

**ADDENDUM 01**  
MILLS RIVER ELEMENTARY MULTI USE TRAIL AND  
IMPROVEMENTS Issued: April 1, 2026

**QUESTIONS FROM MANDATORY PRE-BID MARCH 25, 2026 11:00 AM**

1. Can we use an engineered cast type block such as Magnum blocks for retaining walls rather than boulders? *Answer: Boulders are the preferred material for retaining walls to maintain the intended design aesthetic. An engineered cast block system (e.g., Magnum blocks) may be submitted as an alternate. All alternates shall be clearly identified, including associated cost impacts, and are subject to approval prior to substitution.*
  
2. If it has to be boulders is there a certain type or quarry they need to be sourced from? *Answer: A specific quarry is not required. Boulders shall be selected to meet the design intent as illustrated in the construction documents. A representative image has been added to the detail to clarify size, character, and appearance expectations. Penrose stone or TN Fieldstone are popular options in the area.*
  
3. Are we able to get a CAD file for the surveying? *Answer: Yes, we have attached our CAD base for reference. This is not an official survey.*
  
4. Would it be acceptable to substitute some of the 25G trees with 2" caliper B & B trees due to limited availability? *Answer: Yes, you may include an alternate price for this item, clearly show this is an alternate/substitute.*
  
5. Can you provide elevations for ADA Trail? *Answer: Yes, additional grading information has been incorporated into the construction documents, including existing and proposed spot elevations and existing contour labels. These are intended to clarify ADA trail design intent. The Contractor shall verify all elevations in the field and coordinate grading to ensure ADA compliance.*
  
6. **\*\*NOTE:** Some sidewalks have already been paved that are shown in the drawing. *Answer: Yes, existing sidewalk areas that have already been constructed are identified with hatch and notation and are excluded from the project scope. All other sidewalks shown on the plans are to be installed or repaired in accordance with the construction documents and applicable ADA standards. The Contractor shall verify all existing conditions in the field and is responsible for ensuring that completed work meets ADA compliance. Notify the Landscape Architect of any discrepancies or conditions that may impact compliance prior to proceeding.*
  
7. Will there be demolition of the poured concrete near the playground? *Answer: Yes, the sidewalk heading south towards the playground will need to be removed and installed to meet ADA compliance. See comment #6 for more info.*

8. What are the depth specifications to refurbish kickball area? *Answer: Regrade existing kickball field for positive drainage and resurface with "FieldGem" ballfield clay mix (7,500 SF) at a depth of 2"*
9. What are the specifications for the bench mounting pads? *Answer: Additional detail information has been provided in the construction documents. Bench mounting pads and hardware shall be installed in accordance with the manufacturer's specifications for the specified product.*
10. Confirm silt fence should have wire back and have 6ft centers? *Answer: Yes. See detail on sheet L101*
11. Is any painting required on the sidewalks? *Answer: No.*
12. What is the water availability? *Answer: There are multiple areas available. All hoses must be placed in a safe manner to prevent trip hazards for students and staff.*
13. What is the access point for the job site? *Answer: The primary construction access point shall be provided via the existing/proposed double gate located on the northeast side of the project site. The Contractor shall coordinate all site access, staging, and circulation with existing site conditions.*
14. **\*\*NOTE:** Material delivery and placement must be pre-approved by Mr. Chad Auten, Principal, Mills River Elementary School.
15. Who provides restroom? *Answer: Contractor must provide their own.*
16. **\*\*NOTE:** Contractor must protect existing sidewalks from damage. Contractor will be responsible for any damage caused to existing sidewalks.
17. What are the available hours for work? *Answer: The last day of school is May 22, 2026. The schedule for work shall be during the summer break. Contractor's will have access 7 days each week. Mills River Elementary staff will be at the school 6 am until 5 pm Monday –Thursday during the summer. Maintenance Director and Landscape Architect will be available during the summer if needed by contractor. School will restart August 12, 2026.*
18. Please clarify tree removal. *Answer: Trees proposed for removal are identified on the plans with a red "X" over the tree symbol and a corresponding note indicating "Tree to be Removed (Typ.)." The Contractor shall verify all trees to be removed in the field prior to clearing and coordinate with the Landscape Architect if any discrepancies are identified.*
19. Please clarify the procedure for new tree spacing. *Answer: Tree spacing shall be installed in accordance with the approved construction documents. Exact tree locations may be field-adjusted as necessary to accommodate existing site conditions, utilities, and grading, subject to*

*review by the Landscape Architect. Find The Line Studio can assist with on-site layout and flagging of tree locations at the appropriate stage of construction.*

20. Please clarify the procedure for inspections and approvals of completed work. *Answer: Find The Line Studio will serve as the primary point of contact for inspections and approvals of completed work. The Contractor shall notify the Landscape Architect upon completion of applicable work for review and shall not proceed with subsequent phases until approval is received, where required.*

21. Does rubber mulch need a boarder or edging to prevent washing away? *Answer: Yes, you may include an alternate price for this item, clearly show this is an alternate/substitute.*

22. The ITB and the specifications have different bid dates, 4/7/26 vs 4/10/26. Please confirm. *Answer: **THE BID DUE DATE IS APRIL 10, 2026 AT 2:00 o'clock p.m.** Date extended due to holiday weekend.*

23. Are segmental retaining walls permitted for substitution? *Answer: Segmental retaining walls may be submitted as a substitution for review. Boulder walls are the basis of design and are preferred to achieve the intended aesthetic character and long-term durability. Acceptance of a segmental system will be contingent upon demonstrated equivalency and overall project considerations, including cost.*

24. Are substitutions permitted for locust log steps? *Answer: Locust steps are the basis of design. Substitutions may be submitted for review provided the proposed alternate matches the intended design, aesthetic character, durability, and safety performance. All substitutions are subject to approval prior to installation.*

25. Is there any design parameters for the proposed stage? *Answer: No design for the stage at this time.*

***CORRECTION: \*UNDER INSTRUCTIONS FOR BIDS; Page 4 item 32 of bid package***

POST AWARD: Performance and Payment Bonds for bids equal to or greater than \$300,000.00, the successful bidders shall provide Henderson County Public Schools both Performance and Payment Bonds each in the amount equal to one-hundred percent (100%) of the contract amount. Bonds shall be submitted to Henderson County Public Schools upon ten (10) calendar days of award of the contract and shall be in conformance with NC (G.S. 44A-26; G.S. 44A-32; G.S. 143-129 (b) (c). Failure to provide acceptable bonds within ten (10) calendar days of award of the Contract shall be just cause for forfeiture of the bid bond or bid deposit and rescinding the award of the Contract. Award may then be made to the next lowest responsive, responsible bidder or the Project may be re-advertised at Henderson County Public Schools sole discretion.

***CORRECTION: UNDER NOTICE TO OFFEROR; Page 1 of bid package***

Sealed bids, subject to the conditions made a part hereof, will be received by the Henderson County Public Schools Purchasing Department, located at 414 Fourth Avenue West, Hendersonville, NC 28739, until but not later than 2 o'clock p.m. on **FRIDAY, April 10, 2026** and immediately thereafter publicly opened, and read to furnish and deliver the construction of a Multi-Use Trail and Site Improvements for Mills River Elementary School as described herein. Refer to Instructions for Bids, Item 10 for proper mailing instructions.