

## DOCUMENT 00 91 00

## ADDENDA

**ADDENDUM NUMBER THREE (003)**

DATE: March 24, 2026

PROJECT: **Daschlager House Renovation  
Augusta, Maine**

PROJECT NUMBER: Ames Associates Project NO. 2022147  
BGS Project Number 3560

CLIENT: State of Maine, Bureau of General Services  
Augusta, Maine 04416

ARCHITECT: Artifex AE

TO: Prospective Bidders

This Addendum forms a part of the Contract Documents and modifies the Bidding Documents dated February 17, 2026, with amendments and additions noted below.

The Bidder is to acknowledge receipt of this Addendum in the space provided in the Bid Form of the Project Manual. Failure to do so may disqualify the Bidder.

This Addendum consists of two (2) pages, noted attachments and specifications.

**1.0 Changes to General Documents:**

1.01 DOCUMENT **00 41 13 Contractor Bid Form:**  
**Bid date has been EXTENDED until March 31, 2026 at 2:00 p.m.**

**2.0 Questions from Bidders:**

1.01 **Question:** *Working on this bid and looking at the electrical panel, is there any 3 phase power to the elevator?  
If not, does the electrician know they need to supply a roto phase to bring 3 phase to elevator controller?*

**Answer: No 3-phase power is available for the elevator controller. Bidder has 2 options:**

- A. Provide an elevator with a single-phase 230V connection to the controller. Elevator to fit in designed shaft and meet all other specified criteria or
- B. Provide a Single-to-Three Phase Converter, 230V 1-Ph in, 230V 3-Ph out, Digital or Rotary type, capable of serving a 40HP motor. Converter must come

with a control panel, magnetic starter and start/stop buttons. Comparable Units:

- Phoenix Phase Converters - [Phoenix GP40PL](#)
- Phase Technologies - [Phase Technologies PT040](#)
- North America Phase Converter Co. - [NA Phase Converter PL-100](#)
- Grizzly - [Grizzly H3742](#)

1.02 **Question:** *I need clarity on the areas having existing carpet as they just added Alternate #9 in this new addendum. There are 2 stairs and both are existing and I couldn't find which one is carpet in existing conditions or both of them are carpet.*

**Answer:** Per Addendum 001 the carpeting was added to the project. This was discussed at the Pre-construction meeting with appropriate time to tour the entire building. Generally, the front 2 stairs are carpeted from first to second floor. The stair from 2<sup>nd</sup> to 3<sup>rd</sup> floor is carpeted.. The back exit stair is vct.

1.03 **Question:** *Similarly of rooms on 2nd and 3rd floor, couldn't find which of them are carpet in existing conditions.*

**Answer:** All rooms except restrooms are carpeted on the second and third floor.

1.04 **Question:** *There seems to be some confusion on the repointing amounts .Is there a way to clarify or offer unit cost / allowances ?*

**Answer:** Per the Bid Form 00 41 13 "250 Square Feet of Masonry Remediation". The owner is asking for your price to re-point this quantity of masonry and to include that price in the total bid amount. If additional re-pointing work is required, the Owner will expect that that work will be completed for no more than the calculated \$/sq.ft. amount based on this submitted number.

3. Changes to the specifications: No Changes

4. Changes to the Plans: No Changes

5. Attachments: None

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