

**ADDENDUM**

Addendum No: 1                      Date: March 27, 2024

Re: Project Name: Midlands Technical College MTC - Academic Center Roof Replacement - Airport R59-N271-PD

From:            Building Management Consultants, Inc.  
                    6116 Shallowford Road  
                    Chattanooga, TN 37421

To:                **Prospective Bidders**

This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents dated: **January 24, 2024**. Acknowledge receipt of this Addendum on the Bid Form. Failure to do so may subject Bidder to disqualification.

This Addendum consists of 16 pages including this page.

<b>Item</b>	<b>Section</b>	<b>Description</b>
1	07 54 19	Polyvinyl-Chloride Roofing – Replaced the project manual section in its entirety.
2	Prebid	Prebid Agenda/Notes and Sign in Sheet 03-21-24
3	Prebid	Material laydown map

**END OF SECTION**

**SECTION 07 54 19**  
**POLYVINYL-CHLORIDE ROOFING**

**PART 1 GENERAL**

**1.01 DESCRIPTION**

- A. Scope:
  - 1. Furnish all labor, materials, equipment, and supervision required for the complete removal of the existing BUR gravel surfacing, leaving the existing BUR roofing, insulations, and metal deck. Repair the existing damaged or wet insulation and metal deck, if necessary, by per sf. ft. price. Mechanically attach new HD Polyisocyanurate cover board, install ½” slope cricket at designated roof areas, and fully adhere .060 mil PVC/KEE-HP thermoplastic single ply membrane and accessories including all metal items for a 20-year Total System NDL warranty
- B. The roofing contractor shall be fully knowledgeable of all requirements of the contract documents and shall make themselves aware of all job site conditions that will affect their work.
- C. The roofing contractor shall confirm all given information and advise the building owner, prior to bid, of any conflicts that will affect their cost proposal.

**1.02 RELATED SECTIONS**

- A. Section 02 41 19 Selective Demolition
- B. Section 05 31 10 Steel Deck
- C. Section 06 10 00 Rough Carpentry
- D. Section 07 22 16 Roof and Deck Insulation
- E. Section 07 62 00 Sheet Metal Flashing and Trim
- F. Section 07 63 00 Gutters and Downspouts
- G. Section 07 71 00 Roof Specialties and Accessories

**1.03 REFERENCES**

- A. General:
  - 1. The following documents form part of the Specifications to the extent stated. Where differences exist between codes and standards, the one affording the greatest protection shall apply.
  - 2. Unless otherwise noted, the referenced standard edition is the current one at the time of commencement of the Work.
- B. ASTM International:
  - 1. ASTM C1289 – Standard Specification for Faced Rigid Cellular Polyisocyanurate Thermal Insulation Board.
  - 2. ASTM D-751 - Standard Test Methods for Coated Fabrics.
  - 3. ASTM D-882 – Standard Test Method for Tensile Properties of Thin Plastic Sheeting.
  - 4. ASTM D-1240 – Standard Test Methods for Rosin Acids Content of Naval Stores, Including Rosin, Tall Oil, and Related Products
  - 3. ASTM D-3045 – Standard Practice for Heat Aging of Plastics Without Load
  - 4. ASTM E84 - Standard Test Method for Surface Burning Characteristics of Building Materials
  - 5. ASTM D-4434 – Standard Specification for Poly(Vinyl Chloride) Sheet Roofing

- C. Factory Mutual Engineering and Research Corp. (FM):
  1. FM P7825 - Approval Guide - Equipment, Materials, Services for Conservation of Property.
  2. FM AS4470 - Approval Standard 4470 Class I Roof Covers.
  3. FM D/51-28 - Insulated Steel Decks.
  4. FM Class I-60.
  5. FM Bulletin I-49 - Perimeter Flashings.
- D. National Roofing Contractors Association (NRCA): Roofing and Waterproofing Manual.
- E. Underwriters' Laboratories, Inc. (UL):
  1. UL 790 - Tests for Fire Resistance of Roof Materials.
  2. UL 1256 - Fire Test for Roof Deck Constructions.
  3. UL BMD - Building Materials Directory.
- F. International Building Code 2012
- G. International Existing Building Code 2012 (IEBC)
- H. International Fire Code 2012 (IFC)

#### **1.04 DEFINITIONS**

- A. Roofing Terminology: Refer to ASTM D 1079 for definition of terms related to roofing work not otherwise defined in this Section.

#### **1.05 SUBMITTALS**

- A. Prior to starting work, the roofing contractor must submit the following:
  1. Shop drawings showing layout, details of construction and identification of materials.
  2. A sample of the manufacturer's Membrane System Warranty.
  3. Submit a letter of certification from the manufacturer which certifies the roofing contractor is authorized to install the manufacturer's roofing system and lists foremen who have received training from the manufacturer along with the dates training was received.
  4. Certification from the membrane manufacturer indicating the membrane thickness over the reinforcing scrim (top ply membrane thickness) is nominal 27-mil or thicker, depending on membrane thickness.
  5. Certification of the manufacturer's warranty reserve.
- B. Upon completion of the installed work, submit copies of the manufacturer's final inspection to the specifier prior to the issuance of the manufacturer's warranty.

#### **1.06 PRODUCT DELIVERY, STORAGE AND HANDLING**

- A. Deliver materials to the job site in the manufacturer's original, unopened containers or wrappings with the manufacturer's name, brand name and installation instructions intact and legible. Deliver in sufficient quantity to permit work to continue without interruption.
- B. Comply with the manufacturer's written instructions for proper material storage.
  1. Store membrane on provided pallets in the original undisturbed plastic wrap and cover with light- colored breathable waterproof tarpaulins in a cool, shaded area. Membrane that has been exposed to the elements must be prepared with PVC cleaner prior to hot air welding.
  2. Store curable materials (adhesives and sealants) between 60°F and 80°F in dry areas protected

from water and direct sunlight. If exposed to lower temperature, restore to 60°F minimum temperature before using.

3. Store materials containing solvents in dry, well-ventilated spaces with proper fire and safety precautions. Keep lids on tight. Use before expiration of their shelf life.
- C. Insulation must be on pallets, off the ground and tightly covered with waterproof materials.
- D. Any materials which are found to be damaged shall be removed and replaced at the applicator's expense.

#### **1.07 WORK SEQUENCE**

- A. Schedule and execute work to prevent leaks and excessive traffic on completed roof sections. Care should be exercised to provide protection for the interior of the building and to ensure water does not flow beneath any completed sections of the membrane system.
- B. Do not disrupt activities in occupied spaces.

#### **1.08 USE OF THE PREMISES**

- A. Before beginning work, the roofing contractor must secure approval from the building owner's representative for the following:
  1. Areas permitted for personnel parking.
  2. Access to the site.
  3. Areas permitted for storage of materials and debris.
  4. Areas permitted for the location of cranes, hoists and chutes for loading and unloading materials to and from the roof.
- B. Interior stairs or elevators may not be used for removing debris or delivering materials, except as authorized by the building superintendent.

#### **1.09 EXISTING CONDITIONS**

- A. If discrepancies are discovered between the existing conditions and those noted on the drawings, immediately notify the owner's representative by phone and solicit the manufacturer's approval prior to commencing with the work. Necessary steps shall be taken to make the building watertight until the discrepancies are resolved.

#### **1.10 PRECONSTRUCTION CONFERENCE**

- A. Approximately 2 weeks before the scheduled commencement of the roof system and associated work, meet at the project site with installer, installer of each component of associated work, Consultant/Owner, roofing system manufacturer's representative, and other representatives directly concerned with performance of the Work, including (where applicable) Owner's insurers, test agencies, and governing authorities. Objectives to include:
  1. Review foreseeable methods and procedures related to roofing work.
  2. Tour roof sections, inspect and discuss condition of substrate, roof drains, curbs, penetrations and other preparatory work performed by other trades.
  3. Review structural loading limitations of deck and inspect deck for deflections and for required attachment.

4. Review roofing systems requirements (drawings, specifications, and other contract documents).
5. Review required submittals, both completed and yet to be completed.
6. Review and finalize construction schedule related to roofing work and verify availability of materials, Installer's personnel, equipment, and facilities needed to make progress and avoid delays.
7. Review required inspection, testing, certifying, and material usage accounting procedures.
8. 1 day per week inspection reports to owner from full time material manufacturer's employee. The reports will include pictures of the day's progress made by the contractor and a detailed written report as to the work performed that day.
9. Review weather and forecasted weather conditions and procedures for coping with unfavorable conditions, including possibility of temporary roofing (if not a mandatory requirement).
10. Record discussion of the pre-application meeting, including decisions and agreements reached. Furnish a copy of this record to each party attending. If substantial disagreements exist at conclusion of conference, determine how disagreements will be resolved and set date for reconvening conference.
11. Review notification procedures for weather or non-working days.
12. Perform pull out test(s) with the specified fasteners, if not performed prior to the meeting, to verify the actual pull-out capacity of the fasteners, and adjust engineering calculations and fastener sizes/ layouts accordingly.

#### 1.11 TEMPORARY FACILITIES AND CONTROLS

##### A. Temporary Utilities:

1. Water, power for construction purposes and lighting are available at the site and will be made available to the roofing contractor.
2. Provide all hoses, valves and connections for water from a source designated by the owner when made available.
3. When available, electrical power should be extended as required from the source. Provide all trailers, connections and fused disconnects.

##### B. Temporary, Sanitary Facilities

Sanitary facilities will not be available at the job site. The roofing contractor shall be responsible for the provision and maintenance of portable toilets or their equal.

##### C. Building Site:

1. The roofing contractor shall use reasonable care and responsibility to protect the building and site against damages. The contractor shall be responsible for the correction of any damage incurred as a result of the performance of the contract.
2. The roofing contractor shall remove all debris from the job site in a timely and legally acceptable manner so as to not detract from the aesthetics or the functions of the building.

##### D. Security:

3. Obey the owner's requirements for personnel identification, inspection and other security measures.

## **1.12 JOB SITE PROTECTION**

- A. The roofing contractor shall adequately protect building, paved areas, service drives, lawn, shrubs, trees, etc. from damage while performing the required work. Provide canvas, boards and sheet metal (properly secured) as necessary for protection and remove protection material at completion. The contractor shall repair or be responsible for costs to repair all property damaged during the roofing application.
- B. During the roofing contractor's performance of the work, the building owner will continue to occupy the existing building. The contractor shall take precautions to prevent the spread of dust and debris, particularly where such material may shift into the building. The roofing contractor shall provide labor and materials to construct, maintain and remove necessary, temporary enclosures to prevent dust or debris in the construction area(s) from entering the remainder of the building.
- C. Do not overload any portion of the building, by either use of or placement of equipment, storage of debris, or storage of materials.
- D. Protect against fire and flame spread. Maintain proper and adequate fire extinguishers.
- E. Take precautions to prevent drains from clogging during the roofing application. Remove debris at the completion of each day's work and clean drains, if required. At completion, test drains to ensure the system is free running and drains are watertight. Remove strainers and plug drains in areas where work is in progress. Install flags or other telltales on plugs. Remove plugs each night and screen drain.
- F. Store moisture susceptible materials above ground and protect with waterproof coverings.
- G. Remove all traces of piled bulk material and return the job site to its original condition upon completion of the work.
- H. Provide traffic ways, erect barriers, fences, guards, rails, enclosures, chutes and the like to protect personnel, roofs and structures, vehicles and utilities.
- I. Protect exposed surfaces of finished walls with tarps to prevent damage
- J. Plywood for traffic ways required for material movement over existing roofs shall be not less than 5/8 inch (16 mm) thick.
- K. In addition to the plywood listed above, an underlayment of minimum 1/2 inch (13 mm) recover board is required on new roofing.
- L. Special permission shall be obtained from the Manufacturer before any traffic shall be permitted over new roofing.

## **1.13 SAFETY**

- A. The roofing contractor shall be responsible for all means and methods as they relate to safety and shall comply with all applicable local, state and federal requirements that are safety related. Safety shall be the responsibility of the roofing contractor. All related personnel shall be instructed daily to be mindful of the full-time requirement to maintain a safe environment for the facility's occupants including staff, visitors, customers and the occurrence of the general public on or near the site.

## **1.14 WORKMANSHIP**

- A. Applicators installing new roof, flashing and related work shall be factory trained and approved by the manufacturer they are representing.

- B. All work shall be of highest quality and in strict accordance with the manufacturer's published specifications and to the building owner's satisfaction.
- C. There shall be a supervisor on the job site at all times while work is in progress.

### **1.15 QUALITY ASSURANCE**

- A. The membrane roofing system must achieve a UL Class A.
- B. The specified roofing assembly must have been successfully tested by a qualified testing agency to resist the design uplift pressures calculated according to:
  - 1. ANSI/SPRI WD-1 "Wind Design Standard Practice for Roofing Assemblies"
  - 2. American Society of Civil Engineers (ASCE 7)
  - 3. International Building Code (IBC)
- C. The specified roofing assembly must be rated by Factory Mutual Global (FMG) to meet or exceed the factored uplift pressures outlined in FMG Property Loss Prevention Data Sheet 1-28, and complies with FMG Property Loss Prevention Data Sheet 1-29 for enhancements at the perimeter and corners.
- D. Unless otherwise noted in this specification, the roofing contractor must strictly comply with the manufacturer's current specifications and details.
- E. The roofing system must be installed by an applicator authorized and trained by the manufacturer in compliance with shop drawings as approved by the manufacturer. The roofing applicator shall be thoroughly experienced and upon request be able to provide evidence of having at least five (5) years successful experience installing single-ply PVC roofing systems and having installed at least one (1) roofing application or several similar systems of equal or greater size within one year.
- F. Provide adequate number of experienced workmen regularly engaged in this type of work who are skilled in the application techniques of the materials specified including operation of hot air welding equipment and power supply. Provide at least one thoroughly trained and an experienced superintendent on the job at all times roofing work is in progress.
- G. There shall be no deviations made from this specification or the approved shop drawings without the prior written approval of the specifier. Any deviation from the manufacturer's installation procedures must be supported by a written certification on the manufacturer's letterhead and presented for the specifier's consideration.
- H. The PVC/KEE HP White membrane shall have at minimum an initial solar reflectance of 0.87, an aged solar reflectance of 0.71, an initial thermal emittance of 0.89, an aged thermal emittance of 0.88, an SRI of 110, and an aged SRI of 88. All values must be registered and listed by CRRC (Cool Roof Rating Council). Upon completion of the installation, the applicator shall arrange for an inspection to be made by a non-sales technical representative of the membrane manufacturer in order to determine whether or not corrective work will be required before the warranty will be issued. Notify the building owner seventy-two (72) hours prior to the manufacturer's final inspection.

### **1.16 JOB CONDITIONS, CAUTIONS AND WARNINGS**

Refer to the specifications for General Job Site Considerations.

- A. Safety Data Sheets (SDS) must be on location at all times during the transportation, storage and application of materials.

- B. When positioning membrane sheets, exercise care to locate all field splices away from low spots and out of drain sumps. All field splices should be shingled to prevent bucking of water.
- C. When loading materials onto the roof, the Authorized Roofing Applicator must comply with the requirements of the building owner to prevent overloading and possible disturbance to the building structure.
- D. Proceed with roofing work only when weather conditions are in compliance with the manufacturer's recommended limitations, and when conditions will permit the work to proceed in accordance with the manufacturer's requirements and recommendations.
- E. Proceed with work so new roofing materials are not subject to construction traffic. When necessary, new roof sections shall be protected and inspected upon completion for possible damage.
- F. Provide protection, such as 1/2" thick plywood, for all roof areas exposed to traffic during construction. Plywood must be smooth and free of fasteners and splinters.
- G. The surface on which the insulation or roofing membrane is to be applied shall be clean, smooth, dry, and free of projections or contaminants that would prevent proper application of or be incompatible with the new installation, such as fins, sharp edges, foreign materials, oil and grease.
- H. New roofing shall be complete and weather tight at the end of the work day.
- I. Contaminants such as grease, fats and oils shall not be allowed to come in direct contact with the roofing membrane.

#### **1.17 WARRANTY**

- A. Provide manufacturer's 20-year Total System Warranty covering both labor and material with no dollar limitation. The maximum wind speed coverage shall be peak gusts of 72 mph measured at 10 meters above ground level. Certification is required with bid submittal indicating the manufacturer has reviewed and agreed to such wind coverage.
- B. Warranty shall also cover leaks caused by accidental punctures: 16 man-hours per year for 60-mil.
- C. Pro-rated System Warranties shall not be accepted.
- D. Evidence of the manufacturer's warranty reserve shall be included as part of the project submittals for the Consultants approval.
- E. Field observations shall be performed a minimum of 1 time per week by a Technical Representative employed full-time by the manufacturer and whose primary job description is to assist, inspect and approve membrane installations for the manufacturer.
  - 1. Warranty shall be issued upon manufacturer's acceptance of the installation.
- F. Provide observation reports from the Manufacturer's Representative indicating procedures followed, weather conditions and any discrepancies found during inspection at least once a week to the architect.
  - 4. Provide a final report from the Manufacturer's Representative, certifying that the roofing system has been satisfactorily installed according to the project specifications, approved details and good general roofing practice.



## **PART 2 PRODUCTS**

### **2.01 GENERAL**

- A. All components of the specified roofing system shall be products of Versico or accepted by Versico as compatible.
- B. All products (including insulation, fasteners, fastening plates, pre-fabricated accessories and edgings) must be manufactured and supplied by the roofing system manufacturer and covered by the warranty.

### **2.02 MANUFACTURES**

- A. Basis of Design: VersiFlex-E KEE HP 60-mil thick White polyester reinforced PVC (polyvinyl chloride) membrane as needed to complete the roofing system. Membrane thickness over the reinforcing scrim (top-ply thickness) shall be nominal .029- mil or thicker. Membrane sheets are packaged in rolls 60" or 120" wide. 60-mil is available in 100' lengths.
- B. Membrane Weathering Performance: The PVC membrane shall be formulated with a minimum of 30% Elvaloy polymer to withstand:
  - 1. ASTM D 3045: 56 days exposure @ 176° F and 670 hrs. @ 240°
  - 2. ASTM G 155 (xenon arc): a min. of 17,640 kj/m<sup>2</sup> resistance @ 63° C without cracking or showing signs of material failure.
- C. Acceptable Alternate Roofing Systems Manufacturers:
  - 1. Carlisle Syntec (KEE PVC) Systems
  - 2. Johns Manville (Elvaloy) Tri-Polymer Membrane Systems

### **2.03 ADHESIVES, CLEANERS AND SEALANTS**

- A. Low VOC PVC Bonding Adhesive: A high strength solvent-based contact adhesive that allows bonding of PVC membrane to various porous and non-porous substrates. It is specially formulated using a blend of VOC exempt and nonexempt solvent to be in compliance with the state of California Clean Air Act of 1988 (updated in 1997) and as further regulated by California's Air Quality Control Districts listing VOC grams per liter limitations. This product also meets the <250 gpl VOC content requirements of the OTC Model Rule for Single Ply Roofing Adhesives.
- B. VersiFlex PVC Cut-Edge Sealant: A clear-colored sealant used to seal cut edges of reinforced VersiFlex membrane. A coverage rate of approximately 225 - 275 linear feet per squeeze bottle can be achieved when a 1/8" diameter bead is applied.
- C. Water Cut-Off Mastic: Used as mastic to prevent moisture migration at drains, compression terminations and beneath conventional metal edging (at a coverage rate of approximately 10' per tube or 100' per gallon).
- D. Universal Single-Ply Sealant: A 100% solids, solvent free, one-part, polyether sealant that provides a weather tight seal to a variety of building substrates. Can be used as a termination bar sealant or for use in counterflashing, coping, and scupper details.
- E. PVC One-Part Pourable Sealer: A one-part, moisture curing, elastomeric polyether sealant used to fill Molded Sealant Pockets. Packaged in four 1/2-gallon pouches per plastic bucket. One pouch will fill one Molded Sealant Pocket.

- F. PVC and KEE HP Membrane Cleaner: Used to prepare membrane that has been exposed to the elements for approximately 7 days prior to heat welding or to remove general construction dirt at an approximate coverage rate of 400 square feet per gallon (one surface).
- G. VersiFlex Low-VOC PVC Step 1 Activator: A high-strength, solvent-based activator that allows PVC Pressure-Sensitive (PS) Cover Strip to be bonded to VersiFlex PVC or KEE HP membranes. Low-VOC PVC Step 1 Activator meets the < 250 gpl VOC content requirements of the OTC Model Rule. It is specially formulated using a blend of VOC-exempt and non-exempt solvents and follows the state of California Clean Air Act of 1988 (updated in 1997) as further regulated by California's Air Quality Control Districts listing VOC limitations.
- H. VersiFlex Low-VOC PVC Step 2 Primer: A high-solids-content, polymer based splice primer. This product is applied to KEE HP and PVC membranes to improve the adhesion of PVC Pressure-Sensitive Cover Strip. Low-VOC PVC Step 2 Primer meets the < 250 gpl VOC content requirements of the OTC Model Rule.
- I. CCW 702 Primer and 702LV Primer (Low VOC): A single component, solvent based, high-tack primer used to provide maximum adhesion between VapAir Seal 725TR Air and Vapor Barrier and an approved substrate. Applied by spray or long nap roller with a coverage rating ranging from approximately 300 to 350 square feet per gallon on smooth finishes (i.e., concrete) to 75 square feet per gallon on porous surfaces (i.e., Dens- Deck Prime gypsum board). Available in 5-gallon containers. CCW 702LV Primer contains less than 250g/L VOCs and meets South Coast Air Quality Management District (SCAQMD) and Leadership in Energy and Environmental Design (LEED) Requirements for Volatile Organic Compounds.

**2.04 WALKWAYS**

- A. Protective surfacing for roof traffic shall be VersiFlex PVC Walkway Rolls installed per manufacturer's requirements or concrete pavers loose laid over an approved slip sheet (pavers not recommended for slopes greater than 2" in 12").

**2.05 EXPANSION JOINTS**

- A. Roof expansion joint wall top cover shall be Johns Manville Expand-O-Flash style CF Curb to Curb.
  - 1. Size to be determined and approved by the Consultant.

**PART 3 EXECUTION**

**3.01 GENERAL**

- A. Comply with the manufacturer's published instructions for the installation of the membrane roofing system including proper substrate preparation, job site considerations and weather restrictions.
- B. Position sheets to accommodate contours of the roof deck and shingle splices to avoid bucking water.

**3.02 INSULATION PLACEMENT AND ATTACHMENT**

- A. Install insulation or membrane underlayment over the substrate with boards butted tightly together with no joints or gaps greater than 1/4 inch. Stagger joints horizontally and vertically if multiple layers are provided.
- B. Secure insulation to the substrate with the required mechanical fasteners in accordance with the manufacturer's specifications.

### **3.03 MEMBRANE PLACEMENT AND ATTACHMENT**

- A. Position PVC/KEE-HP membrane over the acceptable substrate. Fold membrane sheet back onto itself so half the underside of the membrane is exposed.
- B. Apply Bonding Adhesive in accordance with the manufacturer's published instructions, to the exposed underside of the membrane and the corresponding substrate area. Do not apply Bonding Adhesive along the splice edge of the membrane to be hot air welded over the adjoining sheet. Allow the adhesive to dry until it is tacky but will not string or stick to a dry finger touch.
  - 1. Roll the coated membrane into the coated substrate while avoiding wrinkles. Brush down the bonded section of the membrane sheet immediately after rolling the membrane into the adhesive with a soft bristle push broom to achieve maximum contact.
  - 2. Fold back the unbonded half of the sheet and repeat the bonding procedures.
- C. Position adjoining sheets to allow a minimum overlap of 2 inches to provide a minimum 1-1/2" hot air weld.
- D. Continue to install adjoining membrane sheets in the same manner, overlapping edges a minimum of 2 inches and complete the bonding procedures as stated previously.

### **3.04 MEMBRANE HOT AIR WELDING PROCEDURES**

- A. Heat weld the VersiFlex membrane using an Automatic Heat Welding Machine or Hot Air Hand Welder in accordance with the manufacturer's specifications. At all splice intersections, roll the seam with a silicone roller immediately after the welder causes the membrane step off to ensure a continuous hot air welded seam.
- B. Probe all seams once the hot air welds have thoroughly cooled (approximately 30 minutes).
- C. Repair all seam deficiencies the same day they are discovered.
- D. Apply Cut Edge Sealant on all cut edges of reinforced membrane (where the scrim reinforcement is exposed) after seam probing is complete. Cut Edge Sealant is not required on horizontal or vertical splices.

### **3.05 FLASHING**

- A. Flashing of parapets, curbs, expansion joints and other parts of the roof must be performed using PVC/KEE reinforced membrane. PVC/KEE non-reinforced membrane can be used for flashing pipe penetrations, sealant pockets, and scuppers, as well as inside and outside corners, when the use of pre-molded accessories is not feasible.
- B. Follow manufacturer's typical flashing procedures for all wall, curb, and penetration flashing including metal edging/coping and roof drain applications.

### **3.06 WALKWAYS**

- A. Install walkways at all traffic concentration points (such as roof hatches, access doors, rooftop ladders, etc.) and all locations as identified on the specifier's drawing.
- B. Hot air weld walkway material to the membrane over an approved protection sheet in accordance with the manufacturer's specifications.

### **3.07 DAILY SEAL**

- A. On phased roofing, when the completion of flashings and terminations is not achieved by the end of the work day, a daily seal must be performed to temporarily close the membrane to prevent water infiltration.
- B. Complete an acceptable membrane seal in accordance with the manufacturer's requirements.

**3.08 CLEAN UP**

- A. Perform daily clean up to collect all wrappings, empty containers, paper, and other debris from the project site. Upon completion, all debris must be disposed of in a legally acceptable manner.
- B. Prior to the manufacturer's inspection for warranty, the applicator must perform a pre-inspection to review all work and to verify all flashing has been completed as well as the application of all caulking.

**END OF SECTION 07 54 19**



Pre-Bid Notes  
Academic Center-Airport Campus  
Midlands Technical College  
Columbia, SC

- Meeting started at 2:00 PM per schedule and all attendees signed in
- Confirmed bid date of 4-11-24 by 2:00 pm
- Confirmed details of bid submittal process, base bid, and alternate bid per Project Manual
- Reminded bidders to acknowledge all addendums in bid response
- Reminded bidders to include bonds per Project Manual
- Reminded bidders of \$250 per day in any liquidated damages
- Project duration of 120 days includes weather days
- Emphasized that material manufacturer must provide inspections on site at least once per week and supply report to BMC
- Disregard APEEL protective film requirement on membrane
- Membrane color to be white
- Any technical questions to be sent by April 2, 2024 at 5:00 pm
- Answers to be sent to questions by April 3, 2024 at 5:00 pm
- Contractor to protect existing roof from damage during construction. No motorized buggies allowed on roof.
- Staging location on south side of building. Owner to provide diagram
- Cleaning and recaulking of coping cap deleted from Scope of Work
- Interior stairwell may be utilized by contractor for worker access to roof. However, no materials and equipment allowed in building.
- No water supply available on roof
- Security cameras and conduit on coping cap to remain in place during construction



Moisture Diagnostic Scans – Building Envelope Surveys & Analysis – Project Management  
Roof Design and Consulting – Preventative Maintenance Programs

**Midland Technical College (Airport Campus) Academic Center Re-Roof 2024**  
**Columbia, SC**  
**SC State Project #: H59-N271-PD**

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GREENVILLE

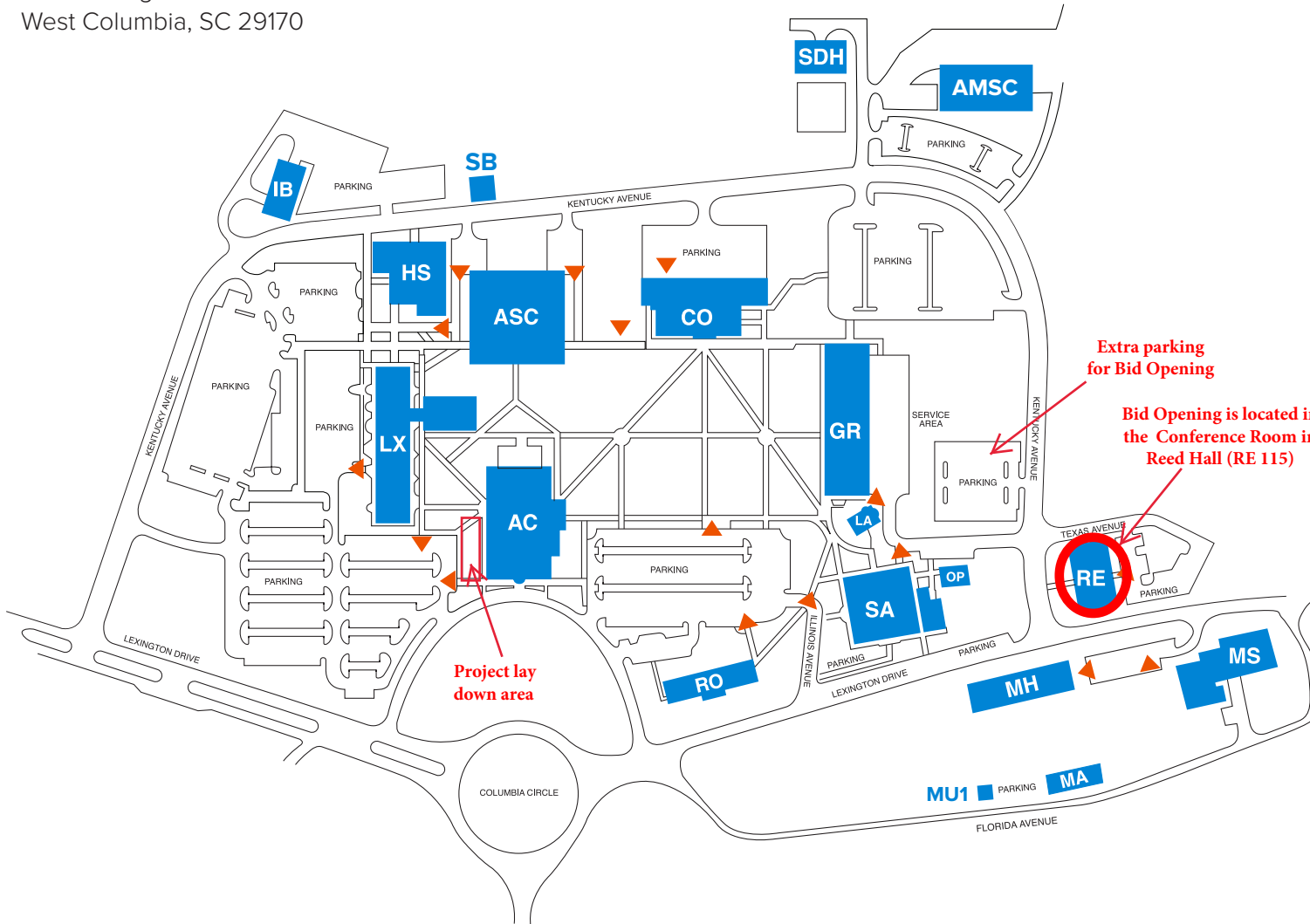
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# BUILDING LOCATION MAP AIRPORT CAMPUS



1260 Lexington Drive  
West Columbia, SC 29170



## Building Legend Airport Campus

- AC - Academic Center
  - AMSC - Advanced Manufacturing and Skilled Crafts Center
  - ASC - Airport Student Center
  - CO - Congaree Hall
  - GR - Granby Hall
  - HS - Health Science Building
  - IB - Industrial Building
  - LA - Lab Building
  - LX - Lexington Hall
  - MA - Maintenance Building
  - MH - Morris Hall
  - MS - Materials Support Facility
  - MU1 - Mobile Unit #1
  - OP - Operations
  - RE - Reed Hall
  - RO - Robinson Building
  - SDH - Springdale Hall
  - SA - Saluda Hall
  - SB - Storage Building
- ▲ Curb access ramps for students with disabilities