

INVITATION TO BIDS

SUNRISE MANOR BUILDING REHABILITATION Solicitation No. 5189

ADDENDUM NO. 2
Issue Date: November 25, 2019

This Addendum containing the following revisions, additions, deletions and/or clarifications, is hereby made a part of this solicitation and Contract Documents for the above-named project. Bidders/Proposers shall take this Addendum into consideration when preparing and submitting their response to this solicitation.

This Addendum No. 2 includes changes to Invitation to Bid (Item 1), Architectural Drawings (Item 2), changes to Specification (Items 3, 4, 5) and lists question received and SHA's response (Item 6). This Addendum also includes as a courtesy, copies of the Pre-Bid Site Meeting Sign-in sheets from the November 7 and November 12, 2019 meetings that were posted earlier this month.

Item 1. Change to Invitation to Bid

Delete "Friday, December 6, 2019" and add "Friday, December 13, 2019". Bid submittal place and time remain the same.

Please also note a third Pre-Bid Site Visit has been added, as noted below in the response to Question 2.

Item 2. Changes to Architectural Drawings

Sheet A-110 Revised and Re-issued – Dated November 20, 2019
Sheet A-150 Revised and Re-issued – Dated November 20, 2019
Sheet A-200 Revised and Re-issued – Dated November 20, 2019
Sheet A-210 Revised and Re-issued – Dated November 20, 2019
Sheet A-220 Revised and Re-issued – Dated November 20, 2019
Sheet A-240 Revised and Re-issued – Dated November 20, 2019
Sheet A-300 Revised and Re-issued – Dated November 20, 2019
Sheet A-600 Revised and Re-issued – Dated November 20, 2019

Item 3 Changes to Specifications

Revise Section 01 50 00 Temporary Facilities and Controls
Add Item 1.1 A.1 Field office shall be located off-site. Contractor shall be responsible for obtaining necessary permit(s).

Add Item 1.1 B.1 Storage shed shall be located off-site. Contractor shall be responsible for obtaining necessary permit(s).

Item 4. Changes to Specifications

Delete and replace Section 06 06 70 Plastic Surfacing

Item 5. Changes to Specifications

Delete and replace Section 12 49 10 Window Furnishings

Item 6. The following is a list of question(s) received and SHA's response(s) to those questions.

Q1: I found this project on the Builders Exchange. We are a company from up north. We work with companies like Exxel pacific, Dawson, Inland. We also specialize in siding replacements. Do you guys do all your siding and painting in-house, or are you looking for potential siding companies that can work along side with you on projects like this?

A1: Some maintenance repair projects are performed by in-house staff. Larger projects are solicited for public bid.

Q2: I am reaching out to see if there would be a time in the near future that I would be able to visit the property and have access to the roof for approximately an hour in order to do a detailed count of existing penetrations and measurements of necessary items.

A2: A third pre-bid site visit, will be held on Monday, December 2, 2019 at 10:00am at 1530 NW 57th Street.

Q3: The power lines will be too close to the scaffolding. Will the contractor have them covered or will SHA coordinate this?

A3: Construction means and methods shall be determined by the Contractor. Power line safety will be the responsibility of the Contractor.

Q4: The fence closest to the building on the east side of the property will need to be removed to facilitate scaffolding, should the contractor plan on replacing it with a new fence upon completion?

A4: Construction means and methods shall be determined by the Contractor. Work performed that is not included in the project scope of work shall be at the sole discretion and responsibility of the Contractor.

Q5: Scaffolding stair tower may partially block access into the northernmost parking spot. Will this be acceptable?

A5: A 9' x 25' area in the northeast corner of the parking lot will be reserved for Contractor use for roll off dumpster or other construction need during the contract period.

Q6: What is the anticipated NTP date?

A6: Anticipated start date is February 2020.

ALL ADDENDA MUST BE ACKNOWLEDGED ON BID FORM

END OF ADDENDUM NO. 2

SECTION 06 06 70 - PLASTIC SURFACING

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Solid Surface Compression Molded Products.
 - a. Window Sills & Trim

1.02 RELATED SECTIONS

- A. Section 06 10 00 – Rough Carpentry
- B. Section 09 20 00 – Interior Finishes

1.03 STANDARDS

- A. ASTM D 256 - Standard Test Method for Determining the Izod Pendulum Impact Resistance.
- B. ASTM D 570 - Standard Test Method for Water Absorption.
- C. ASTM D 638 - Standard Test Method for Tensile Properties.
- D. ASTM D 696 - Standard Test Method for Coefficient of Linear Thermal Expansion of Plastics Between -30 degrees C. And 30 degrees C.
- E. ASTM D 790 - Standard Test Methods for Flexural Properties of Unreinforced and Reinforced Plastics and Electrical Insulating Materials.
- F. ASTM G 22 - Standard Practice for Determining Resistance of Plastics to Bacteria.

1.04 SUBMITTALS

- A. Submit shop drawings which indicate dimensions, component sizes, fabrication details, attachment provisions and coordination requirements with adjacent work.
- B. Product Data: Indicate product description, fabrication information and compliance with specified performance requirements.
- C. Manufacturer's Instructions: Submit manufacturer's printed installation instructions.
- D. Submit manufacturer's care and maintenance data, including repair and cleaning instructions. Include in project closeout documents.

1.05 SAMPLES

- A. Verification Samples: Submit two samples, each 2" x 2" square; illustrating selected surfacing material in specified color, pattern, and finish.

1.06 DELIVERY, STORAGE, AND HANDLING

- A. Deliver, store, protect, and handle products in accordance with provisions of Section 0160 00.

- B. Store surfacing materials to prevent breakage and marring of surfaces in accordance with manufacturer's printed instructions.
- C. Provide protective coverings to prevent physical damage or staining following installation for duration of project.

1.07 SEQUENCING

- A. Ensure that fabricators using products of this section are in possession of complete manufacturer's instructions before beginning fabrication. Work should be performed by factory trained fabricators.

1.08 WARRANTY

- A. Provide manufacturer's 10 year Warranty against defects in materials.

PART 2 PRODUCTS

2.01 MANUFACTURER

- A. Basis of Design: Provide plastic surfacing material by the following manufacturer or approved equal:
 - 1. Wilsonart LLC.

2.02 SOLID SURFACE SHEET MATERIAL

- A. Product Description: Acrylic resins, fire-retardant mineral fillers, and proprietary coloring agents. Through-the-body color to full thickness of sheet material.
- B. Material Thickness: 1/2 inch, nominal.
- C. Physical Characteristics:
 - 1. Tensile Strength: 6800 psi; ASTM D 638.
 - 2. Tensile Modulus: 1.5×10^6 psi; ASTM D 638.
 - 3. Tensile Elongation: 0.4 percent minimum; ASTM D 638.
 - 4. Thermal Expansion Coefficient: 1.37×10^5 in./in. °F; ASTM D696.
 - 5. Izod Impact: 0.28 (ft-lb.)/in.; ASTM D 256, Method A.
 - 6. Bacterial Resistance: Pass; ASTM G 22.
 - 7. Moisture Absorption: Less than 0.25 percent; ASTM D 570, long term.

2.03 ACCESSORIES

- A. Supply materials for installation of products as specified in manufacturer's printed installation instructions including color matched silicon sealant and adhesives where applicable.

2.04 FABRICATION

- B. Fabricate components in shop to the greatest extent practical to sizes and shapes indicated, in accordance with approved shop drawings.
- C. Form joints between components using manufacturer's standard joint adhesive. Joints shall be inconspicuous in appearance and without voids.
- D. Rout and finish component edges to a smooth, uniform finish.
- E. All surfaces shall have a uniform finish.

PART 3 EXECUTION

3.01 PREPARATION

- A. Preparation and Fabrication: Precondition surfacing materials and surfaces to receive surfacing materials in accordance with manufacturer's printed instructions. Fabrication of seams and fixture mounting in accordance with factory fabrication manual. Work to be performed by factory trained specialists.

3.02 INSTALLATION

- A. Install components plumb and level in accordance with approved shop drawings and manufacturer's printed installation instructions.
- B. Form field joints using manufacturers recommended adhesive, with joints inconspicuous in finished work.
- C. Remove adhesives, sealants and other stains upon completion of installation per manufactures written instructions.
- D. Protect surfaces from damage until project completion.
- E. Fabricator/Installer is to review 'Care and Maintenance Procedures' including repair and cleaning instructions with the Owner upon completion of project.

END OF SECTION 06 06 70

SECTION 12 49 10 –WINDOW FURNISHINGS

PART 1 GENERAL

1.01 SUMMARY

- A. This Section includes the following:
1. Removal and disposal of existing blinds.
 2. Replacement of existing blinds with vertical louver blinds with PVC slats
 3. Removal and disposal of existing drapery rods in all units.

1.02 SUBMITTALS

- A. Product Data: For each type of product indicated.
- B. Shop Drawings: Show fabrication and installation details for vertical blinds.
- C. Samples: For each exposed finish.
- D. Maintenance data.

1.03 QUALITY ASSURANCE

- A. Product Standard: Provide vertical blinds complying with Window Covering Safety Council (WCSC) WCSC A 100.1.

PART 2 PRODUCTS

2.01 Vertical LOUVER BLINDS, PVC slats

- A. Products: Subject to compliance with requirements, provide the following:
1. "Chain and chord controls" by Mariak.
- B. Vanes: 3-1/2" wide, 100 percent extruded PVC, solid crowned.
1. The PVC shall contain ultra violet inhibitors. Calcium carbonate content shall not exceed 15 percent. Vanes shall withstand 140-degree heat chamber for thirty minutes without distortion, and with not more shrinkage or stretch than 0.5 percent. A 10-foot vane suspended from the center of one end shall hang straight with no twist, warp or bow.
 2. Vanes shall be permanently flame resistant.
 3. Color shall be "Off White" as selected from manufacturer's standard color palette.
 4. Regular Curved PVC shall have a maximum thickness of 0.030".or
- C. Spacing of Vanes: Carriers shall be attached to each other with a nylon strap. Stems shall be centered making the headrail reversible. Spacing of vanes shall be: 3-1/8"
- D. Rotation:
1. Bead Chain: The louver rotation will be provided by pulling a #10 nickel plated operating bead chain. Stem rotates 180 degrees. An aluminum 4-prong tilt rod

passes through each carrier and imparts rotation to each carrier hook in unison via worm gears. Smooth rotation, with a 4:1 ratio, is provided by a system of planetary gears in a molded plastic control unit. Main planetary gear is metal. The control unit allows the first vane to hang only 1/2" from the window jam, offering minimal light leakage.

- E. Traversing: Louvers shall traverse by means of a continuous polyester and nylon cord attached to a master carrier. The master carrier shall traverse over plastic pulley wheels supported in plastic end caps. Blinds may traverse right to left, left to right, split draw, centered, or otherwise specified. The traverse cord shall be held down by a weighted cord pulley.
- F. Valance:
 - 1. Valance shall be Standard Square Corner Dust Cover Valance, consisting of a crowned vane fitted into valance channel with square corners attached to the headrail with polycarbonate clips for returns, and continuous dust cover over top of vertical blinds.
- G. Installation Brackets: Brackets shall be of adequate size to facilitate installation. The brackets shall facilitate easy installation and removal of headrail channel.

Intermediate Support Brackets shall be furnished for vertical blinds over 42 inches wide. Maximum spacing for intermediate support brackets shall be 24 inches.
- H. Extension Brackets: Provide if required.

PART 3 - EXECUTION

3.01 Preparation

- A. Remove and legally dispose of drapery rods for all tenants.
- B. Install new blinds as described in following paragraphs of this section.

3.02 EXAMINATION

- C. Examine substrates, areas, and conditions, with Installer present, for compliance with requirements for installation tolerances, operational clearances, and other conditions affecting performance.
 - 1. Proceed with installation only after unsatisfactory conditions have been corrected.

3.03 INSTALLATION

- D. Vertical Louver Blinds
 - 1. Install horizontal louver blinds level and plumb and in accordance with manufacturer's recommended installation procedures except as otherwise specified herein.
 - 2. Install vertical blinds with adequate clearance to permit smooth operation of vertical blinds and any sash operators. Hold vertical blinds 1/4 inch clear from each side of window opening on inside mount unless other clearance is indicated.

3. Install vertical blind so that it is no closer than 2 inches to interior face of glass. Allow proper clearances for window operation hardware.
4. Install intermediate support brackets and extension brackets as required to prevent deflection in headrail.
5. Set tilt and lift controls. Demonstrate vertical blinds to be in smooth, uniform working order. Adjust blinds to operate smoothly, easily, safely, and free of binding or malfunction throughout entire operational range.

3.04 CLEANING

- E. Clean soiled vertical blind surfaces in accordance with manufacturer's recommendations. Do not use steam, hot water, bleach or any abrasive or solvent-based cleaners. Do not machine wash. Do not wash metallic colors.
- F. To ensure proper drying, provide adequate ventilation for vertical blinds.

3.05 PROTECTION

- G. Protect vertical blinds as required to assure that they will be without damage at substantial completion.
- H. Replace damaged and defective vertical blinds to satisfaction of Architect.

END OF SECTION 12 49 10

Pre-Bid Site Meeting Sign-In Sheet

Project Name: SUNRISE MANOR REHABILITATION (#5189)
 November 6, 2019, 11:00 a.m.

Company Name	Attendee Name	Phone Number	E-mail
Wright Roofing	Tim Rash	253-472-3321	tim@wrightroofingna.com
Convey Supply	Brian Zebley	425 249 9586	Bzebley@Convey-supply.com
Montes Construction	Eddie Montes	206-488 6104	montesconstruction3006@gmail.com
Klinge + Assoc. Inc	Duane Klinge	206 793 2394	DuaneKlinge@hotmail.com
Vladimir Afichuk	Stroidom LLC	206 910 9211	stroidomllc@yahoo.com

Pre-Bid Site Meeting Sign-In Sheet

Project Name: SUNRISE MANOR REHABILITATION (#5189)

November 6, 2019, 11:00 a.m.

Company Name	Attendee Name	Phone Number	E-mail
Cadence Construction	John S. Carlstrom	831.901.4917	John@cadenceconstruction.com
Cadence Construction	Tyler Chase	425 524 8573	Tyler@cadenceconstruction.com
CONSTRUCTION	IAN MALVIK	425-798-9441	BIOS@PACONSTRUCTION.COM
Reynolds General Contracting	Brian Reynolds	206-707-5877	brian@reynoldsgc.com
Modulo Construction	Edgar Hernandez	206-300-6350	modulocconstruction@gmail.com

Pre-Bid Site Meeting Sign-In Sheet

Project Name: SUNRISE MANOR REHABILITATION (#5189)

November 12, 2019, 11:00 a.m.

Company Name	Attendee Name	Phone Number	E-mail
James Company	Eric Carverough	425.765.4813	eric@jamescoinc.com
	Dons Miller	425.375.4971	doug@djamescoinc.com
Good News Group. Inc.	Jane Pak	253-893-9942	june@goodnewsgroups.com
Charter	Chase Whitaker	206-549-3573	chase@chartercon.com
Axiom D-7	AI WAGNER	425-282-2487	AL@AXIOMD7.NET
WOODRIDGE CONST. LLC	DAREN NISKANEN	425.970.5365	woodridgeconstructionllc@gmail.com
Crown Roofing Inc	Rob Pereira	425 712 7663	rob@crownaroof.com