

## ADDENDUM NUMBER 03

Project	LIPSEY'S	Date	03.19.2026
Project Location	HIGHLAND ROAD, ST. GEORGE, LA	Architect's Project Number	24.154
Owner/Client	LIPSEY'S		
To	ARDEL CONSTRUCTORS	Attention	NICK ZAEFF
This Addendum will become part of the Contract Documents. The Contractor shall promptly inform subcontractors and all others performing or supplying any of the Work of all relevant contents of this Addendum. In case of conflicting provisions with previous addenda or communications, provisions in this Addendum supersede only those conflicting issues. It is the responsibility of the Contractor to notify all subcontractors from whom it accepts bids of all changes in the drawings and specifications covering this project. Receipt shall be acknowledged by inserting the addendum number and its date in the bid form.			
Distribution	ARDEL, OWNER, CONSULTANTS		
Prepared by	Lori Prochaska	Date	03.19.2026
Instructions / Description / References / Dates			

### GENERAL:

- RFI-02, Item 6: See attached S2.03 with three clouds around pier caps or grade beams. What are they? I need dimensions and reinforcing requirements.  
**Answer: Pier caps to follow reinforcement per 12/S3.02. Pier caps to also follow similar dimensions as the interior pier caps U.N.O. Please see the "Response to Vol. 1 - RFI 2 - Q6 & Q11" PDF showing the foundation plan with added detail callouts to be provided in a forthcoming revision.**
- RFI-02, Item 10: Please confirm whether a continuous perimeter footing is required where the tilt-up panels bear.  
 If a perimeter footing is required, please provide:
  - Footing dimensions
  - Reinforcement requirements
  - Whether footing size/reinforcing changes based on panel thickness**Answer: A continuous perimeter footing is not required at tilt-up panels. Tilt-up panels to be typically supported at ends with pile caps U.N.O.**
- RFI-02, Item 11: Pier Cap / Footing Schedule  
 The plans appear to be missing a footing or pier cap schedule.  
 Pier caps shown on Sheet S2.05 (where the office foundations meet the warehouse foundations) are not referenced by any detail.  
 Please confirm whether these pier caps are intended to match the interior footing details shown in Details 12, 16, and 20 on Sheet S3.02.  
**Answer: Pier caps to follow reinforcement per 12, 16 & 20/S3.02. Pier caps to also follow similar dimensions as the interior pier caps U.N.O. Please see the "Response to Vol. 1 - RFI 2 - Q6 & Q11" PDF showing the foundation plan with added detail callouts to be provided in a forthcoming revision.**
- RFI-02 Item 12: Capillary Barrier at Building Foundations  
 Volume 1 of the Project Manual indicates that floor slab support (capillary barrier) is to include 4" base course meeting ACI 302 material specifications (Page 101 of 174).  
 Please confirm if this required and the location of the capillary barrier.

Answer: Yes, required per geotechnical engineer. Vapor retarder to be placed on top of base material / beneath the slab.

5. RFI-02, Item 13: Confirm the foundation detail between the office and warehouse.

Answer: Please see detail 8/S3.01 & 9/S3.04 provided in Addendum 1.

6. RFI-02, Item 14: Please clarify the subgrade preparation required at the building pad. The Geotech report references a 3' undercut/buffer, but also indicates that passing a proof roll is sufficient.

Answer: Geotech to issue an addendum to clarify building pad requirements

7. Regarding the following clarification request:

- a. S1.01 change non-composite panels to composite panels, I think? Verify non composite panels are non-insulated panels?
- b. S1.01 non-insulated panels perpendicular to office thickness is 10 1/4" thick, however S5.15 typical note 9 says non composite panels are 14 1/4".
- c. AW3.02 Insulated tilt wall details, 15" thick insul. panel typical detail. I need all structural drawings thicknesses to match up with this plan if this is the typical tilt panel.

Answer: Non-composite does not mean no insulation. There are 2 kinds of insulated tilt wall panels: composite and non-composite panels. Composite means that the concrete on both sides of the insulation are working together to serve as the structural component of the building façade. Non-composite means that only the inner wythe is being used as the structural component, and the outer wythe is only acting as a façade and is not considered structural. All panels are non-composite except for those adjacent the office. These are plain panels with no insulation.

The structural thickness for all panels is 10 1/4" (1" insulation + 3" outer wythe = 14 1/4" total) except for those at the bumpout between grids 4.4 and 6.3. Their structural thickness is 7 1/4" (1" insulation + 3" outer wythe = 11 1/4" total).

8. A portion of RFI 2 response was cropped in the previous addendum. RFI 02, Item 1 response should read as follows:

Per 3/17/26 "Lipsey's Geotech Discussion" conference call. The 4" aggregate base recommendation has been replaced with slab-on-compacted grade recommendation (no aggregate base) and includes required geotech acceptance prior to paving. An official revised memo is expected to be incorporated for documentation purposes.

As a result of pavement slab-on-compacted grade and in accordance with pavement reinforcing required to follow ACI-302/ACI-325, distributed reinforcing is being added to all paving sections as follows:

(-) 5" (Parking Stalls):

- > Distributed reinforcement: 6x6-W2.9 x W2.9, ASTM A1064/A1064M in upper 1/3
- > Dowel/Load transfer: Per RFI 01, #4 & #5.
- > Spacing: : Per RFI 01, #4 & #5.

(-) 6" (Vehicle Aisles):

- > Distributed reinforcement: 6x6-W2.9 x W2.9, ASTM A1064/A1064M in upper 1/3
- > Dowel/Load transfer: Per RFI 01, #4 & #5.
- > Spacing: : Per RFI 01, #4 & #5.

(-) 7" (Entrance Drive/Truck Routes):

- > Distributed reinforcement: 6x6-W4.0 x W4.0, ASTM A1064/A1064M in upper 1/3
- > Dowel/Load transfer: Per RFI 01, #4 & #5.
- > Spacing: : Per RFI 01, #4 & #5.

\* Intall 24" wide non-woven geotextile fabric centered on all contraction and isolation joints prior to concrete placement. Fabric per LADOTD Section 1019 (Geotextile Fabric).

**PRIOR APPROVALS:**

**SPECIFICATIONS:**

**DRAWINGS:**

Delete the previously issued sheets and replace them with the attached:

S2.05            FOUNDATION PLAN - OFFICE

