

DLZ INDIANA, LLC
2211 East Jefferson Blvd
South Bend, Indiana 46615

Wednesday, March 18, 2026

ADDENDUM NO. 4

RE: **Elkhart County Courthouse
Window Replacement**

TO: All Bidders and others to whom Plans and Specifications for the above referenced Project have been issued.

The items included in this Addendum are to become a part of the original Drawings and Project Manual as if included herein. Only these items are to be altered. The remainder of the original Drawings and Project Manual remain valid in their entirety.

CERTIFIED BY:



Zachary J. Flagle
Zachary J. Flagle, AIA
Registered Architect
State of Indiana No. 11900204

***** NEW BID DUE DATE: April 6, 2026 *****

PROJECT MANUAL

<u>Section</u>	<u>Article</u>	<u>Action</u>
NOTICE TO BIDDERS		Revise: Notice is hereby given that the Board of County Commissioners of Elkhart County, Indiana, will receive bids up to 8:50 AM on April 6, 2026 for the Elkhart County Courthouse Window Replacement project. It is the responsibility of the bidder to ensure that its bid is delivered on time to the Office of the Elkhart County Commissioners, County Administration Building, 117 N. Second Street, Goshen, IN 46526.
01 21 00	3.3	Reminder: Contractor to include Allowances in bid. Allowance No. 1 (General Contingency): \$65,000.00. Allowance No. 2 (Stained Glass and Sash Restoration): \$155,000.00
01 41 00		Add 1.5 EPA AND IDEM REGULATIONS A. This project is not subject to the EPA Lead Renovation, Repair, and Painting Rule (RRP Rule). B. As part of the this Project, the Contractor is required to comply with the OSHA Lead in Construction Standard (1929 CFR 1926.62), which establishes maximum limits of exposure to lead for all workers covered, including a permissible exposure limit (PEL) and action level (AL). The OSHA Lead in Construction protects workers from lead exposure regardless of the percentage of lead in the material and instead focuses on air concentration levels. It should be noted, the OSHA Lead in Construction Standard does not set a minimum percent of lead that triggers worker protection or monitoring requirements. C. In accordance with the EPA and IDEM regulations and guidance documents, debris generated as part of demolition and renovations activities that contain adhered painted surfaces meets the “Component Exception” and is not subject to the IDEM and/or EPA Hazardous Waste Regulations. The debris materials that contain adhered

painted surface are to be disposed of at an IDEM permitted waste disposal facility licensed to accept Municipal Solid Waste. As part of this Project, the materials containing adhered painted surfaces are to be removed in an intact condition and the Contractor shall properly dispose of the debris materials at an IDEM permitted disposal facility licensed to accept Municipal Solid Waste.

01 50 00

3.3, C.

Add:

1. In addition to maintaining public access to the ADA entrance at the north end of the building throughout construction, Contractor to ensure that either the east or west entrance remains available to the public.
2. ADA and public entrance to be protected when overhead work activities are being performed.

02 41 19

1.8, D.

Add:

3. Contractor remains responsible for verification and compliance to specific landfill requirements and all procedures.
4. Contractor remains responsible for supplying dumpster and transporting the waste material to landfill for disposal.
5. In Indiana, lead-based paint (LBP) debris generated from the removal of painted components (such as doors, windows, or trim) from facilities is generally treated as solid waste rather than hazardous waste, provided it is managed according to specific disposal procedures.

a. The "Component Exemption" regarding disposal is derived from the following:

- i. **EPA/RCRA Regulatory Interpretation:** Lead-based paint debris (such as painted wood or metal components) disposed of by contractors in Municipal Solid Waste Landfill or municipal solid waste landfill is generally not subject to Toxicity Characteristic (RCRA) testing, provided the paint is not separated from the underlying material.
- ii. **Indiana Regulation 410 IAC 32-4-11 (Lead-based paint disposal procedures):** This rule dictates that waste must be securely stored and transported. It mandates that disposal be in accordance with 329 IAC 3.1 (hazardous waste) and 329 IAC 10 (solid waste).

b. Key Requirements for Disposal:

- i. LBP debris must be transported in covered vehicles.

- ii. The waste must be disposed of in a C&D landfill or municipal solid waste landfill.
 - iii. Once LBP is removed (e.g., sanded or stripped) from the component, the remaining, separated component is no longer considered LBP debris.
- a. If the lead-based paint is stripped, blasted, or otherwise removed from the component, the resulting concentrated paint waste (dust, chips, sludge) must be tested for hazardous waste (TCLP) and is not exempt.

02 41 19

3.4

Add

C. The County does not wish to retain salvage rights for the existing windows or storm windows. Contractor shall properly dispose of them accordingly.

05 52 13.03

2.4, A

Replace:

A. Glass type: Low-E coated, tinted insulated glazing.

1. Exterior lite shall be 1/4" thick.
2. Interior lite to be a 1/4" thick.
3. Low-e coating: pyrolytic or sputtered in third surface
4. Grey tint: on the second surface
5. Fully Tempered Float Glass: ASTM C1048, Kind FT (fully tempered), Condition A (uncoated) unless otherwise indicated, Type I, Class 1 (clear), Quality-Q3 as required by code.
 - a. Fabrication Process: By horizontal (roller-hearth) process with roll-wave distortion parallel to bottom edge of glass as installed unless otherwise indicated.
 - b. Tempered glass is only required at specific hazardous locations as defined by code.
 - i. One (1) window sash (South Stairwell, Landing between Floors 2 and 3, top sash only.)
 - ii. Two (2) half-round stained-glass sashes, South Stairwell, Landing between floors 2 and 3).
 - iii. Any additional glazing locations identified during field verification that meet the definition of hazardous

locations per applicable code shall also be provided with tempered safety glazing.

6. Insulating glass IGCC certified to performance level CBA when tested in accordance with ASTM E2190.

08 52 13.03

2.2, B, 5

Add:

- a. Bottom operable sash shall contain a operable stop mechanism that allows windows to be fixed and allow the Owner to open if desired.

CLARIFICATIONS

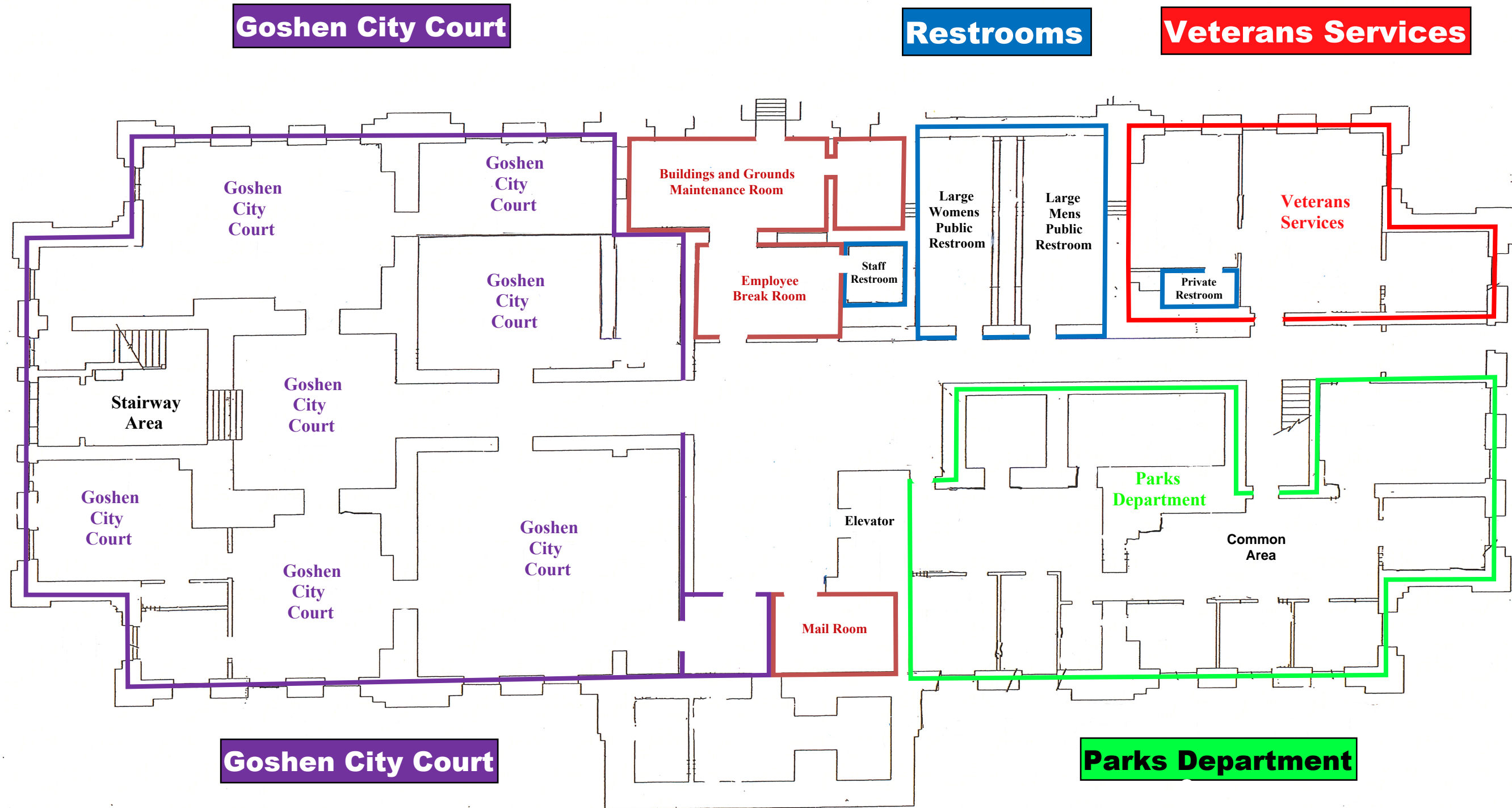
1. This project does not have prevailing wage requirements.
2. Space on site will be provided by the Owner for Contractor to use as a staging and materials storage area. This area shall be secured during the length of mobilization on site and will be coordinated during the Pre-Construction meeting.
3. The Owner is performing interior renovation at the Courthouse. Refer to attachment
 - a. Owner will accommodate Contractor's work activities accordingly.
 - b. The anticipated move-in and occupancy for each area is as follows:
 - i. Goshen City Court and Goshen Fire Department: May 1, 2026
 - ii. Elkhart County Departments: May 1, 2026
 - iii. Parks Department: May 1, 2026
 - iv. County Commissioner: June 1, 2026
 - v. Human Resources Department: July 1, 2026

ATTACHMENTS:

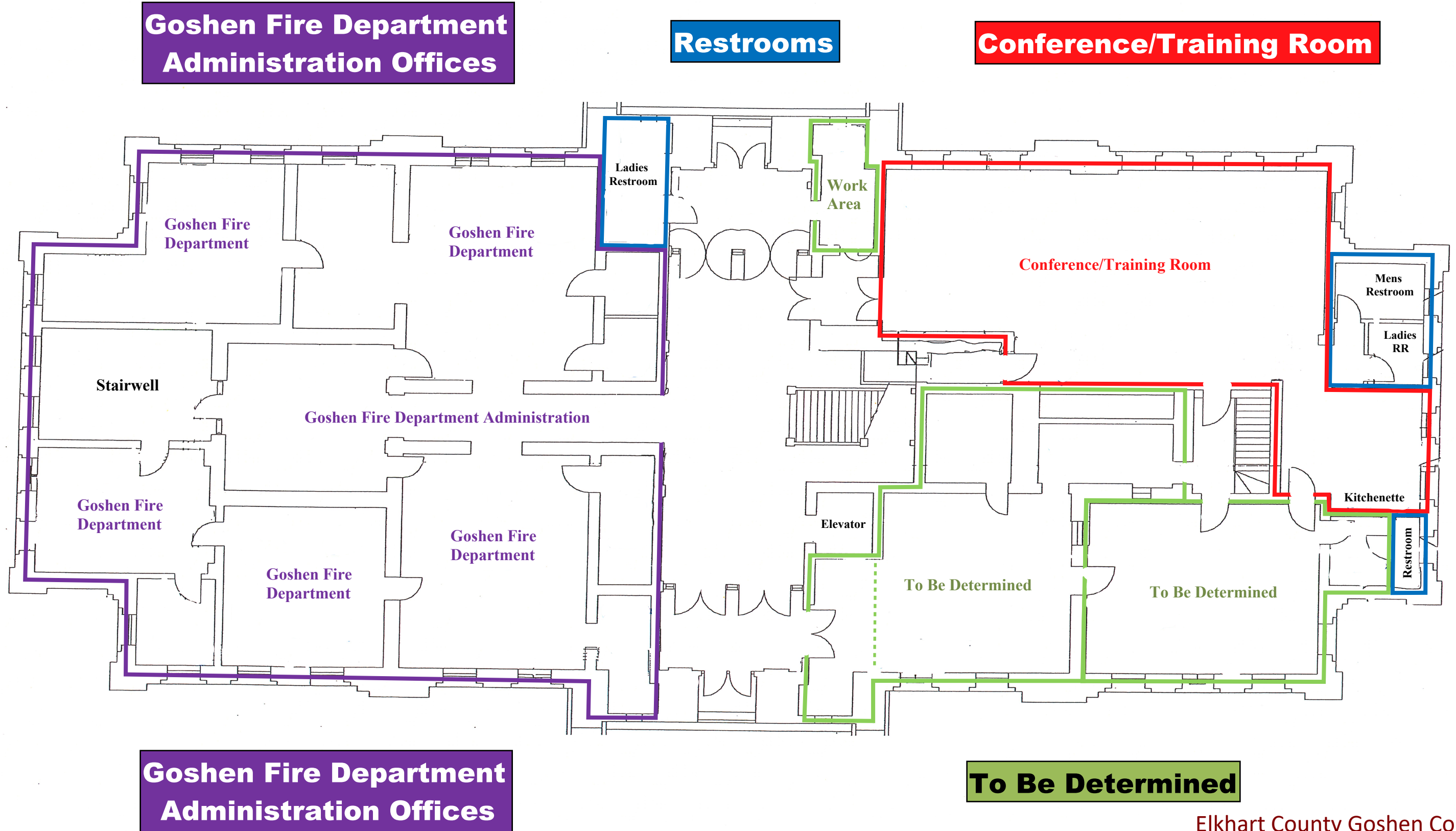
Elkhart County Goshen Courthouse – Department Assignments, dated 03.18.2026

END OF ADDENDUM No. 4

Goshen Courthouse 1st Floor Department Relocation



Goshen Courthouse 2nd Floor Department Relocation



Goshen Courthouse 3rd Floor Department Relocation

