ADDENDUM No. 1 TO ALL OFFERORS:

Reference: Request for Proposals: RFP#214-04-Housing Renovation
Commodity: A/E Services for Renovation of Student Housing
Dated: October 12, 2004
For Delivery To: Longwood University
201 High Street
Farmville, Virginia 23909
Proposal Due: November 30, 2004 at 2:00 p.m. local time

Reference page 4, Section V Letter K - SCOPE OF SERVICES. Please replace the first sentence in the Scope of Services with the following: “The University is requesting this proposal to include any or all of the following buildings: Cox, Wheeler, Stubbs, and French. This project may include interior and/or exterior renovations.”

French Residence Hall. French Hall, constructed in 1923 with major sports department renovations, including an adjoining swimming pool building, completed in the basement level in 1987. For purposes of this project, the swimming pool building and basement sport venue located on the first and second floor is to be ignored. The building has a total area of 42,324 square feet. The hall is a five story structure. The first and second floor has sport venue and classrooms. The third floor has a study lounge, kitchen area, laundry room, REC apartment and student rooms. The fourth and fifth floor has a study room and student rooms. The hall has a total of 126 existing beds. The beds are broken into 1 staff apartment, 8 triple bedrooms traditional, 39 double bedroom semi-suite and 8 triple bedroom semi-suite. Each bedroom suite has one cable TV outlet and a phone outlet and data port per bed per room. The hall is constructed of double width brick exterior construction with heavy timber interior structure. The windows are wood double hung casement windows that have been painted over not allowing the full function of the windows. The soffits and fascia are wood and are in extremely poor condition and needs major repairs. The building roof is custom galvanized standing seam metal roof and needs replaced. The floors are VAT over hardwood floors. The presence of ACM floor tiles and mastic is likely. All walls are painted plaster walls, including the inside of the exterior walls. The ceilings are generally lay-in acoustical tile of various age and condition. Interior doors are solid wood doors that cannot accept new or upgraded hardware or hardware functions. Interior finishes include painted plaster partitions, vinyl tile in all areas except for carpets in the lounges and ceramic tiles in the bathrooms, and plaster ceiling in all areas except corridors which are a combination of plaster and suspended ceilings. The hall has no elevator. The primary power supply is from a 500KVA ground mounded transformer to a 600 amp 240-280V disconnect switch and distribution box located South of Tabb Hall that is shared by South Ruffner Hall, Sooth Tabb Hall, Tabb Hall and French Hall. The main disconnect in French Hall is 600amp breaker for local secondary distribution primarily for lighting and power. The smoke detector system consists of local battery operated smoke detectors in the bedrooms. The hallways
have a fire alarm system which reports to campus police. The fire alarm system is operated by hand pull stations near the stair exits and alarm horns in the corridors reporting to campus police. No visual alarms are present. The fire alarms system does not supervise the fire sprinkler system or monitor the smoke detectors, except the first floor, or control other building systems. The building is a combination of dry and wet pipe fire sprinkler system. The fire sprinkler system is unsupervised with only a flow gong annunciation of flow. The sprinkler system control valves and piping equipment is inaccessible in a basement level closet within a sports office. Steam from a central boiler plant is used to generate the domestic hot water and the heating hot water. The steam is supplied to the hall at 90 pounds and heat exchangers at the hall’s basement mechanical space use the steam to produce the heating and domestic hot water. This hall does not have an air conditioning system and intercom system. This project will provide these systems. The hall has a card reader access system which is to be maintained. This project will provide accessible bedrooms. This project will provide aesthetic considerations that will allow these rooms to compete with new dormitory space.

NOTE: A signed acknowledgment of this addendum must be received at the location indicated on the RFP either prior to the proposal due date and hour or attached to your proposal. Signature on this addendum does not substitute for your signature on the original proposal document. The original proposal document must be signed.

Very truly yours,

James E. Simpson, CPPB, VCO
Director Materiel Management

Name of Firm __________________________
Signature/Title __________________________
Date __________________________