Project:	**South Battery Park City Resiliency Project: Wagner Park Pavilion Construction**	**Date:**	**March 2, 2022**
		RE:	**Addendum #4**
		# of Pages:	**45**

The following documents associated with the Request for Proposals ("RFP") for the South Battery Park City Resiliency Project: Wagner Park Pavilion Construction Services (the "Pavilion Project") are hereby attached to this Addendum #4 (the "Informational Documents"):

- The presentation shown at the February 28, 2022 pre-proposal meeting (the "Pre-Proposal Meeting"); and,

- The attendee list from the Pre-Proposal Meeting – including names and contact information for individual attendees and their respective firm names.

Please note that the Informational Documents are provided for informational purposes only and do not amend or modify any portion of the RFP in any way. Proposers shall rely on the Construction Documents, as they may be modified by addenda ("Addenda"), for the accurate depiction of the requirements of the Pavilion Project. Proposers shall adhere to the Procurement Schedule set forth in Section 3.5 of the RFP, subject to modifications set forth in Addenda.

By signing the line below, I am acknowledging that all pages of this Addendum #4 have been received, reviewed and understood, and will be incorporated into the Proposal submitted. This document must be attached to the Proposal for consideration.

_____	_____	_____
Print Name	Signature	Date

Number of pages received:_____ <fill in>

Distributed to: All prospective Proposers

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SOUTH BATTERY PARK CITY RESILIENCY

Package 3 – Wagner Park Pavilion

February 28, 2022

Agenda:

- Team Introductions
- Project Background/Overview
- Package 3: Wagner Park Pavilion – Technical Overview
  - Building Design Details
  - Site Logistics
  - Phasing
  - Coordination
- Anticipated Project Schedule & Contract Milestones
- Division 1 Overview
- Procurement Schedule

Team Introductions:

Owner: Battery Park City Authority
Design Lead: AECOM
Construction Manager: The LiRo Group
Commissioning Agent: Elementa
Special Inspections Agency: TBD

The LiRo Group

AECOM

ELEMENTA

atelier ten

Thomas Phifer and Partners

MILHOUSE

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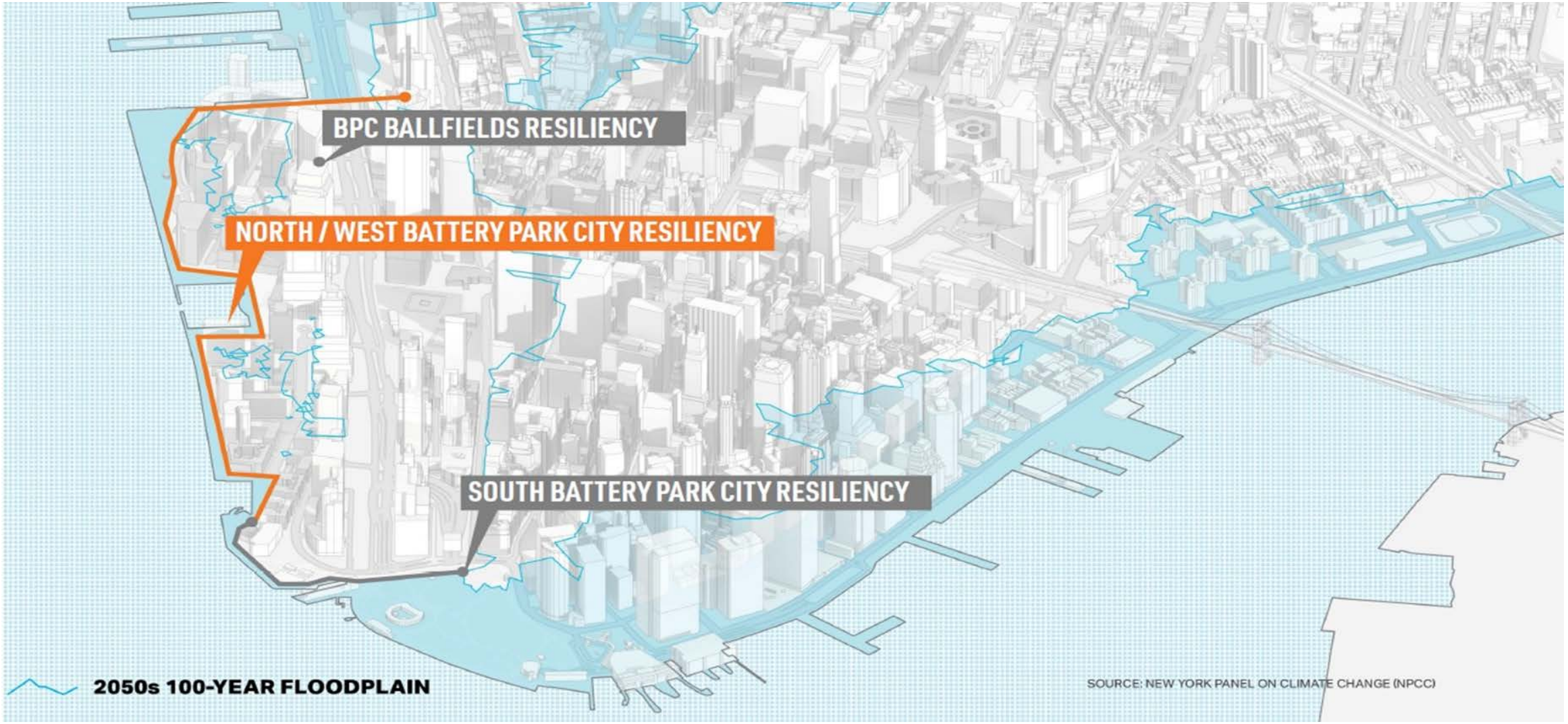
SBPCR Project Overview:



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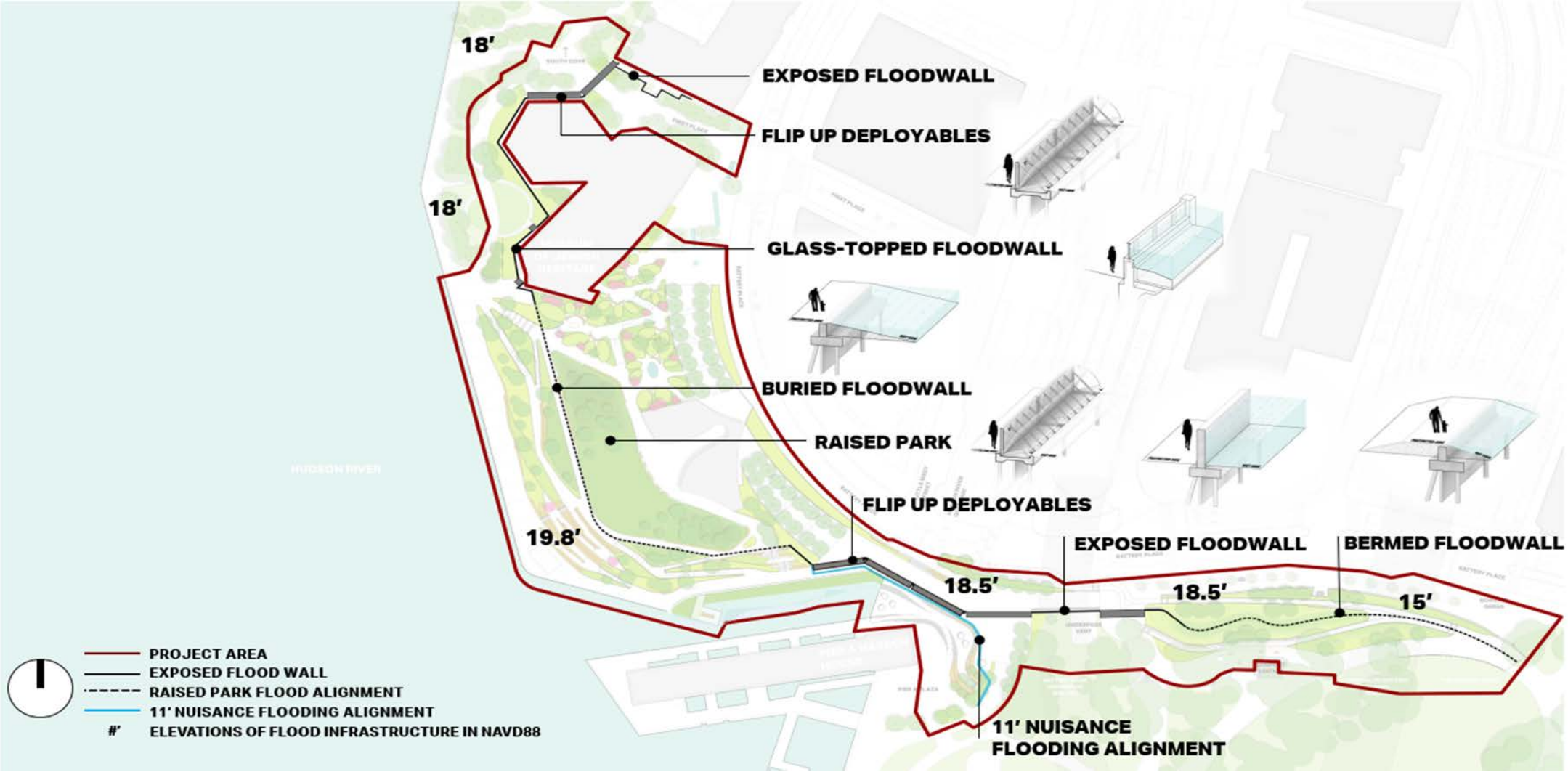
SBPCR Project Overview:



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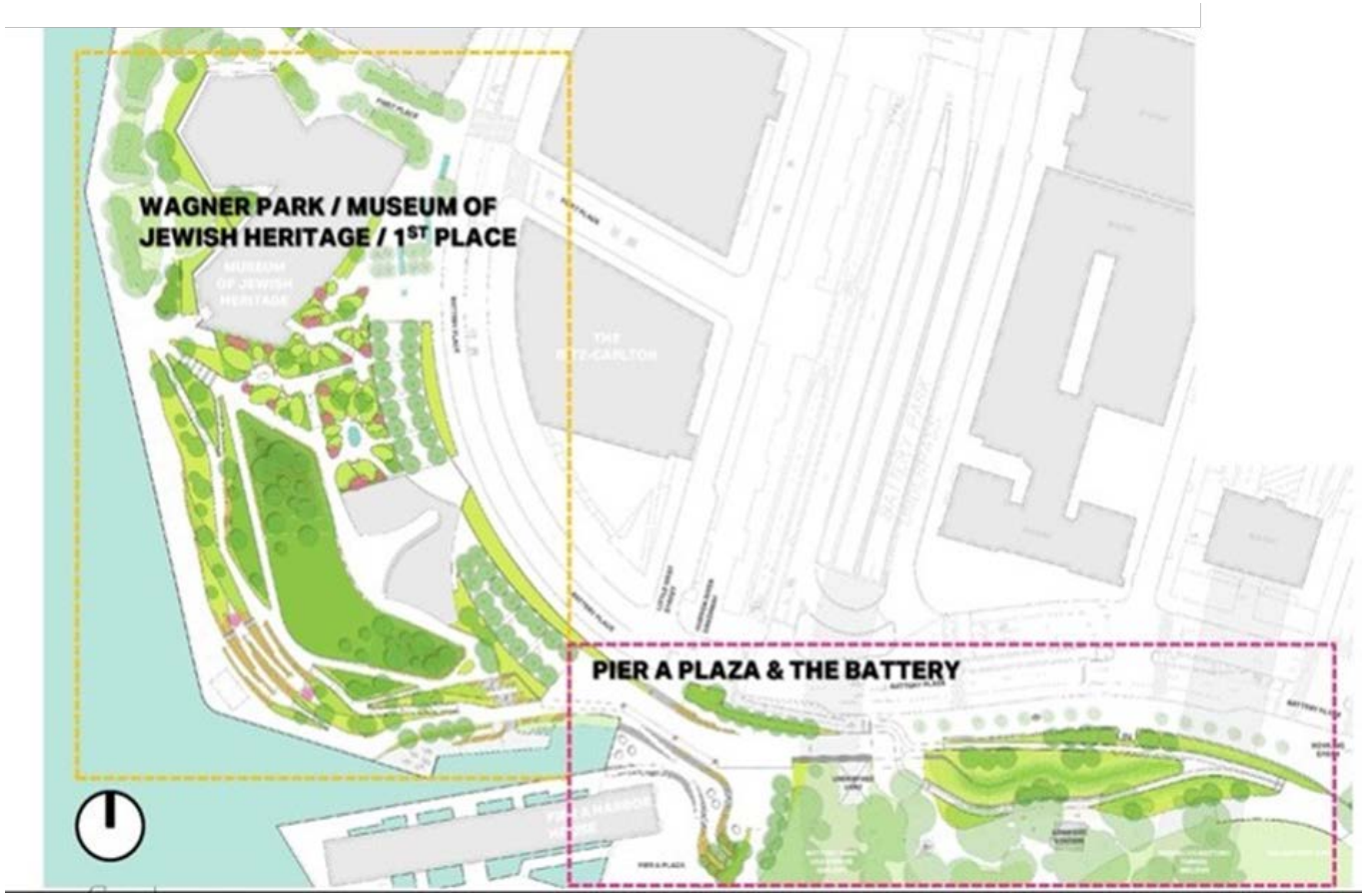
SBPCR Project Overview:

- SBPCR Discrete Bid Packages
  - Package 2: Wagner Park/MJH Site
  - Package 3: Pavilion***
  - Package 4: Pier A/Battery
  - Package 5: Interior Drainage

- Targeted Construction Start: July 2022



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Package 3: Wagner Park Pavilion Technical Overview:

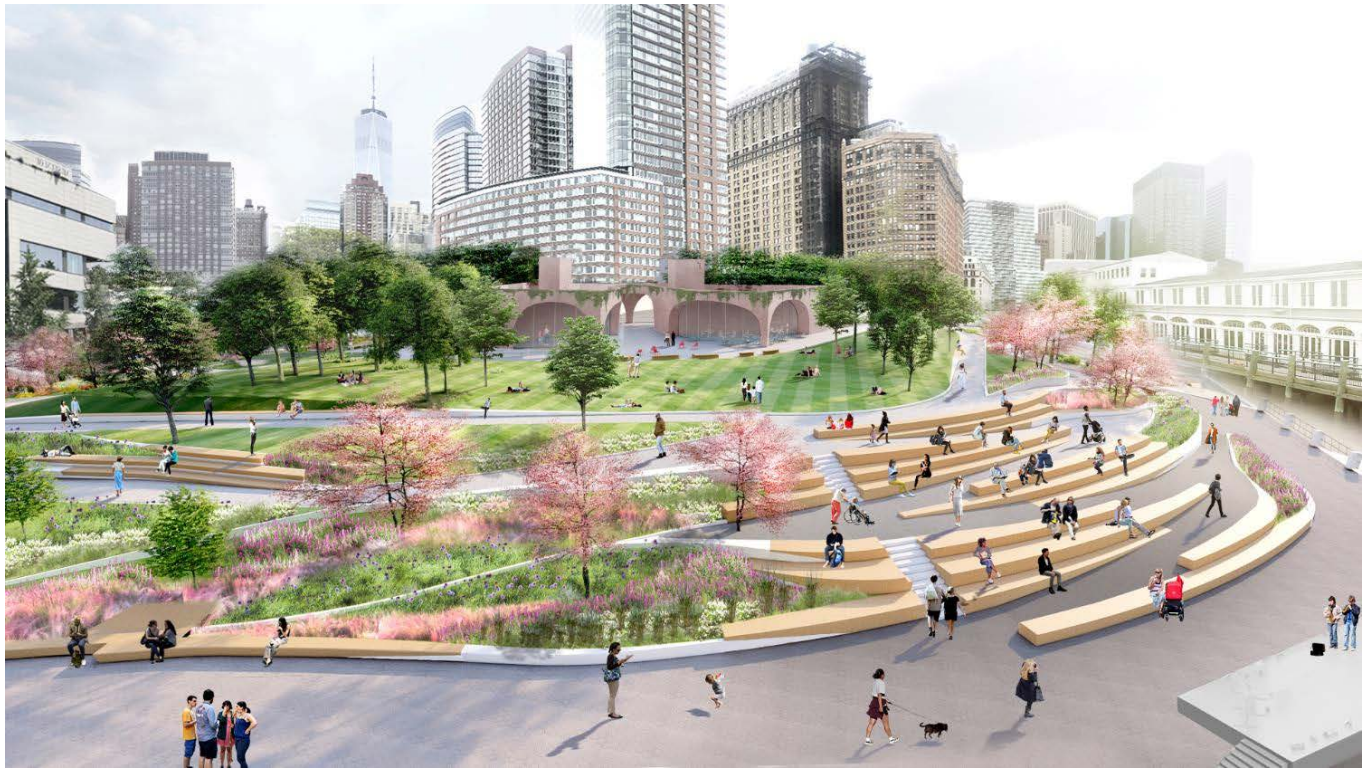
Package 3: Wagner Park Pavilion Technical Overview:

Primary Architectural Elements

- 033300 - Architectural Cast In Place Concrete
  - High Level of Finish
  - Complex Geometry
  - Double Wall System
- 057000 - Ornamental Metals
- 084413 – Glass Curtain Wall

Special Attention to Detail

- Mockup Process
- Custom Finishes
- Experience to Achieve Design Excellence

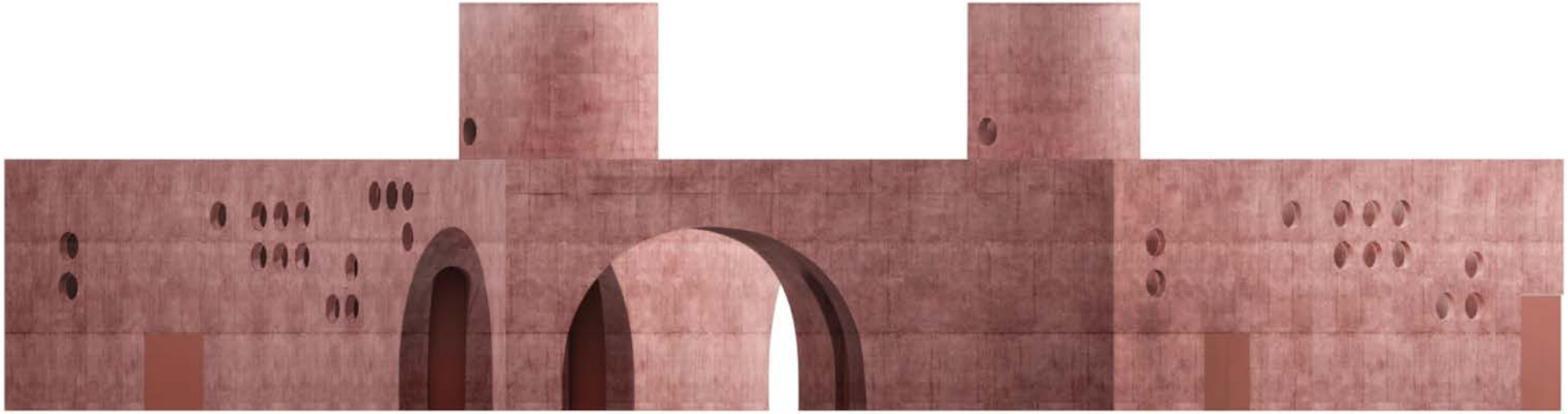


Package 3: Wagner Park Pavilion Technical Overview:

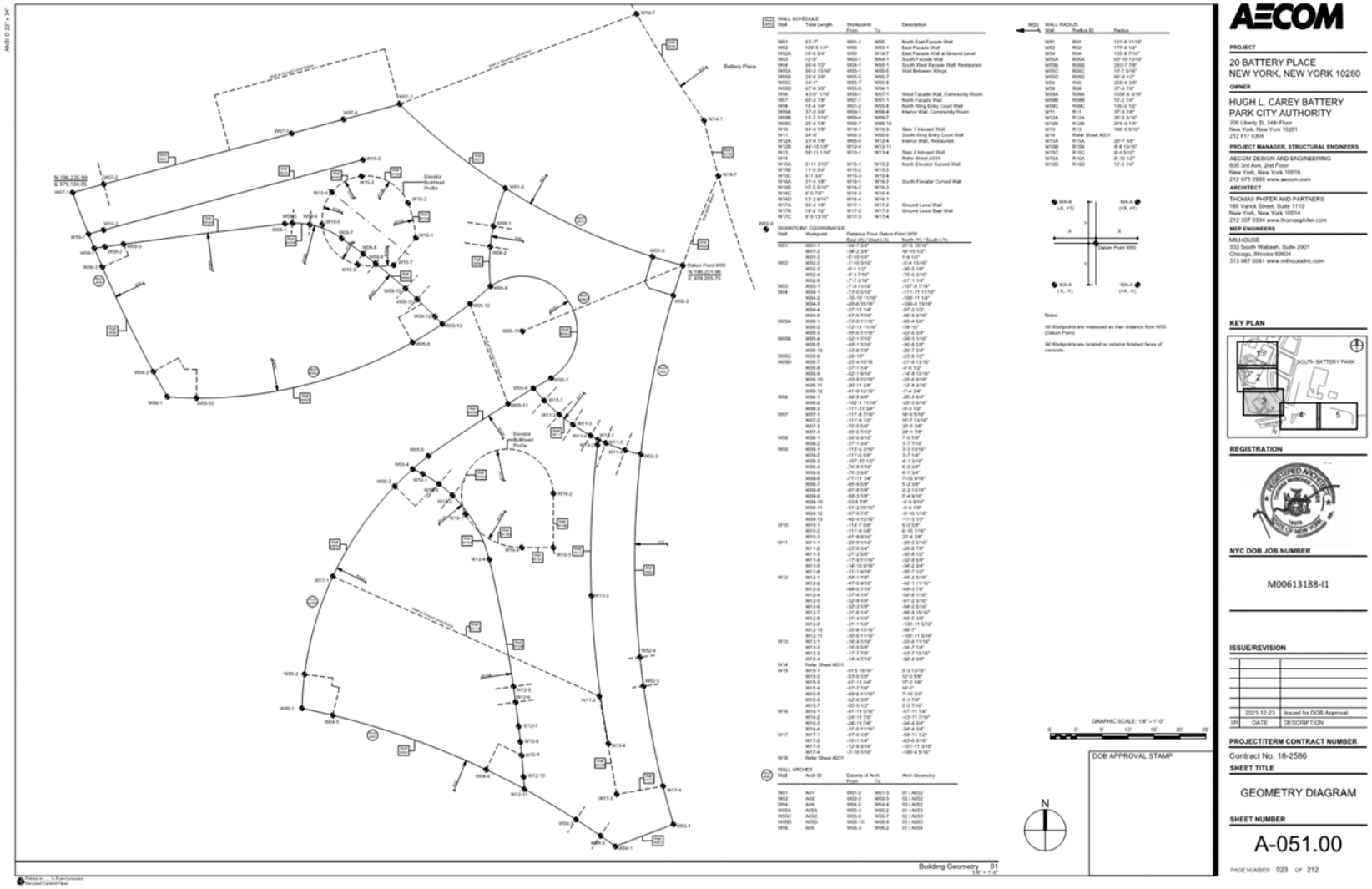
033300 - Architectural Cast In Place Concrete

Package 3: Wagner Park Pavilion Technical Overview:

033300 - Architectural Cast In Place Concrete



Package 3: Wagner Park Pavilion Technical Overview:



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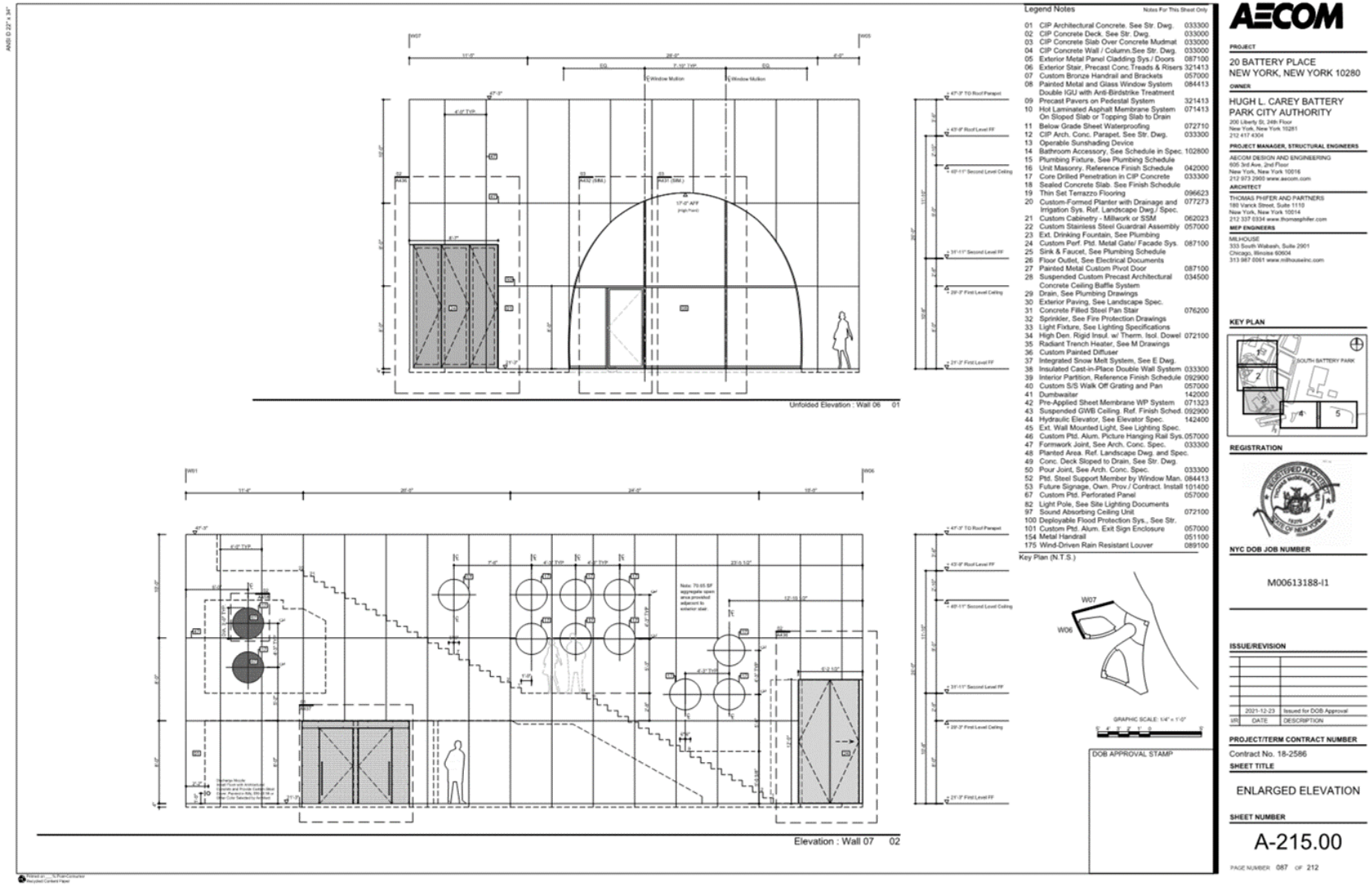
Package 3: Wagner Park Pavilion Technical Overview:



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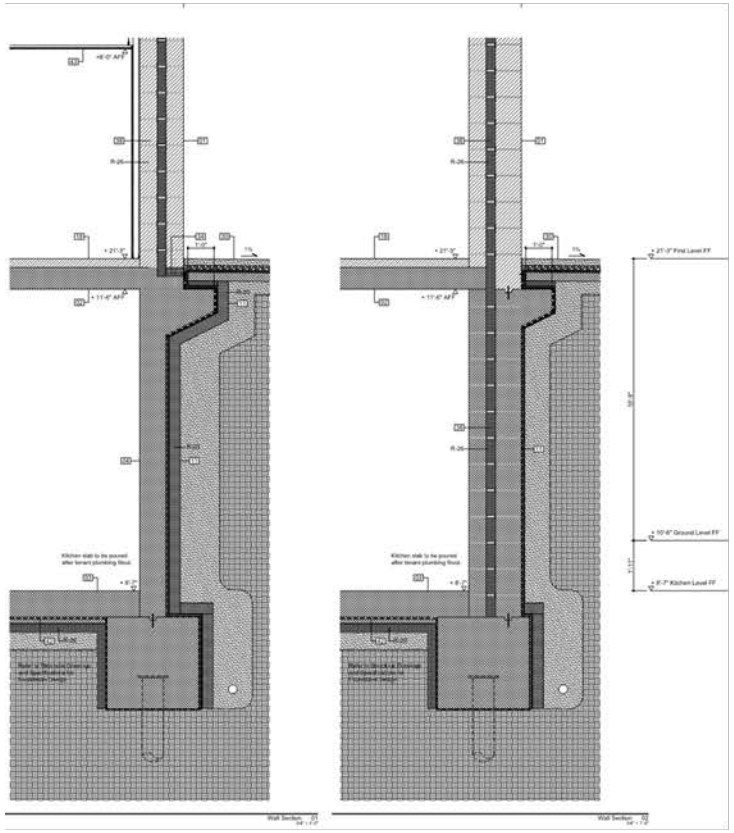
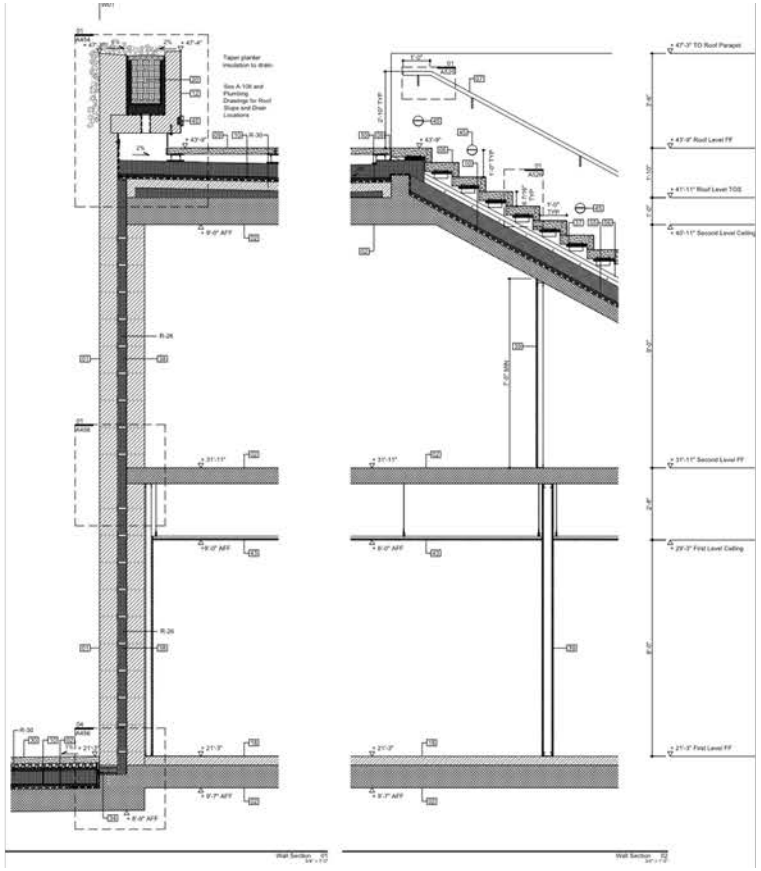
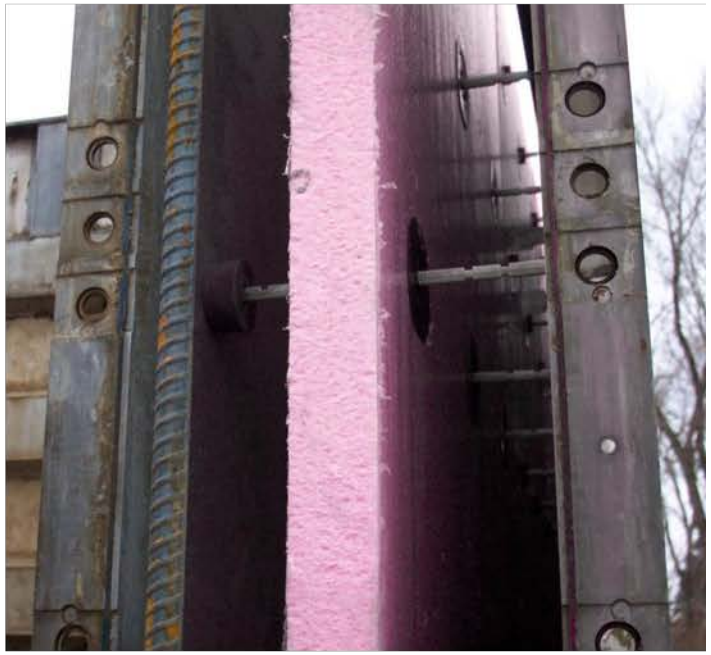
Package 3: Wagner Park Pavilion Technical Overview:

033300 - Architectural Cast In Place Concrete







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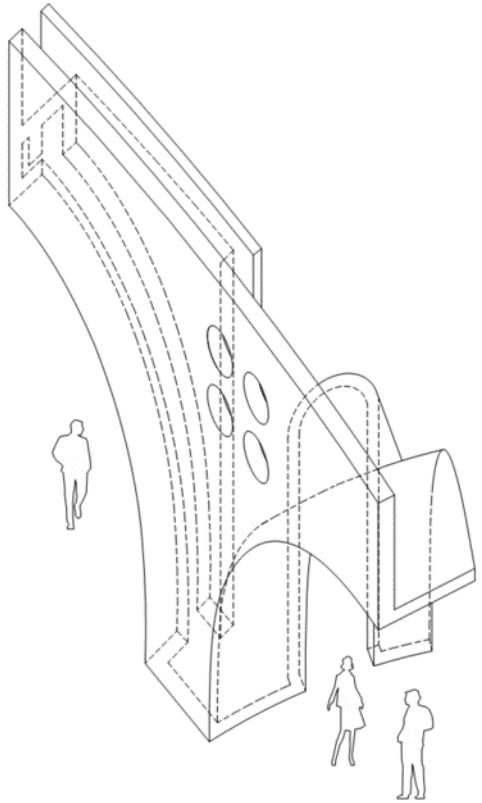
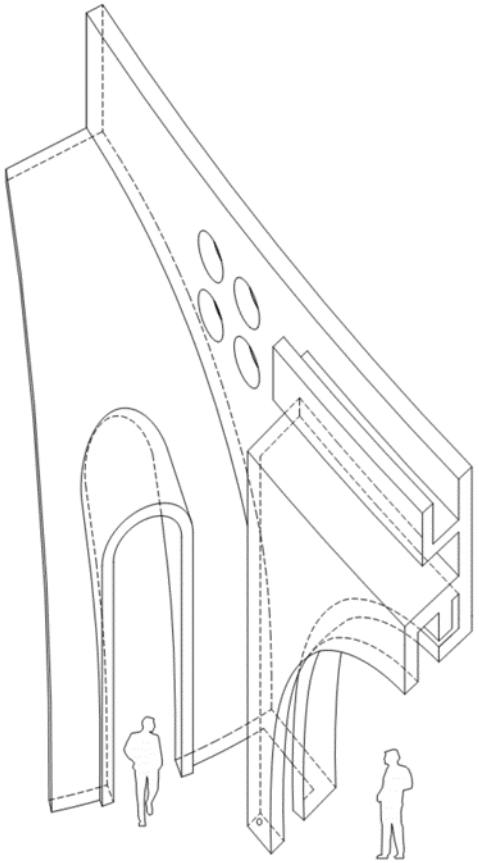
Package 3: Wagner Park Pavilion Technical Overview:

033300 - Architectural Cast In Place Concrete





1.5.4 Mockups

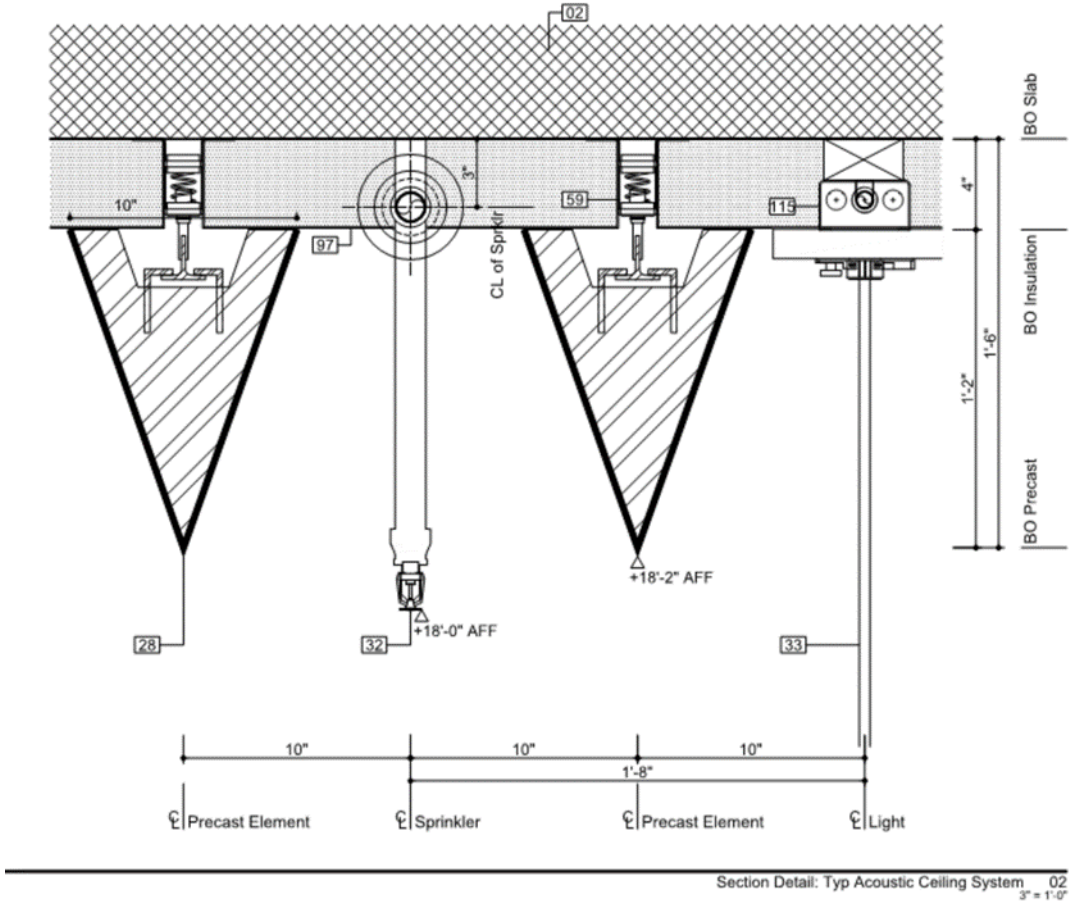
1.5.4.1 Three phases of architectural mockups will be produced by the Contractor for review by the Architect as specified in 1.6.7. The final concrete work shall not proceed until all samples, product data, and shop drawings are approved by the Architect and the final architectural concrete mockup is accepted by the Owner and Architect.

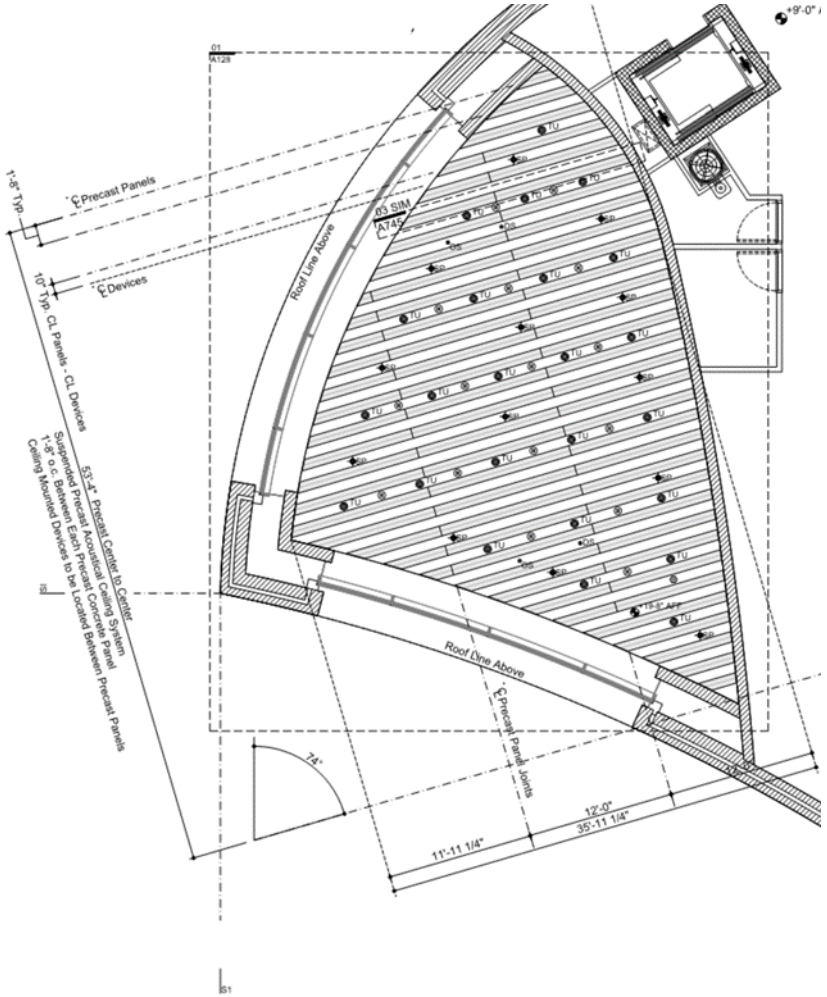
1.5.4.2 Field mockups shall be constructed by the same subcontractors, using the same procedures, equipment, and materials that will be used for production of the final architectural concrete installation. The same submittal and shop drawing process shall apply to mockups and the final installation.

1.5.4.3 Mockups shall not be “in-situ”. On-site locations will be determined in coordination with the Construction Manager and Owner.

Package 3: Wagner Park Pavilion Technical Overview:

034500 – Precast Architectural Concrete





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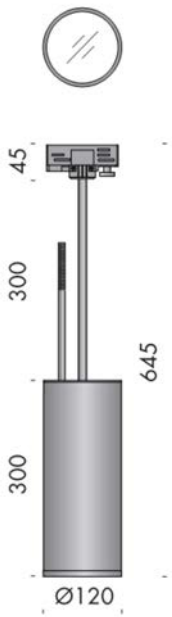
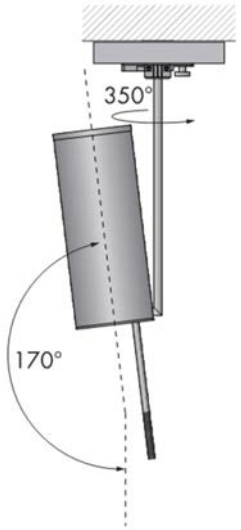
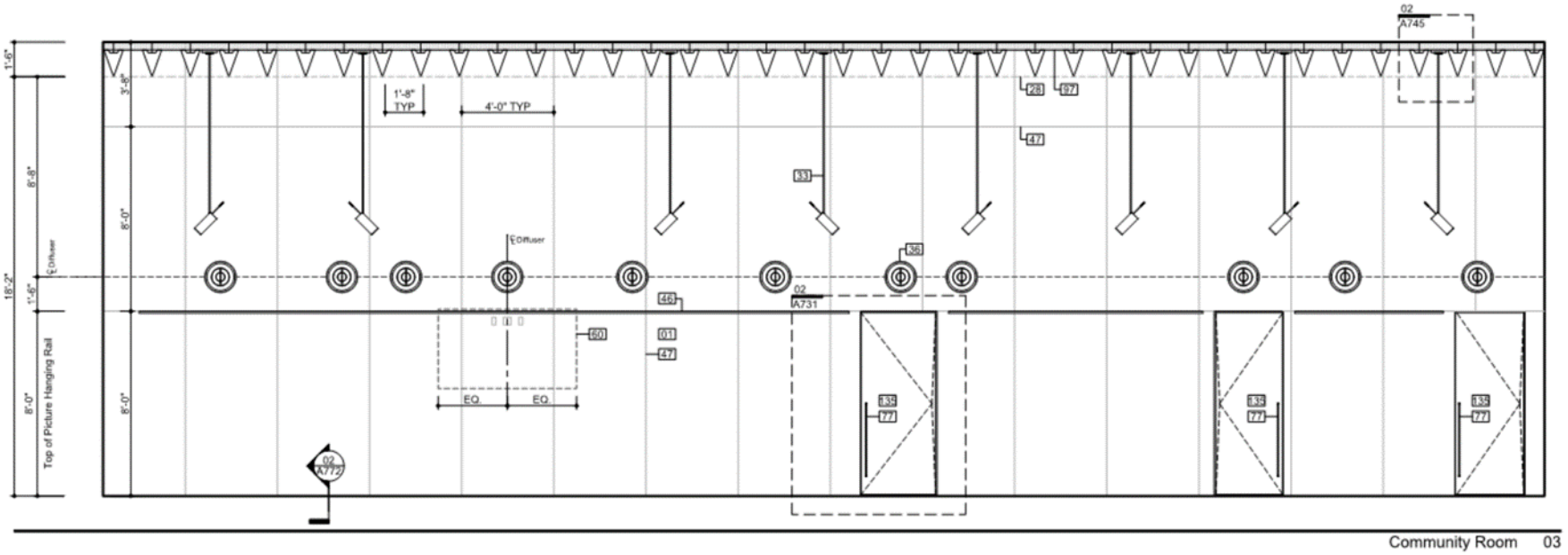
Package 3: Wagner Park Pavilion Technical Overview:

034500 – Precast Architectural Concrete & Lighting

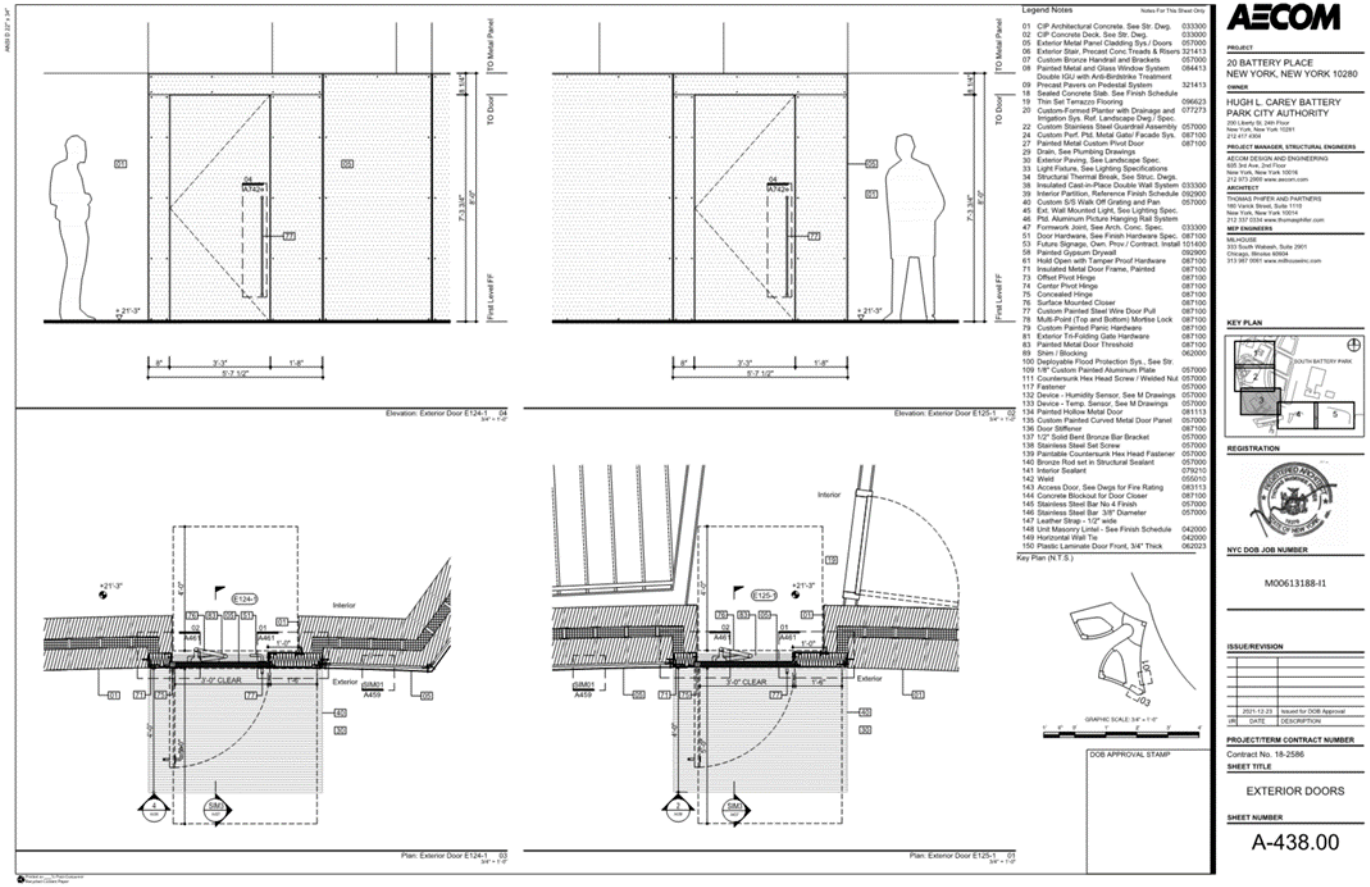






Package 3: Wagner Park Pavilion Technical Overview:

057000 – Ornamental Metals



AECOM

PROJECT
20 BATTERY PLACE
NEW YORK, NEW YORK 10280

OWNER
HUGH L. CAREY BATTERY PARK CITY AUTHORITY

PROJECT MANAGER, STRUCTURAL ENGINEERS
AECOM DESIGN AND ENGINEERING

ARCHITECT
THOMAS PHIFER AND PARTNERS

MEP ENGINEERS
MILHOUSE

KEY PLAN

REGISTRATION

NYC DOB JOB NUMBER
M00613188-I1

ISSUE/REVISION

JR	DATE	DESCRIPTION
	2021-12-23	Issued for DOB Approval

PROJECT/TERM CONTRACT NUMBER
Contract No. 18-2586

SHEET TITLE
EXTERIOR DOORS

SHEET NUMBER
A-438.00

1.2 SECTION INCLUDES

A. Work of this Section includes all labor, materials, equipment, and services necessary to complete the ornamental metals which are used in building construction for functional, architectural, and decorative effects and which are not a part of other metal systems specified in other Sections. The extent of these items is as follows:

1. Custom Stainless Steel Guardrail Assembly
2. Custom Stainless Steel Walk Off Grating
3. Custom Painted Steel Curved Plate at Curtain Wall Jamb
4. Custom Painted Perforated Metal Doors and Panels
5. Custom Painted Curved Interior and Exterior Metal Doors and Panels
6. Custom Bronze Milled Handrail and Brackets
7. Custom Painted Steel Wire Door Pull
8. Custom Painted Steel Bent Plate (at roof planter)
9. Custom Painted Picture Rails
10. Custom Painted Aluminum Enclosures for Fire Protection, Mechanical and Electrical Devices.
11. Other custom painted and non-painted steel elements not indicated above but included on the drawings.
12. Other aluminum architectural elements not indicated above but included on the drawings.

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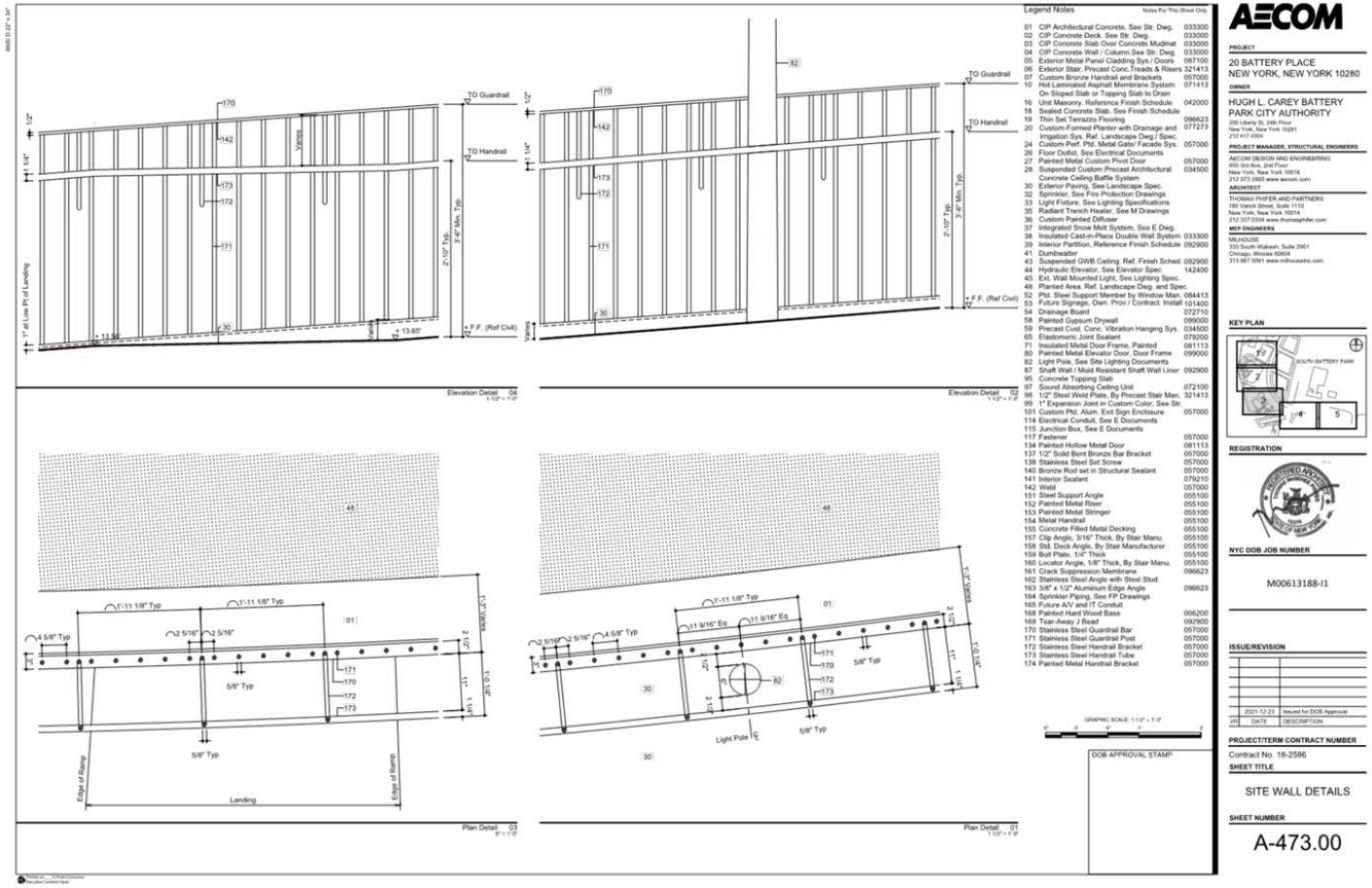
Package 3: Wagner Park Pavilion Technical Overview:

057000 – Ornamental Metals



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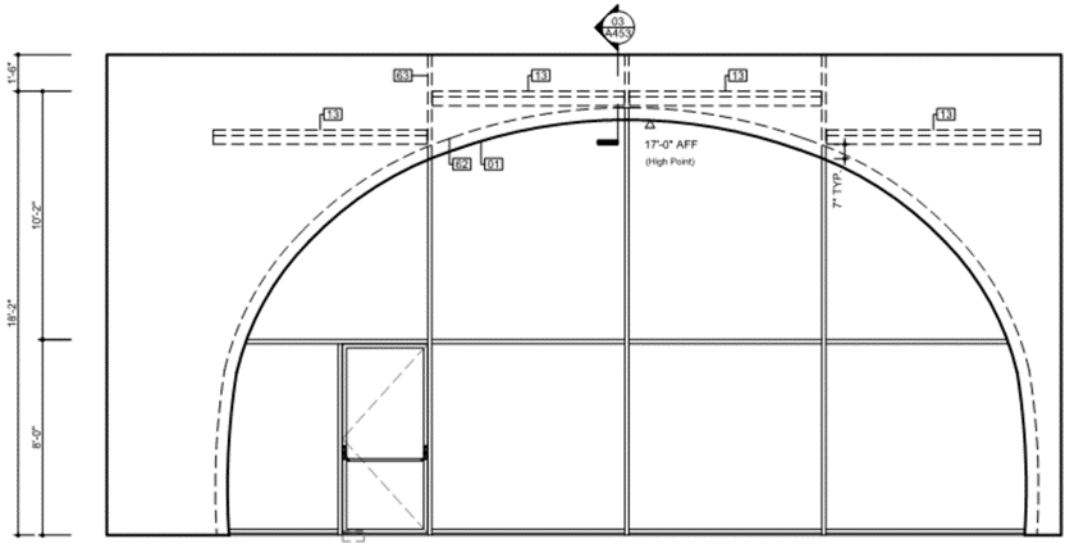
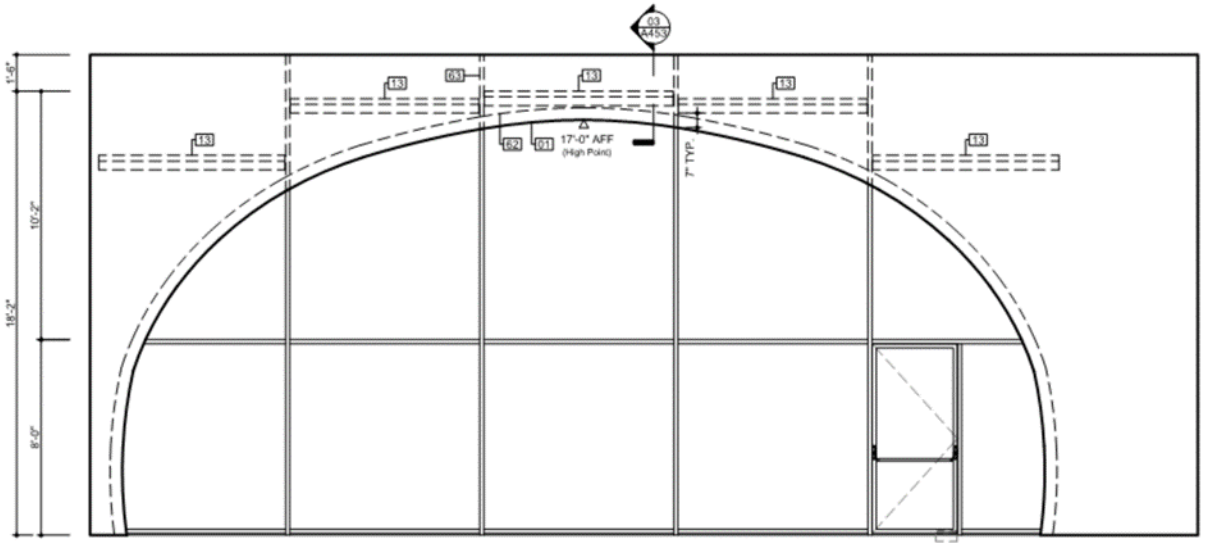
Package 3: Wagner Park Pavilion Technical Overview:

084413 – Glass Curtain Wall



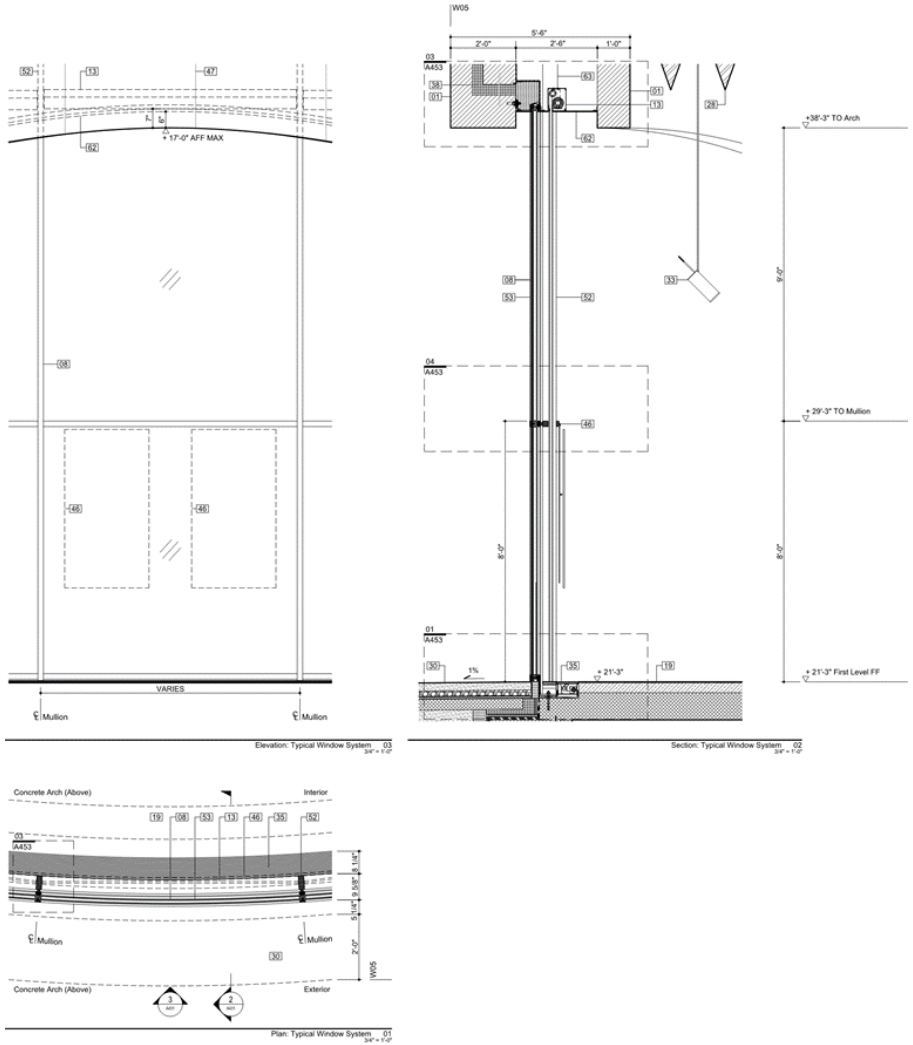
Restaurant - Window Shade Elevation 05



Restaurant- Window Shade Elevation 04

Package 3: Wagner Park Pavilion Technical Overview:

084413 – Glass Curtain Wall



2. Glass Types

a. Glass Type GL-1 Insulating Glass (Bird Protection Glass for Window Walls)

(1) Glass Type GL-1: UV patterned bird protection glass with bird friendly coating on interior surface; Low-e coated double insulating glass; low-iron

(2) Basis-of-Design: Saint Gobain Diamant glass with Ornilux Mikado bird proof coating.

(3) Exterior Glass Lite: Diamant 6 mm | PVB Standard 1.52 mm | Diamant 6 mm | Cool-Lite Xtreme 70-33 | Ornilux Mikado bird proof coating

(4) Space: 16 mm black warm edge spacer; 90% Argon/ 10% Air filled

(5) Interior Glass Lite: Diamant 6 mm | PVB Standard 1.52 mm | Diamant 6 mm

(6) Silicone: black

(7) Glass to be bent as indicated in architectural drawings.

b. Glass Type GL-1 Performance Requirements:

(1) Visible Light Transmittance: 69.5% or better

(2) Winter U-Value: 0.234 Btu/hr.ft².°F or better

(3) Summer U-Value: 0.171 Btu/hr.ft².°F or better

(4) Solar Heat Gain Coefficient: 0.2924 or better

(5) Color Rendering: 94 or better

(6) Material Threat Factor: =/< 25 (AI score: =/> 70%). Scores achieved via testing by American Bird Conservancy

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Package 3: Wagner Park Pavilion Technical Overview:

Foundation System

- Foundation Type: Deep Foundation (driven piles with pile caps)
- Pile Materials: Structural steel piles (HP12x63)
- Number of Piles: 91+/-
- Pile Depth: 50-55 +/- FT
- Slab type: 12” reinforced concrete structural slab

Table 7a: Capacity of H-Piles

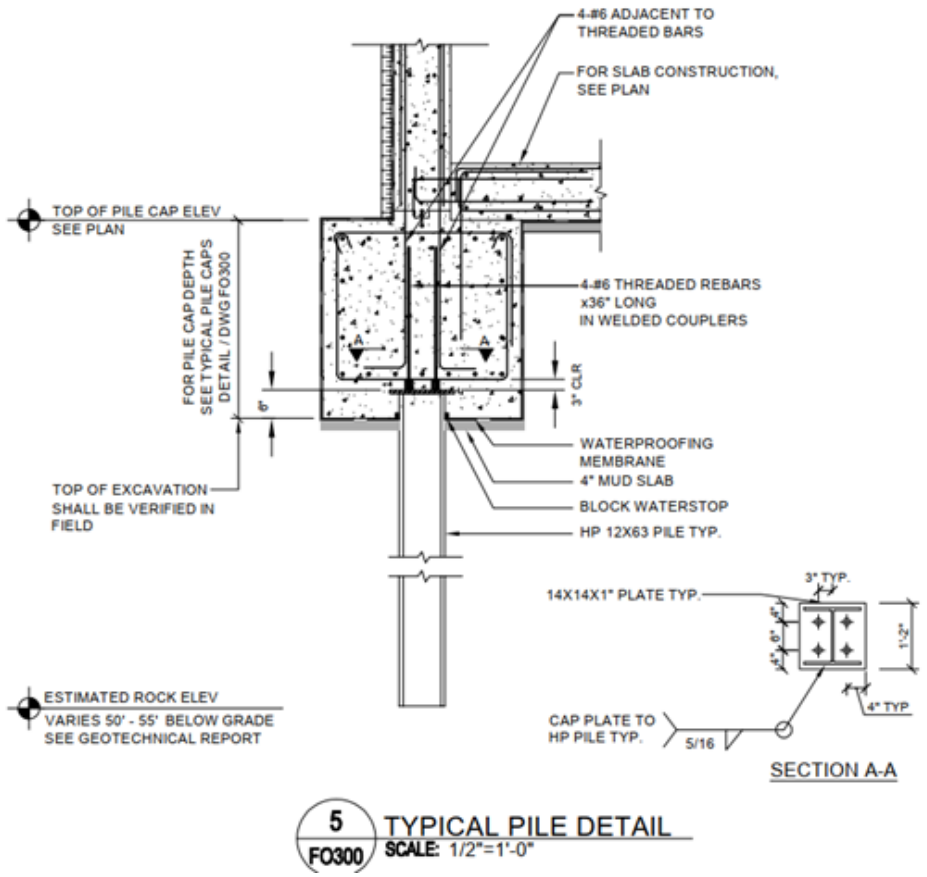
H-Pile	Area (in^2)	Steel Yield Strength	Pile Capacity in Compression: Allowable Structural Capacity in Compression [1]	Pile Capacity in Compression: Net Allowable Capacity [2]	Allowable Pile Capacity in Tension	Geotechnical Lateral Capacity [3]
HP 12×53	15.5	50ksi	*279kips*	219kips	18.2kips	28.5kips
HP 12×63	18.4	50ksi	*300kips*	240kips	18.9kips	31.0kips
HP 12×74	21.8	50ksi	*300kips*	239kips	19.7kips	33.5kips
HP 12×84	24.6	50ksi	*300kips*	238kips	20.3kips	35.5kips

Notes: [1] Allowable stresses of steel used in the design=$\frac{0.9f_y}{2.5}$, where f_y is the yield strength of steel. 300kips is the maximum allowable pipe capacity for H-piles according to Table 1808.4.1.3 New York City Building Code. [2] Adjusted for downdrag. If no verification borings to reevaluate the liquefaction potential post ground improvement, the downdrag due to liquefaction should be considered in the design. According to preliminary downdrag estimation, total downdrag for H-piles of HP12×53, HP12×63, HP 12×74, and HP 12×84 are 59.8kips, 60.3kips, 61.0kips and 61.7kips, respectively. [3] Geotechnical lateral capacity refers to the lateral load applied to top of a single vertical pile which results in one-inch deflection at top of the pile.

Table 7b: Stiffness of an Individual HP 12×63[1]

H-Pile	Axial Stiffness (kips/ft)	Lateral Stiffness -Strong Axis (kips/ft)	Lateral Stiffness -Weak Axis (kips/ft)
HP 12×63	470	41.1	21.6

Notes: [1] Table 7b is for an individual HP 12×63 only. When applying it to pile group, the impact of adjacent piles should be considered and the calculations presented in Appendix I4 for a single pile should be modified accordingly.



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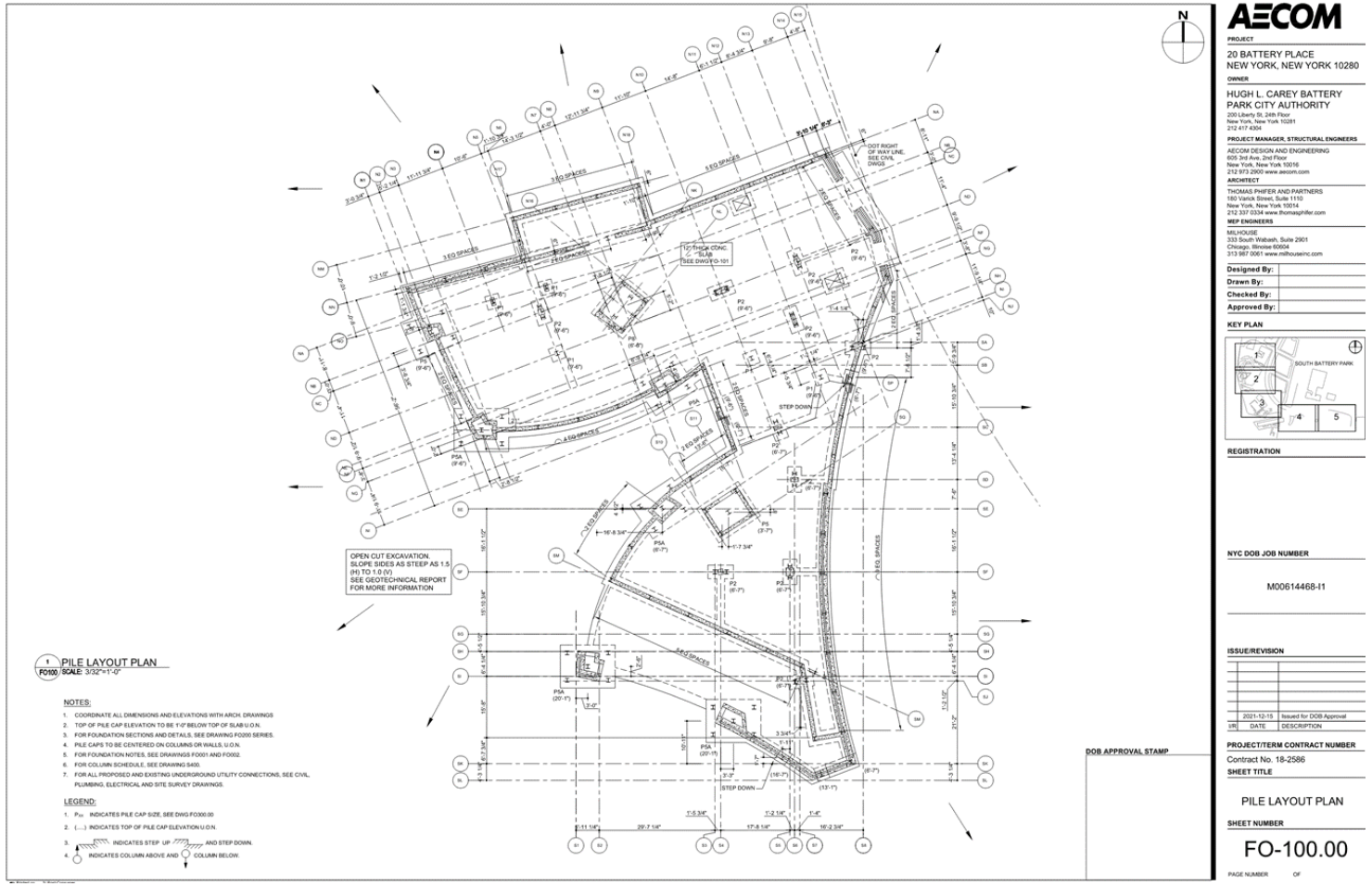
Package 3: Wagner Park Pavilion Technical Overview:

Foundation System – Pile Layout



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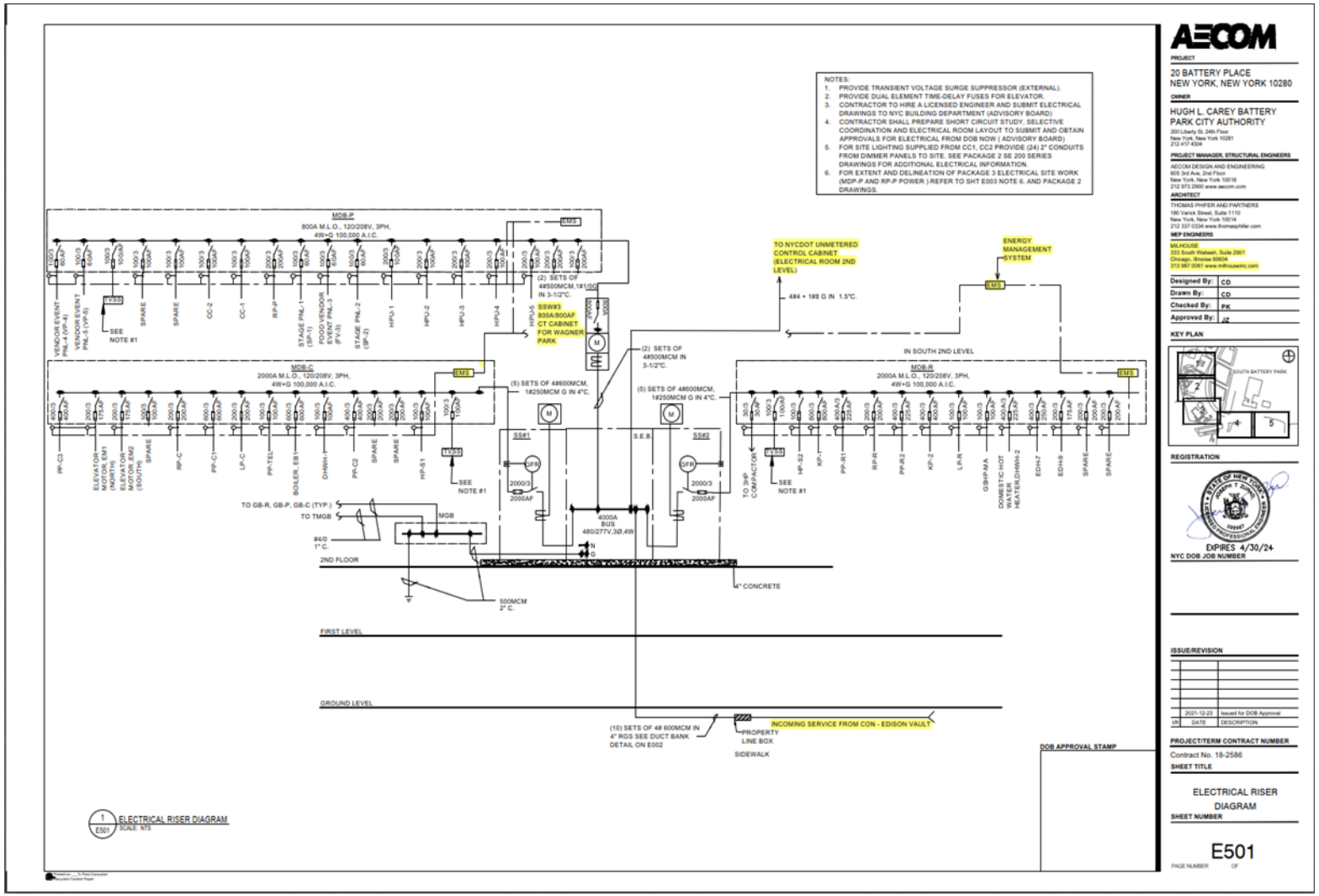
Package 3: Wagner Park Pavilion Technical Overview:

Building Electrical

- Reference Drawing E501



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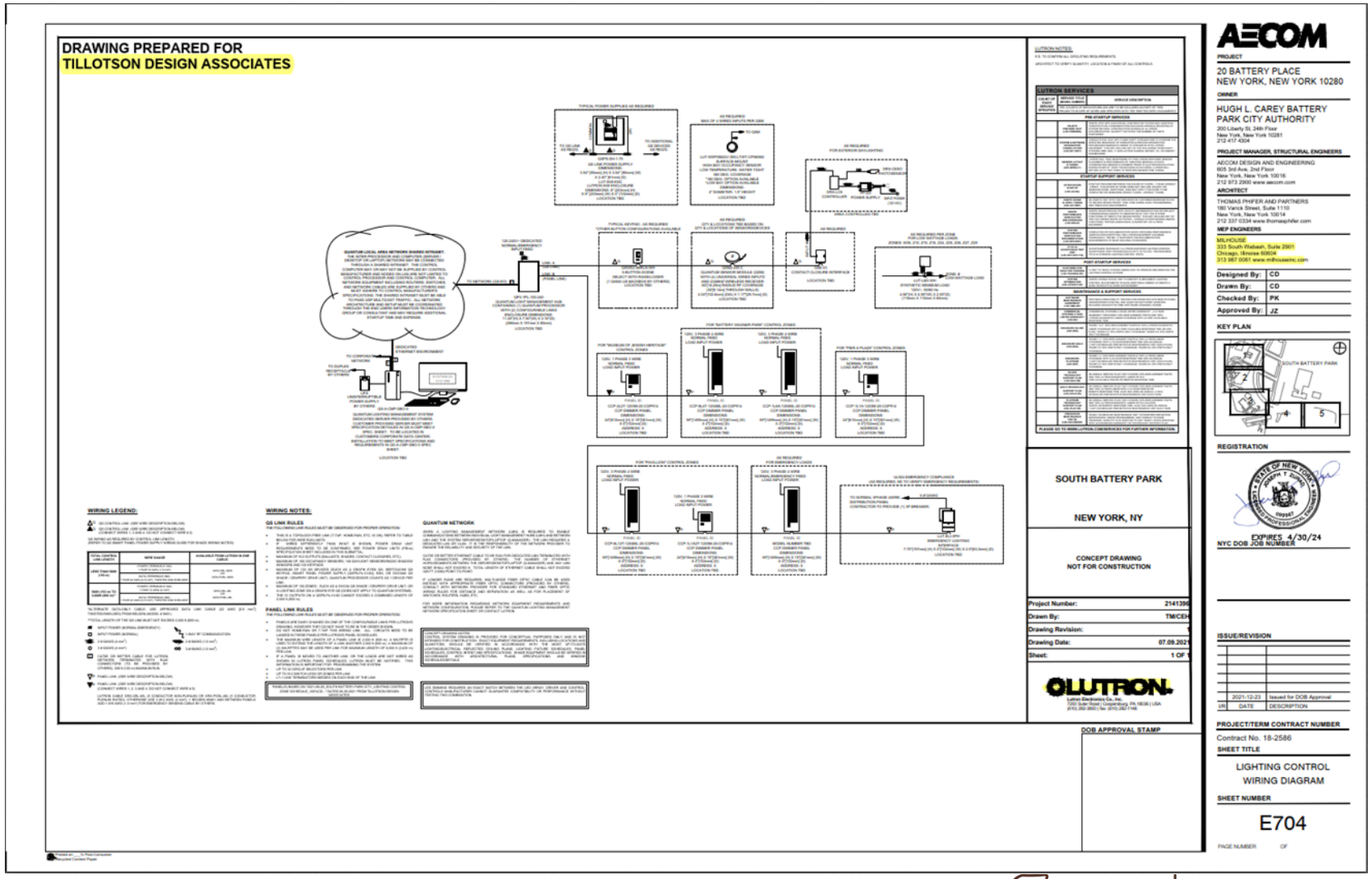
Package 3: Wagner Park Pavilion Technical Overview:

Lighting Control Wiring Diagram

- Reference Drawing E704



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Package 3: Wagner Park Pavilion Technical Overview:

Sustainability Certifications & Requirements

WEDG

- Use specified indoor plumbing fixtures to achieve required efficiencies and ensure water reuse systems function as intended.
- Install high reflectance paver and/or roof materials where indicated.

ILFI Zero Carbon

- OPERATIONAL CARBON: Achieve 25% EUI reduction over ASHRAE 90.1-2010 baseline.
- All envelope assemblies must achieve target R and U-values.
- All energy efficiency measures must be included in systems design and controls.
    - Systems should be commissioned to ensure high performance.
    - NOTE: 12 months of typical utility data will be required to show the project is achieving required reduction in energy use.

BUILDING ZERO CARBON CERTIFICATION

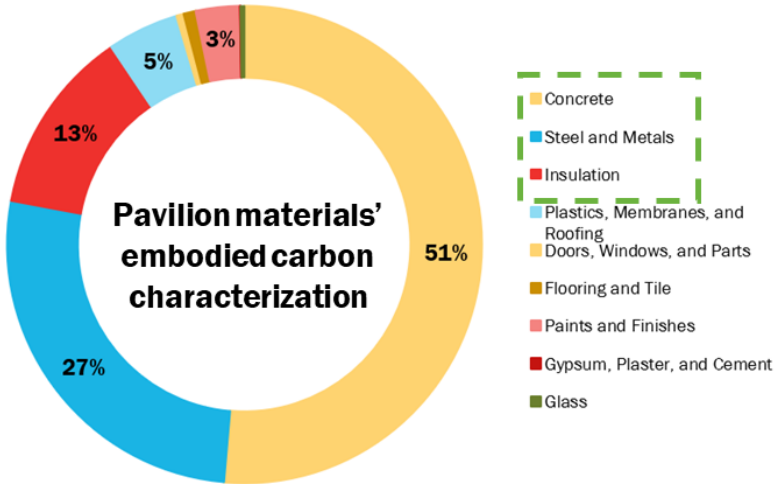
SITE WEDG Waterfront Edge Design Guidelines

Package 3: Wagner Park Pavilion Technical Overview:

Sustainability Certifications & Requirements

ILFI Zero Carbon

- EMBODIED CARBON: Achieve target 35%+ embodied carbon reduction over baseline materials.
  - Ensure GWP (Global Warming Potential) limits are met for all concrete mixes used.
    - Achieve this using cement replacement with fly ash/slag, limestone additives, carbon sequestering materials, low carbon geopolymers to replace Portland cement, low carbon aggregates, etc.
    - Concrete mixes specified with 45% CR.
    - Incentivize low GWP mixes and vendor selection. Low GWP mixes could show a pricing discount to favor GWP reduction via cost-competitiveness.
  - Ensure GWP limits are met for steel products, including rebar and other structural elements.
    - Use steel with high recycled content.
    - Rebar specified with 97% RC; H-piles specified with 90% RC.
  - Require and collect Environmental Product Declarations (EPDs) to document GWP.



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Package 3: Wagner Park Pavilion Technical Overview:

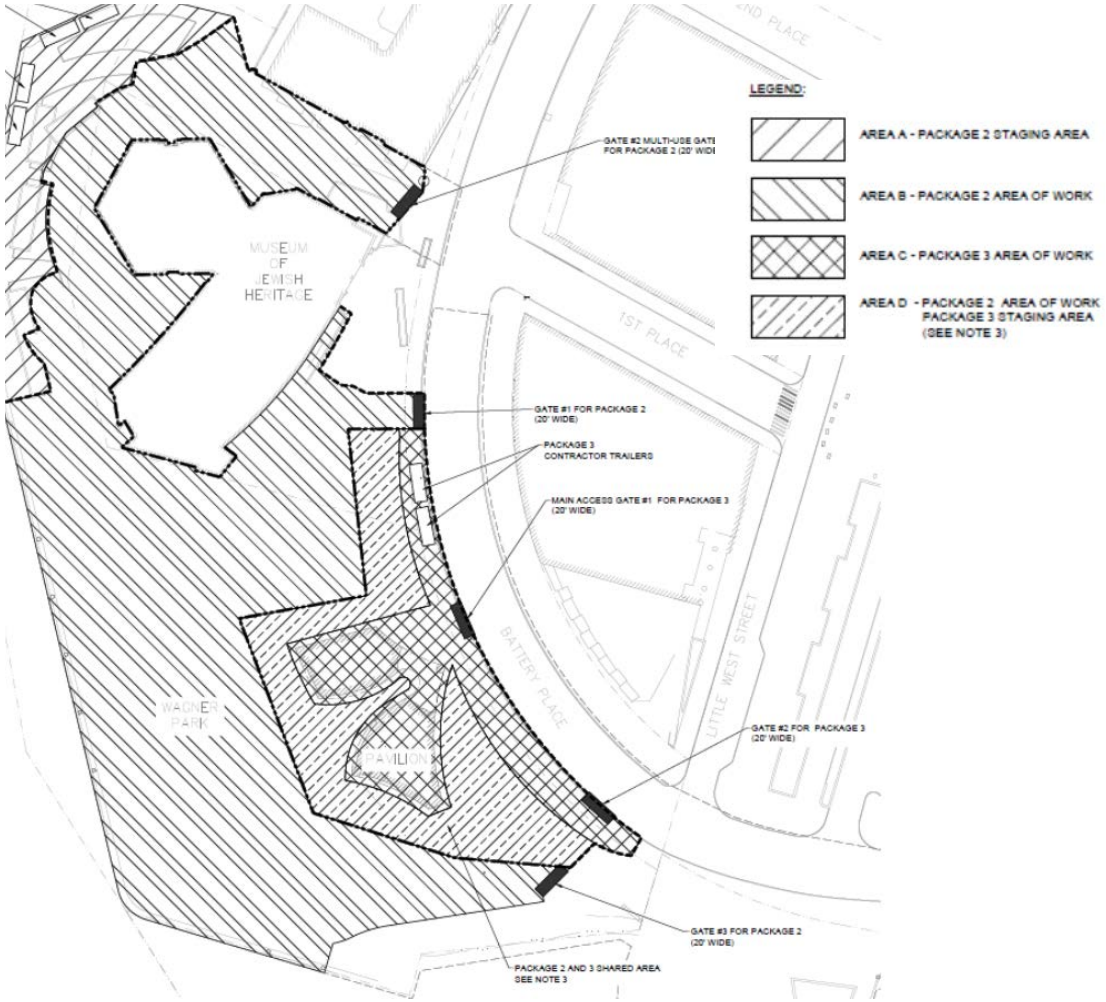
Sustainability Certifications & Requirements

- Review 018113 Sustainable Design Requirements
- Review 017419 Construction and Demolition Waste Management and Disposal Requirements
- Review 018119 Construction Indoor Air Quality Requirements
- Highlights:
  - Use low-VOC and low-emitting interior materials across paints and coatings, adhesives and sealants, and interior ceilings, walls, flooring systems, composite wood, and insulation.
  - Use products with recycled content aligning with targets in specifications.
  - Use products with responsible sourcing criteria (regional sourcing, Forest Stewardship Council (FSC) wood, salvaged or reused material, etc.)
  - Use products with material ingredient reporting documentation, like Health Product Declaration (HPDs) or Cradle to Cradle.
  - For all newly installed toilets, urinals, private lavatory faucets, and showerheads, submit cut sheets indicated WaterSense label.
  - Compile all ILFI Zero Carbon related product data, such as EPDs reporting GWP data.

Package 3: Wagner Park Pavilion Technical Overview:

Site Coordination with Other Work Packages

- See drawing G100
- Package 3 generally includes all work shown in Area C
- Package 3 includes demolition inside Area D
- Coordination will be required with Package 2 inside Area D
- Majority of the work inside Area D will be completed by Package 2



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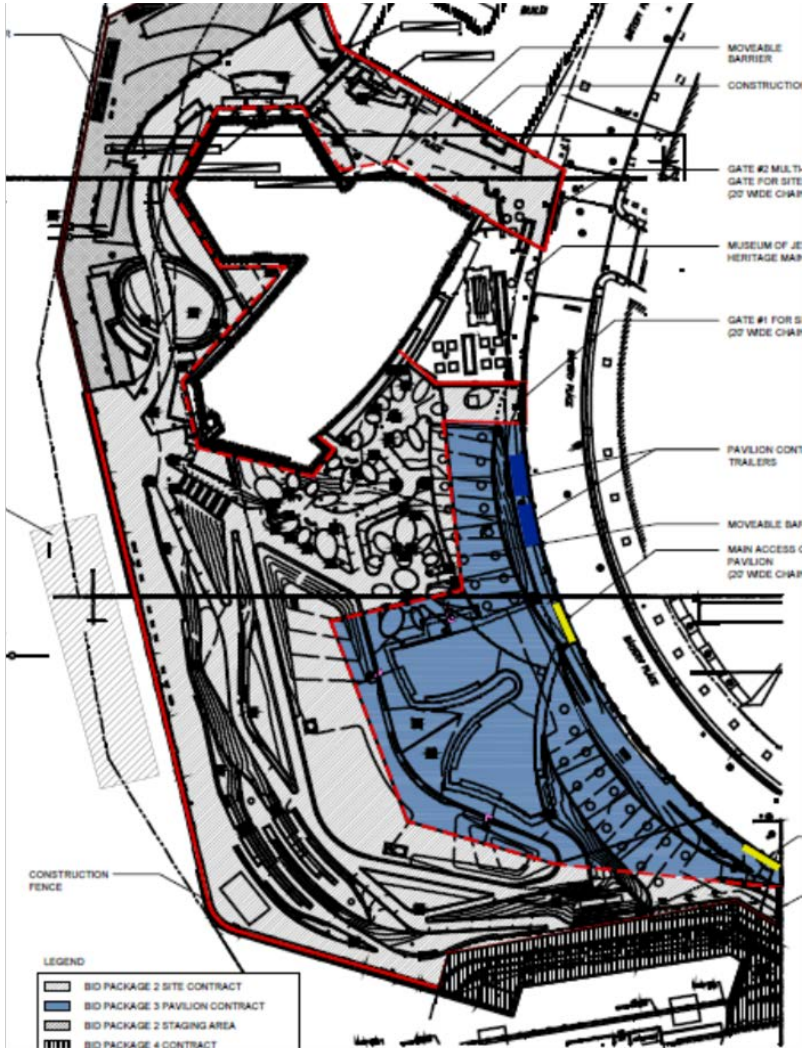
Package 3: Wagner Park Pavilion Technical Overview:

Site Logistics – Phase 1

- Package 3 Contractor given area in blue for 484 CCD (16 months)

- After 484 CCD, the Contractor must complete all architectural cast-in-place concrete work and the work site area will be reduced



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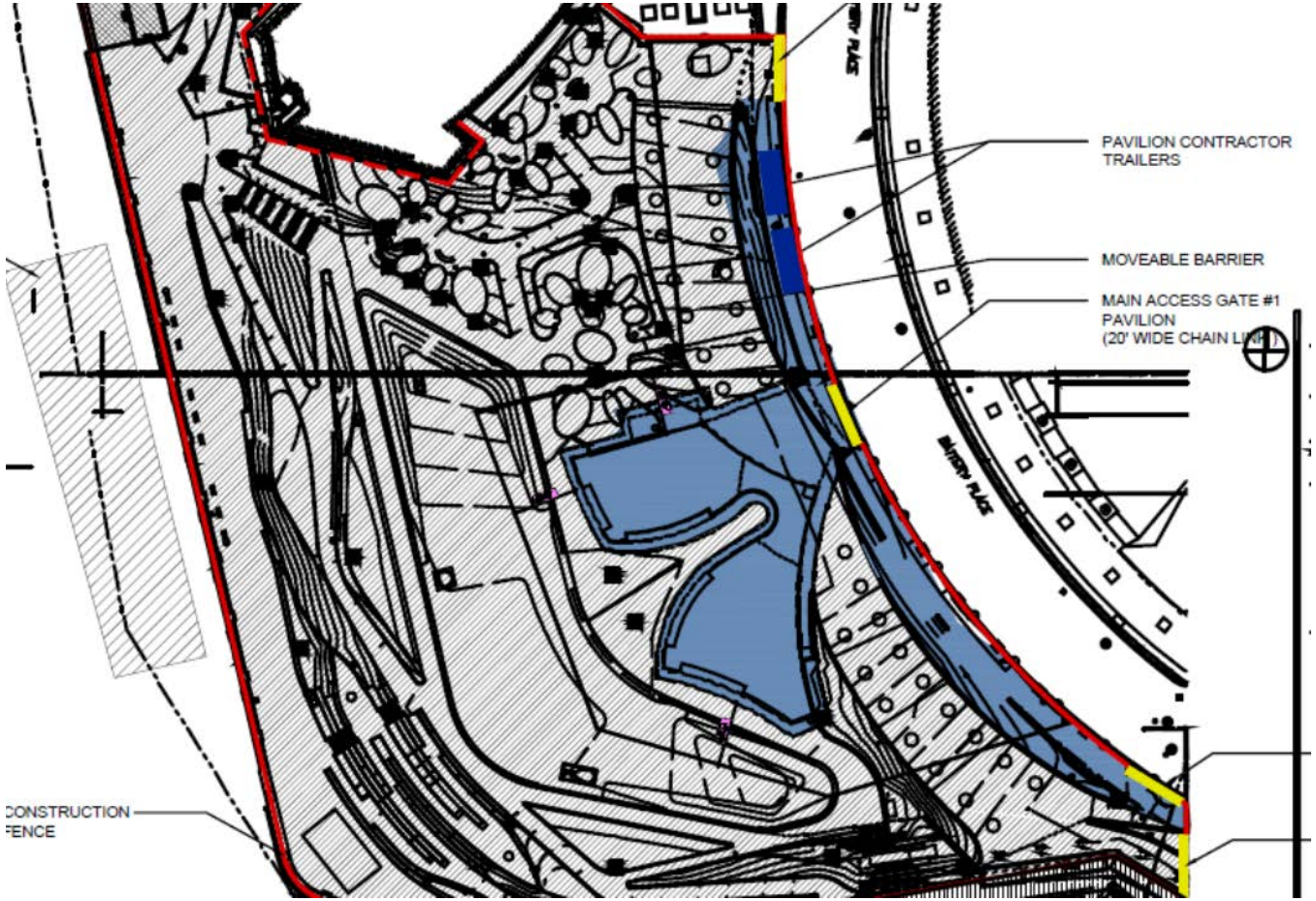
Package 3: Wagner Park Pavilion Technical Overview:

Site Logistics – Phase 2

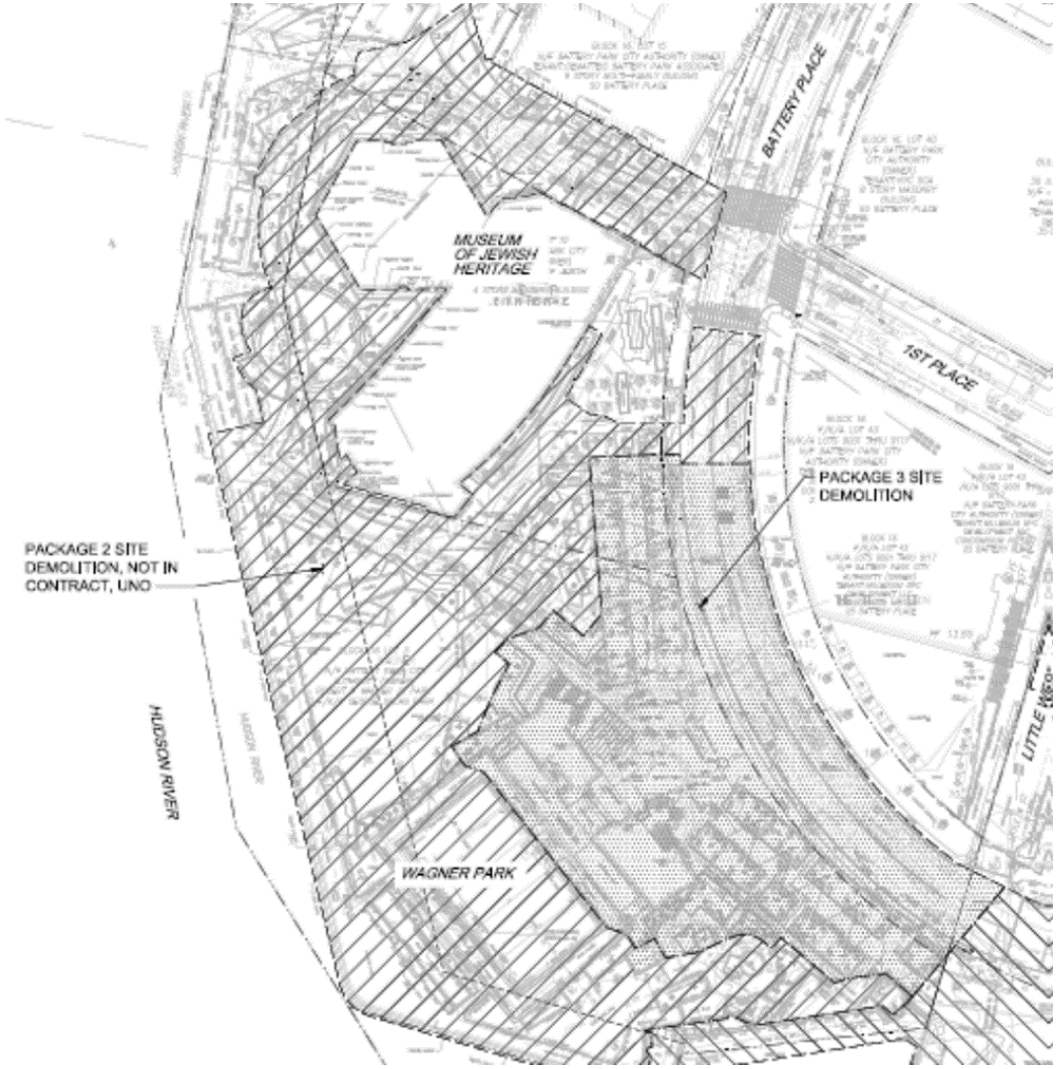
- After 484 CCDs, the work site will be reduced to the area depicted in blue. Coordination with the adjacent Package 2 Site Work Contractor will be required to complete the work.



Package 3: Wagner Park Pavilion Technical Overview:

Site Demolition Limits

- Reference Drawing C100P3



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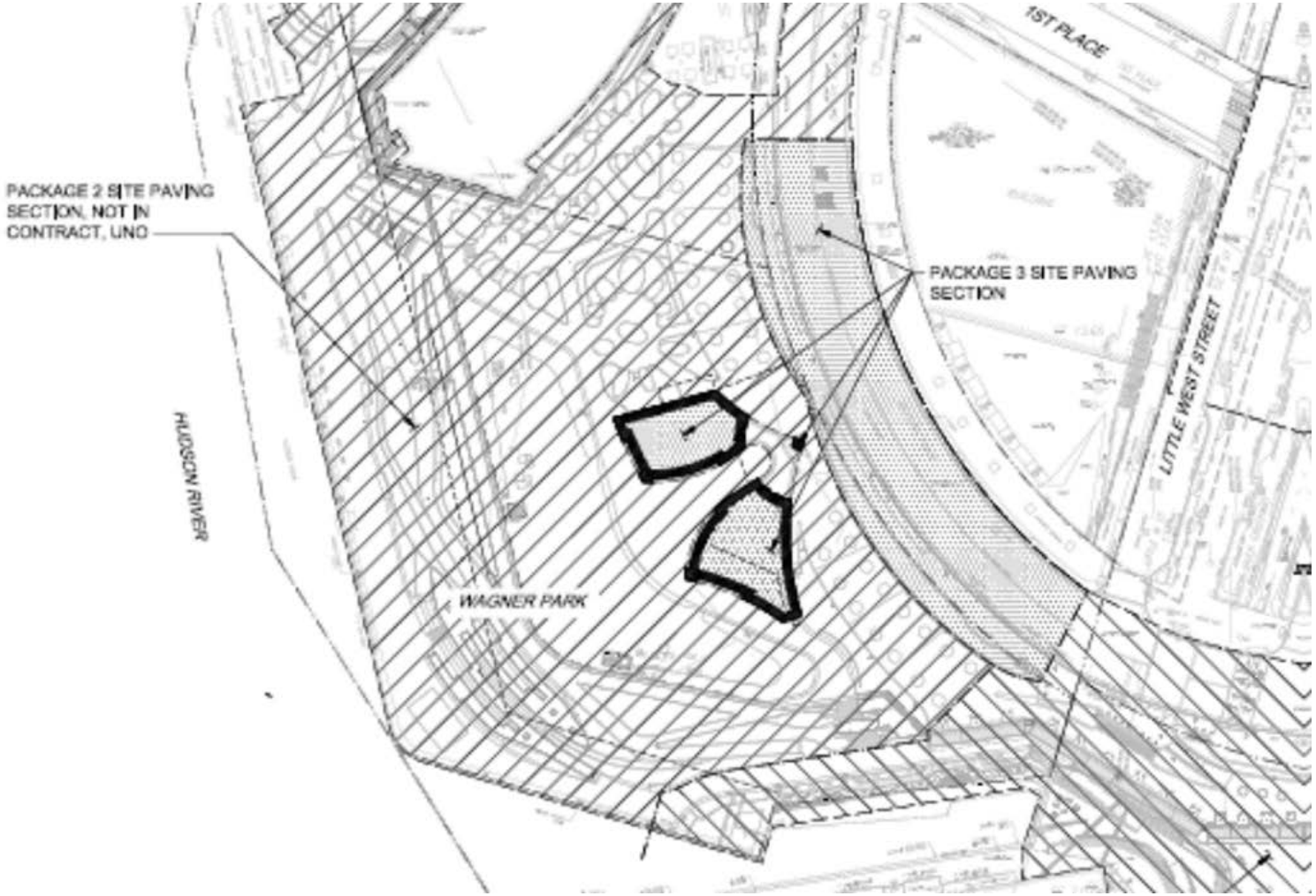
Package 3: Wagner Park Pavilion Technical Overview:

Site Paving and Grading

- Reference Drawing C200P3
- Reference Drawing C300P3



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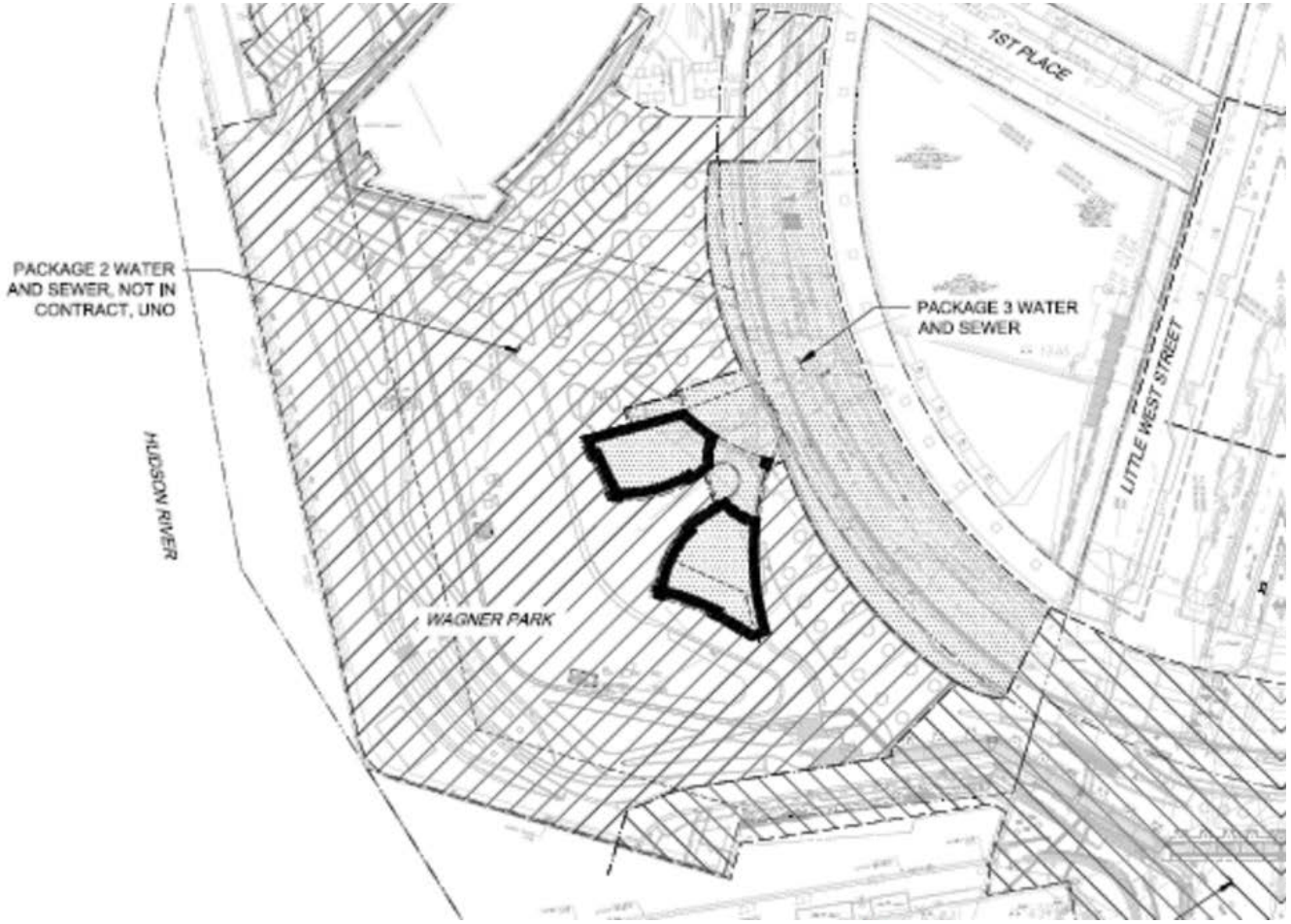
Package 3: Wagner Park Pavilion Technical Overview:

Site Utilities

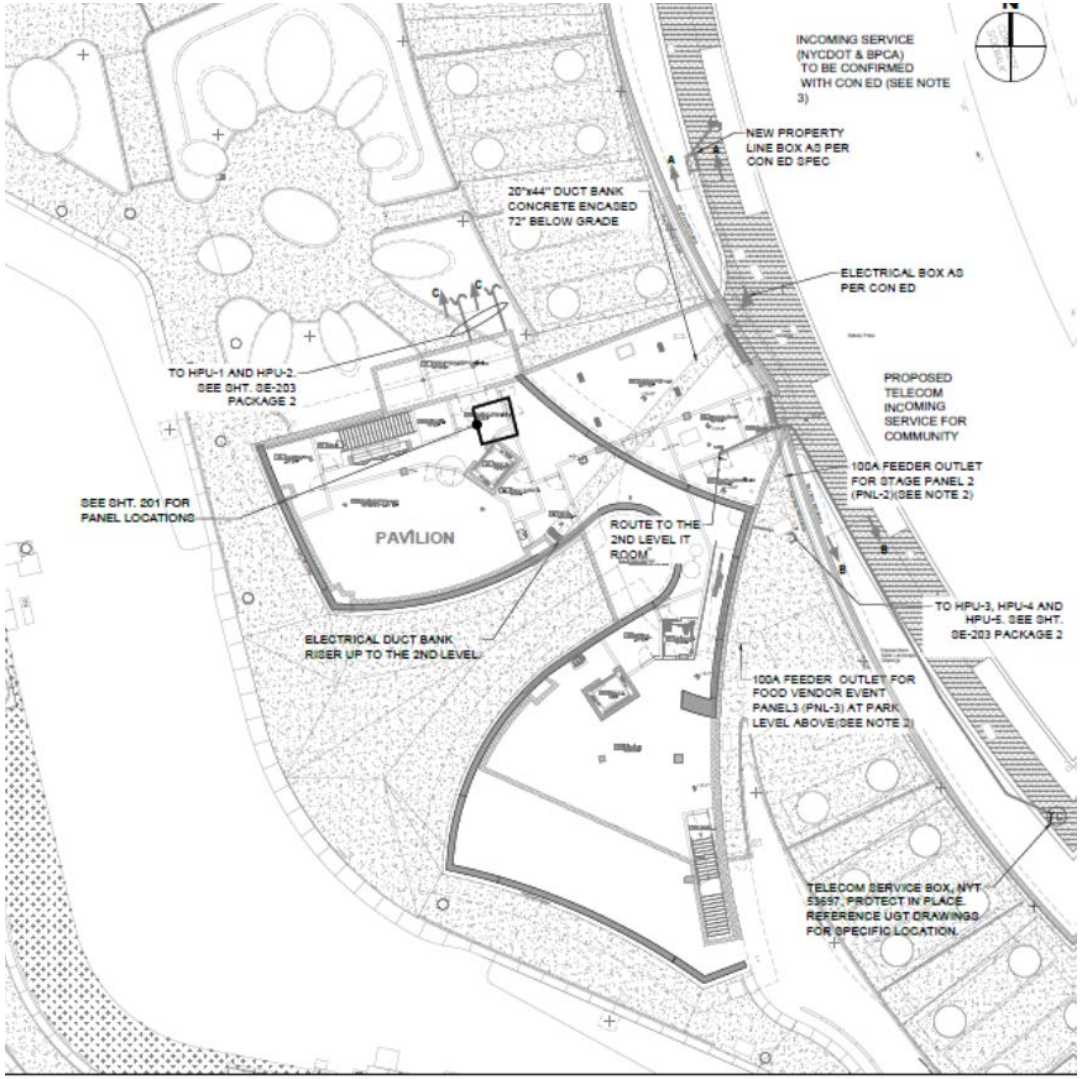
- Package 3 responsibilities for sewer, storm, drainage, are generally depicted by the image shown on the right (from drawing C600P3).
- Coordination with Package 2 will be required for utility work as discussed in more detail in this presentation and shown on the drawings



Package 3: Wagner Park Pavilion Technical Overview:

Site Electrical & Telecom

- Package 3 responsibilities for incoming electrical and telecom service are generally depicted by the image shown on the right (from drawing E002).
- Coordination with Package 2 will be required for distribution to the surrounding park as shown in more detail on Drawing SE203.



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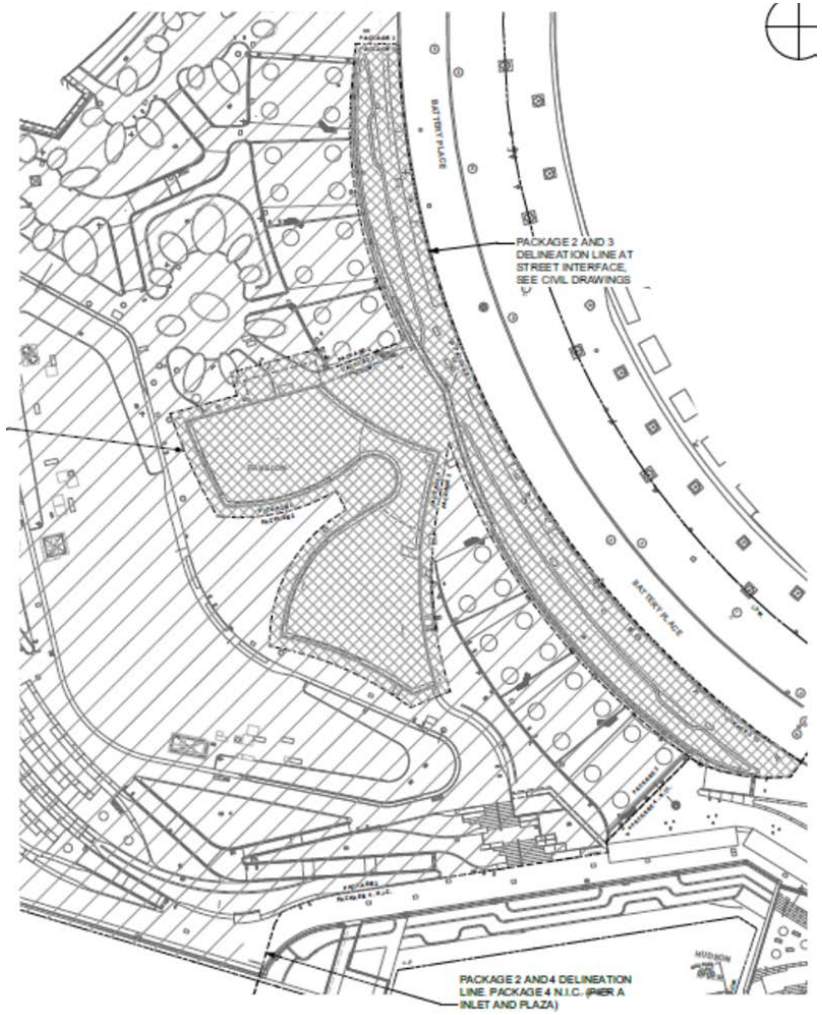
Package 3: Wagner Park Pavilion Technical Overview:

Finishes, Landscape & Irrigation

- Reference Drawing L200A
- Package 3 Irrigation responsibilities specified on drawing L200A and Specification 328400 Section 1.02A



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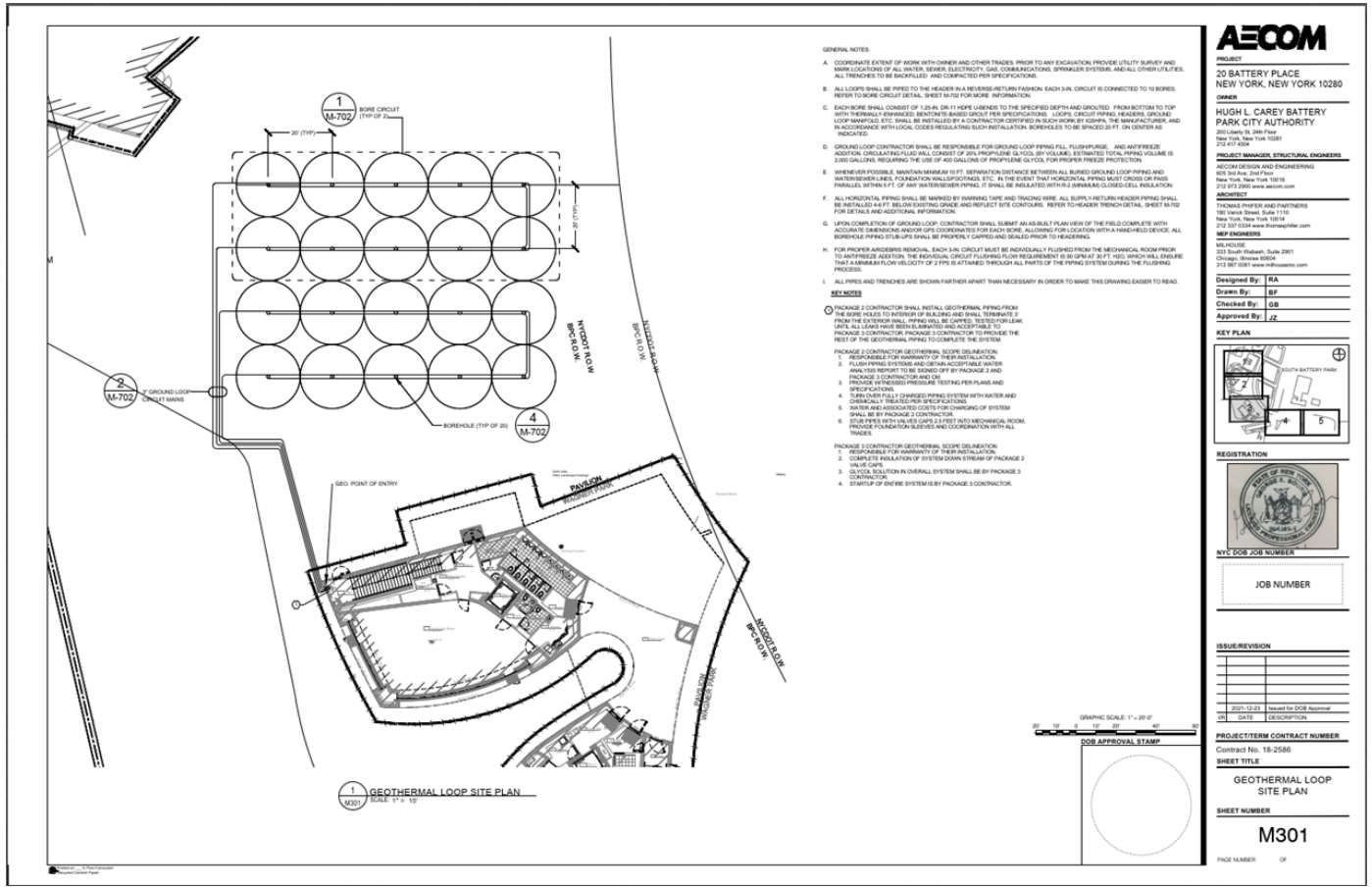
Package 3: Wagner Park Pavilion Technical Overview:

Geothermal System

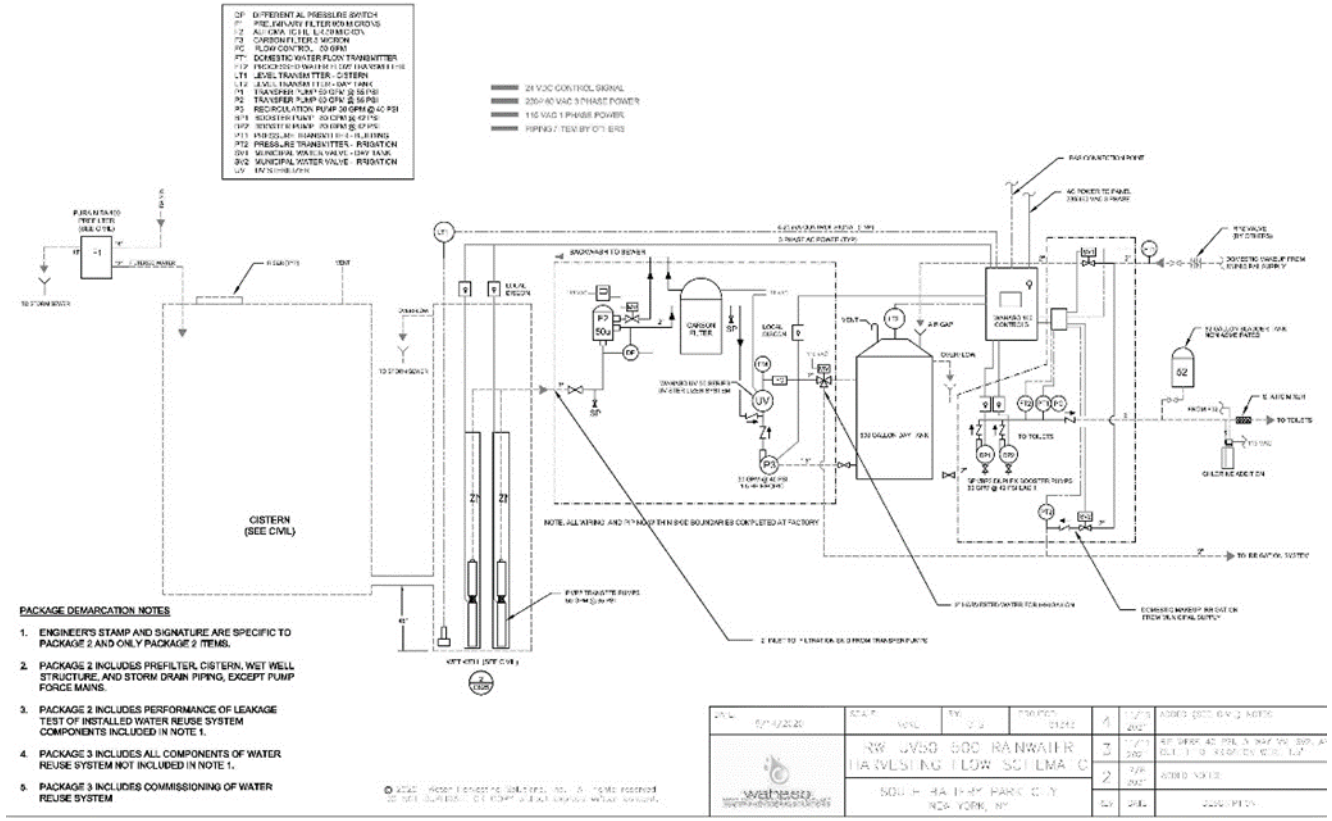
- See drawing M301
- Wells and piping into building are installed by Package 2 Contractor.
- Package 2 contractor will pressure test and fully charge pipes.
- Package 3 will install the balance of the work inside the building



Package 3: Wagner Park Pavilion Technical Overview:

Water Reuse System

- Reference Drawing C831 - schematic
- Package 2 includes most of the work associated with this system including prefilter, cistern, wet well structure, storm drain piping, and leakage testing.
- Package 3 installs pump force mains and all other work not mentioned above.



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Package 3: Wagner Park Pavilion Technical Overview:

Division 1 - Overview

- Procore Construction Management Software
- Safety and Health Requirements- full-time, dedicated SSM
- CPM Schedule- Baseline and regular monthly update submissions
- BIM
- Commissioning Responsibilities
- Special Inspections
- Items to Salvage
  - Granite/Ipe/Other Items
- Existing Monuments and Art Work

Package 3: Wagner Park Pavilion Technical Overview:

Anticipated Project Schedule & Contract Milestones

- Anticipated Notice to Proceed: July 2022
- Architectural Concrete Milestone: Completion of all exterior Architectural Cast-in-Place Concrete Work and reduction in size of work site- 484 CCDS (16 months) from NTP
- Substantial Completion Milestone: 729 CCDs (24 months) from NTP
- Final Completion Milestone 819 CCDs (27 months) from NTP

Package 3: Wagner Park Pavilion Technical Overview:

Procurement Schedule

Action	Dates
RFP Issue Date	February 7, 2022
Pre-Proposal RSVP Date	February 18, 2022 by noon EST
Pre-Proposal Meeting	February 28, 2022 (VIRTUAL)
Pavilion Project Site Walk-Through (Mandatory)	March 1, 2022
Deadline to submit questions via email to Michael.Lamancusa@bpca.ny.gov	March 4, 2022 by 5 p.m. EST (by email only)
BPCA's Response to Substantive Questions	March 11, 2022 (by email)
Proposal Due Date	April 11, 2022 by 1 p.m. EST
Approximate Contract Start Date	July 2022

Package 3: Wagner Park Pavilion Technical Overview:

Questions & Answers

- To be submitted via email to Michael.Lamancusa@bpca.ny.gov
- Responses will be posted via Addendum to BPCA.ny.gov

February 28, 2022

Pre-Proposal Meeting Attendee List

(ATTACHED)

Vendor	Contact
Garge Consilting Services	Eugene Chuang
Entech Engineers	Kaveh Samimi
Trophy Point	Andrew Denyer
EW Howell Construction group	Dominic Paparo – Executive David Casillo – Director of Estimating Matt Sturm – Project Estimator
Gilbane Building Company	Denis Boylan - Senior Manager
Padilla Construction Services, Inc	Oleg Shayko
Posillico	Amanda Jankelovics
PJS GROUP	James Chomicki
Forte Construction Corp	Beata Szpakowska John Culkin Kristina Ifkovits Michael Gallo Susan Lattuca
Kokolakis Contacting	Roderick C. Voigt Tom Ratliff Jenny Sanchez Andria Sartor Scott Altman Tom Ratliff
The Sweet Construction Group	Steven R. Alessio
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