



## ST. TAMMANY PARISH

MICHAEL B. COOPER  
PARISH PRESIDENT

**November 20, 2024**

Please find the following addendum to the below-mentioned BID.

**Addendum No.:** 2

**Bid#:** 24-47-2

**Project Name:** River Oaks Building & Well Improvements

**Bid Due Date:** November 26, 2024

**Receipt of this addendum shall be acknowledged by inserting its number and date in the space provided on the Proposal.**

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### **DRAWINGS:**

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1. Drawing Sheet 12:
  - a. **Replace** Drawing Sheet 12 – “River Oaks Deck Plan“ with Drawing Sheet 12 – “River Oaks Deck Plan – Addendum No. 2”. (Attached)
2. Drawing Sheet 16:
  - a. **Replace** Drawing Sheet 16 – “River Oaks Stair Plan & Elevation” with Drawing Sheet 16 – “River Oaks Stair Plan & Elevation - Addendum No. 2”. (Attached)
3. Drawing Sheet 25:
  - a. **Replace** Drawing Sheet 25 – “Water Well Details” with Drawing Sheet 25 – “Water Well Details – Addendum No. 2”. (Attached)

### **SPECIFICATIONS**

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1. Section 02525 – Water Wells.
  - a. **Replace:** Section 02525 – Water Wells with Section 02525 “Water Wells – Addendum No. 2”. (Attached)

### **QUESTIONS AND ANSWERS**

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1. Question: Can you please provide the flood elevation certificate? This is needed to make sure well pump/etc. is mounted at the correct height. *Answer: Attached is the Topographic*



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*Survey for the River Oaks site. The notation on the survey indicates that the property is in Flood Zone A10, BFE=9'. The new, preliminary maps indicate that the property is in Flood Zone AE, with BFE=14'. Elevations of the elevated deck and the pump/motor have been set based on the new, higher elevations.*

2. Question: Can you please provide the hourly rate for the inspector for work outside of the standard hours such as weekends? *Answer: The overtime hourly rate for the inspector shall not exceed \$112.00.*
3. Question: Crane operations to remove and install the pump could possibly exceed noise ordinance in the morning according to their specs. Can a waiver be put in place to allow us to work around that? This will greatly hinder the amount of work performed per day. *Answer: Regarding crane operations and any other noise-related issue, the Parish will work with the contractor to accommodate as much as they can provided they have been given Advanced Notice and Approval granted.*
4. Question: The specs reference a test well. "Well Pumping Test: To determine the expected yield from the test well and to assure acceptable water quality, a pumping test shall be performed in the well. The test well shall be constructed in accordance with state sanitary code requirements. The results of the pumping test must be submitted as part of the Water Well Test and Permanent Well Design Report and must include data table, graphs, and pumping test descriptions." Are we having to drill a test well, or just extend the casing on this well? *Answer: Clarification – A test well is not required.*
5. Question: In the water well section, they spec that all materials that touch water are to be NSF 61 Certified, but in their list of materials, some cannot be NSF 61 certified, only compliant. We will need clarification on what they would like to do here. *Answer: For the materials that cannot be NSF 61 certified, those materials shall be NSF 61 compliant.*
6. Question: Coordination of Work. Please provide the date that the contractor is scheduled to complete the erection of the tank. *Answer: According to the contractor's submitted schedule, tank erection is to be complete by October 4, 2025.*
7. Question: Coordination of Work. What date do you expect to give the building contractor a notice to proceed to start their work on site. *Answer: The tank contractor was issued a NTP on November 18, 2024. The NTP for this contract (River Oaks Building and Well Improvements) can be issued following award by the Parish. The NTP may be delayed depending on the tank erection progress.*



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8. Question: Where will we be able to store materials off site and get paid for them? We realize that we will need to insure and that you are not responsible. *Answer: The Parish is not responsible for finding a storage location for the vendor and is not responsible for any damaged materials. The contractor is responsible for the materials and should be properly insured.*
9. Question: The site is in a flood zone and the tank contractor will be taking up entire site. No room for storage on site. *Answer: Yes, the site is in a flood zone. The tank contractor's submitted schedule indicates that tank erection will be complete by October 4, 2025.*
10. Drawings Sheet # 25 Water Well Details shows extending the well and installing a new pump etc....
  - a. Specification Section 02525 Water Wells.
  - b. Questions: Since this is an existing well, Is a Test Well Required? *Answer: No.*
    - i. Well Pump Test required? *Answer: An operational pump and well test will be required. Refer to Plan Sheet for additional information.*
    - ii. Specification reference Well Driller? We are not drilling a well. *Answer: Correct*
    - iii. Specification reference a Structural Integrity of the well is responsibility of the Contractor. This is an existing well.
    - iv. Could you please clarify what will be required. *Answer: Structural integrity is in reference to the well extension, not the existing well.*

### **PRIOR APPROVAL REQUESTS**

1. Monochloramine Analyzer – Model No 28056 – HF Scientific - Request denied.
  - a. The Hach unit can measure as low as 0.01 mg/L while the HF Scientific unit measures down to 0.02 mg/L.

### **ATTACHMENTS:**

Plan Sheet 12 – River Oaks Deck Plan – Addendum No. 2

Plan Sheet 16 – River Oaks Stair Plan & Elevation – Addendum No. 2

Plan Sheet 25 – Water Well Details – Addendum No. 2

Specification Section 02525 - Addendum No. 2

Topographic Survey of Parcel A (River Oaks site)

<< End of Addendum 2 >>



DEPT. OF UTILITIES  
 ST. TAMMANY PARISH  
 GOVERNMENT  
 620 N. TYLER STREET  
 COVINGTON, LA 70433

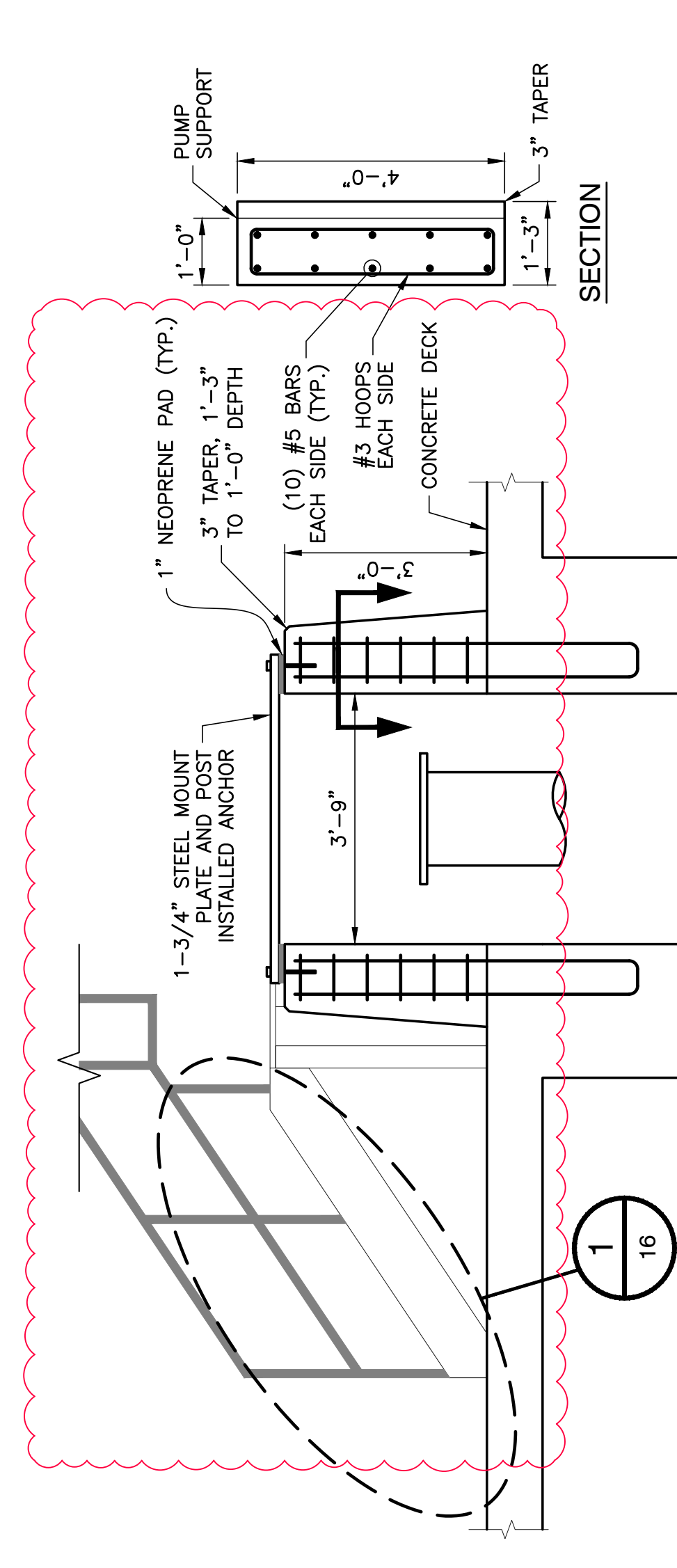
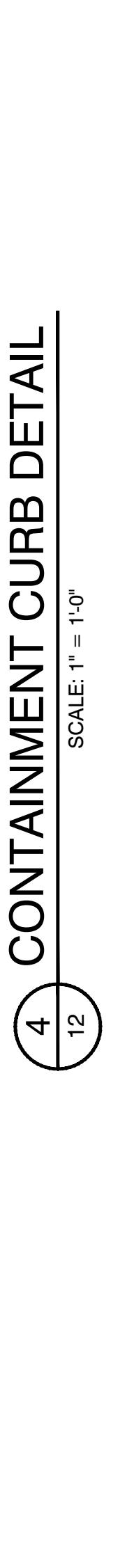
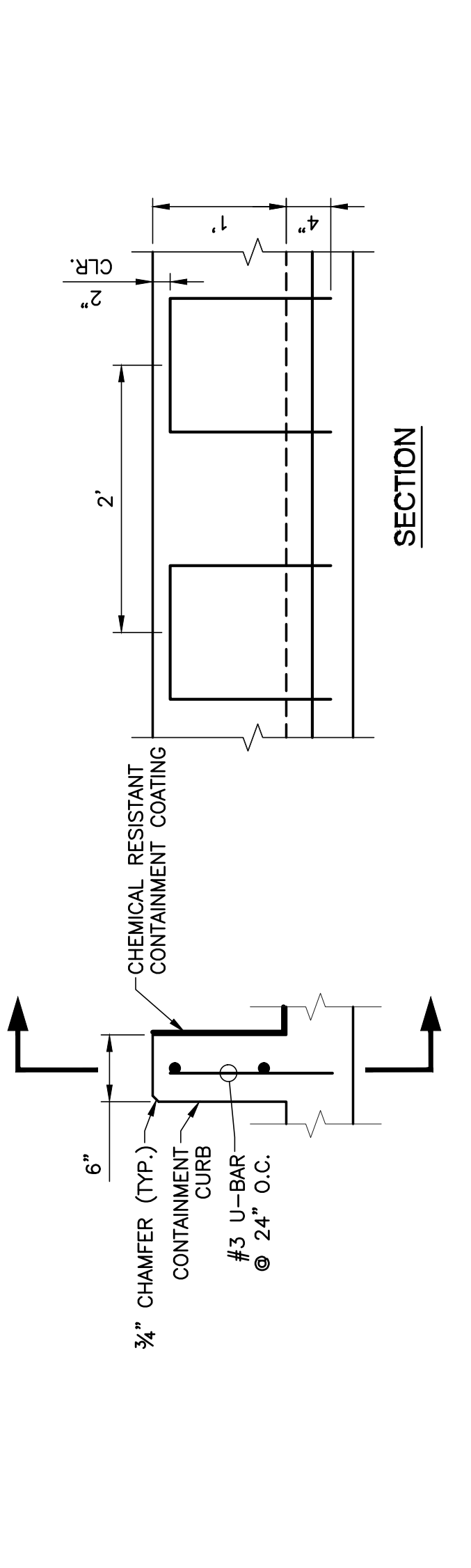
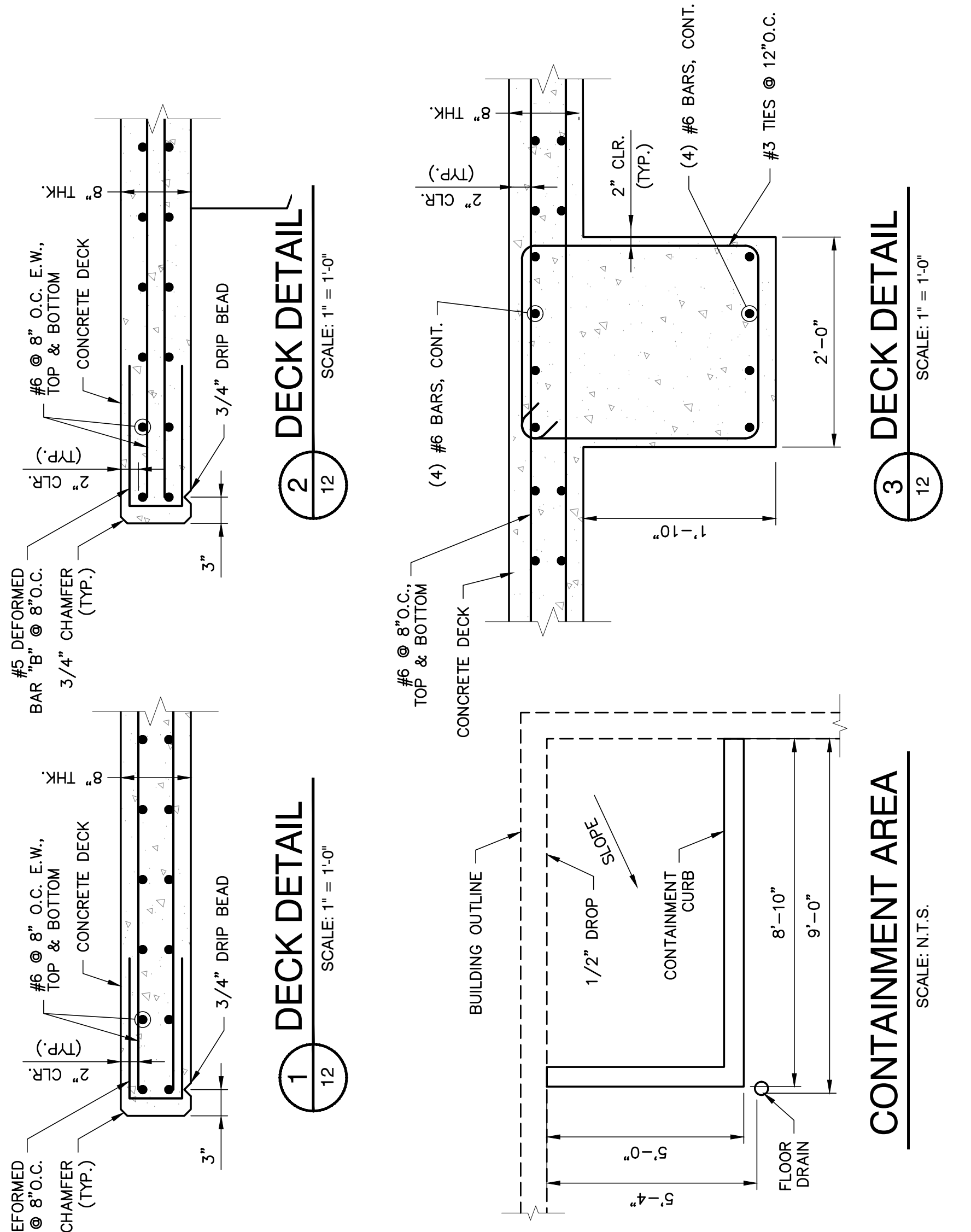
No.	DESCRIPTION OF REVISION	DATE
2	ADJUSTED ELEVATION OF WELL PEDESTAL	11.19.24

DESIGNED BY: DAM
CHECKED BY: TMS
SUBMITTED BY: PRINCIPAL ENG
PROJECT No.: TU23000160
ISSUE DATE: JULY 2024
APPROVED BY: ---
SHEET SIZE: ANSI D
SCALE: AS SHOWN

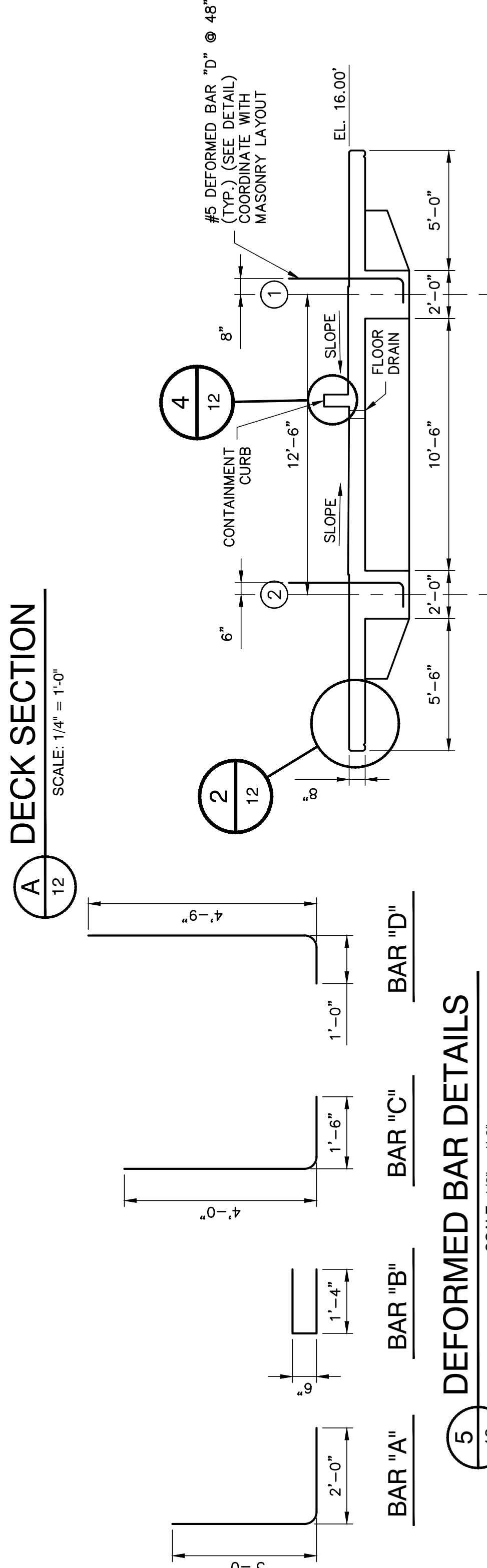
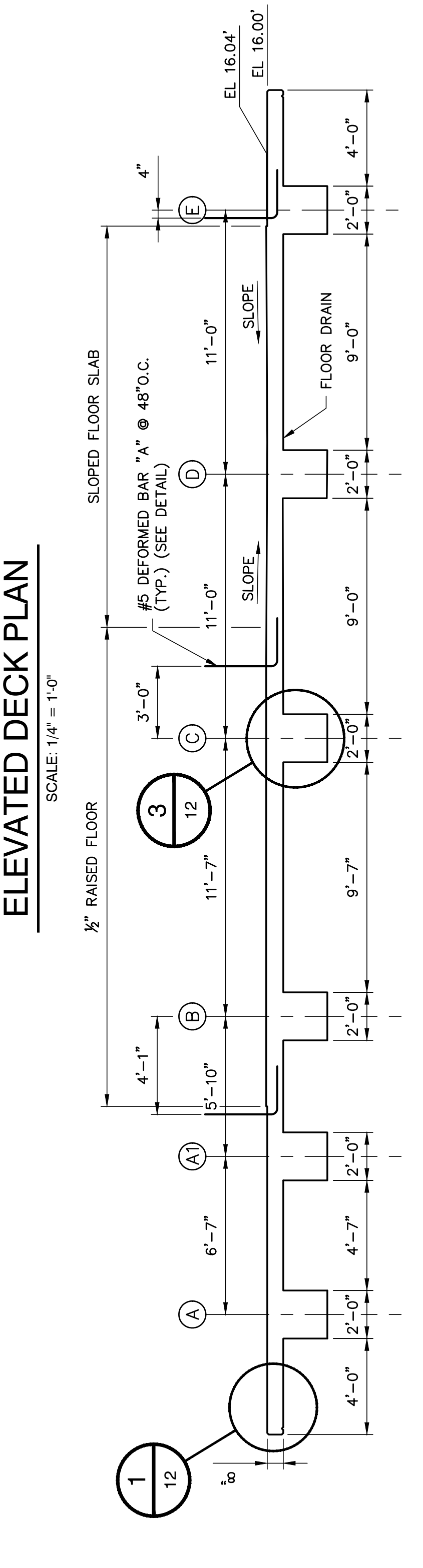
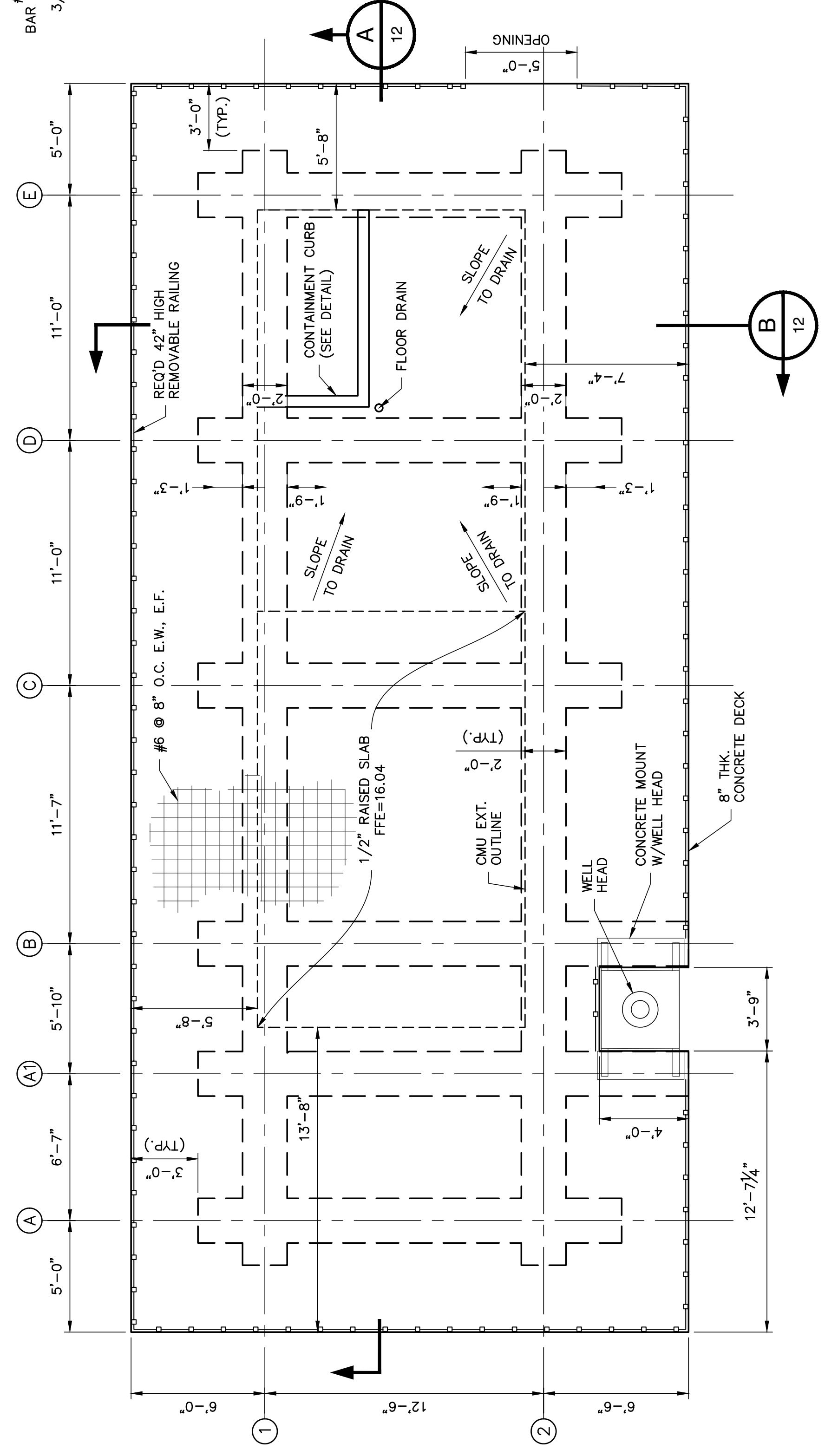


RIVER OAKS  
 BUILDING & WELL IMPROVEMENTS  
 PROJECT No.: TU23000160  
 RIVER OAKS DECK PLAN

SHEET NO.  
**12**  
 SHEET 12 OF 29



**ADDENDUM 2**



**DECK SECTION**  
 SCALE: 1/4" = 1'-0"





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ST. TAMMANY PARISH  
GOVERNMENT  
620 N. TYLER STREET  
COVINGTON, LA 70433

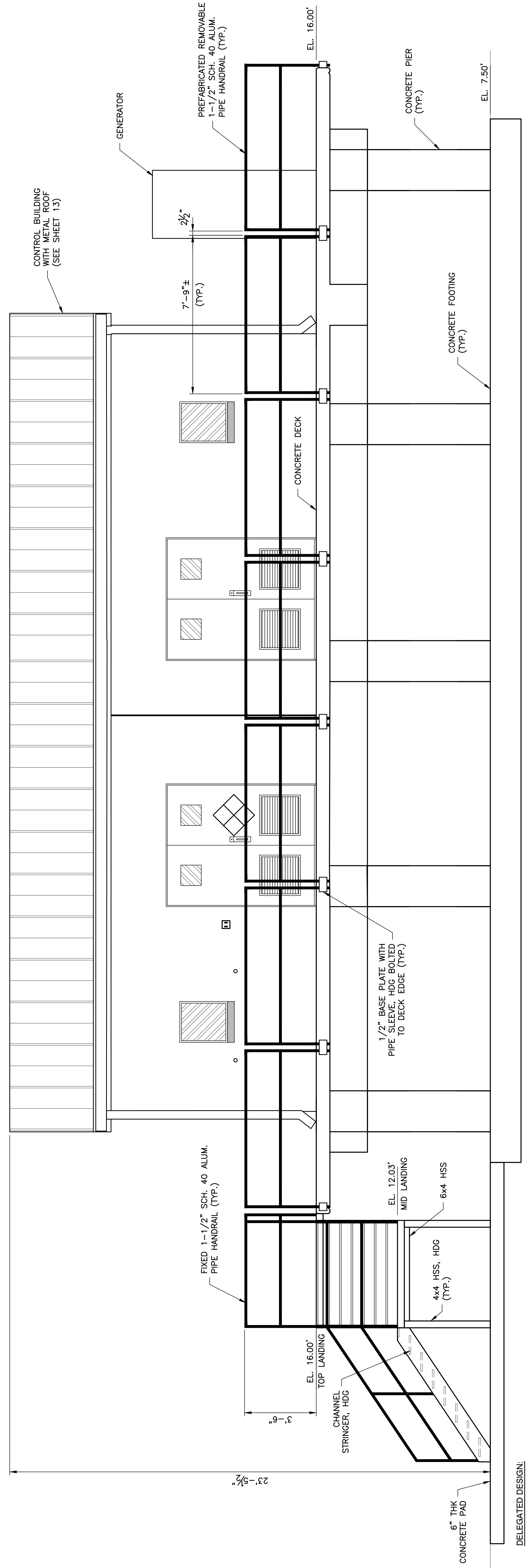
No.	DESCRIPTION OF REVISION	DATE
2	ADJUSTED ELEVATION OF WELL ACCESS STAIR	11.19.24

DESIGNED BY: ACM	PROJECT No.: TU23000160
CHECKED BY: TMS	ISSUE DATE: JULY 2024
DRAWN BY: LMR	APPROVED BY: ---
SUBMITTED BY: PRINCIPAL ENG	SHEET SIZE: ANSI D
SCALE:	

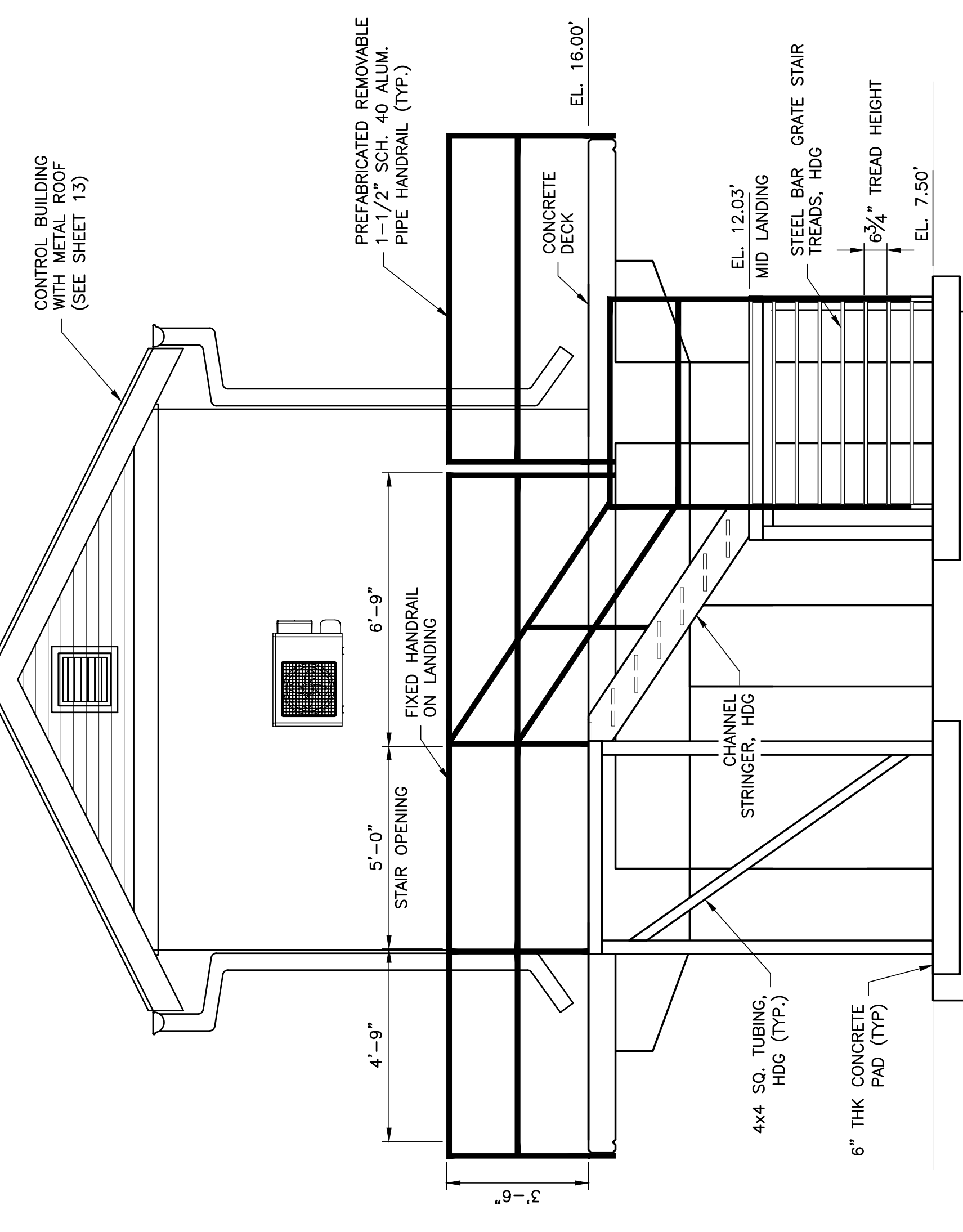


PROJECT No.: TU23000160  
RIVER OAKS  
SLIDELL, LOUISIANA  
BUILDING & WELL IMPROVEMENTS  
RIVER OAKS  
STAIR PLAN & ELEVATION

SHEET NO.  
**16**  
SHEET 16 OF 29

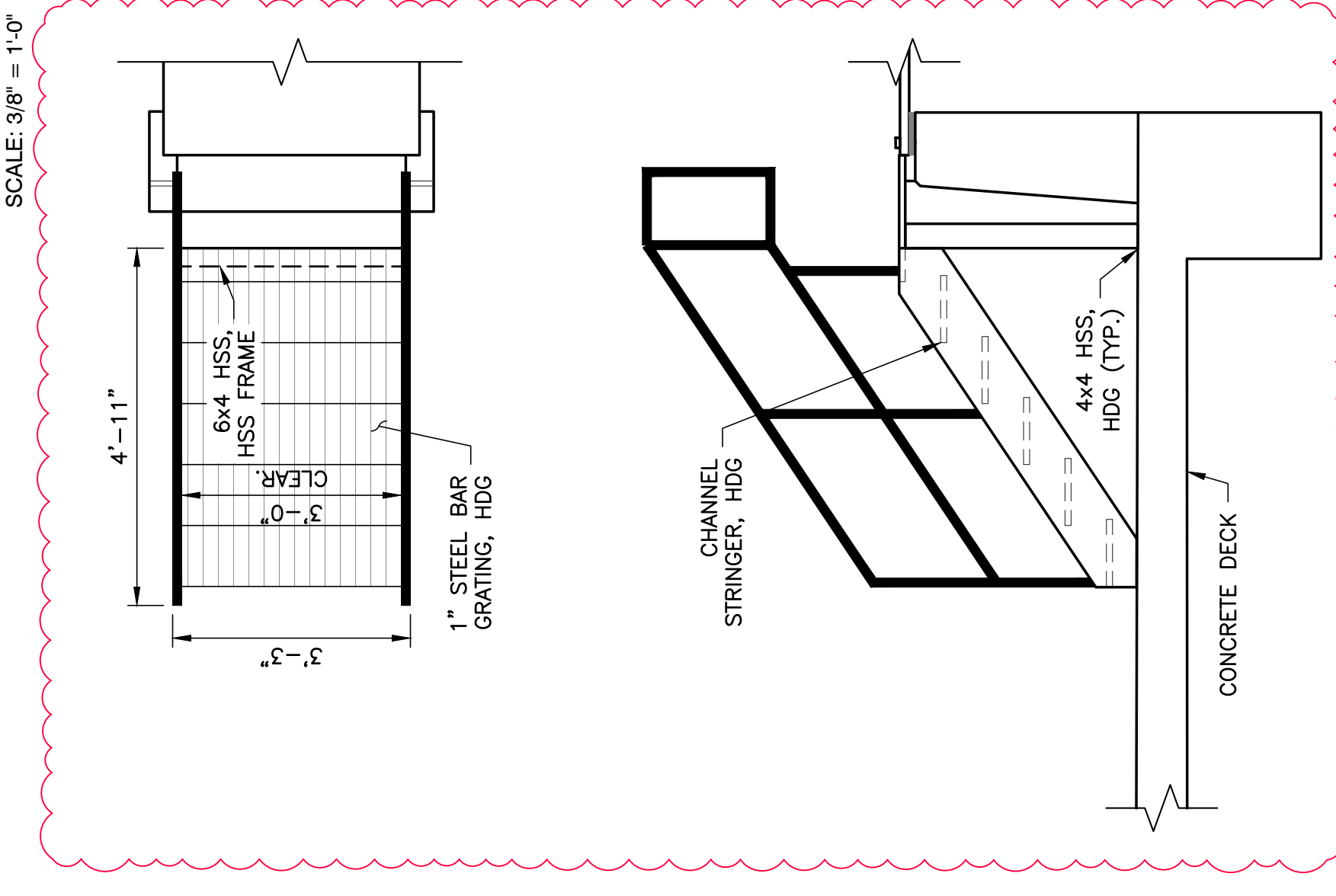


**FRONT ELEVATION (RIVER OAKS)**  
SCALE: 3/8" = 1'-0"



**ADDENDUM 2**

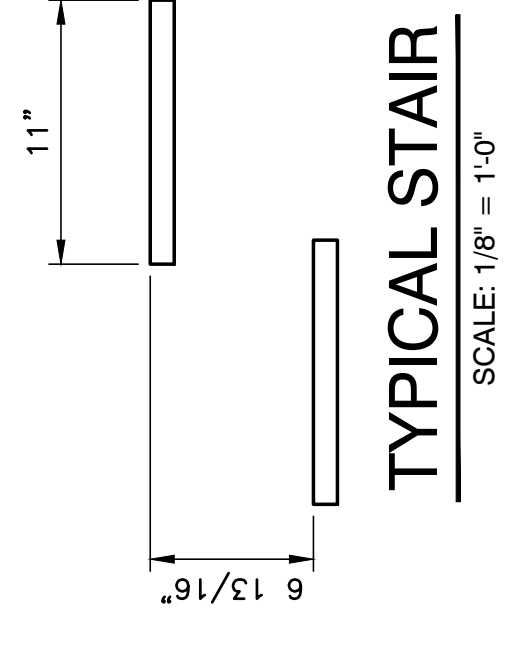
**1 SIDE ELEVATION**  
SCALE: 3/8" = 1'-0"



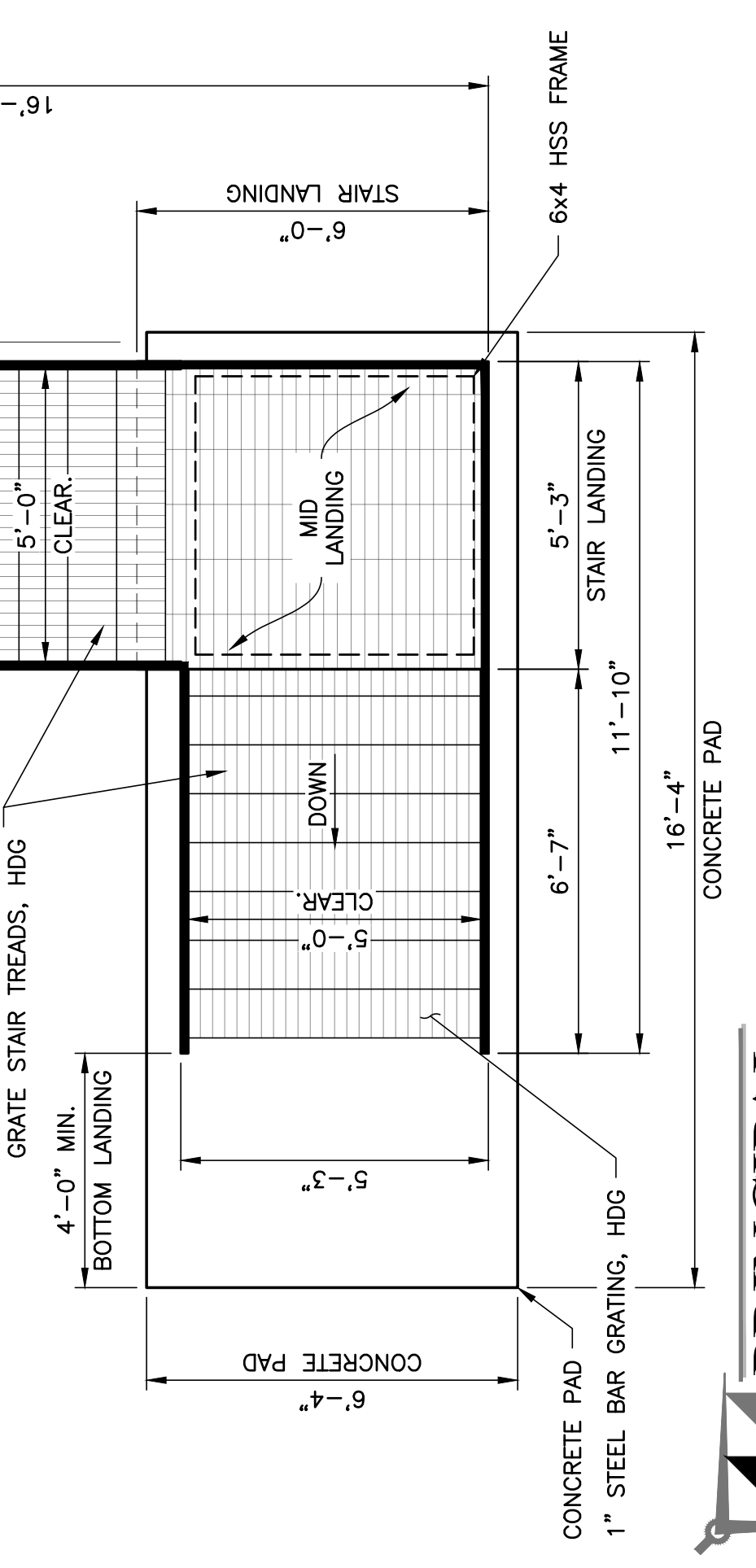
**1 WELL ACCESS STAIR PLAN**  
SCALE: 1/2" = 1'-0"

**DELEGATED DESIGN:**

- STAIRS AND LANDING SHALL BE PREFABRICATED OF GALVANIZED STEEL COMPLY WITH LSUCC. STAIR TREADS SHALL BE GALVANIZED, WITH CK PLATE NOSING. LIVE LOAD SHALL BE 100 PSF. SUBMIT STAIR SHOP DRAWINGS SEALED BY A PROFESSIONAL ENGINEER, LICENSED IN LA.
- HAND RAILING SHALL BE CONSTRUCTED OF 1-1/2" DIAMETER ALUMINUM SCH. 40 PIPE AND SHALL BE REMOVABLE.



**TYPICAL STAIR**  
SCALE: 1/8" = 1'-0"



**STAIR PLAN**  
SCALE: 1/2" = 1'-0"



**NOTES:**

1. ALL WORK SHALL COMPLY WITH ANWA A100-20, AS AMENDED BY THE CONTRACT DOCUMENTS.
2. WATER WELL SCOPE OF WORK: MODIFY EXISTING MUNICIPAL WATER WELL AS SHOWN, COMPLETE AND USABLE UNDER THE PRICES BID. CONTRACTOR SHALL REMOVE EXISTING PUMP, EXTEND EXISTING CASING AT RIVER OAKS, PERFORM OPERATIONAL PUMP TEST, DISINFECT, SUBMIT RESULTS AND RECOMMENDATIONS, SUBMIT EQUIPMENT SELECTION FOR APPROVAL, AND COMPLETE WELL HEAD CONSTRUCTION IN ACCORDANCE WITH THE DRAWINGS. SEE SPECIFICATIONS.
3. LINESHAFT TURBINE PUMP SHALL BE MULTI-STAGE WATER LUBRICATED, CAST IRON IMPELLER BOWL AND DISCHARGE BODY, ASTM A53 STEEL COLUMN, 416 STAINLESS STEEL SHAFT, WITH SILICON BRONZE IMPELLERS AND BEARING RETAINERS. STRAINER SHALL BE OF STAINLESS STEEL. LINESHAFT BEARINGS SHALL BE EPDM. PUMP SHALL BE GOULDS OR NATIONAL.

**WELL PUMP DATA**

	RIVER OAKS
NUMBER OF PUMPS	1
TAG NUMBER	MP-01-RO
PUMP TYPE	LINESHAFT TURBINE
PUMP COLUMN DIA., IN.	6
PUMP COLUMN HT., FT.	60
FLOW, GPM	500
TDH, FT.	187
MOTOR SIZE, HP	40
MOTOR SPEED, RPM	1800
VOLTAGE, V	480
POWER	3PH, 60HZ

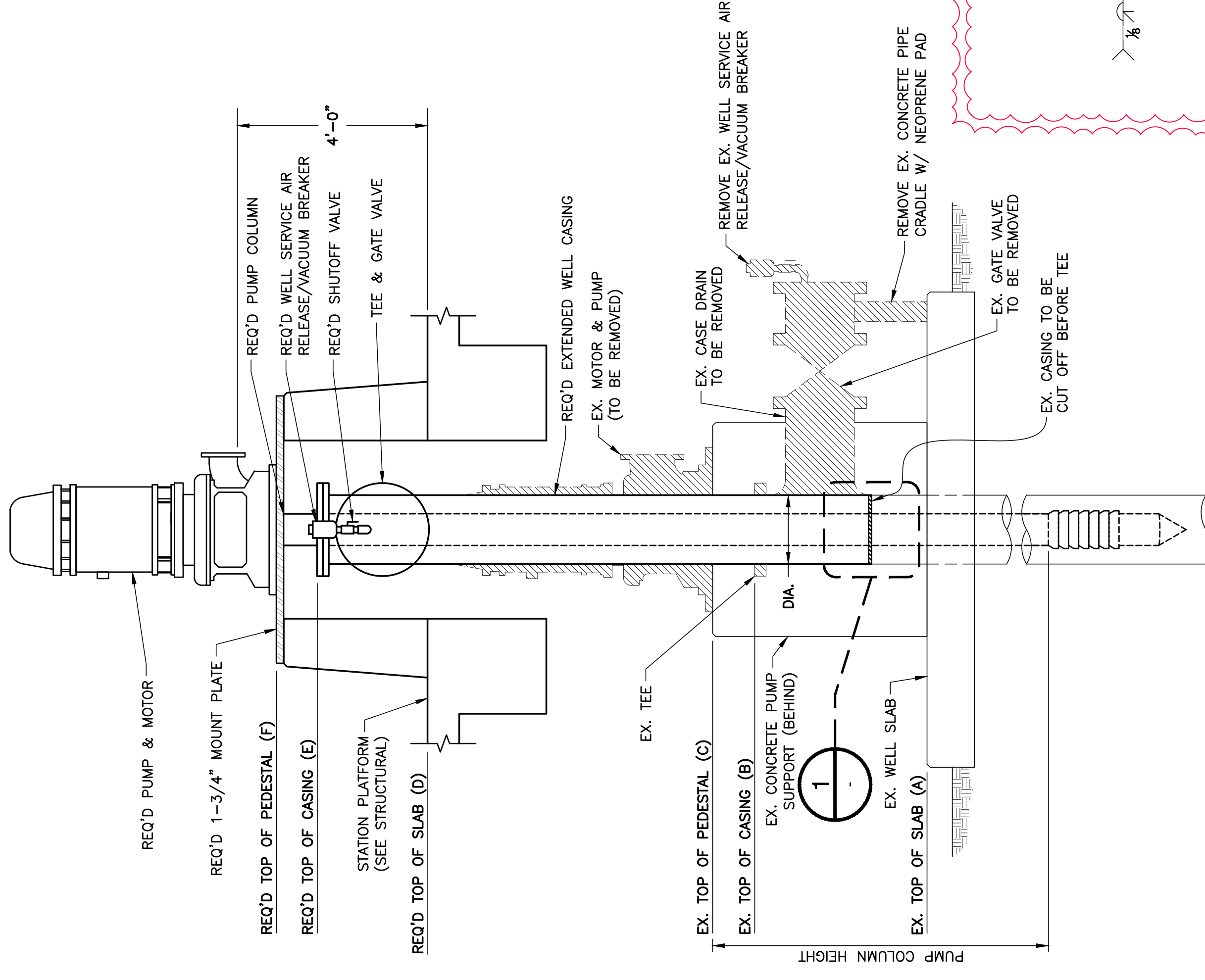
\*VALUES ARE BASIS OF BID, AND SHALL BE CONFIRMED OR MODIFIED AFTER WELL PUMP TEST.

4. DISINFECTION OF WELLS SHALL BE ACCORDING TO ANWA C654.
5. PRIOR TO PLACEMENT IN SERVICE, THE WELLS SHALL BE SAMPLED FOR THE NATIONAL PRIMARY DRINKING WATER CONTAMINANTS, AND FOR TOTAL COLIFORM.

**WELLHEAD DATA**

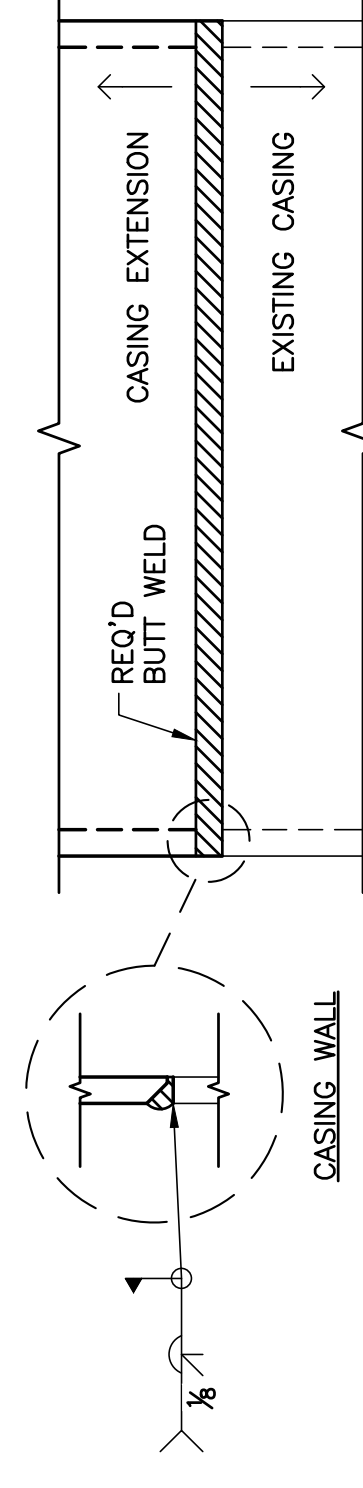
	RIVER OAKS
A (NAVD)	7.6
B (NAVD)	B.2*
C (NAVD)	10.0
D (NAVD)	16.0
E (NAVD)	18.3
F (NAVD)	19.2
G (NAVD)	7.4
DIA. (INCHES)	10
BASE FLOOD EL. (NAVD)	14.0
STATIC WATER LEVEL (FT AGL)	46.2

\*CONTRACTOR SHALL VERIFY ELEVATIONS.



**WELL HEAD DETAIL (RIVER OAKS)**

SCALE: N.T.S.



**WELL HEAD WELD DETAIL**

SCALE: N.T.S.



DEPT. OF UTILITIES  
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COVINGTON, LA 70433

No.	DESCRIPTION OF REVISION	DATE
2	ADJUSTED ELEVATION OF WELL PEDESTAL	11.19.24
	ADJUSTED WELLHEAD DATA ELEVATIONS	
	ADDED WELL HEAD WELD DETAIL.	

DESIGNED BY: ACM
DRAWN BY: LMR
CHECKED BY: TMS
SUBMITTED BY: PRINCIPAL ENG
PROJECT No.: TU23000160
ISSUE DATE: JULY 2024
APPROVED BY: ---
SHEET SIZE: ANSI D
SCALE:



RIVER OAKS  
BUILDING & WELL IMPROVEMENTS  
PROJECT No.: TU23000160  
WATER WELL DETAILS

SHEET NO.  
**25**  
SHEET 25 OF 29

**ADDENDUM 2**

**SECTION 02525 – WATER WELLS  
ADDENDUM NO. 2**

**PART I – GENERAL**

Construct water well improvements as specified in Section 01010 - Summary of Work, as shown on the drawings, and according to AWWA A100-20, as modified by the project documents including an operational pump test.

Submittals: Contractor shall submit the following:

1. Production Well Pump Test – Establish aquifer and well flow characteristics as specified. Recommend and submit pump equipment for approval.

**PART II – PRODUCTS**

Materials shall be as required by the drawings, referenced in Part III of this specification, Execution, related specification sections as applicable, and as in this Part II.

Deep Well Vertical Turbine Pump: Furnish, install, and make operational a deep well water lubricated lineshaft turbine pump with above ground discharge, in accordance with this specification and the drawings. Materials in contact with water shall be NSF 61 certified.

Approved Manufacturers:

1. Goulds
2. National
3. Or approved equal

Dimensions, pumped flow, pressure, and depth shown on drawings are basis of bid. Contractor's design report shall confirm or recommend alteration to pump and drive equipment based on production well pump test results. Submit manufacturer's pump curves with combined multi-stage performance annotated with design point, substantiated with pump test system prediction.

Pump Construction

1. Discharge Head – ASTM A48 Class 30 cast iron, or fabricated steel, with rabbet fit for mounting driver and pump column assembly support. Discharge flange machined to ANSI standards. Headshaft shall couple above the stuffing box.
2. Stuffing Box – Cast iron, containing no less than 5 acrylic graphite packing rings and grease chamber. Packing gland shall be bronze, secured with stainless steel studs and adjusting nuts.
3. Column Pipe – ASTM A53, Grade B, furnished in threaded sections no greater than 10 ft.
4. Bowls – Close grained ASTM A48 Class 30 Cast Iron. Free from blow holes, sand holes, or other faults. Vitreous enamel lined waterways.
5. Bowl Bearings – C-844 Bronze, with replaceable wear rings

6. Impellers – CDA 872 Cast bronze, fastened to shaft with 416 stainless steel taper split collet
7. Discharge Case – ASTM A48 Class 30 Cast Iron.
8. Suction Case – C-844 bronze replaceable wear ring, grease packed C-844 bronze bearing, protected by bronze C-844 sand collar.
9. Bowl shaft – ASTM A582 416 stainless steel, ground and polished. Extend through the stuffing box.
10. Strainer – stainless steel.
11. Motor – See Section 16150.

### **PART III – EXECUTION**

Well Test Plan: Prior to the start of well-improvement activities at the site, the contractor must submit a well construction test plan that provides a description of the pumping test procedures.

Water Well Test Report - PRIOR to the start of final well improvements, the contractor must provide the Engineer with a water well test report that includes pump test results, for approval. The Water Well Test must be submitted and approved by the engineer prior to installing any permanent well features.

The Water Well Test Report shall include:

1. Pump test results

Structural integrity of the well is the complete responsibility of the Contractor. Well construction shall be sequenced to prevent buckling, displacement, or other defect of casing, screen and downhole components. After approval of the Water Well Test, the Contractor may start construction of the well improvements.

Performance Testing: The Driller shall at a minimum conduct a continuous 6- hour pumping test at the designed flow rate. Drawdown will be recorded from time-zero at the following time intervals:

First 5 minutes—every 30 seconds  
Next 5 minutes – every minute  
Next 50 minutes—every 10 minutes  
Next 2 hours—every 20 minutes  
Next 2 hours—every 40 minutes  
Last hour—one sample at end

If water levels are recorded digitally with a transducer, smaller time intervals are often programmed into the software. This is acceptable. The above guidance serves as minimum time intervals. Recovery data will also be recorded at intervals described above. Recovery data will be recorded until drawdown reaches 90% of pre- pumping levels.



Well Disinfection. The well shall be disinfected in accordance with LDH requirements.

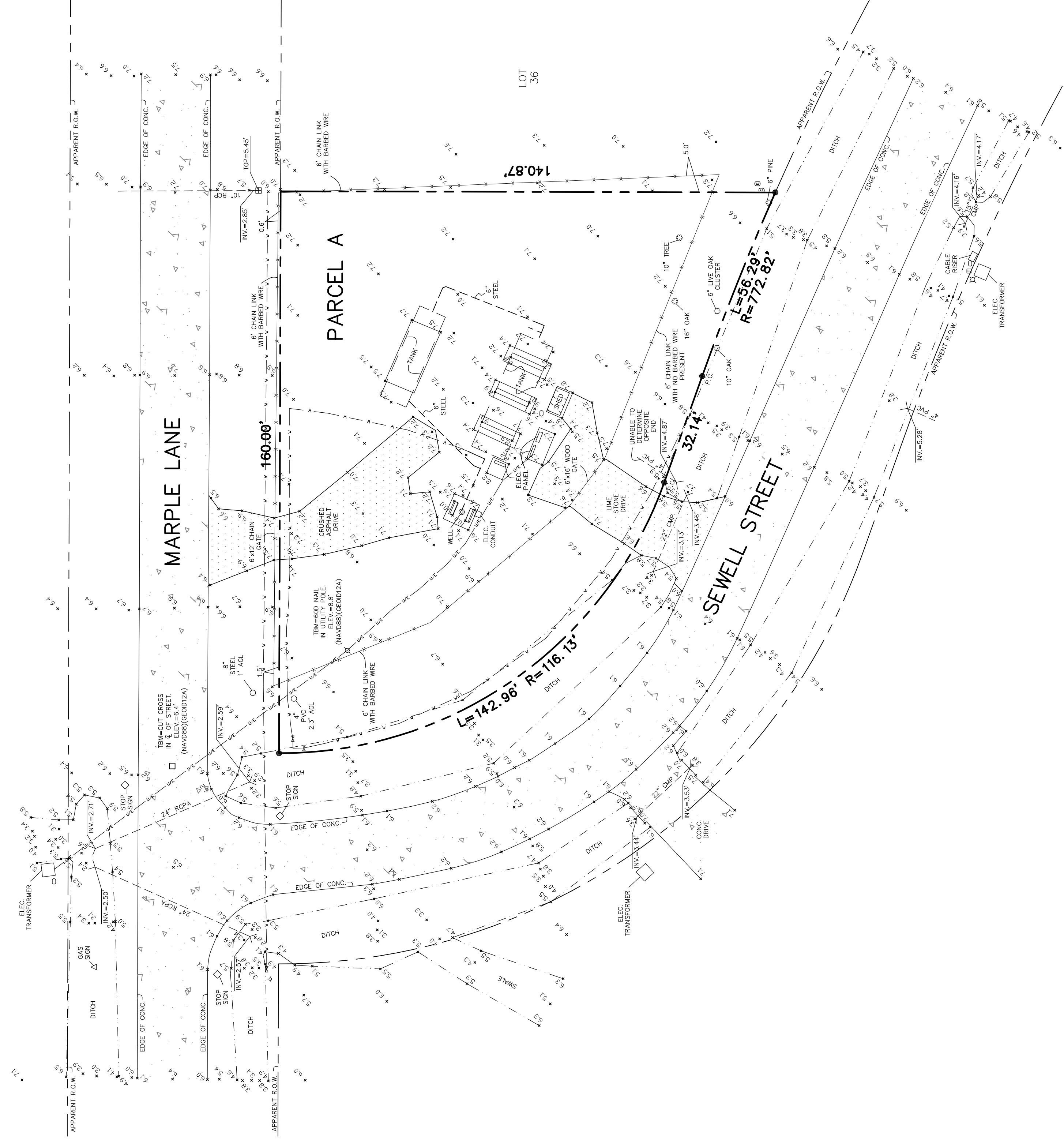
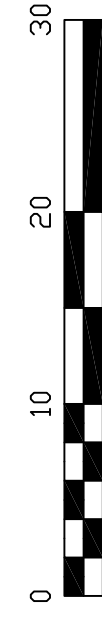
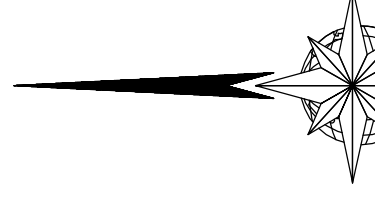
Well Pump – A multi-stage lineshaft turbine pump shall be installed as shown on the drawings. Control of the pump shall be as indicated on the drawings.

Backflow Prevention – An appropriate backflow prevention device and shut-off valve (downstream of the backflow device) must be placed on the above-ground well discharge piping to prevent water from flowing back down the well.

Work Hours: Contractor shall observe project work hours. Contractor may request weekend and 24-hr operations. Requests shall be in writing to Engineer no later than 7 days prior. Owner may deny, grant, or revoke such permission, at Owner's sole discretion, without result to Contract performance period or costs.

**END OF SECTION**

Topographic Survey of  
**PARCEL A**  
**RIVER OAKS SUBDIVISION**  
**ADDITION NO. NINE**  
**ST. TAMMANY PARISH, LOUISIANA**



- LEGEND**
- ⊗ LIGHT STANDARD
  - ⊖ DROP INLET
  - ⊕ CABLE RISER
  - ⊙ SEWER CLEANOUT
  - ⊗ FIRE HYDRANT
  - ⊕ WATER METER
  - ⊙ UTILITY POLE
  - △ GAS VALVE
  - ⊕ UNDERGROUND WATER LINE
  - UTILITY LOCATED BY GROUND PENETRATING RADAR (GPR)
  - UNLESS OTHERWISE NOTED

ONE-CALL TICKET No.  
 230361362

CALL "LOUISIANA ONE-CALL"  
 BEFORE DIGGING  
 PH. 1-(800)-272-3020

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM ONE-CALL TICKET AND/OR VISIBLE UTILITIES. THE SURVEYOR HAS CONDUCTED VISUAL INSPECTIONS OF UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES, EXCEPT ABOVE GROUND VISIBLE UTILITY FEATURES. NO EXCAVATIONS WERE MADE DURING THE PROCESS OF THIS SURVEY TO LOCATE BURIED UTILITIES/STRUCTURES.

DRAWN BY:  
 J.F.D.  
 CHECKED BY:  
 RWB  
 DATE:  
 8-22-2023  
 SCALE:  
 1"= 20' ±  
 SURVEY No.  
 23303

SHEET

TOPOGRAPHIC SURVEY OF  
**PARCEL A**  
**RIVER OAK SUBDIVISION \* ADDITION NO. NINE**  
**ST. TAMMANY PARISH, LOUISIANA**

RANDALL W. BROWN & ASSOCIATES, INC.  
 PROFESSIONAL LAND SURVEYORS  
 228 W. CAUSEWAY APPROACH, MANDRVILLE, LA 70448  
 (985) 624-5368 • INFO@BROWNSURVEYS.COM



*Randall W. Brown*  
 Randall W. Brown, P.L.S.  
 Professional Land Surveyor  
 LA Registration No. 04586



Note: I have consulted the Federal Insurance Administration Flood Hazard Boundary Maps and found the property is located in Flood Zone AE, BFE=14'.  
 FIRM Panel# 22520504400  
 Rev. 4-21-1999  
 \*\*PRELIMINARY MAPS INDICATE FLOOD ZONE AE, BFE=14'

NOTE: ELEVATIONS SHOWN HEREON ARE REFERENCED TO NAVD83(GEOD12A)  
 REFERENCE RIVER OAKS SUBDIVISION, ADDITION No. 9 plat Book 198-2, 28-2003  
 NO ATTEMPT HAS BEEN MADE BY RANDALL W. BROWN & ASSOC., INC. TO VERIFY TITLE OR TO IDENTIFY ANY UNRECORDED INTERESTS, ENCUMBRANCES, ETC. OR TO DETERMINE THE EXACT BOUNDARIES OF THE PROPERTY. THE SURVEYOR HAS CONDUCTED VISUAL INSPECTIONS OF THE PROPERTY AND HAS FOUND NO UNRECORDED INTERESTS, ENCUMBRANCES, ETC. OR TO DETERMINE THE EXACT BOUNDARIES OF THE PROPERTY OTHER THAN THOSE FURNISHED BY THE CLIENT.  
 SURVEYED IN ACCORDANCE WITH THE LOUISIANA "APPLICABLE STANDARDS FOR PROPERTY BOUNDARY SURVEYS" FOR A CLASS...C...SURVEY.