



VIRGINIA POLYTECHNIC INSTITUTE AND STATE UNIVERSITY
PROCUREMENT DEPARTMENT

ADDENDUM NO. 2

DATE: May 26, 2026
TO: All Offerors
FROM: Kim Widrig, Contracting Officer
TOTAL PAGE(S): 1 page (not including attachments)
SOLICITATION TITLE: Improve Center Woods Complex
SOLICITATION NUMBER: 049302624

I. CLARIFICATIONS AND ADDITIONAL INFORMATION

1. The sign-in sheet from the pre-bid meeting is attached herein as **Exhibit A**.
2. The PowerPoint presentation presented at the pre-bid meeting is attached hereto as **Exhibit B**. Please note that the Preliminary Schedule slide has been revised since the pre-bid meeting.
3. **The due date has been extended to June 17 at 2:00 PM.** The bid opening will be held on June 18 at 2:00 PM using the same Zoom link provided in the Project Manual.

II. REQUESTS FOR INFORMATION

Next Addendum

EXHIBIT B
Updated Pre-Bid PowerPoint Presentation

IFB # VT 229-18699-000



Invitation to Bid for Center Woods Complex
Bids Due Date: June 10th, 2026, at 2:00PM

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Welcome and Introduction

- VT Team:
 - Kim Widrig - Capital Construction Contracting Officer
 - Todd Shelton - Supervisory Capital Project Manager
 - Tom Ochtera - Capital Project Manager
 - Kyle White - Director of Capital Construction
- A/E Team:
 - Sam Bowling - Managing Principal, WPA
 - Austin Boone - Mechanical Engineer, CMTA
 - Max Shull - Electrical Engineer, CMTA

Please sign the sign-in sheet.

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Project Overview

Center Woods Complex will consist of the construction of a new 25,900 GSF facility to support the needs of the Department of Fish and Wildlife Conservation within the College of Natural Resources and Environment. The facility will meet current program needs of the department through the development of four categories of space: office, research and laboratory, field support for research and laboratory, and field storage for research and laboratory.

- **SUBSTANTIAL COMPLETION:** The date for Substantial Completion of the entire project shall be 16 months construction and 3 months demolition/repair (570 days total) consecutive calendar days from the date of commencement of the Work as specified in the Notice to Proceed.

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UPDATED: Preliminary Project Schedule

Advertisement	May 11, 2026
Pre-Bid Meeting	May 20, 2026
RFI Deadline	June 3, 2026
Last Addendum	June 5, 2026
Bids Due	June 17, 2026
Bid Opening	June 18, 2026
Notice to Proceed	July 25, 2026
Substantial Completion	February 10, 2028
Final Completion	March 11, 2028

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Bid Structure

Due to the size and scale of the Project, we were unable to post the documents to eVA and the Procurement Portal. A link has been uploaded for access to the files, please let us know if you have any technical difficulties accessing the files.

The Project will be bid as one lump sum. Please ensure that your pricing reflects the scope at the time of submission.

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Bid Form

Please note: This Bid Form is being updated and will be in the next Addendum.

BASE BID (including the following parts but excluding work in Additive Bid Items):

PART A.
Lump sum price for construction of the building within a perimeter extending 5 feet from the walls of the building, complete, except for the excavation of additional unsuitable material in PART C, and the (piling and load tests) (caissons and caisson rock) (rock material and trench rock) in PART D and PART E and in accordance with the Plans and Specifications:
PART A = _____ Dollars (\$ _____)

PART B.
Lump sum price for the sitework beyond the 5 feet building perimeter (except for work described in PARTS C, D, and E) complete and in accordance with the Plans and Specifications:
PART B = _____ Dollars (\$ _____)

PART C. - EXCAVATION OF ADDITIONAL UNSUITABLE MATERIAL
Excavation of unsuitable material, where authorized or directed, below or in addition to the levels required for the Work in Parts A and B and backfill with compacted material per specifications. (Price per cubic yard) Final amount shall be adjusted upward or downward based on actual quantity authorized.
Estimated quantity of (300) cy @ \$ _____ per cy = _____
PART C = _____ Dollars (\$ _____)

PART D. - EXCAVATION OF ROCK MATERIAL
Excavation of ROCK material, where authorized or directed, and proper disposal off-site of excess material, complete per specifications. (Price per cubic yard) Final amount shall be adjusted upward or downward based on actual quantity authorized.
Estimated quantity of (250) cy @ \$ _____ per cy = _____
PART D = _____ Dollars (\$ _____)

PART E. - EXCAVATION OF ROCK MATERIAL AT TRENCHES
Excavation of ROCK material, where authorized or directed, proper disposal off-site of excess material and backfill with compacted trench fill material per specifications. (price per cubic yard) (Final amount shall be adjusted upward or downward based on actual quantity authorized.)
Estimated quantity of (600) cy @ \$ _____ per cy = _____
PART E = _____ Dollars (\$ _____)

TOTAL BASE BID AMOUNT (Sum of PARTS A, B, C, D & E) IS:
_____ DOLLARS (\$ _____)

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Submission Requirements

- Proposals shall be submitted electronically through Virginia Tech's procurement portal. This portal allows you access to view business opportunities and submit bids and proposals to Virginia Tech digitally and securely. No hardcopies/emailed bids shall be considered.
- Must be registered with the procurement portal and eVA
 - Please be sure to register prior to the deadline to ensure that any issues that arise can be resolved before the deadline.
 - If you have difficulty registering or uploading your files with the procurement portal, reach out to procurement immediately.
- Must be licensed in VA by DPOR as a Class A Contractor
- Bid bond will be required. Bids will not be considered without a bid bond.
- Bid form must be complete and signed.
- Be timely! The procurement portal cuts off at the stated time. No late bids will be accepted.

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Submission Requirements - Small Business

- Virginia Tech's goal for SWaM participation is fifty percent (50%) of small businesses certified by the Commonwealth of Virginia
 - The apparent low bidder shall submit, within two (2) business days of the bid opening, a complete subcontracting plan listing all tiered subcontractors on the DGS-30-360 form, which can be downloaded from: <https://dgs.virginia.gov/engineering-and-buildings/documents-and-forms/deb>.
 - As a means to track SWAM participation/payments, the successful bidder will be required to report their participation, on a monthly basis via **GC Pay**, when submitting bidder's invoices to Virginia Tech. No invoice shall be approved by Virginia Tech until Offeror has submitted the required participation data.
 - Virginia Tech will monitor the Small Business plan on a monthly basis.

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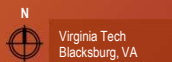
Reminders

- Award will be to the lowest responsible and responsive bidder.
- General Contractor will be responsible for providing a Payment and Performance Bond.
- All RFIs need to be submitted by May 27 at 2:00 PM to Kim Widrig via email: kdcromer@vt.edu

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Location

SITE



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General Site Information

- Project will involve both the new construction of the Center Woods building, as well as the demolition of several structures on site. Some structures will be replaced with surface parking lots.
- A portion of the existing Aquaculture Lab will be demolished to provide parking space
- The new construction will require all new utilities to be extended from Innovation Campus (sewer + force-main, electrical, domestic water, communications)

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Site



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Site Plan



Existing structure, to remain

New parking lot

New parking stalls

New gravel drive

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General Building Information

- Type 5-B, wood frame construction on Slab-on-Grad. Shallow footings and cast-in-place foundation walls.
- South, East, and West foundation walls are retaining walls
- Foundation drain provided on north side only
- Combination of fiberglass windows and aluminum storefront + entrances.
- Both: low-slope membrane (EPDM) roofing over rigid insulation AND sloped standing seam metal roof over attic construction.

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Exterior

- Primarily fiber-cement panel cladding (Cera-Clad, Nichiha, or equal) - prefinished panels and trims; manufacturer's standard clip support system
- Accent #1: corrugated metal siding in gable-ends (ATAS Metals or equal) - installed over ventilated furring strips; exposed fasteners
- Accent #2: flat metal panel cladding in select areas only
- Perforated Metal Panel #1: flat metal panels with custom panel sizes and perforations
- Perforated Metal Panel #2: same profile, size, color, etc. as Accent #1

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Exterior



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Exterior




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Exterior



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Exterior



- Glulam Beams + purlins
- Cross-Laminated Timber (CLT) wall and roof panels
- Rain-Chain copper cups; attached to landscape stone below

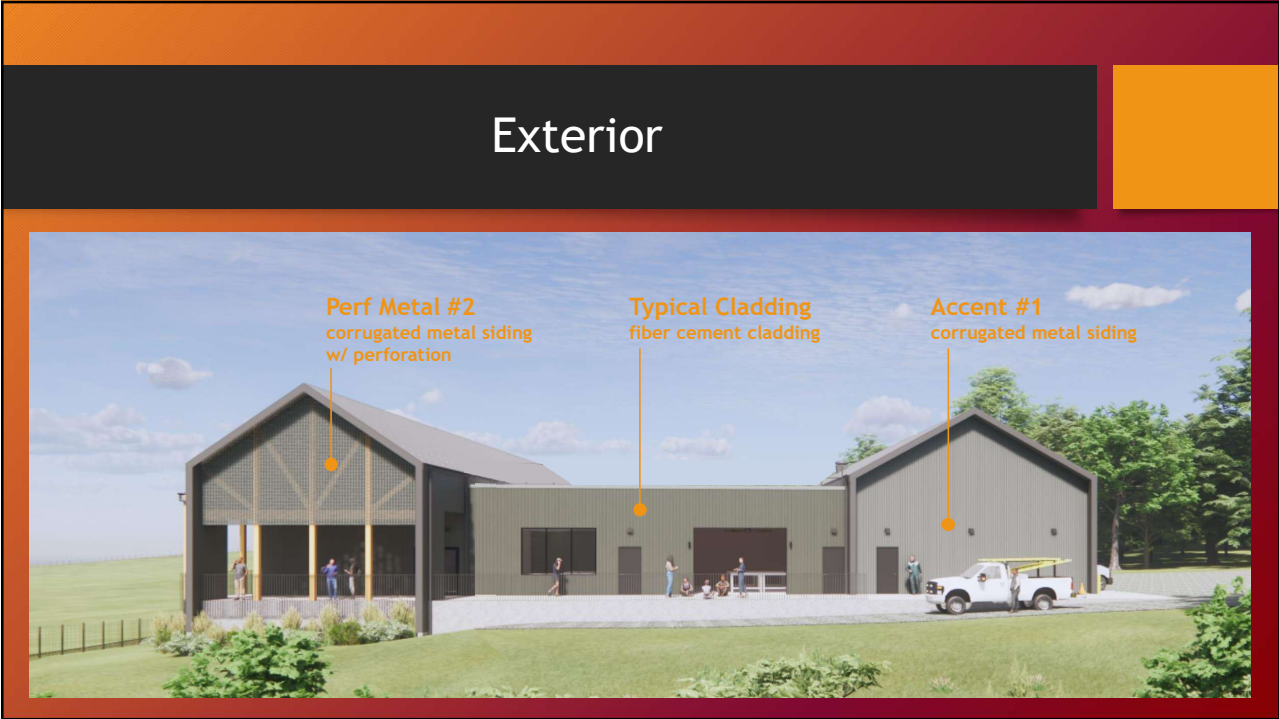
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Exterior



- Accent #1 corrugated metal siding
- Typical Cladding fiber cement cladding

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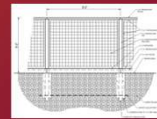
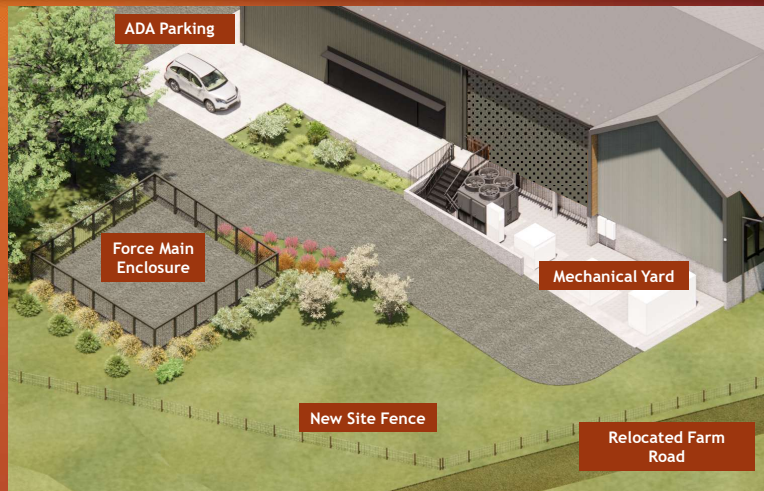
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Floor Plans

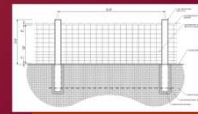


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Mechanical Yard



Force Main Fence



Existing Farm Fence



Typical Railing

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Structure

- Primary frame is load-bearing wood stud wall framing + roof trusses
- In specific areas, CMU construction is required for the garage space and for shear walls - see plans for locations
- Steel columns and beam framing in specific areas to support double-height spaces (garage, large meeting hall)
- Exposed wood piggyback trusses in Large Meeting Hall - See sheets A110 Reflected Ceiling Plan and A123 Lg Meeting Hall Truss Details
- Main Entrance: glulam columns + beams, CLT wall and roof panels.
- East Porch: glulam columns + beams
- Southeast porch: glulam columns + beams
- Equipment platform over Equipment Storage 112 - wood floor and roof trusses + steel framing

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MEP

- Mechanical system: Four-pipe FCU system with air-cooled heat pump chiller located in the mechanical yard
 - System shall contain glycol
- Dedicated outdoor air system located at mechanical equipment platform and VAV's for demand control ventilation
- Electric domestic water heater and storage tank
- Combination gutter/down spout and internal drain/overflow rain management
- Animal lab spaces to have dedicated exhaust
- Lab Equipment requiring mechanical tie-ins:
 - (2) fume hoods
 - (4) snorkel exhausts
- Building to be fully sprinkled per NFPA requirements
 - Attic, garage, and overhangs shall be covered by a dry system
 - Ceiling cavity between attic and occupiable space shall be sprinkled by wet-pipe
 - Occupiable space shall be sprinkled by wet-pipe

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MEP

- VTES medium voltage switch an oil-filled transformer on site
- 1200A service at 208V / 120V
- 50 kVA diesel generator, life safety + optional standby branches
- Submetering required
- PV ready - infrastructure only

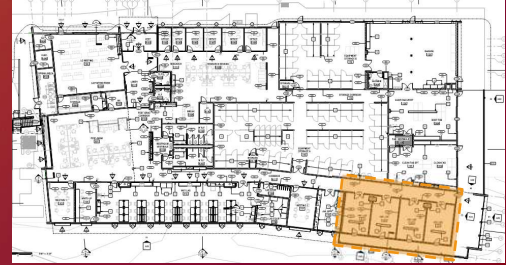
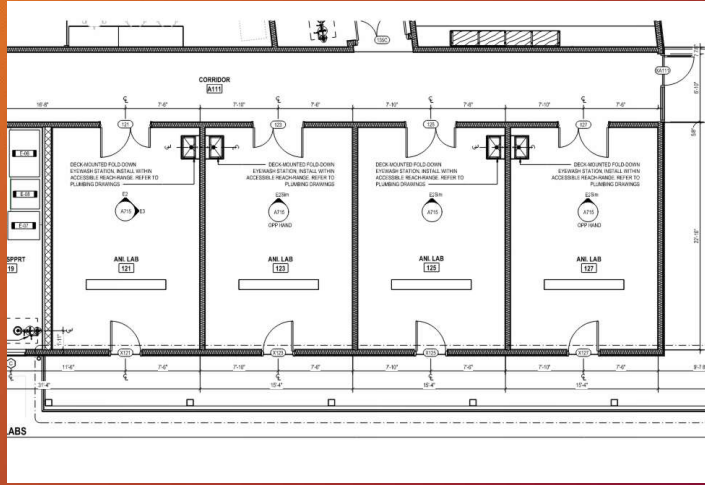
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Delegated Design

- Exterior Stairs and Railings - all locations
- Shop-built wood roof/floor trusses
- Structural glue-laminated wood members (includes CLT)
- Exterior storefront
- Fire sprinkler systems
- Fire alarm (by Johnson Controls, no substitutions)

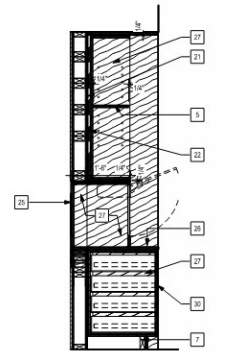
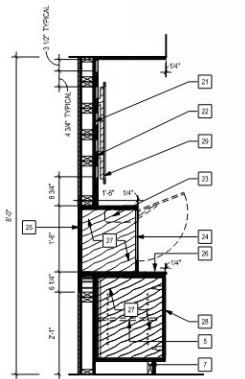
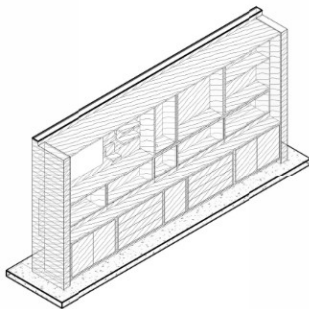
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Animal Labs



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Casework



D1 CASEWORK AXONOMETRIC - RESEARCH DISPLAY

D2 CASEWORK DETAIL - RESEARCH DISPLAY
3/4" = 1'-0"

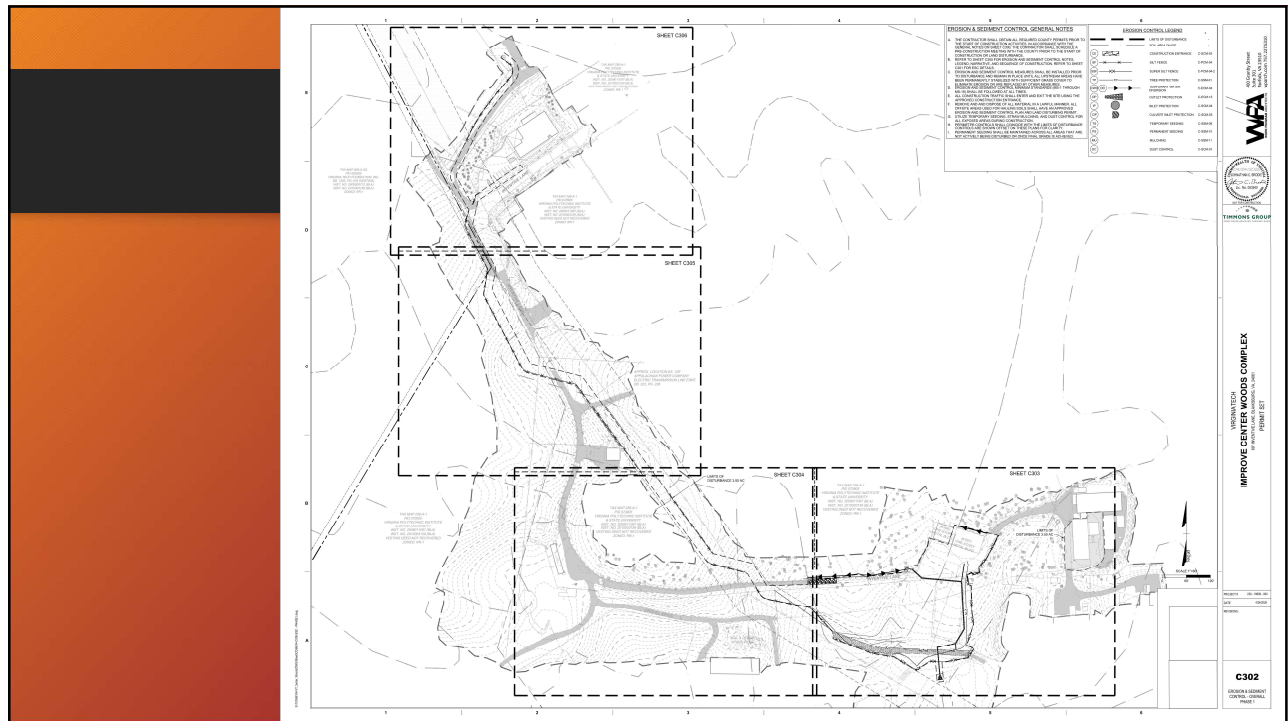
D3 CASEWORK DETAIL - RESEARCH DISPLAY
3/4" = 1'-0"

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Construction Sequence

- (3) PHASES

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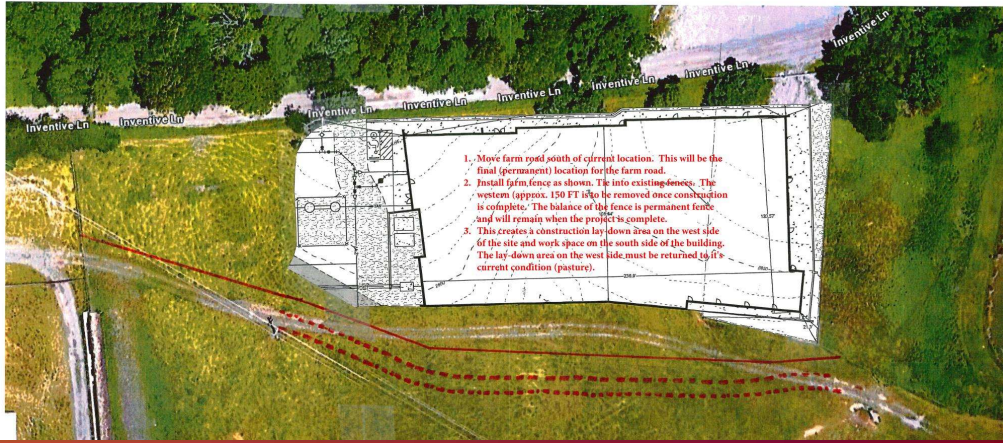


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Fencing Plan

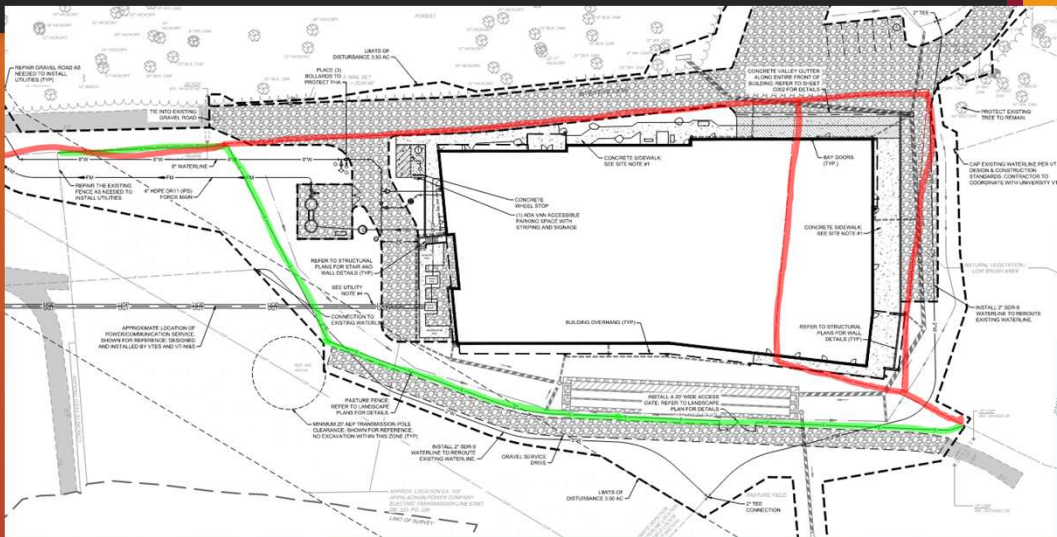
April 14, 2025 Site Visit with CALS for coordination for the Center Woods Project
Patrick Hill, Chad Joines, Dave Linker, Paul Ely, Kyle White, Todd Shelton

Construction Phase Fence Layout and Farm Road Layout
to separate CALS pasture from the project site.



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Fencing Plan

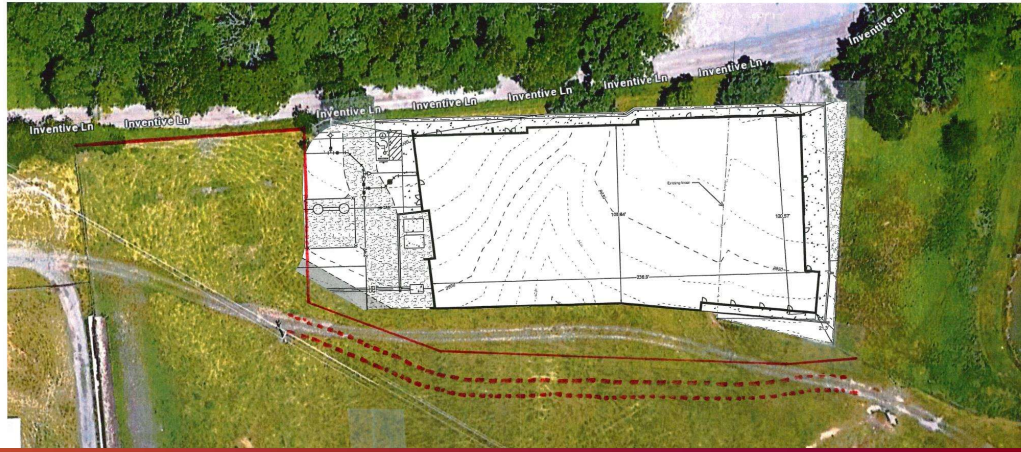


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Fencing Plan

April 14, 2025 Site Visit with CALS for coordination for the Center Woods Project
Patrick Hill, Chad Joines, Dave Linker, Paul Ely, Kyle White, Todd Shelton

Final Completion Fence Layout and Farm Road Layout
to separate CALS pasture from the project site.

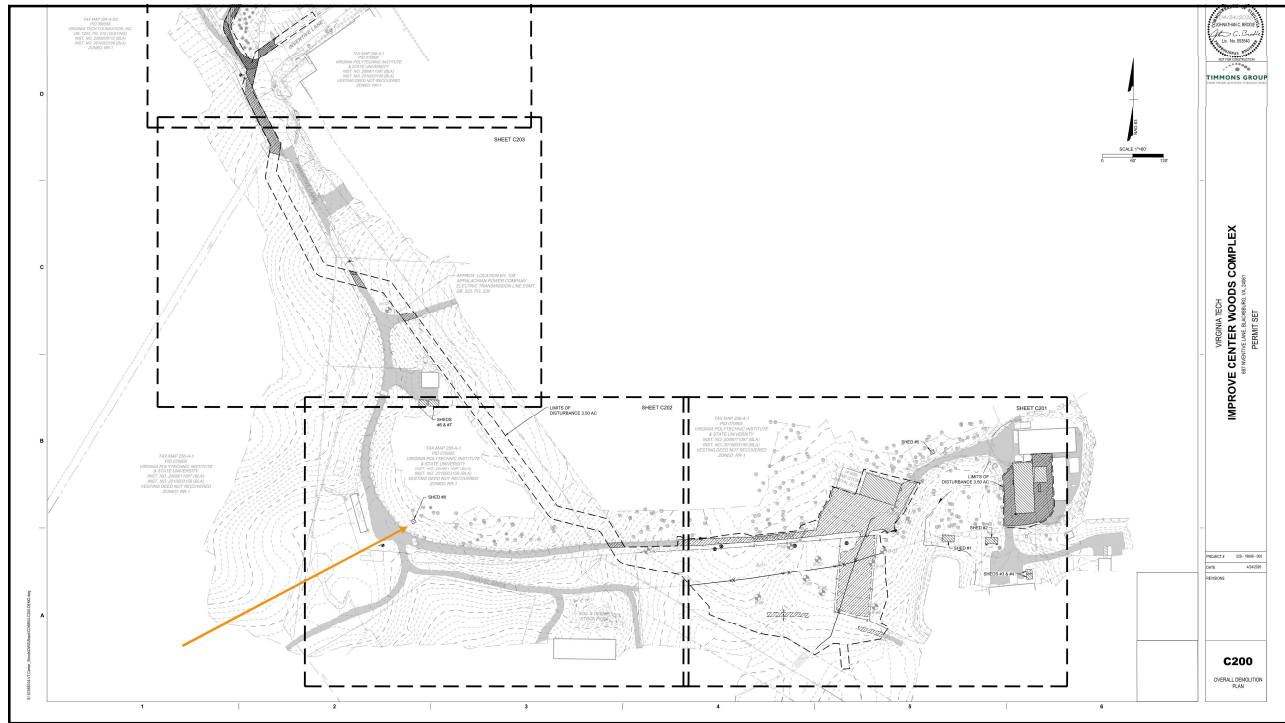


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Post-Construction Demolition

- Various structures on site that must remain during construction
- Shed #8 can be removed at the contractor's convenience

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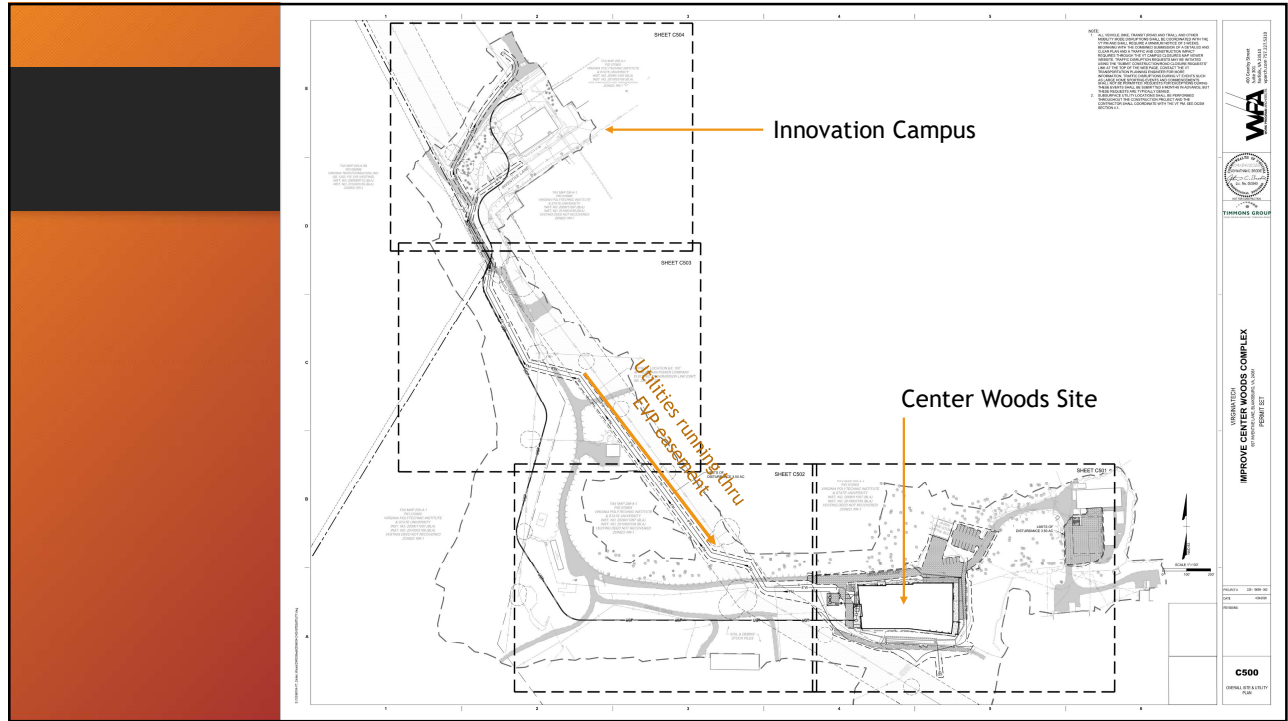


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Utilities

- All utilities will be brought over from nearby Innovation Campus

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Site Walk

We will meet at Center Woods Complex

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Thank You

Questions? Questions that are not clearly addressed in the IFB shall be submitted in writing. All RFIs shall be submitted to VT Procurement as previously noted.