



**To: All Vendors Bidding on The College of New Jersey
Roscoe First Floor Office Renovations**

**From: Lauren Manning
Finance & Business Services**

Date: November 11, 2025

ADDENDUM NO. 1

ISSUE DATE: November 11, 2025

REFERENCE: The College of New Jersey
Roscoe First Floor Office Renovations
Bid No. AB260006

Date of Original Bidding Documents: October 27, 2025

INTENT: This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents and Prior Addenda if any, as identified above.

VENDOR QUESTIONS:

Question 1: The engineer took the time to show receptacles by darkening them, but marked them EX as existing? I guess my confusion is, if they are existing, why show them?

Response: Provide (1) one new receptacle in Storage 154. All other receptacles are existing to remain. See drawing E101.

Question 2: They also show dark telephone/data outlets, yet the note #1 states all AV and IT is existing to remain. So, I don't know if they are new or existing as well?

Response: Provide (1) one new receptacle in Storage 154. All other receptacles are existing to remain. See drawing E101.

Question 3: Please confirm Note 1 E101, that no additional Voice/Data outlets are required, as the symbol is shown without EX next to it, but looking to confirm the note overrides this.

Response: Provide (1) one new receptacle in Storage 154. All other receptacles are existing to remain. See drawing E101.

Question 4: Is the only new Receptacle required in Storage 154? All else appears to be existing to remain.

Response: Provide one (1) new receptacle in Storage 154. All other receptacles are existing to remain. See drawing E101.

Question 5: Please confirm all bidding Electrical Contractors are to solicit quotes and include pricing from Honeywell Fire for a reprogramming, testing, certification due to the reinstalled smoke detectors throughout.

Response: Yes.

Question 6: Does Ewing typically require all Lighting Fixtures to be supported with ceiling wires and should these be figured throughout for new lighting?

Response: TCNJ is bound by NEC and DCA completes inspections. Yes, all lights should be wired to deck.

Question 7: Is the existing grid to remain for wall bracing?

Response: Yes.

Question 8: Has the RCP been taken into account, sprinklers in center of tile and light layout to work?

Response: Sub-contractor to submit signed and sealed fire protection shop drawings for review. Sprinkler heads to be relocated as required to accommodate new ceiling layout. Please refer to General Notes on sheet FP001 for additional requirements.

Question 9: Will the sprinkler only be lowered into the ceiling or relocated to the center of tile?

Response: Center of tile is preferred.

Question 10: Who will be moving the furniture?

Response: The contractor is responsible to tag, disassemble and move the furniture to each suites lobby and the main lobby on this floor and return the furniture when the rooms are completed. Occupants will have their office belongings boxed up for the move in and out. TCNJ will disconnect all AV and IT and computers.

Question 11: Will blinds be lowered and reused?

Response: No, and existing are to remain.

Question 12: Will a temporary fence be required around dumpster?

Response: Yes, a 6-foot chain link fence around the dumpster area with a double gate, and maybe for another truck of two can be set up in front the attached old library.

Question 13: With the smoke heads being relocated, will it require testing upon completion?

Response: Yes, Honeywell.

Question 14: Can we assume concrete under carpet is to be removed?

Response: No, contractor is to prep the floors for new flooring prior to installation of the new flooring.

Question 15: Reference to the below scope, can we get the contact information on the BMS / Controls sub for the below scope.

PROJECT INTRODUCTION

1. PROJECT MISSION STATEMENT:
 - A. TO IMPLEMENT MODIFICATIONS/ADDITIONS TO AN EXISTING MECHANICAL SYSTEMS WITHIN ROSCOE HALL. THE WORK SHOULD BE PERFORMED IN A SAFE MANNER WHILE MEETING ALL OF TCNJ REQUIREMENTS. UPON COMPLETION, ALL UPGRADES WILL FUNCTION PROPERLY AND EFFICIENTLY AS DESIGNED.
2. PROJECT DESCRIPTION:

THE PROJECT CONSISTS OF CONTROL INTERGRATION TO THE CAMPUS SYSTEM, MODIFICATION OF DUCTWORK SERVING THE AREAS OF WORK INDICATED ON THE ARCHITECTURAL DRAWINGS.
3. SCOPE:
 - A. THE FOLLOWING IS A BRIEF SCOPE OF THE WORK FOR THIS PROJECT (NOT INTENDED TO BE ALL INCLUSIVE):
 - 1) SYSTEMS TO REMAIN INTACT:
LIGHTING FIXTURES, SPRINKLER SYSTEM,
FIRE ALARM SYSTEM

Response: At the present time the 1st floor at Roscoe has Honeywell thermostats integrated back to our BMS (EBI), that is our central system. Honeywell contact information is Josh Mogck, joshua.mogck@honeywell.com and Mark Ogden, Mark.Ogden@honeywell.com.

END OF ADDENDUM NO. 1