



February 11, 2025

Maryland Zoo in Baltimore Red Panda  
Responses to Bidder Questions and Written Identification of Modifications to Project Documents

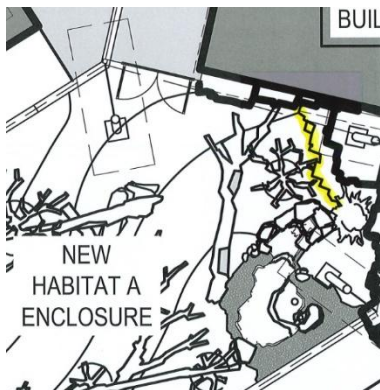
**BULLETIN NO. 3**

**Responses to Bidder Questions:**

Questions in Black

Answers in Red

1. The storm sewer profiles show all 12" HDPE pipe but the pipe schedule shows some 8", 6" and 4" PVC. Could you please clarify what the actual sizes are for the storm pipe.  
**CEI Response:**  
Storm drain pipe sizes should be per the plan view labels and storm drain schedules. See addendum #1.
2. In Habitat A, in plan view on Sheet L400. The Rock work appears to have 2 separate footprints. Moving from West to East along the holding building the 1<sup>st</sup> area the rockwork begins to move away from the wall and into the greater habitat area follows a path that eventually runs into the Cooling Stump and then dies. If we follow the 2<sup>nd</sup> bold line that appears going from West to East this line effectively navigates to an end point. (See attached Highlighted yellow)  
Is the intent for the rockwork to run into the Stump and die, ultimately creating another ledge behind the stump? If so what is the height of this ledge. Please advise.



**RAS Response:**  
Artificial rockwork ledge elevation shall be 304.5. Refer to Section 1/L600.

- Cooling Tree 2/L410 & Tree Stump w/ Cold Air 3/L410 - I've run through these pages and Specs, but this is the only detail I'm coming across. Are they assuming to use salvaged trees removed from site? HVAC subs install the cooling units inside of these. Please advise.

**BKP Response:**

Tree stump and cooling trees are made of rockwork. See Addendum #1.  
Cold air supplied to cooling trees and tree stump. See MEP drawings for additional information on cooling units.

- Vertical & Horizontal Deadfall - there's a note saying, where possible, existing trees removed from project site to be used as deadfall inside of the enclosures. Please confirm that all trees will be salvaged on site.

**BKP Response:**

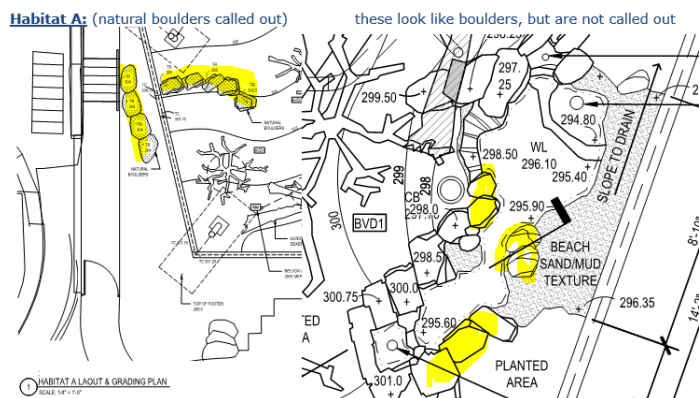
The design team cannot confirm this. Use trees from the site where/when they meet size and configuration requirements.

- Natural Boulder Wall is different than Natural Boulders, correct? C300 calls out the Boulder Wall though it's called "New Natural Boulders" on L200A. (still considering a Boulder Wall).

**BKP Response:**

They are the same. A natural boulder wall is to be constructed with new natural boulders. Refer to detail 5/L700

- L400 (Habitat A) shows Natural Boulders, but they look to be individual boulders (not a wall). Please confirm. Habitat B I'm not seeing any Natural Boulders...even though they look like boulders will be there. Snippet below where I highlighted what looks like boulders but can't find a callout right now. Please advise.



**RAS Response:**

Within Habitat A, boulders with a hatch pattern shall be natural boulders, all other boulder shapes (not hatched) shall be artificial rockwork. Within Habitat B, all boulder shapes shall be artificial rockwork. No natural boulders are within Habitat B. Refer to Rockwork Theming Book in addendum #1

7. Will these boulders be “found on site” during demo, or will they all need to be furnished and installed? Advise.

**BKP Response:**

Natural boulders are to be furnished and installed.

8. Crystalline waterproofing spec is applicable to this project?  
I am not seeing this application at below grade concrete walls

**BKP Response:**

Crystalline waterproofing is for the rockwork/shotcrete.

9. L200A - This sheet shows a gravity wall. Other drawings show by others or a concrete wall. What type of wall is it and design and spec. for same.

**BKP Response:**

Per note on L200A refer to Civil Drawings; specifically detail 3/C310.

10. L400 - Shows natural boulders at end of retaining wall and also inside Habitat A and outside A.

**BKP Response:**

Correct.

11. L200A - Shows some type of boulders at entrance to red Panda area.

**BKP Response:**

Rockwork. Refer to Addendum #1

12. L410 - Tree stump shows concrete and stone underneath them. If this is correct, please tell us how thick each item is. Also shown on L 600 under ponds.

**BKP Response:**

This is rockwork scope, not structural concrete work.

13. L410 - Note states to see Rockwork Theming book for Images, Color & Texture.

**BKP Response:**

See Addendum #1

14. New themed concrete pavement. What is this work to look like? Type of Finish?

**BKP Response:**

See Addendum #1

15. Division 26 - EMT fitting type- compression or set screw? Spec page 434 calls out compression, page 439 calls out set screw. Section 260533 2.1G-b 3.1D-2

**KWA Response:**

Use compression only. Ignore Section 3.1 D.

16. Division 26 - Page 468 Coordinated drawings? Are these provided by others?

**BKP Response:**

No response. Spec section or drawing sheet being referenced is unclear.

17. Division 26 - Is someone providing a temp generator for connecting to the ATS/Docking station?

**BKP Response:**

**By Owner; NIC.**

18. Division 26 - Who is splicing the fiber at the ground boxes and at all locations including the original Verizon lines on the one remaining pole?

**KWA Response:**

**Contractor in coordination with utility provider. Fiber contractor for the Zoo is Jason Stout, Manager, KCI Communications 443-910-0685 [Jason.Stout@kci.com](mailto:Jason.Stout@kci.com)**

19. Division 3 - What level of detail is expected on the rockwork, stump, and deadfall log? It appears there is a rockwork image book - it is referenced on L700 in the notes for detail 7. Can you provide this to us?

**BKP Response:**

**See Addendum #1**

20. L400 Exhibit A - Please confirm that the rocks below the deadfall that is between Grade Lines 303 and 304 are intended to be natural borders.

**BKP Response:**

**Confirmed.**

21. Please confirm that the waterproofing required for pools and waterfalls is to be Crystalline IC admix.

**BKP Response:**

**Refer to spec section 071616.**

22. On Sheet L410, there is a section cut through the visitor viewing area and references Sheet L610, however this sheet isn't in the documents. Please provide Sheet L610.

**BKP Response:**

**Refer to detail 3/L600.**

23. How many printed copies of the RFP response should be delivered to the Mansion House on 2/19/25?

**BKP Response:**

**One copy.**

24. The RFP mentions a potential start date of early April due to funding/permitting. Has a decision been made on starting in April versus June 2025?

**BKP Response:**

**No.**

25. Are pre-qualified rockwork and caging contractors required to submit the additional qualification information requested in the RFP or are only contractors that are not pre-qualified required to submit the additional information during bid time.

**BKP Response:**

See response in Bulletin #2

26. Please confirm who owns the telecom poles located in the LOD. Has any coordination with Telecom provider started?

**KWA Response:**

Coordinate with owner for telecom contact information.

27. String Lights are listed on the lighting fixture schedule, however drawing E-103 notes string lights are to be provided by others. Please confirm if the owner is providing string lights or if the contractor is to purchase.

**BKP Response:**

String lights by Owner. Contractor to provide and install the wood posts, stainless steel rope, and power for the string lights.

28. There are multiple instances where flexible metal flashing for manufactured stone may be accessible to animals, please confirm this is acceptable.

**BKP Response:**

This is acceptable.

29. Erosion, Sediment & Control plan does not indicate a phased approach. Please provide phase 2B SEC plan. Additionally, the diversion fence appears to be in the drip line of the Osage Orange tree to be protected.

**CEI Response:**

Sediment and Erosion Control Plans are currently under review with city agencies. The complexity of the project did not warrant an initial development of the SEC plan into multiple phases for the review of the construction sequence and measures needed to protect surrounding areas from sedimentation. In coordination with the city reviewer, SEC Plans will be developed to reflect the necessary measures and Phases if needed while providing contractor flexibility to perform the work.

Diversion fence is placed to prevent clear water from entering the LOD during site demolition. Once in place, the diversion fence should not be moved until it is removed at the end of the project. TPF will be installed after site demolition of the walk adjacent to the tree.

30. Drawing E-103: Calls for 4 - "F" type pole mounted fixtures. The Light Fixture Schedule indicates a pole that requires a pole base; however, we cannot locate a detail for pole bases. Please provide a detail for the pole base.

**KWA Response:**

See Addendum #2.

31. Please confirm the existing Snow Owl Cage is to be demolished and is not required to be salvaged.  
**BKP Response:**  
Confirmed.
32. Manholes for MWS-1A will be located partially in new guest path and partially outside of the new guest path. Please confirm the paving can be extended around the manholes to incorporate fully into the path.  
**BKP Response:**  
Manhole/stormwater system can shift slightly north, or path can be adjusted. Will ultimately be an in-the-field decision depending on where the manholes are actually installed.
33. Is it possible to receive an electronic copy of the CAD file for the project?  
**BKP Response:**  
No, not until after award.
34. No vegetation besides lawn is shown for the biofiltration/pretreatment associated with MWS-1A. Is landscaping required?  
**BKP Response:**  
Refer to L510B Planting Plan B
35. SWM-2 is located on top of an existing underground electric line. Please confirm if the electric line should be relocated to avoid conflicts.  
**CEI Response:**  
Relocation of the electric line will not be necessary. The underground chambers have been adjusted to avoid the electric line.
36. LV conduits are not called out. Will need sizes and locations for bidding.  
**KWA Response:**  
Provide (2) 4" conduits. Refer to drawings for routing.
37. Boxes not sized are just noted to size per drawing. Will need sizes for bidding.  
**KWA Response:**  
Underground pull boxes specified with drawing note #4 on sheet E-103 to be 24" x 36" minimum.
38. Duct bank details and description missing. Will need details for bidding.  
**KWA Response:**  
For Electrical ductbank, refer to sheet E-101 "DUCTBANK REINFORCING DETAIL" and associated notes next to detail.
39. Need camera specs & info, are they supplied by us or the zoo?  
**BKP Response:**  
Supplied by the zoo

40. Need network drops and locations

**KWA Response:**

See drawing E-102, Mechanical and keeper rooms. Non-shaded triangles represent data and shaded triangles are wall voip phones.

41. Need network rack information

**KWA Response:**

Refer to spec section 271116, 2.2 B1, Mighty Mo 21U rails or Chatsworth 24" deep 19" rails.

42. 2 poles to be removed but they have other cables feeding other buildings on these poles. Are we to abandon the cabling to the buildings, resupport the cabling somehow or leave the poles in place

**KWA Response:**

The intent is to remove all overhead poles as shown. New underground cables are to resupply the buildings. Coordinate minimum downtime with owner during transition. Provide temporary connection if necessary.

43. What size handholes for network/LV?

**KWA Response:**

Minimum 24" x 36".

44. Is there a spec on the cord reels?

**KWA Response:**

No, please provide REELCRAFT L4000 series cord reel or equivalent. Provide NEMA 5-20R gfi type and sjoow.

45. Are there specs on the bluefan to be installed?

**BKP Response:**

By owner, NIC

46. Are the joints on the masonry on the holding building to be pointed or tightly fitted together as depicted by the manufacturer?

**BKP Response:**

Pointed.

47. Can we get the boring location map which shows the locations of the hand boring that had auger refusal?

**BKP Response:**

See Addendum #1

48. 1/L410 - At deadfall BHD4 there are circles drawn on each end of this deadfall. What do these circles represent?

**RAS Response:**

See Sheet G111 for construction access route.

49. CG123 - The habitat vestibule has netting beside each side of the door openings. One side looks to have 2" of netting while the other looks to have 6". Can the netting be deleted at these locations and a steel plate be used to fill these gaps?

**BKP Response:**

Yes, where the spacing is 4" or less, a steel plate infill is acceptable.

50. CG111 - In stall 3 on the RFC plans, there is a return vent located above this stall. Should this grille have a hinged caging panel to secure it so Pandas cannot get into the ductwork?

**BKP Response:**

No.

51. L200A - The new gravity block retaining wall does not have a new fence being installed at the top for fall hazard. Should this be added?

**BKP Response:**

No.

52. Please define the scope of work that will be covered by Everon in relationship to the fire alarm and security system. Will they be providing conduit chases as well as programming and devices?

**BKP Response:**

Contractor responsible for conduit, pull string, and boxes.

53. The existing asphalt that is called out to be demoed, what is the thickness of this section? Is there any concrete under asphalt? If so, how thick?

**BKP Response:**

See Addendum #1

54. The demo of existing retaining wall calls for foundation and base demolition, does this include the whole wall?

**BKP Response:**

Yes.

55. Are there any special specifications regarding the soil or material that can be utilized within the exhibit? All soils onsite should be able to be reused as needed?

**BKP Response:**

See L500; Project Manual Sections 329115 & 329119.

56. Will there be limits other than those specified in the manual? Examples include no diesel equipment, noise limits, and working hours.

**BKP Response:**

Question is too vague to answer.

57. Please confirm Dumpsters can be delivered and set in LOD as long as pulls are before or after park closes.

**BKP Response:**

Yes, as discussed at the pre-bid meeting.



58. Please confirm the contractor parking is along Mansion Rd.

**BKP Response:**

Yes, and in the main parking lot; no parking in Mansion House parking lot as discussed at the pre-bid meeting.

59. Please confirm the path for deliveries is through the mansion house gate and down the pedestrian path to site.

**RAS Response**

Per Drawing G111 and as discussed at the pre-bid meeting.

60. Please confirm we can use the abandoned building area as staging for the project as well as between cages.

**RAS Response:**

See Sheet G111 for Zoo approved staging area.

61. The existing contours are not all marked with the elevations and this gets confusing in places since they just stop. Please provide all elevations if possible.

**RAS response:**

Sheets C210, L200A, and L200B show existing and proposed contours within the project boundary limit line. 5 and 10 feet existing contours are labeled.

62. Trade partner (Aquafin) is requesting consideration for a Crystalline Waterproofing substitution for the pool scope of the themed rockwork.

**BKP response:**

Product is acceptable

63. Thermeq caging sample is available at the zoo for review.

