



ADDENDUM # 1

Project Names: Moorhead Schools: S.G. Reinertsen Elementary and Horizon Middle Schools
Ram Project number: 260527
Date: April 9, 2026
Site Location: Moorhead, MN 56560

This addendum forms a part of the Contract Documents and modifies the original Bidding Documents dated February 12, 2026. **Acknowledge receipt of this addendum in the space provided in the Bid Form. Failure to do so may subject the Bidder to disqualification.** Let the following changes to the bidding document shown here be as part of the project specifications.

CHANGES TO SPECIFICATION DOCUMENTS

ITEM ONE: Project Guarantee

Section 07 5419 – 1.11: Warranty period. Change 30 year manufacturers guarantee to

Base Bid-	20 Year NDL (edge to edge coverage)
Alternate #1-	30 Year NDL (edge to edge coverage)

Duro-Last and GAF have agreed to provide a 30 Year Guarantee for this project

ITEM TWO: Project Membrane

Section 07 5419 –2.3: Polyvinyl Chloride (PVC) Roofing

Base Bid: -	80 MIL PVC
Alternate #1-	80 MIL PVC KEE

ITEM THREE: When submitting bids submit them to the following email addresses:

Submit emailed bids to:

Bidmanagement@ramcom.com

WCOGAN@RAMCOM.COM

AAUXTER@RAMCOM.COM

smoore@moorheadschoools.org

Attachments:

- Aerial Infrared Images of Horizon Middle School and SG Reinertsen Elementary School
- Revised Bid Form

RAM Companies, LLC

1680 Industrial Parkway South Brunswick, Ohio 44212
100% Employee Owned | ramcom.com | 216.393.7663

Attachments:

Attachment A: Aerial Infrared Images.



S.G Reinertsen Elementary - 1201 40th Ave S, Moorhead, MN 56560



Horizon Middle School East - 3601 12th Ave S, Moorhead, MN 56560

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Definitions, Abbreviations and Legends

Anomaly

Any variation in surface temperature, which is not due to structural or operational activities. These may indicate a flaw and they may be cosmetic. They are analyzed to determine if they are defects and then organized based on their severity.

Anomaly - Moisture



When an anomaly meets all five attributes of being water inside the roof it is classified with this color gradient until a visual inspection can confirm. The variation in the intensity is depicted in this report with a gradient map consisting of four colors: from lowest saturation of the highest, white, yellow, orange and red. There are 256 shades of these colors to further enhance analysis.

Anomaly - Unknown



RAM Companies will use this coloration pattern when the thermal anomaly does not match all five of the criteria. Further investigation through a core cut, Tramex, Delmihurst or other testing methods can either confirm that the roof is wet or identify the cause of the thermal anomaly.

Anomaly - Cold Transfer



Anomaly - HOT Transfer



RAM Companies will use these coloration pattern when the thermal anomaly matches a flawed structural condition which permits the excessive flow of energy between the interior and exterior of the facility.

Vegetation



This coloration is used to identify the instances where Trees or Moss or other vegetation is growing on or over the roof. It may also be used to mark the location of large piles of leaves. These areas are not incorporated into the calculation for square footage of flawed roof. Additionally, these areas obstruct the view of the roof and will prevent the scanning of all material beneath them.

Standing Water



This coloration is used to identify areas of ponding water. There may or may not be water penetrating the roof within these areas. Industry standard is to wait 24 hours after a precipitation event to conduct the Infrared Scan. RAM has found that some roofs pond longer than that due to poor slope, ballast or clogged drains. To ensure an excellent scan of the roof, in some instances, RAM may choose to wait 48 hours if the weather and project timeline permits.

RAM Companies LLC

WilliamJames Cogan , RRC, RRO, GRP, CSRP
Registered Roof Consultant

Main: 216.393.7663

Mobile: 903-288-0724

Email: wcogan@ramcom.com

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BID FORM – MOORHEAD AREA PUBLIC SCHOOLS ROOF REPLACEMENTS S.G REINERTSEN ELEMENTARY AND HORIZON MIDDLE SCHOOL

To: Moorhead Area Public Schools
1313 30th Ave S,
Moorhead, MN 56560

FROM: _____

- A. Pursuant to and in compliance with the invitation to bid and the contract documents for the replacement of the roofing systems on the roof portions as identified on the Contract Drawings for.

Contractor acknowledges the receipt of the following Addenda:

No Addenda At this time.

The undersigned, having become thoroughly familiar with the terms and conditions of the proposed contract documents; and with local conditions affecting the performance and cost of the work at the place where the work is to be completed; and having fully inspected the site in all particulars, hereby proposed and agrees to fully perform the work within the time stated in strict accordance with the proposed contract documents, including furnishing any and all labor and materials, and to do all the Work required to construct and complete said work in accordance with the contract documents, for the following sum of money.

Contractor shall provide pricing for Items B, C, D and E. Failure to do so may lead to bid to be considered non-responsive and removed from consideration.

B. Base Bid

1. Remove and store the existing ballast from the existing ballasted EPDM roofing system
2. Remove and dispose of the EPDM roofing material
3. Inspect the existing insulation system and replace any areas that are damaged or wet
4. Provide and install new 5/8" Dexcel cement cover board
5. Provide and install a new ballasted 80 mil PVC roofing system including
6. Redistribute the store roofing ballast across new roof area
7. Provide and install new sheet metal coping and flashings
8. All other work listed on the contract documents

Provide all labor, materials, service, equipment, including permitting fees necessary for completion of the Work shown on the Contract Drawings and Contract Documents.

S.G Reinertsen Elementary School:

_____ Dollars
(written)
\$ _____
(numbers)

Horizon Middle School East:

_____ Dollars
(written)
\$ _____

**BID FORM – MOORHEAD AREA PUBLIC SCHOOLS ROOF REPLACEMENTS
S.G REINERTSEN ELEMENTARY AND HORIZON MIDDLE SCHOOL
(numbers)**

C. Alternates

Alternate #1: Provide a 30 year NDL manufacturers guarantee utilizing 80 mil PVC KEE Membrane

S.G Reinertsen Elementary School:

_____ Dollars
(written)
\$ _____
(numbers)

Horizon Middle School East:

_____ Dollars
(written)
\$ _____

D. Unit Pricing

For the specific items noted in Section 01 2200 "Unit Pricing" the following unit prices shall prevail. The unit prices shall include all labor, overhead, profit, materials, equipment, etc. Only a single unit price shall be given, and it shall apply for either more or less than shown and called for in the Contract Documents.

<u>Description</u>	<u>Unit Price</u>
1. Prepare and prime paint steel deck repair per square foot	\$ _____
2. Overlay steel deck per square foot	\$ _____
3. Replace deteriorated steel decking per square foot	\$ _____
4. Replace deteriorated wood nailers per board foot	\$ _____
5. Install new PVC walkways per linear foot	\$ _____
6. Remove and replace polyisocyanurate insulation	\$ _____
6. Replace damaged drain rings and strainers (each)	\$ _____
7. Replace cracked/broken drain assemblies and tie in (each)	\$ _____
8. Install new PVC Coated aluminum drain inserts	\$ _____

F. Additional Information

- Contractor understands that the Owner reserves the right to reject this bid, but that this bid shall remain open and not be withdrawn for a period of ninety (90) days from the date prescribed for its opening.

**BID FORM – MOORHEAD AREA PUBLIC SCHOOLS ROOF REPLACEMENTS
S.G REINERTSEN ELEMENTARY AND HORIZON MIDDLE SCHOOL**

2. If written notice of the acceptance of this bid is mailed or delivered to the undersigned within ninety (90) days after the date set for the opening of this bid, or at any other time thereafter before it is withdrawn, the undersigned will execute and deliver the contract documents to the owner in accordance with this bid as accepted, and will also furnish and deliver to the Owner any required documents and proof of insurance coverage within fifteen days after personal delivery or after deposit in the mail of the notification of acceptance of this bid.
3. Notice of acceptance or requests for additional information may be addressed to the undersigned at the address set forth on the following page.
4. The names of all people interested in the foregoing bid are the principals:

IMPORTANT NOTICE: If the bidder or other interested person is a corporation, give legal name of corporation, state where incorporated, and names of President and Secretary; If a partnership, give name of firm and names of all individual copartners composing the firm; if bidder or other interested person is an individual, give first and last names in full.

BUSINESS ADDRESS:

BID FORM – MOORHEAD AREA PUBLIC SCHOOLS ROOF REPLACEMENTS
S.G REINERTSEN ELEMENTARY AND HORIZON MIDDLE SCHOOL

TELEPHONE NUMBER: () _____

Contractor will be legally licensed to perform roof contracting and associated work in the state where this project is located. The current license number is _____ attached as an integral part if this Bid Form is a copy of the most current legal contractor's license.

PLEASE SIGN HERE:

SIGNATURE OF BIDDER

DATE OF PROPOSAL:

DATE