

DOCUMENT 00 41 13 (Rev 2)

BID FORM

BUENA PARK LIBRARY DISTRICT

To: Governing Board of the Buena Park Library District ("District" or "Owner")

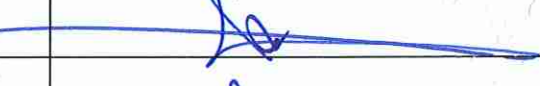
THIS BID IS SUBMITTED BY:

PCN3, Inc.

(Firm/Company Name)

Re: **Buena Park Library Renovation Project** at 7150 La Palma Ave, Buena Park, CA 90620
Contract Number BPLD-24-01 REN

1. The undersigned has reviewed the Work outlined in the Contract Documents and fully understands the scope of Work required in this Proposal, understands the construction and project management function(s) is described in the Contract Documents, and that Bidder proposes and agrees, if this Bid is accepted, to enter into an agreement with the **BUENA PARK LIBRARY DISTRICT** in the form included in the Contract Documents, Document 00 52 00 (Agreement), to perform and furnish all Work as specified or indicated in the Contract Documents for the Contract Sum and within the Contract Time indicated in this Bid and in accordance with all other terms and conditions of the Contract Documents.
2. Bidder accepts all of the terms and conditions of the Contract Documents, Document 00 11 13 (Notice Inviting Bids), and Document 00 21 13 (Instructions to Bidders) including, without limitation, those dealing with the disposition of Bid Security. This Bid will remain subject to acceptance for 60 Days after the day of Bid opening, unless there is a bid protest, then 90 days after the day of bid opening.
3. In submitting this Bid, Bidder represents that Bidder has examined all of the Contract Documents, performed all necessary Pre-Bid investigations, attended the mandatory Pre-Bid Meeting, has notified Owner in writing of any discrepancies or omissions or of any doubt, questions, or ambiguities about the meaning of any of the Contract Documents, and received the following Addenda:

Addendum Number	ADDENDUM DATE	Signature of Bidder
1	7/8/2026	
2	7/21/2026	
3	8/7/2026	
4	8/14/2026	

4. Based on the foregoing, Bidder proposes and agrees to fully perform the Work within the time stated and in strict accordance with the Contract Documents for the following sums of money listed in the following Schedule of Bid Prices:

SCHEDULE OF BID PRICES

All Bid items, including lump sums, unit prices and alternates (if any), **must be entered on this form completely and clearly**. Bid items are described in Section 01 11 00 (Summary of Work). Quote in figures only unless words are specifically requested.

SUMMARY OF COSTS AND BID BREAKDOWN

Division #	Division Description (as applicable)	Division Total (\$)
01	General Conditions/Requirements	905,000.00
02	Existing Conditions	574,640.00
03	Concrete	384,422.00
04	Masonry	36,000.00
05	Metals	330,355.00
06	Wood, Plastics and Composites	344,560.00
07	Thermal & Moisture Protection	324,464.00
08	Openings	391,500.00
09	Finishes	1,045,222.00
10	Specialties	151,500.00
11	Equipment	55,000.00
12	Furnishings	18,000.00
13	Special Construction (NOT USED)	0.00
14	Conveying Equipment	251,000.00
21	Fire Suppression	340,000.00
22	Plumbing	419,800.00
23	Heating, Ventilating, and Air-Conditioning (HVAC)	207,000.00
25	Integrated Automation (NOT USED)	0.00
26	Electrical	590,000.00
27	Communications	228,000.00
28	Electronic Safety and Security	325,000.00
31	Earthwork	40,780.00
32	Exterior Improvements	367,202.00
33	Utilities (NOT USED)	0.00
34	Transportation (NOT USED)	0.00
35	Waterway and Marine Construction (NOT USED)	0.00
40	Process Integration (NOT USED)	0.00
42	Process Heating, Cooling, and Drying Equipment (NOT USED)	0.00
44	Pollution (NOT USED)	0.00
46	Water and Wastewater Equipment (NOT USED)	0.00
Divisions Total		7,329,445.00
Overhead and Profit		301,385.80
Insurance		114,000.00

June 2026

Cost of Payment and Performance Bonds
TOTAL BASE BID AMOUNT

91,200
7,836,030.80

UNIT PRICE SCHEDULE (For Allowance/Adjustment Quantity Variations)

Item No.	Description	Est. Qty	Unit	Unit Price (\$)	Item Total (\$)
1	Concrete surface preparation and application of MVE system, for concrete slabs to receive floor coverings listed in Specification Section 090561.	2000	SF	25	50,000
2	Provide localized Hydrophilic Polyurethane Ground Injection at the isolated cracks and cold joints with evidence of points Intrusion (Per Drawing A2.00, keynote 03.03).	100	LF	250	25,000
Total Unit Price Schedule Amount					75,000

TOTAL COMBINED BID PRICE (Base Lump Sum + Total Unit Price Items): \$ 7,911,030.80
(This amount must match the amount entered on the Bid Form)

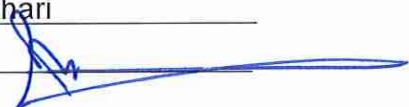
TOTAL COMBINED BID PRICE:

Seven million nine hundred eleven Thousand Thirty dollar and eighty Cents
(State in Words)

Firm Name (as indicated on the Bid Form): PCN3, Inc.

By: Brian Abghari

Title President

Signature: 

Date: 8/19/2026

5. The undersigned acknowledges that the Apparent Low Bidder will be determined as provided in Documents 00 11 13 (Notice to Bidders) and Document 00 21 13 (Instruction to Bidders).
6. Subcontractors for work are listed on Document 00 43 30 (Subcontractors List), submitted herewith.
7. The undersigned Bidder understands that Owner reserves the right to reject this Bid.
8. If written notice of the acceptance of this Bid, hereinafter referred to as Notice of Award, is mailed or delivered to the undersigned Bidder within the time described in Paragraph 2 of this Document 00 41 13 or at any other time thereafter before it is withdrawn, the undersigned Bidder will execute and deliver the documents required by Document 00 21 13 (Instructions to Bidders) within the times specified therein.
9. Notice of Award or request for additional information may be addressed to the undersigned Bidder at the address set forth below.
10. The undersigned Bidder herewith encloses a legible photocopy of (i) a cashier's check or (ii) a certified check), in the amount of ten percent (10%) of the Total Bid Price and made payable to

June 2026

the BUENA PARK LIBRARY DISTRICT (certified without qualification and drawn on a solvent bank of the State of California or a National Bank doing business in the State of California), or (iii) a photocopy of a completed form of the Bid Bond (Document 00 43 13), Bidder must deposit the original of the bid bond, cashier's check, or certified check in the mail on the same day as the bid opening.

11. The undersigned Bidder agrees to commence Work under the Contract Documents on the date established in Document 00 72 00 (General Conditions) and to complete all Work within the time specified in Document 00 52 00 (Agreement).
12. The undersigned Bidder agrees that, in accordance with Document 00 72 00 (General Conditions), liquidated damages for failure to complete all Work in the Contract within the time specified in Document 00 52 00 (Agreement) shall be as set forth in Document 00 52 00.
13. The names of all persons interested in the foregoing Bid as principals are:

IMPORTANT NOTICE:

If Bidder or other interested person is a corporation, give the legal name of corporation, state where incorporated, and names of president and secretary thereof; if a partnership, give name of the firm and names of all individual co-partners composing the firm; if Bidder or other interested person is an individual, give first and last names in full.

NAME OF BIDDER: PCN3, Inc.

licensed in accordance with an act for the registration of Contractors, and with license number: 786518 Expiration: 10/31/2026.

<u>California</u> (Place of Incorporation, if Applicable)	<u>Brian Abghari, President</u> (Principal)
	<u>Brian Abghari, Secretary</u> (Principal)
	<u>Brian Abghari, Treasurer</u> (Principal)

I certify (or declare) under penalty of perjury under the laws of the State of California that the foregoing is true and correct.


Brian Abghari, President
(Signature of Bidder)

NOTE: If Bidder is a corporation, set forth the legal name of the corporation together with the signature of the officer or officers authorized to sign contracts on behalf of the corporation. If Bidder is a partnership, set forth the name of the firm together with the signature of the partner or partners authorized to sign contracts on behalf of the partnership.

Business Address: 10591 Humbolt Street Unit A, Los Alamitos CA, 90720

Contractor's Representative(s): Brian Abghari, President
(Name/Title)

June 2026

Brian Abghari, Secretary
(Name/Title)

Brian Abghari, Treasurer
(Name/Title)

Officers Authorized to Sign Contracts

Brian Abghari, President
(Name/Title)

Brian Abghari, Secretary
(Name/Title)

Brian Abghari, Treasurer
(Name/Title)

Telephone Number(s):

(562) - 493 - 4124 x402
(Area Code) (Number)

(562) - 493 - 4124 x402
(Area Code) (Number)

Fax Number(s):

(562) - 493 - 4129
(Area Code) (Number)

(562) - 493 - 4129
(Area Code) (Number)

Date of Bid:

8/19/2026

END OF DOCUMENT

MINUTES OF ANNUAL BOARD OF DIRECTORS MEETING
of
PCN3, INC.
A California Corporation

A meeting of the Board of Directors of PCN3, INC., A California Corporation was held at 1:00 p.m. at 5450 Katella Ave., #101, Los Alamitos, California 90720 on April 16, 2020 following the annual shareholders' meeting; all directors were present in person.

The minutes from the previous meeting were approved.

On motion duly made, seconded, and unanimously carried, the following officers were elected:

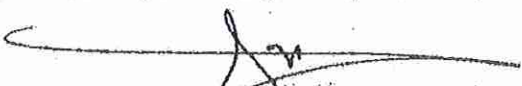
Brian Abghari	President
	Vice President
Brian Abghari	Secretary
Brian Abghari	Chief Financial Officer

Each officer so elected accepted his office.

On motion duly made, seconded and unanimously carried, the following resolution was adopted:

RESOLVED: That the acts of the officers rendered during the corporate year are hereby approved, ratified and confirmed.

There being no further business to transact, the meeting was adjourned.


Brian Abghari
President and Chairman

Attested:


Brian Abghari, Secretary

DOCUMENT 00 43 13

BOND ACCOMPANYING BID

KNOW ALL BY THESE PRESENTS:

That the undersigned

PCN3, Inc.

(Name of Contractor)

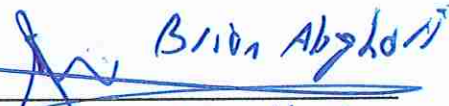
as Principal and the undersigned as Surety are held and firmly bound unto Owner, **BUENA PARK LIBRARY DISTRICT**, as obligee, in the penal sum of (Dollar Amount In Words) Ten Percent of Total Amount Bid Dollars (\$ 10% of Bid) lawful money of the United States of America being at least ten percent (10%) of the aggregate amount of said Principal's base Bid, for the payment of which, well and truly to be made, we bind ourselves, our successors, executors, administrators, and assigns, jointly and severally, firmly by these presents.

WHEREAS, said Principal is submitting a Bid for Owner Contract Number **BPLD-24-01 REN**, Buena Park Library Renovation Project, located at 7150 La Palma Ave, Buena Park, CA 90620.

THE CONDITION OF THIS OBLIGATION IS SUCH that if the Bid submitted by the said Principal be accepted and the Contract be awarded to said Principal and said Principal shall within the required periods enter into the Contract so awarded and provide the required Construction Performance Bond, Construction Labor and Material Payment Bond, insurance certificates, Guaranty, and all other endorsements, forms, and documents required under Document 00 21 13 (Instructions to Bidders), then this obligation shall be void, otherwise to remain in full force and effect. The full payment of the sum stated above shall be due immediately if Principal fails to execute the Contract within fourteen (14) calendar days of the date of Owner's Notice of Award to Principal.

IN WITNESS WHEREOF, the above bounden parties have executed this instrument this 10th day of August, 2026.
(Month)

(Corporate Seal)

PCN3, Inc.
By 
Principal president

By Fidelity and Deposit Company of Maryland
Surety

(Corporate Seal)

By 
Attorney in Fact Terah Lane

END OF DOCUMENT



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Orange }

On 8/18/26 before me, Sana Rowhani, Notary Public
(insert name and title of the officer)

personally appeared Brian Abghari
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public Signature



(Seal)

OPTIONAL INFORMATION

DOCUMENT

Bid Bond

(name or type of document)

SIGNER CAPACITY

President

(capacity claimed by the signer)

(number of pages)

8/10/2026

(document date)

NOTICE
THE NOTARY PUBLIC DOES NOT
CERTIFY THE AUTHORIZED
CAPACITY OF THE SIGNER

Acknowledgment

State of Iowa

County of Black Hawk

This instrument was acknowledged before me

on 8/10/2020,
date

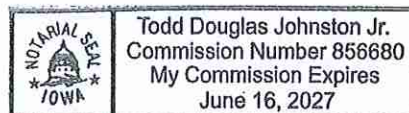
by Terah Lane,
Name(s) of Person(s)

TJ Johnston Jr.

Signature of Notary Public

Notary Public

Title (or Rank of Military Personnel)



Todd Douglas Johnston Jr.
Iowa Notarial Seal

Commission Number: 856680

My Commission Expires: 06/16/2027

My commission expires June 16, 2027

**ZURICH AMERICAN INSURANCE COMPANY
COLONIAL AMERICAN CASUALTY AND SURETY COMPANY
FIDELITY AND DEPOSIT COMPANY OF MARYLAND
POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS: That the ZURICH AMERICAN INSURANCE COMPANY, a corporation of the State of New York, the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, a corporation of the State of Illinois, and the FIDELITY AND DEPOSIT COMPANY OF MARYLAND a corporation of the State of Illinois (herein collectively called the "Companies"), by Thomas O. McClellan, Vice President, in pursuance of authority granted by Article V, Section 8, of the By-Laws of said Companies, which are set forth on the reverse side hereof and are hereby certified to be in full force and effect on the date hereof, do hereby nominate, constitute, and appoint Rachelle RHEAULT, Leigh MCDONOUGH, Mark RICHARDSON, Kevin CATHCART, Terah LANE, Kim LUU, Heather SALTARELLI, Mike PARIZINO, Albert MELENDEZ, Vincent JARA, Elizabeth SANTOS, Jonathan BATIN of Irvine, California, its true and lawful agent and Attorney-in-Fact, to make, execute, seal and deliver, for and on its behalf as surety, and as its act and deed: **any and all bonds and undertakings**, and the execution of such bonds or undertakings in pursuance of these presents, shall be as binding upon said Companies, as fully and amply, to all intents and purposes, as if they had been duly executed and acknowledged by the regularly elected officers of the ZURICH AMERICAN INSURANCE COMPANY at its office in New York, New York, the regularly elected officers of the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY at its office in Owings Mills, Maryland., and the regularly elected officers of the FIDELITY AND DEPOSIT COMPANY OF MARYLAND at its office in Owings Mills, Maryland., in their own proper persons.

The said Vice President does hereby certify that the extract set forth on the reverse side hereof is a true copy of Article V, Section 8, of the By-Laws of said Companies, and is now in force.

IN WITNESS WHEREOF, the said Vice-President has hereunto subscribed his/her names and affixed the Corporate Seals of the said ZURICH AMERICAN INSURANCE COMPANY, COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, and FIDELITY AND DEPOSIT COMPANY OF MARYLAND, this 08th day of June, A.D. 2026.



ATTEST:
**ZURICH AMERICAN INSURANCE COMPANY
COLONIAL AMERICAN CASUALTY AND SURETY COMPANY
FIDELITY AND DEPOSIT COMPANY OF MARYLAND**

Thomas O. McClellan
By: Thomas O. McClellan
Vice President

Daniel Lutes

By: Daniel Lutes
Secretary

**State of Maryland
County of Baltimore**

On this 08th day of June, A.D. 2026, before the subscriber, a Notary Public of the State of Maryland, duly commissioned and qualified, Thomas O. McClellan, Vice President and Daniel Lutes, Secretary of the Companies, to me personally known to be the individuals and officers described in and who executed the preceding instrument, and acknowledged the execution of same, and being by me duly sworn, deposeth and saith, that he/she is the said officer of the Company aforesaid, and that the seals affixed to the preceding instrument are the Corporate Seals of said Companies, and that the said Corporate Seals and the signature as such officer were duly affixed and subscribed to the said instrument by the authority and direction of the said Corporations.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year first above written.

Genevieve M. Malson

Genevieve M. Malson
Notary Public
My Commission Expire January 27, 2029



EXTRACT FROM BY-LAWS OF THE COMPANIES

Authenticity of this bond can be confirmed at bondvalidator.zurichna.com or 410-559-8790

"Article V, Section 8, Attorneys-in-Fact. The Chief Executive Officer, the President, or any Executive Vice President or Vice President may, by written instrument under the attested corporate seal, appoint attorneys-in-fact with authority to execute bonds, policies, recognizances, stipulations, undertakings, or other like instruments on behalf of the Company, and may authorize any officer or any such attorney-in-fact to affix the corporate seal thereto; and may with or without cause modify or revoke any such appointment or authority at any time."

CERTIFICATE

I, the undersigned, Vice President of the ZURICH AMERICAN INSURANCE COMPANY, the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY, and the FIDELITY AND DEPOSIT COMPANY OF MARYLAND, do hereby certify that the foregoing Power of Attorney is still in full force and effect on the date of this certificate; and I do further certify that Article V, Section 8, of the By-Laws of the Companies is still in force.

This Power of Attorney and Certificate may be signed by facsimile under and by authority of the following resolution of the Board of Directors of the ZURICH AMERICAN INSURANCE COMPANY at a meeting duly called and held on the 15th day of December 1998.

RESOLVED: "That the signature of the President or a Vice President and the attesting signature of a Secretary or an Assistant Secretary and the Seal of the Company may be affixed by facsimile on any Power of Attorney...Any such Power or any certificate thereof bearing such facsimile signature and seal shall be valid and binding on the Company."

This Power of Attorney and Certificate may be signed by facsimile under and by authority of the following resolution of the Board of Directors of the COLONIAL AMERICAN CASUALTY AND SURETY COMPANY at a meeting duly called and held on the 5th day of May, 1994, and the following resolution of the Board of Directors of the FIDELITY AND DEPOSIT COMPANY OF MARYLAND at a meeting duly called and held on the 10th day of May, 1990.

RESOLVED: "That the facsimile or mechanically reproduced seal of the company and facsimile or mechanically reproduced signature of any Vice-President, Secretary, or Assistant Secretary of the Company, whether made heretofore or hereafter, wherever appearing upon a certified copy of any power of attorney issued by the Company, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed the corporate seals of the said Companies, this 10th day of August, 2026.



MJ Pethick

Mary Jean Pethick
Vice President

TO REPORT A CLAIM WITH REGARD TO A SURETY BOND, PLEASE SUBMIT A COMPLETE DESCRIPTION OF THE CLAIM INCLUDING THE PRINCIPAL ON THE BOND, THE BOND NUMBER, AND YOUR CONTACT INFORMATION TO:

Zurich Surety Claims
1299 Zurich Way
Schaumburg, IL 60196-1056
reportsfclaims@zurichna.com
800-626-4577

Authenticity of this bond can be confirmed at bondvalidator.zurichna.com or 410-559-8790

DOCUMENT 00 43 14

BIDDER REGISTRATION FORM

INDEPENDENT CONTRACTOR REGISTRATION

Contractor's License # 786518

Contractor's DIR Registration # 1000007827

Date: 8/19/26 Fed I.D. # 95 - 4738509

Full Corporate Name of Company: PCN3, Inc.

Street Address: 10591 Humbolt Street Unit A, Los Alamitos CA, 90720

Mailing Address: 10591 Humbolt Street Unit A, Los Alamitos CA, 90720

Phone: (562) - 493 - 4124 x402 Fax: (562) - 493 - 4129

Name of Principal Contact: Brian Abghari

Type of Business: ☐ Sole Proprietor ☒ Partnership
☐ Non-Profit 501(c)(3) ☐ Corporation
☐ other (please explain: _____)

INSURANCE

Workers' Compensation:

Carrier: StarStone National Insurance Company

Address: 201 E 5TH ST STE 1200 CINCINNATI, OH 45202

Phone and Fax: T: 844-722-7827 F: 714-918-5972

Policy Number: T10260890

General Liability:

Carrier: Zurich American Insurance Comp

Address: 1299 ZURICH WAY SCHAUMBURG, IL 60196

Phone and Fax: T: 800-987-3373 F: 818-227-1740

Policy Number: GLO4305326-00

Policy Limits: \$ \$ 1M Single / \$ 2M Aggregate

A.M. Best Rating: A
Automobile Liability:

Carrier: Zurich American Insurance Comp

Address: 1299 ZURICH WAY SCHAUMBURG, IL 60196

Phone and Fax: T: 800-987-3373 F: 818-227-1740

Policy Number: BAP4305327-00

Policy Limits: \$ \$1 M Single

A.M. Best Rating: A

All-risk Course of Construction (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: Zurich American Insurance Comp

Address: 1299 ZURICH WAY SCHAUMBURG, IL 60196

Phone and Fax: T: 800-987-3373 F: 818-227-1740

Policy Number: TBA

Policy Limits: \$ Bid Amount

A.M. Best Rating: A

Professional Liability (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: UNDERWRITERS AT LLOYDS, LONDON

Address: 280 PARK AVENUE, EAST TOWER, 25TH FLOOR NEW YORK, NY 10017

Phone and Fax: T: (312) 407-6200 F: (312) 407-6229

Policy Number: E&O25149A26

Policy Limits: \$ \$ 1M Single/\$ 1M Aggregate

A.M. Best Rating: A++

June 2026

Pollution Legal Liability Insurance (if applicable, as required by Document 00 73 16 – Insurance and Indemnification):

Carrier: Westchester Surplus Lines Insurance Company

Address: 436 Walnut Street, Philadelphia, PA 19106

Phone and Fax: T: (215) 640-1000 F: TBA

Policy Number: G75519369001

Policy Limits: \$ \$5 M Single / \$5 M Aggregate

A.M. Best Rating: A++

BIDDER CERTIFIES, UNDER PENALTY OF PERJURY, THAT THE FOREGOING INFORMATION IS CURRENT AND ACCURATE AND AUTHORIZES OWNER, AND ITS AGENTS AND REPRESENTATIVES TO OBTAIN A CREDIT REPORT AND/OR VERIFY ANY OF THE ABOVE INFORMATION.



Brian Abghari, President

SIGNATURE

DATE

8/19/26

B.A.

SAFETY EXPERIENCE

The following statements as to the Bidder's safety experience are submitted with the Bid, as part thereof, and the Bidder guarantees the truthfulness and accuracy of all information.

1. List Bidder's interstate Experience Modification Rate for the last three years.
[2026] 1.09 [2025] 1.14 [2024] 1.06
2. Use Bidder's last year's Cal/OSHA 201 log to fill in the following number of injuries and illnesses:
 - a. Number of lost workday cases 2
 - b. Number of medical treatment cases 5
 - c. Number of fatalities 0
3. Employee hours worked last year 500,000
4. State the name of Bidder's safety engineer/manager: Terrence Chermak

Attach a resume or outline of this individual's safety and health qualifications and experience.

I CERTIFY, UNDER PENALTY OF PERJURY, THAT THE FOREGOING INFORMATION IS CURRENT AND ACCURATE AND I AUTHORIZE OWNER, AND ITS AGENTS AND REPRESENTATIVES TO OBTAIN A CREDIT REPORT AND/OR VERIFY ANY OF THE ABOVE INFORMATION.

BIDDER:

By: Brian Abghari
 Signature

Its: President
 Title

Date 8/18/2020

END OF DOCUMENT



TERRENCE CHERMAK

SAFETY OFFICER



Total: 20+ Years | PCN3: 9 Years

PCN3

Education:

BS Marketing, BS
Finance, Economics
Syracuse Univ MBA, St.
John's Univ.

Certifications/Training:

- » PMP, UCLA Extension
- » OSHA 30-hour
- » Certified Health
Safety Technician
- » STSC
- » First Aid / CPR / AED

Highlight(s):

- » DSA Project
Experience

As Safety Officer, Terrence is ultimately responsible for cross training, leading daily safety meetings, and creating crew work schedules and work routines. Successfully monitor day to day operations of in-plant services while maintaining OSHA compliance, plant standards, and company expectations of high technical operations, quality, and safety. Familiarity with Division of the State Architect (DSA) compliance, inspections, and construction protocols for public works and educational facilities.

Relevant Project Experience Includes:

Safety Officer. City of Los Angeles, Public Works, Rams Stadium

Safety Officer. City of Los Angeles, Public Works, LAX Renovation and Improvements

Safety Officer. City of Los Angeles, Public Works, Clippers Stadium

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

Bidder acknowledges and agrees that, if Bidder fails to list as to any portion of Work, or if Bidder lists more than one subcontractor to perform the same portion of Work, Bidder must perform that portion itself or be subjected to penalty under applicable law. In case more than one subcontractor is named for the same kind of Work, state the portion of the kind of Work that each subcontractor will perform.

Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- Mark Beamish Waterproofing, Inc	Waterproofing	650346	1000000903	B.A 0.5% 0.5%
Irvine, CA 92614				0.6%
- American Integrated Resources Inc	Demo + Abatement	947563	1000000131	B.A 0.5% 6.0%
Orange, CA 92865				
- D.F. Perez Construction, Inc	STRUCTURAL Concrete	387778	1000051924	3.0% 0.5% B.A
Anaheim, CA 92806				

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

Bidder acknowledges and agrees that, if Bidder fails to list as to any portion of Work, or if Bidder lists more than one subcontractor to perform the same portion of Work, Bidder must perform that portion itself or be subjected to penalty under applicable law. In case more than one subcontractor is named for the same kind of Work, state the portion of the kind of Work that each subcontractor will perform.

Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- Pico Glass Inc	Glazing + StoreFront	1120887	2000001586	1.3%
Torrance, CA 90504				
- Applied Finishes	Paint	1022434	1000046553	1.0%
Chico, CA 95927				
- Visalia Ceramic Tile, Inc	Ceramic Tile	481599	1000000896	0.6%
Visalia, CA 93291				

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

Bidder acknowledges and agrees that, if Bidder fails to list as to any portion of Work, or if Bidder lists more than one subcontractor to perform the same portion of Work, Bidder must perform that portion itself or be subjected to penalty under applicable law. In case more than one subcontractor is named for the same kind of Work, state the portion of the kind of Work that each subcontractor will perform.

Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- Concrete protection systems WEST, Inc Ontario, CA 917 61	EPOXY Flooring	988985	1000008291	1.0%
- CG Acoustics, Inc	Acoustical Ceiling + Sound Absorbing	951228	1000039217	1.2%
Winchester CA 92596	Wall units + Visual Display units			
- Continental Flooring Inc	Flooring	571581	1000002449	3.0%
Rancho Cucamonga, CA 91730				

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

DOCUMENT 00 43 30

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- Otis Elevator Company	Elevator	7031	1000003571	3.0%
Anaheim, CA 92806				
- Stone Roofing Company, Inc	Roofing	159149	1000001595	2.5%
AZusa, CA 91702				
- WS Construction Co	Metal Framing, Drywall	521254	1000016061	3.5%
Cerritos CA 90703				

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

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The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

Bidder acknowledges and agrees that, if Bidder fails to list as to any portion of Work, or if Bidder lists more than one subcontractor to perform the same portion of Work, Bidder must perform that portion itself or be subjected to penalty under applicable law. In case more than one subcontractor is named for the same kind of Work, state the portion of the kind of Work that each subcontractor will perform.

Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- Apex Fire Protection Montrose, CA 91020	Fire Sprinkler	954286	1000006088	4.0%
- Steel Structures Inc Madera, CA 93638	Structural Steel	261586	1000007013	1.2%
- New Star Construction Services, Inc Santa Ana, CA 92703	Wood Paneling + Case work + Counter Tops	1037776	1000056859	3.5%

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

The Subcontractors List must include the names of all subcontractors for those subcontractors who will perform any portion of Work, including labor, rendering of service, or specially fabricating and installing a portion of the Work or improvement according to detailed drawings contained in the plans and specifications, in excess of one half of one percent (0.5%) of the total Bid amount.

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
Econo Fence LLC Riverside, CA 92509	Fence + Gate	1158154	2000030462	1.5%
UBCA, Inc Temecula CA 92590	Handrail	920943	1000059590	2.0%
Southern Cal Construction Beverly Hills CA 90209	H VAC	1068916	1001040973	1.7%

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

DOCUMENT 00 43 30

DESIGNATED SUBCONTRACTORS LIST

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Name of Subcontractor and Location of Place of Business	Description of Work	Subcontractor's License No.	DIR Registration Number*	% of Total Bid
- MPI Plumbing San Dimas CA 91713	plumbing	720581	1000001568	3.5%
- HCI Systems Inc onTario CA 91761	All Low Voltage Fire Alarm	905493	1000000046	7.0%
- Communication Wiring Specialists Inc San Diego, CA 92123	Electrical	623901	1000002370	6.0%

(Bidder to attach additional sheets if necessary)

* Pursuant to Division 2, Part 7, Chapter 1 (commencing with section 1720) of the California Labor Code.

END OF DOCUMENT

June 2026

DOCUMENT 00 45 01

SITE VISIT CERTIFICATION

TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID
IF SITE VISIT WAS MANDATORY

PROJECT: Buena Park Library Renovation Project IFB-2601

Check option that applies:

_____ I certify that I visited the Site of the proposed Work, received the attached _____ pages of information, and became fully acquainted with the conditions relating to construction and labor. I fully understand the facilities, difficulties, and restrictions attending the execution of the Work under contract.

☒ I certify that Matthew Asher (Bidder's representative) visited the Site of the proposed Work, received the attached 2 pages of information, and became fully acquainted with the conditions relating to construction and labor. The Bidder's representative fully understood the facilities, difficulties, and restrictions attending the execution of the Work under contract.

Bidder fully indemnifies the Buena Park Library District, its Architect, its Engineers, its Construction Manager, and all of their respective officers, agents, employees, and consultants from any damage, or omissions, related to conditions that could have been identified during my visit and/or the Bidder's representative's visit to the Site.

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Date:

8/19/2026

Proper Name of Bidder:

PCN3, Inc.

Signature:

[Signature]

Print Name:

Brian Abghari

Title:

President

June 2026

ATTACHMENTS:

1. Mandatory Pre-Construction Meeting Agenda Introduction Notes - 2 Pages
- 2.
- 3.

END OF DOCUMENT

June 2026

DOCUMENT 00 45 19

NON-COLLUSION AFFIDAVIT

PUBLIC CONTRACT CODE § 7106

NON-COLLUSION AFFIDAVIT TO BE EXECUTED BY BIDDER AND SUBMITTED WITH BID

STATE OF CALIFORNIA)
) ss.
COUNTY OF Orange)

Brian Abghari, being first duly sworn,
(Name of Principal of Bidder)

deposes and says that he or she is President
(Office of Affiant)

of PCN3, Inc., the party
(Name of Bidder)

making the foregoing Bid, that the Bid is not made in the interest of, or on behalf of, any undisclosed person, partnership, company, association, organization, or corporation; that the Bid is genuine and not collusive or sham; that Bidder has not directly or indirectly induced or solicited any other bidder to put in a false or sham Bid, and has not directly or indirectly colluded, conspired, connived or agreed with any bidder or anyone else to put in a sham Bid, or that anyone shall refrain from bidding, and that the Bidder has not in any manner, directly or indirectly, sought by agreement, communication or conference with anyone to fix the Bid price of Bidder or any other bidder, or to fix any overhead, profit or cost element of the Bid price, or of that of any other bidder, or to secure any advantage against Owner, or anyone interested in the proposed contract; that all statements contained in the Bid are true; and further, that Bidder has not, directly or indirectly, submitted its Bid price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, or paid, and will not pay, any fee to any corporation, partnership, company, association, organization, Bid depository, or to any member or agent thereof to effectuate a collusive or sham Bid.

Executed under penalty of perjury under the laws of the State of California:

PCN3, Inc.
(Name of Bidder)

Brian Abghari, President
(Signature of Principal)

Subscribed and sworn before me _____

This _____ day of _____, 20__

Notary Public of the State of _____

In and for the County of _____

My Commission expires _____

See Attached
Acknowledgement

(Seal)

June 2026

- NOTE:** If Bidder is a partnership or a joint venture, this affidavit must be signed and sworn to by every member of the partnership or venture.
- NOTE:** If Bidder [including any partner or venturer of a partnership or joint venture] is a corporation, this affidavit must be signed by the Chairman, President, or Vice President and by the Secretary, Assistant Secretary, Chief Financial Officer, or Assistant Treasurer.
- NOTE:** If Bidder's affidavit on this form is made outside the State of California, the official position of the person taking such affidavit shall be certified according to law.

END OF DOCUMENT

CALIFORNIA ALL-PURPOSE CERTIFICATE OF
ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California . }

County of Orange }

On 8/18/2026 before me, Sana Rowhani, Notary Public
(insert name and title of the officer)

personally appeared Brian Abghari
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Notary Public Signature



(Seal)

OPTIONAL INFORMATION

DOCUMENT

Non - Collusion Affidavit
(name or type of document)

(number of pages)

(document date)

SIGNER CAPACITY

President
(capacity claimed by the signer)

NOTICE
THE NOTARY PUBLIC DOES NOT
CERTIFY THE AUTHORIZED
CAPACITY OF THE SIGNER

June 2026

DOCUMENT 00 45 19.01

IRAN CONTRACTING ACT CERTIFICATION
(Public Contract Code Sections 2202-2208)

PROJECT/CONTRACT NO.: Buena Park Library
Renovation Project IFB-2601 between the Buena Park Library
District ("Owner") and PCN3, Inc.
("Contractor" or "Bidder") ("Contract" or "Project").

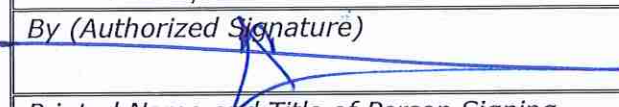
Prior to bidding on or submitting a proposal for a contract for goods or services of \$1,000,000 or more, the bidder/proposer must submit this certification pursuant to Public Contract Code section 2204.

The bidder/proposer must complete **ONLY ONE** of the following two options. To complete OPTION 1, check the corresponding box **and** complete the certification below. To complete OPTION 2, check the corresponding box, complete the certification below, and attach documentation demonstrating the exemption approval.

- ☒ **OPTION 1.** Bidder/Proposer is not on the current list of persons engaged in investment activities in Iran created by the California Department of General Services ("DGS") pursuant to Public Contract Code section 2203(b), and we are not a financial institution extending twenty million dollars (\$20,000,000) or more in credit to another person, for 45 days or more, if that other person will use the credit to provide goods or services in the energy sector in Iran and is identified on the current list of persons engaged in investment activities in Iran created by DGS.
- ☐ **OPTION 2.** Bidder/Proposer has received a written exemption from the certification requirement pursuant to Public Contract Code sections 2203(c) and (d). *A copy of the written documentation demonstrating the exemption approval is included with our bid/proposal.*

CERTIFICATION:

I, the official named below, CERTIFY UNDER PENALTY OF PERJURY, that I am duly authorized to legally bind the bidder/proposer to the OPTION selected above. This certification is made under the laws of the State of California.

Vendor Name/Financial Institution (Printed) PCN3, Inc.	Federal ID Number (or n/a) 95 - 4738509
By (Authorized Signature) 	
Printed Name and Title of Person Signing Brian Abghari, President	Date Executed 8/19/2026

END OF DOCUMENT

DOCUMENT 00 45 46

BIDDER CERTIFICATIONS

TO BE EXECUTED BY ALL BIDDERS AND SUBMITTED WITH BID

The undersigned Bidder certifies to Owner as set forth in sections 1 through 7 below.

1. STATEMENT OF CONVICTIONS

By my signature hereunder, I hereby swear, under penalty of perjury, that no more than one final, unappealable finding of contempt of court by a Federal Court has been issued against Bidder within the past two years because of failure to comply with an order of a Federal Court or to comply with an order of the National Labor Relations Board.

2. CERTIFICATION OF WORKER'S COMPENSATION INSURANCE

By my signature hereunder, as the Contractor, I certify that I am aware of the provisions of Labor Code Section 3700 that require every employer to be insured against liability for worker's compensation or to undertake self-insurance in accordance with the provisions of that Code, and I will comply with such provisions before commencing the performance of the work of this Contract.

3. CERTIFICATION OF PREVAILING WAGE RATES AND RECORDS

By my signature hereunder, as the Contractor, I certify that I am aware of the provisions of Labor Code Section 1773 that requires the payment of prevailing wage on public projects. Contractor and any subcontractors under the Contractor shall comply with Labor Code Section 1776 regarding wage records, and with Labor Code Section 1777.5 regarding the employment and training of apprentices. Contractor is responsible to ensure compliance by any and all subcontractors performing work under this Contract.

4. CERTIFICATION OF COMPLIANCE WITH PUBLIC WORKS CHAPTER OF LABOR CODE

By my signature hereunder, as the Contractor, I certify that I am aware of Labor Code Sections 1777.1 and 1777.7 and Contractor and Subcontractors are eligible to bid and work on public works projects.

5. CERTIFICATION OF NON-DISCRIMINATION

By my signature hereunder, as the Contractor, I certify that there will be no discrimination in employment with regard to race, color, religion, gender, sexual orientation, age or national origin; that all federal, state, and local directives and executive orders regarding non-discrimination in employment will be complied with; and that the principal of equal opportunity in employment will be demonstrated positively and aggressively.

6. CERTIFICATION OF NON-DISQUALIFICATION

By my signature hereunder, as the Contractor, I swear, under penalty of perjury, that the below indicated Bidder, any officer of Bidder, or any employee of Bidder who has a proprietary interest in such Bidder, has never been disqualified, removed, or otherwise prevented from bidding on, or completing a Federal, State, or local government project because of a violation of law or safety regulation, except as indicated on the separate sheet attached hereto entitled "Previous Disqualifications." If a statement of "Previous Disqualifications" is attached, please explain the circumstances.

7. CERTIFICATION OF ADEQUACY OF CONTRACT AMOUNT

By my signature hereunder, as the Contractor, pursuant to Labor Code Section 2810(a), I certify that, if awarded the Contract based on the undersigned's Bid, the Contract will include funds sufficient to allow the Contractor to comply with all applicable local, state, and federal laws or regulations governing the labor or services to be provided. I understand that Owner will be relying on this certification if it awards the Contract to the undersigned.

June 2026

BIDDER:

PCN3, Inc.

(Name of Bidder)

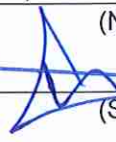
Date:

August 19th

[201]

BA
26

By:



(Signature)

Name:

Brian Abghari

(Print Name)

Its:

President

(Title)

END OF DOCUMENT



Addendum #1

Buena Park Library District Buena Park Library Renovation Project

July 08, 2026

The following items are hereby issued as part of Addendum # 1 for the Buena Park Library District's Library Renovation Project.

Questions and Responses to Requests for Clarifications received, and as of issuance of Addendum #1:

1. Question:

"Please confirm: The prequal being due on 8/14 at 10am, being that it is only 4 days apart from bid date of 8/19 at 10am, when will we be notified of our Prequal status?"

Response:

The District encourages bidders to submit their completed Pre-qualification Questionnaires well before the **August 14, 2026, at 10:00 am** deadline. The District reviews submissions on a rolling basis and will notify bidders of their status shortly after evaluation.

2. Question:

"Please confirm: Should we wait for our prequal status before committing resources to the project?"

Response:

Please see response to Question 1 above.

3. Question:

"I represent a security company that sell and install Alarm Systems, Fire Alarm Systems, Access Control , Camera System and Locksmith work. We carry a C-7, C-10, C28 Contractors Licenses. Do I need to come to the pre bid meeting on July 10th or is it just for General Contractors?"

Response:

All **Prime Contractors** must attend the mandatory Pre-Bid Meeting to be eligible to bid on this project. Subcontractors, vendors, and suppliers are welcome and encouraged to attend. All attendees must sign the official District Sign-In Sheet **prior to the start of the meeting** which will commence promptly at **10:15am on Friday July 10, 2026**.

4. Question:

"Do subcontractors need to be qualified as well to bid this project?"

Response:

Prime Contractors are required to provide details of their Designated Subcontractor List in compliance with DOCUMENT 00 43 30 of the RFB.

5. Question:

"How and where should the contractor submit the prequalification Questionnaire?"

Response:

Bidders are to submit their completed Prequalification Questionnaires as an attachment via the PlanetBids Q&A section.

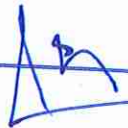
6. Question:

"For the Fire Alarm Panel work, does this project require PE Stamp, NICET III Stamp or NICET IV Stamp?"

Response:

The Orange County Fire Authority (OCFA) requires Fire Alarm drawings to be stamped by a fire alarm contractor, and it is required to be a qualified PE or C-10 contractor stamp.

END OF ADDENDUM #1

 Acknowledged
8/19/2026



Addendum #2

Buena Park Library District
Buena Park Library Renovation Project

Issued: July 21, 2026

The following items are hereby issued as part of Addendum #2 for the Buena Park Library District's Library Renovation Project.

Questions and Responses to Requests for Clarifications received, and as of issuance of Addendum #2:

No.	Question	Response
1	<i>Please advise to whom the prequalification application is to be submitted to. Thank you</i>	As previously stated under Addendum #1 - bidders are to submit their completed Prequalification Questionnaires as an attachment via the PlanetBids Q&A section.
2	<i>Do subcontractors need to be pre-qualified as well to bid this project?</i>	Refer to response previously provided under Addendum #1
3	<i>On the Architectural Drawing, General Project Information Sheet G0.20 under Deferred Approvals, Item 1 indicates Elevator & Associated Support. Is this project subject to DSA Approval? If not, who will review the deferred approvals and who is responsible for submitting them?</i>	This project is not subject to DSA approval. Deferred elevator approvals are to be submitted by elevator sub-contractor to the City of Buena Park.
4	<i>Drawing A2.30 Keynote 08.07 on Detail 1 shows a smoke curtain above the elevator entrance at the Basement and daring A2.32 shows the smoke curtain at the second floor. This is not shown on the 1st floor. Will this smoke curtain be provided at 1st Floor Landing?</i>	No smoke curtain at 1st floor. It is not required.
5	<i>Drawing A7.05 Details 06, 09, 10, 13, 14, 17, & 21 are details for a proprietary machine roomless traction elevator. Specifications call out a twin piston holeless hydraulic elevator. The hoistway sizes are different between the two products. Will the drawing be changed to accommodate the hydraulic elevator as specified or will the specifications be changed to the machine roomless traction elevator?</i>	Drawings will be revised to holeless hydraulic elevator. Hoistway size has been coordinated with basis of design hydraulic elevator noted in specification. Drawings to be updated in a future Addendum issuance.

6	<i>Drawing A7.05 Details 08, 12 & 16 show the hoistway elevator entrances. Details 08 & 16 show extended entrance transoms on the Basement and the 2nd floors. The current elevator has these extended transoms only on the front entrance of the 1st & 2nd floors. a) Should this extended transom be included at the 1st floor also? b) Should the transoms be part of the elevator entrance assembly similar to the original elevator entrances ?</i>	Detail 08 & 16 Show smoke curtain tracks extended above elevator entrances to smoke curtain housing above ceiling, which is also visible in detail 17. There are no extended transoms.
7	<i>Drawing A7.30 Elevator General Notes, Item 19 states " ...the elevator shall conform to...2019 CBC." Drawing GO.20, Applicable Codes specifies CBC 2022. Specification Section 1.02 H indicates ASME A17.1- 2022. The Current elevator code, Title 8, incorporates, by reference, ASME A17.1-2004. Are we to utilize current elevator code?</i>	Utilize ASME A17.1- 2022 A7.30 Elevator General Notes Item 19 has been updated to CBC 2022. Drawings to be updated in a future Addendum issuance.
8	<i>Drawing A7.30, Detail 14 indicates a pit ladder depth of 5". This is not compliant with the current elevator code ASME A17.1-2004, Section 2.2.4.2. Dimension should be 7" to the center of the rung. Can the pit ladder dimension be corrected?</i>	Dimension has been revised to 7" to the center of the rung. Drawings to be updated in a future Addendum issuance.
9	<i>Drawing A7.30, Detail 09, Note 1 indicates a sprinkler in the elevator pit. a) Will that sprinkler be located a minimum of 24" above the pit floor? b) Will the pit electrical be housed in NEMA 4 boxes? c) Can the sprinkle be removed?</i>	a) Yes, it will be located 24" above pit floor b) Pit electrical will be housed in NEMA 3R and waterproof housing for receptacle. Elevator Housing detail to be added to sheet E7.00 c) Sprinkler will be provided in elevator pit Drawings to be updated in a future Addendum issuance.
10	<i>Drawing A7.30, Detail 11 shows the elevator entrance head. Be advised: a) For the required UL Label for the entrance frames, the frames must encapsulate the drywall on both sides of the wall. The entrance frames will protrude into the hoistway and into the lobby. b) How will the smoke curtain be installed if the entrances are provided with transoms?</i>	a) Detail 11/A7.30 will be revised to show elevator frame fulling encapsulating drywall on both sides. b) Elevator Entrances will not have transoms Drawings to be updated in a future Addendum issuance.
11	<i>Drawing A7.30, Detail 20 and specification section 14200 2.14 A 6&7 indicate a patterned stainless steel wall finish. Is there a pattern number for this finish?</i>	SWL Patterned Stainless Steel. Drawings to be updated in a future Addendum issuance.
12	<i>Drawing E6.10, Will the lighting fixtures shown on the Lighting Fixture Schedule provide the code required lighting in the following areas: a) Machine room requires 19 ftc in all areas of the floor. b) Elevator Pit requires 10 ftc in all areas of the pit floor especially at the pit ladder. c) Elevator Lobby requires 5 ftc at the hall stations and at the sill at all times the elevator is operational.</i>	a) Machine Room - an additional fixture will need to be added in order to achieve 19 ftc at the corners of the ground plane. b) Elevator Pit - no lighting is currently shown; two fixtures will be added to achieve 10 ftc across the entire ground plane. c) Elevator Lobby - the current design achieves a minimum of 5 ftc across the entire ground plane, including at the sill. Drawings to be updated in a future Addendum issuance.
13	<i>Drawing FA2.00, Keynote FA-1004 indicates Monitor Modules will be installed in the machine room. While fire relays are allowed, monitor relays are not allowed in the machine room. Can the monitor relays be relocated?</i>	Fire alarm monitor module should be installed in the elevator machine room to supervise elevator 120V shunt trip power. Fire alarm relay and monitor modules are dedicated equipment used directly in connection with the elevators and are permitted inside the machine room.

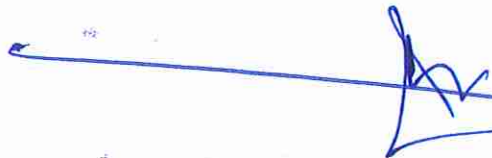
14	Unable to determine if sprinklers are being installed. Can you please verify if sprinklers are being installed in the hoistway, machine room, elevator pit or elevator overhead? a) If no sprinkler is in the located in the machine room, heat detector is not required. c) Smoke detector is recommended. b) Smoke detectors are required at each landing. If a sprinkler is located in the overhead space of the hoistway, both a heat detector and smoke detector are required along with an access panel.	Sprinklers will be provided in machine room & Elevator Pit Drawings will be revised to provide a heat detector in pit. Smoke Detectors are provided at each landing. Drawings to be updated in a future Addendum issuance.
15	Specification section 14200 2.08 D calls for a Lobby Monitoring Panel. These are not usually provided for single, low rise elevators. a) Can the Lobby Panel be removed? b) If it is to be retained, where is it to be located?	Lobby Panel will be removed from specs. Specs to be updated in future issuance.
16	Specification section 14200 2.11 A Describes emergency power functions for the elevator. Item B describes elevator battery backup. These two systems conflict with each other. a) Does the building have an emergency power generator? b) Should emergency power be used or battery back-up?	Emergency power supply is from battery backup.
17	Is the project subject to any labor agreements such as PLA/CWA?	The project is not subject to any labor agreements.
18	We would like to respectfully request that the District/Agency consider hosting an additional pre-bid job walk for this project. An extra site visit would ensure all bidders have a comprehensive understanding of the current field conditions to provide a complete and accurate proposal.	No further pre-bid job walks will be undertaken.
19	Can you please confirm whether bidders are required to submit a hard copy of the bid in addition to the electronic submission, or if an electronic bid submission alone will satisfy the bid requirements?	Electronic bid submission is the only required at this time. However, bidders must fully comply with <u>all</u> mandatory bid submission requirements set forth in Document 00 21 13 – Instructions to Bidders. This includes the requirement that the bidder mail the original bid bond, cashier's check, or certified check on the same day as the bid opening. Any bid submitted without the required bid security will be deemed non-responsive and will not be considered.
20	Where do we submit the prequalification?	See response to Q1 above.
21	Is this project subject to any labor agreements (PLA, PSA, CWA) or Skilled and Trained Workforce Requirements?	See response to Q17 above.
22	Please confirm if there are any MEP subcontractor prequalification requirements for this project.	See response to Q2 above.

Modifications to Project Documents

Modifications have been made to the project bid documents as described below:

1. AVAILABLE PROJECT INFORMATION has been amended to DOCUMENT 00 31 00 (REV 1)
This revision includes additional information pertaining to:
 - Comprehensive Lead Assessment
 - Limited Mold Assessment
2. See Attachment A of this Addendum #2 and referenced associated reports

Note: Information Pertaining to this ADDENDUM #2 continue through page 70

 Acknowledged
8/19/2026



Addendum #3

Buena Park Library District Buena Park Library Renovation Project

August 07, 2026

The following items are hereby issued as part of Addendum # 3 for the Buena Park Library District's Library Renovation Project.

1. Bid Form Revision

With reference to ATTACHMENT "A" - The District has made changes to the Bid Form to accommodate Unit Pricing. Refer to the **Procurement and Contracting Requirements DOCUMENT 00 41 13 (Rev 1)**.

Mandatory Requirement: Bidders must submit a fully completed and legible **Bid Form (Rev. 1)** with their bid. Failure to do so will result in the bid being deemed non-responsive.

2. Bid Bond and Mailing Address

Mandatory Requirement for compliance with Document 00 21 13 Instruction to Bidders for Bond Accompanying Bid:

Bidder's must deposit the original of the bid bond, cashier's check, or certified check on the same day as the bid opening by **USPS mail only and addressed as follows:**

Attention: Helen Medina, Library Director
Buena Park Library District
7150 La Palma Avenue, Buena Park, CA 90620

Bids submitted without necessary bid security will be deemed non-responsive and will not be considered.

3. Questions and Responses to Requests for Information:

ATTACHMENT "B" – Comprises Questions & Responses to the balance of RFIs received through the Submission Deadline of 10:00am on July 24, 2026.

4. Modifications to Project Documents

Modifications have been made to the Project Bid documents. The current status as shown below applies to all of the referenced ATTACHMENT DOCUMENTS as part of Addendum #3:

ATTACHMENT "C" – NARRATIVE OF CHANGES IN TECHNICAL SPECIFICATIONS
and DRAWINGS

ATTACHMENT "D" – MODIFICATIONS TO TECHNICAL SPECIFICATIONS

ATTACHMENT "E" – MODIFICATIONS TO PROJECT PLANS / DRAWINGS

The above-mentioned attachments are provided on the following pages.

1
 Acknowledged
9/19/26



Addendum #4

Buena Park Library District Buena Park Library Renovation Project

August 14, 2026

The following items are hereby issued as Addendum # 4 for the Buena Park Library District's Library Renovation Project.

1. Bid Submission Deadline Amendment

The final deadline for bid submissions is Wednesday, August 19, 2026, at 2:00 PM. No further extensions will be granted by the District.

2. Bid Form Revision 2

With reference to **Addendum #4 ATTACHMENT A.1**, the District has made a further revision to the Bid Form to allow for pricing for **Division 21 – Fire Suppression**, to accommodate the addition of **Specification Section 21 1300 – Fire-Suppression Sprinkler Systems**, which was included in **Addendum No. 3 dated August 7, 2026**.

Refer to the Procurement and Contracting Requirements DOCUMENT 00 41 13 (Rev 2).

Special Note: As previously stated in **Addendum #3**, all bid submissions **must** now include a **fully completed and legible Bid Form (Rev. 2)** to be considered responsive.

3. Submission of Original Bid Bond (Alternative Option)

Hand delivery of the original Bid Bond is also acceptable until 3:00 p.m. on Thursday, August 20, 2026.

Note: Hand deliveries can only be made at the Buena Park Library District's temporary facilities address located as follows:

Attention: Helen Medina, Library Director
Buena Park Library District
Administration Office
7300 La Palma Avenue, Building 11
Buena Park, CA 90620

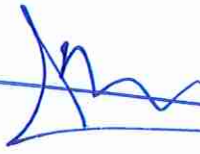
4. Community Project Federal Funding

The Buena Park Library Renovation Project may be funded, in part, with federal funds in the amount of \$850,000.00, which will be designated specifically for Mechanical, Electrical, and Plumbing (MEP) scopes of work. Accordingly, the selected Contractor shall comply with all applicable Federal Labor Standards Provisions and requirements associated with the use of federal funds, including, but not limited to, requirements concerning minimum wages; withholding; payrolls and basic records; employment of apprentices and trainees; equal employment opportunity; the Copeland Act; the Davis-

Bacon and Related Acts; the Contract Work Hours and Safety Standards Act; applicable reporting and recordkeeping requirements; and all other applicable federal laws, regulations, provisions, and requirements governing the performance of the Work.

No other details pertaining to the above-mentioned federal funding are available at this time.

The above-mentioned Attachment A.1 is provided on the following pages.

 Acknowledged
8/19/2025