheet 1.7 depicts channel work, bank/floodplain grading and vegetation management, as well as berm repairs on the Publix site. These efforts are to be considered part of lump sum “earthwork”. Riffles may be added in Johnsons ditch but would be at applicable unit pricing. Reference to “Publix Stream Restoration” in the bid has been removed based on the incorporation of the associated activities into other work items. The basic intent is to remove invasive species from the banks and regrade berms and banks for planting. Deep ponding areas are being filled but will remain as post-project wetlands. A beaverdam is present on the ditch and will be removed. The overall goal of these activities is to beautify the area and reduce invasive species. Graded banks will receive matting at unit pricing established by the bid.
6. Based on meeting minutes, the following clarifications and requests have been made:
- a. MBE/WBE goals and participation – The question was which of the listed goals applies to the project. The answer is that both goals apply (one is state, one is federal). The percentages and their breakdowns are goals, not requirements. They contractor must use good faith efforts to recruit MBE and WBE (e.g. advertising in certain publications, show efforts to make MBE and WBE aware of opportunities for bidding).
  - b. Requests were made for digital files. This request was clarified and consensus was that existing and proposed surface models in digital (.xml) format would meet the intent of the request. The following files are being provided to furnish digital surface model information:
    - i. Brevard Church Site
      1. 20373-EGSurf-BrevardCh-3.24.25.xml
      2. 20373-PHSurf- BrevardCh\_3.24.25.xml
    - ii. Wilson Site
      1. 20373-EGSurf-Wilson-3.24.25.xml
      2. 20373-PHSurf-Wilson\_3.24.25.xml
  - c. Insurance requirements from railroad
    - i. In the 2<sup>nd</sup> prebid, a question arose as to what insurance requirements would apply. The application for right of entry is attached to this addendum with applicable insurance requirements. The form is partially complete except the Contractor will be required to complete Parts I & II on the first page and sign as the licensee. The Contractor will be required to obtain and hold insurance as specified.

The partially complete form is being provided with the file name:  
Application for Right of Entry - August 2024 - Add#2.pdf

Note: the Contractor will not be required to:

1. Provide or pay for a flagman
  2. Pay any fees associated with right of entry
  3. Furnish any other paperwork, investigations or coordination apart from as listed above
7. The meeting minutes from 3/10/2025 and from 3/21/2025 are included as an attachment to this addendum. The meeting minutes from 3/10/2025 and from 3/21/2025 are included as an attachment to this addendum.
8. The timeline for completion of the following DWR and LWF elements will be officially extended until at least April 1, 2026. In addition, none of these elements will be subject to milestones or liquidated damages provided by the contract documents. However, predecessor activities (e.g. grading, stream restoration activities integral to elements), must be completed within the constraints of the contract milestones.
- Flexible water control elements – limited to that portion of these elements that is not integral to other stream/site grading; applicable elements would be setup of cables, cabinets and power sources, programming logic and connectivity.
  - Trail elements including surface and base course and concrete swale bridge crossings.
9. Bidder Questions have been received and responded to:
- Bidders are directed to Q&A on QuestCDN.
  - An additional response is being offered to address the following question that was posted on QuestCDN:

*Please convert the units for stone and riffle structures for both sites to TON, as that is the unit of measure in which the material is purchased. All other stone line items in the Schedule of Values are paid per ton. The items below should also be switched from LF to TON for consistency and to increase clarity during construction and payment processing. For the Wilson Site the Line Items that should have units of "TON" are: 35 to 37 For the Brevard Church Site the Line Items that should have units of "TON" are: 43-47*

For clarification, the purpose of bidding riffles by the LF is that this is intended to be the cost of riffles without offsite material (construction + onsite material handling cost). When and if offsite material is incorporated, an additional "per ton" payment is made for these additional materials. These payments are provided under "Supplemental Riffle Stone – (TYPE LISTED)" in Section 5 of the bid tabulation.

- A request to provide Bacon Davis Wage Rates was received. Per U.S. Treasury guidance in the SLFRF Final Rule FAQ, Davis-Bacon Act requirements do not apply to this project.

## Agenda (black) and meeting minutes (red) from 3/10/2025

### MEETING MINUTES – 3/10/2025 Lower Mud Creek Floodplain Restoration and Flood Risk Reduction Project

#### 12:30 PM –

##### Introduction / Roles

- Contractors introduced themselves (virtual and in-person), sign-in sheet passed around and collected same info in Teams chat
- City
  - City will manage contract and grants
  - Richard Shook in attendance – project manager for City for Mud Creek Interceptor sewer project (to occur after Brevard Church site work)
- Wildlands Engineering
  - Providing design and construction oversight

##### Bid Documents

- Quest CDN
  - Available online for a free preview or \$22 to download documents, posted live last week
- Project Manual & Plans
  - Includes technical specs
- Nuanced Information – Bid instructions
  - Required bid documents list provided in section (2) use bookmarks in Adobe PDF to find
  - Bonding
    - Bind Bond (C-200, A.8) made payable to Owner 5% of maximum Bid price
    - Performance Bond equal to contract price along w/ payment bond
  - Demonstration of qualifications & experience (C-200 instructions), also 19.C. page 213 of 298 in pdf)
    - Submit 3 similar projects, more is ok
    - Total experience in field >5 years, aggregate 10k LF, 5k LF last 5 years, 2.5 acres wetland or equivalent, 3 planting projects >5 acres
    - Sub may qualify team but only if being used in that capacity on project
  - Funding source guidelines incorporated as part of project manual, App. F sign off

##### Bid Process Timeline

- Pre-Bid Meetings
  - 2 pre-bid meetings will be held, both optional and
  - Option for those in attendance to 2<sup>nd</sup> meeting virtually – may discuss updated design information but either way will document in meeting minutes and addenda
- Anticipated Addenda Issuance → Contractor should anticipate a design addendum for final design of recently awarded grants including for: (1) water control structures, (2) trail amenities, including gravel/dirt trails and also paved trail (Wilson Site) as well as bridges (Brevard Church Site)
  - After pre bid meetings – Prebid meeting notes will be covered in an addendum

- Water control structures; Wilson site downstream ditch grading on Publix; Trails, crossings and signage – **will be covered by design addendum**
- After final questions – **an addendum may be issued after final questions are due/submitted**
- Final Questions
  - **Intend to adjust this date to allow for questions after design addenda**
- Bid Due – **Due 4/10 by 2 pm**
  - **Follow submittal instructions. There is no provision for online bid submittal through Quest.**

### Scope of Work Overview

- Stream, Floodplain & Wetland
- Planting – Required Buffers & Other Planting
- LWF: Water Control Structures - plans & specs info is subject to addendum.
- DWR: Rec Trails and Crossings – discuss haul road alignments and mitigation of soft soils. **The effort to amend subbase will need to consider final trail elevation when undertaking placement.**
- LWF: Invasives management physical and chemical, note pre-project work. Wildlands has overseen pre-project work. **Physical work to be conducted incidental to grading. Chemical work to be conducted if elected by City/Designer based on costs and efficacy (hourly pay item).**
- Timeline for DWR and LWF elements may be extended. **Addendum #2 addresses this.**

### Permit & Access Agreement Status

- All permits obtained: 404/401, floodplain, ESC
- Right-of-entry railroad has been “pre-approved” by ROW agent
- NCDOT encroachment agreement has been “pre-approved” for driveway access South Grove Street
- Landowner easement, temporary or permanent in place or prior to contracting (715 site)
- The contractor will accept responsibility for agreement terms via direct signature or contract terms
  - City to coordinate with railroad and NCDOT to obtain and again on closeout

### Project Timeline

- Major Dates: review Milestones, Bat Moratorium period (no tree clearing May 15 – Aug 1)
- **Brevard Church site - Stream and earthwork on the Mud Creek side of BC will need to be completed by the date for Milestone 1 (March 2026). At this time, the contractor will need to be out of the way of the City sewer project contractor (the project manual has a graphic exhibit that shows their corridor).**  
**(Aside: No permanent planting will be completed within the city sewer easement.)**
- **After March 2026, the original construction entrance shown on the Plans may be in use by the sewer contractors and if additional work remains on the other half of BC, a new construction entrance will need to be built.**
- **Earthwork haul off resulting from sequencing that doesn't allow for fully using Mud Creek abandoned channel as shown on the plans or completion of other permanent grades specified by the plans will be the contractors responsibility.**

- **Bat Moratorium Notes:**
  - No clearing of trees greater than 3” in diameter from May 15-Aug 1
  - If the contractor would like to start clearing work right away and prior to May 15<sup>th</sup> – please be prepared to let us know right away after bid submission.

### Site Conditions Overview

- Access review
- Survey Control set both sites, sufficient for GPS
  - Control set by Kee Surveying on both sites
    - If control is missing or damaged when construction begins, Wildlands/City will coordinate to have it replaced
  - Survey work is incidental to grading which is lump sum → see addendum 2
- Coordination of Work on Sites – Mud Creek Interceptor (see map), 715 Development
  - See above notes for coordination of Mud Creek Interceptor sewer work on Brevard Church site
  - It is anticipated that 715 development work adjacent to Wilson site will start in approximately 18 months at the earliest (Sept. 2026)

### Other Discussion

- Substantial completion due by Sept. 15, 2026
  - The primary grant will close at the end of 2026
  - Planting shall occur no later than fall 2026
- Earthwork –
  - Volumes from CAD are not provided in the planset, but the construction sequence takes into consideration cut/fill balances from each section. The bid tab also incorporates the estimates yardage of fill material to be hauled offsite for each Site. The City does not have a need for fill material at this time.
  - XML surfaces will be provided with addendum #2.
- A virtual bid attendee requested to speak. The attendee was from Autoflow and discussed his company and their interest in the project:
  - Auto Flow started in the agricultural sector and about ten years ago transitioned to a stormwater-based company using automated systems specializing in software and hardware.
- Wildlands thanked Auto Flow for their interest and reiterated that there is not preferred status attributed to Auto Flow and that any solution that meets the water management needs of the project is eligible.
- Wildlands reiterated that design, specification and pay item revisions and supplemental information would be provided for flexible water control structures in future addendum.

1:37 PM – In-person/virtual meeting concluded  
BREAK

2:00 PM - Field Portion of Pre-Bid Meeting:

- Brevard Church Site Walk
  - Parked at site near opening in wooden fence off South Grove Street.
  - Inert debris pointed out at downstream tie-in of Mud Creek. Option to bury inert material or haul off as provided by pay item in bid.
  - Observed bankfull bench on right bank of Mud Creek, woody material in channel bed as representative of intended design, stormwater pipe outfalls that need to be tied into new channel.
  - No burning will be allowed of organic matter and all woody material will be utilized within streams and wetlands.
  - Pointed out tree and river cane save areas, in addition to existing monitoring wells (all are grayed out in plans as no grading).
  - Discussed sequencing on Mud Creek – option to create one or more temporary tie-ins (one is shown as an example in plans) to facilitate work in the dry (no pump around on Mud Creek) and described need for temporary crossing(s) to facilitate contractor’s final sequencing.
  - Discussed tree clearing on railroad side of Mud Creek. Rail line is inactive. City willing to request rail cars be moved from vicinity of clearing. Contractor responsible to ensure no damage to rail cars or track. Upon mobilization for grading, clean up felled trees and address any erosion control issues of immediate concern.
  - Pointed out the back side property boundary (demarcated by easement sign posts).
  - Pointed out that the greenway along the sanitary sewer corridor is “future” and not part of the project. The contractors will just be obliged to meet grades according to the plans, not compaction or other preparations.
  - Discussed that the City will clear both Sites of unhomed people and debris relating to homeless camps prior to the start of work and that is not the responsibility of the contractor.
  - Walked to the middle ditch and discussed the grading tie-in areas where depression grading will tie into the existing UT3 ditch. Gray hatched areas are to be left in tact.
  - Walked through open field where UT2 will meander from Johnsons Ditch out into field and proceed downstream to observe the downstream tie-in back into Johnsons Ditch.
  - At downstream tie-in, pointed out proposed haul road (future trail) through wet ditch that will likely require additional rock stabilization of the subgrade as provided by the pay item for haul road stabilization.
  - Walked past the start of UT3 and along the right bank along its entire reach and concluded the site walk.
  
- Wilson Site Walk
  - Parked in Publix side parking lot and discussed alternate/ materials delivery construction entrance behind Publix. Contractor will need to return area to original condition – easement with Publix to utilize area in this back corner of their lot (use is optional, not required).
  - Walked along Mud Creek berm that was recently cleared of hurricane debris/woody material – upper 2/3<sup>rd</sup> of Mud Creek had a lot of bankside clearing, including removal of in-stream wood. Discussed bank grading along Mud Creek.

- Discussed UT1 and UT1a (ditch tie-in) grading at the back of the site in addition to the waste fill areas and attempted to walk to the confluence of Johnsons Ditch and UT1 – observed area from distance.
- Walked back to cars via same route as when entering; passing field where wetlands depressional grading will occur.
- Passed cars and walked on Greenville Hwy sidewalk up to the main construction entrance; discussed that the pine trees may require removal to fit in construction entrance or trail elements.
- Discussed 715 development in relation to grading plans and stormwater bioswale that will carry their stormwater outfall.
- The natural surface trail along 715 retaining wall will not be constructed as part of this project – it is denoted on the plans as “future (by others)”.
- Pointed out wetland conservation area near the apartments (outside of LOD), just for reference.

4:00 PM – Pre-Bid Meeting Concluded

### **Meeting minutes from 3/21/2025**

The same outline, as well as meeting minutes from 3/10/25, were used to conduct the 3/21/25 meeting. Refer to 3/10/25 meeting minutes for repeat topics and discussion. New or additional discussion have been added below.

Prebid meeting commenced at 12:30 PM –

#### **Introduction / Roles**

- Introduction and sign-in completed. Roles reviews, see 3/10 meeting minutes. City sewer design staff did not attend 3/21 meeting.
- City
- Wildlands Engineering

#### **Bid Documents**

- Quest CDN
- Project Manual & Plans
- Nuanced Information – **Bid instructions, see 3/10 meeting minutes**
  - Required bid documents list provided (in Section 2)
  - Bonding
    - Bid Bond (C-200, A.8) made payable to Owner 5% of maximum Bid price
    - Performance Bond equal to contract price along w/ payment bond
  - Demonstration of qualifications & experience (C-200 instructions), also 19.C. page 213 of 298 in pdf)
    - Submit 3 similar projects, more is ok
    - Total experience in field >5 years, aggregate 10k LF, 5k LF last 5 years, 2.5 acres wetland or equivalent, 3 planting projects >5 acres
    - Sub may qualify team but only if being used in that capacity on project
  - Funding source guidelines incorporated as part of project manual, App. F sign off



**Bid Process Timeline** – see 3/10 meeting minutes, , additional discussion for 3/24 included below

- Pre-Bid Meetings
- Anticipated Addenda Issuance
  - After pre bid meetings
  - Water control structures; Wilson site downstream ditch grading on Publix; Trails, crossings and signage
    - It was discussed that Publix work would be focused on invasives removal and minor berm grading. Area is wet and crossings in and out of area are included in bid items.
  - After final questions
- Final Questions
  - It was discussed that the last date for questions would be updated by the addendum. See addendum #2 for information on this.
- Bid Due

**Scope of Work Overview** – see 3/10 meeting minutes, , additional discussion for 3/24 included below

- Stream, Floodplain & Wetland
- Planting – Required Buffers & Other Planting
- LWF: Water Control Structures - plans & specs info is subject to addendum.
- DWR: Rec Trails and Crossings – discuss haul road alignments and mitigation of soft soils.
- LWF: Invasives management physical and chemical, note pre-project work. Wildlands has overseen pre-project work.
- Timeline for DWR and LWF elements may be extended. Discussed that the upcoming addendum #2 would provide more specific extension information.

**Permit & Access Agreement Status** – see 3/10 meeting minutes, additional discussion for 3/24 included below

- All permits obtained: 404/401, floodplain, ESC
- Right-of-entry railroad has been “pre-approved” by ROW agent
- NCDOT encroachment agreement has been “pre-approved” for driveway access South Grove Street
- Landowner easement, temporary or permanent in place or prior to contracting (715 site)
- The contractor will accept responsibility for agreement terms via direct signature or contract terms
  - City to coordinate with railroad and NCDOT to obtain and again on closeout
    - No flaggers or intensive coordination with railroad as the line is inactive.
    - Question asked about railroad insurance requirements. City and Wildlands to issue guidance on insurance requirements as part of addendum #2.

**Project Timeline** – see 3/10 meeting minutes, additional discussion for 3/24 included below

- Major Dates: review Milestones, Bat Moratorium period (no tree clearing May 15 – Aug 1)
- New construction entrance, if needed, will be paid for under contract pay item. Old entrance will remain in place for use by subsequent project- no removal required.

- **Bat Moratorium Notes:**
  - Clarified intent to allow for option to arrange simple contract below council approval threshold and to expedite with intent that it could be issued within 1-2 weeks of bid due date, allowing 1-2 weeks to complete necessary clearing before May 15.

#### **Site Conditions Overview**

- Access review
- Survey Control set both sites, sufficient for GPS
- Coordination of Work on Sites – Mud Creek Interceptor (see map), 715 Development

#### **Other Discussion**

- XML surfaces will be provided with addendum #2.
- Jake indicated that a bid attendee from first pre-bid was interested in flexible water structure elements and that notes from meeting #1 include the name of their company and contacts that attended that meeting.

~1:50 PM – In-person/virtual meeting concluded

2:10 PM - Field Portion of Pre-Bid Meeting:

- Brevard Church Site Walk
  - Same site walk conducted as presented in 3/10 meeting minutes. No major points of discussion noted.
- Wilson Site Walk
  - Same site walk conducted as presented in 3/10 meeting minutes. No major points of discussion noted.

3:45 PM – Pre-Bid Meeting Concluded

#### **THIS ADDENDUM INCLUDES FILES POSTED TO QUEST CDN AS FOLLOWS:**

Plans: **Lower Mud 100pct NFC 3.26.25s.pdf**

Technical Specifications: **Lower Mud\_FullTechSpecs\_Reissue3.26.25s.pdf**

Updated Bid Form: **Revised Bid Tabulation - Add#2.pdf**

Railroad Right of Entry Form: **Application for Right of Entry - August 2024 - Add#2.pdf**

Existing and Proposed Topographic Surface Models:

- **20373-EGSurf-BrevardCh-3.24.25.xml**
- **20373-PHSurf- BrevardCh\_3.24.25.xml**
- **20373-EGSurf-Wilson-3.24.25.xml**
- **20373-PHSurf-Wilson\_3.24.25.xml**

**END OF ADDENDUM #2**