

Responses to questions regarding the Brigantine Golf Links Club House Rehab:

1. The RFP included two concept plans in the preliminary study.  
Response: the city wishes to pursue the plan that identifies two (2) bar areas. The plan provides more flexibility for scheduling.
2. HVAC systems scope.  
Response: The city wishes to replace the systems with a new system. That can be done in kind, or an updated system is acceptable.
3. Will the scope include interior cosmetic upgrades to finishes in all spaces?  
Response: All sheetrock areas should be repaired or replaced as needed, and repainted or covered, all floor coverings and trim should be installed for the entire building.
4. With regards to the kitchen floor, it is our intent to remove the entire floor in the kitchen area, brace the existing floor around the kitchen area, install a new footing and foundation, and install a new concrete slab, with floor drains in the new kitchen area. We also request all new equipment, including a new 15 foot hood for expanded cooking.
5. The relocated pro-shop, snack bar, storage, and new exterior bathroom building, are not included in this bid.
6. It is anticipated that the existing siding should be removed, and new siding installed. The roof is approximately 8 to 10 years old. The consultant should evaluate the roof in order to determine if it needs to be replaced.
7. New floor plan recommendations will be reviewed, if the Architect wishes to make any layout changes. This is not a requirement of the RFP.