

Addendum No. 1

Owner: City of Unalaska

Project: **LEAR ROAD DUPLEXES KITCHEN AND BATH RENOVATIONS**
DPW Project No. 18201

Date: March 29, 2019

Please acknowledge receipt of this Addendum No. 1 in the appropriate blanks on the bid form.

The following corrections, changes, additions, deletions, revisions, and/or clarifications are hereby made a part of the contract documents for the subject project. In case of conflicts between this Addendum and previously issued documents, this Addendum shall take precedence.

Item 1:

PROJECT MANUAL, Attachment D, Plan Sheet A0.1:

GENERAL PROJECT NOTES, Note 6, "CONTRACTOR TO PROVIDE CODE COMPLIANT PLUMBING AND ELECTRICAL SERVICES AND UPGRADES TO AREA OF WORK. ELECTRICAL AND PLUMBING DESIGN IS SHOWN FOR GENERAL INTENT ONLY. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCEMENT OF WORK & TO PROVIDE DESIGN/ENGINEERING SERVICES FOR ALL SYSTEMS."

Delete the last part ".....& TO PROVIDE DESIGN/ENGINEERING SERVICES FOR ALL SYSTEMS."

Change this portion to ".....& TO UPGRADE SYSTEMS IN ACCORDANCE WITH THE LATEST EDITION OF THE NEC."

"It will be the contractor's responsibility to upgrade electrical services in the areas of work. At a minimum, the following deficiencies have been identified for electrical upgrades:

1. The kitchen area is supplied by one small-appliance branch circuit. Add a minimum of one additional small-appliance circuit.
2. The one small-appliance branch circuit in the kitchen is also supplying the lighting outlets in the kitchen area. Add a separate branch circuit for either the lights or outlets as required.
3. The receptacle and lighting outlets in the bathroom are supplied by one branch circuit. Add a separate branch circuit for either the lights or outlets as required.
4. The laundry equipment receptacle and lighting outlet in the laundry area are supplied by one branch circuit. Add a separate branch circuit for either the lights or outlets as required.

Item 2:

PROJECT MANUAL, Attachment D, Plan Sheet A2.1:

Keynote Legend Item 15: "EXHAUST FAN ARCTIC VENT WITH WALL COVER: Luxury Metals Wind Defender Energy Saver modified with arctic tee per attached City of Unalaska Details. SEE APPENDIX DRAWING A"

DRAWING A was not included in the Contract Documents. It is included in this addendum.

Add the Attached DRAWING A to Appendix D.

Item 3:

PROJECT MANUAL, Attachment D, Plan Sheet A2.1:

Detail 1, UNITS 73/69 KITCHENS

Add the following note:

"There are wood columns or posts in the counter area that will require refinishing. Reference Unit 73 Photo on Sheet A0.2. The wood columns shall be wrapped or painted and finished to match the wall finishes."

Item 4:

PROJECT MANUAL, Attachment D, Plan Sheet A0.1:

GENERAL PROJECT NOTES, Note 19, "PATCH, PAINT, REPAIR & RESTORE EXISTING FINISHES TO LIKE NEW CONDITION. PATCH/ REFINISH WALLS WHERE ELECTRICAL & COMMUNICATIONS AND ANY OTHER WALL MOUNTED ITEMS HAVE BEEN REMOVED OR INSTALLED TO LIKE NEW CONDITION. PATCH ALL OTHER HOLES/DAMAGE TO EXISTING WALLS."

There are no changes to above but based on an initial walkthrough, add the following:

"The existing kitchen walls are Tongue-in-Groove cedar boards. The Owner does not know or make representations regarding what is under the cedar, including plywood sheathing. The Contractor is provided the option of patching and painting the cedar materials per the note above or removing it to the limits shown and replacing it with Gypsum Wallboard. If cedar is removed and plywood is not present, wood blocking shall be added as necessary for mounting cabinets."

Item 5:

PROJECT MANUAL, Attachment D, Plan Sheet A2.1:

Keynote Legend, *add the following:*

“KEYNOTE	DESCRIPTION
53.	TRANSITION STRIPS: Provide aluminum transition trims at all floor transitions. Wood-look color to be selected by samples submitted by the contractor. Final profiles TBD for field conditions. Basis of Design Product Cal-Flor Unitrim Aluminum 3-in-1 floor transitions. “

Item 6:

PROJECT MANUAL, Attachment D, Specifications:

Add the following:

Specification 09 29 00	GYPSUM BOARD (attached)
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Item 7:

PROJECT MANUAL, Attachment D, Specifications:

Add the following:

Specification 10 28 16	RESIDENTIAL BATH ACCESSORIES (attached)
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Item 8:

PROJECT MANUAL, Attachment D, Plan Sheet A2.1:

Detail 3, UNIT 85 KITCHEN

*Remove the note on **Detail 3 on sheet A2.1** regarding alignment of the cabinets and finishes. Replace with “Transition location to be coordinated with owner and architect prior to installation.” See Graphic Below:*

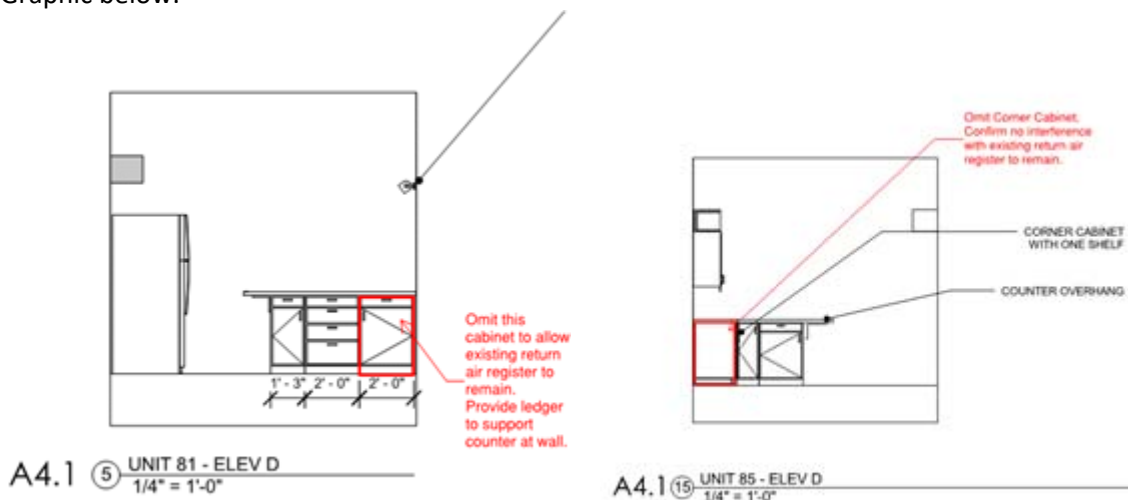


Item 9:

PROJECT MANUAL, Attachment D, Plan Sheet A4.1:

1. On **Detail 5 on sheet A4.1 (Unit 81)** remove one cabinet closest to the wall to maintain airflow to the existing register.
2. On **Detail 15 on sheet A4.1 (Unit 85)** remove the cabinet closest to the wall to maintain airflow to the existing register.

See Graphic below:



Item 10:

The following is provided for informational purposes only and does not change the terms or conditions of the Contract. The pre-bid conference was held at 2 PM on March 26, 2019. Attendees are listed below:

Robert Lund, City Engineer, City of Unalaska Public Works
Debbie Zueger, Risk Manager, City of Unalaska
Gary Jirschele, Building Maintenance Supervisor, City of Unalaska
*Tom Regan, Project Manager, Regan Engineering
Rod Rushing, Aleutian Electrical Contractors
Bob Cushen, Industrial Resources, Inc.
Authur Stevens, Native Construction Management
*Tim Tracey, CETS
* By Teleconference

Several questions arose at the pre-bid that do not require revision as follows:

1. Q: Are the exact materials specified required or can they be substituted with other brands?
A: Reference Item 35 of Sheet A0.1. SUBSTITUTIONS FOR PRODUCTS IDENTIFIED AS BASIS OF DESIGN WILL BE APPROVED AT THE DISCRETION OF THE ARCHITECT AND ONLY WHEN A SIDE BY SIDE COMPARISON OF THE BASIS OF DESIGN PRODUCT AND PROPOSED SUBSTITUTION IS PROVIDED BY THE CONTRACTOR FOR REVIEW WITH THE SUBSTITUTION REQUEST.

2. Q: Are Davis Bacon Title 36 Wages appropriate for this project? This is residential work and the residential wage rates are substantially less.
A: The wage rates as required by the contracts are for “public contracts” and will remain unchanged.

3. Q: Does the early completion bonus apply from the October 31st deadline or the end of the 60-day period?
A: It applies from the end of the 60-day period. Reference Specifications 01010 1.8 A & B and 01025 3.6 A.

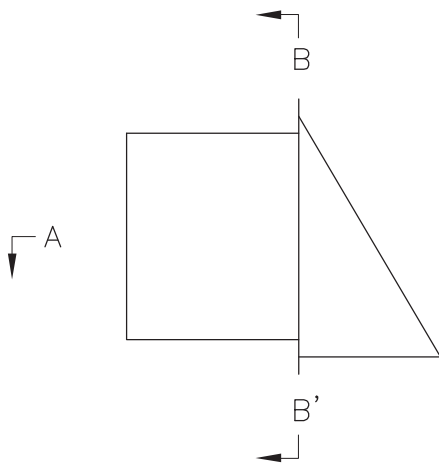
4. Q: Can payment be made for materials prior delivery to the site?
A: The City will pay for all materials that are physically on the island. They may pay for materials ordered or in transit provided backup documentation is provided to prove the material status.

End of Addendum No. 1

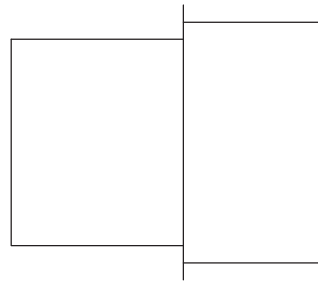
Attachments

Drawing A	WALL VENT ARCTIC HOOD
Specification 09 29 00	GYPSUM BOARD (4-pages)
Specification 10 28 16	RESIDENTIAL BATH ACCESSORIES (3-pages)
Photos of Electrical Panels	4-pages

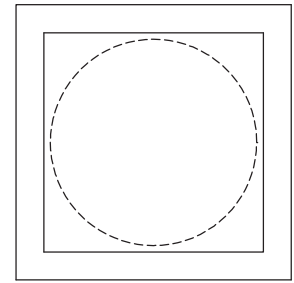
DRAWING A



SECTION
SIDE PROFILE



SECTION A-A'
TOP VIEW



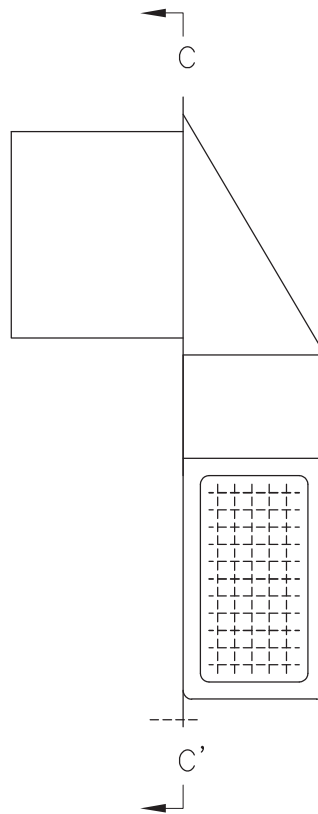
SECTION B-B'
FRONT VIEW

WALL VENT AS MANUFACTURED

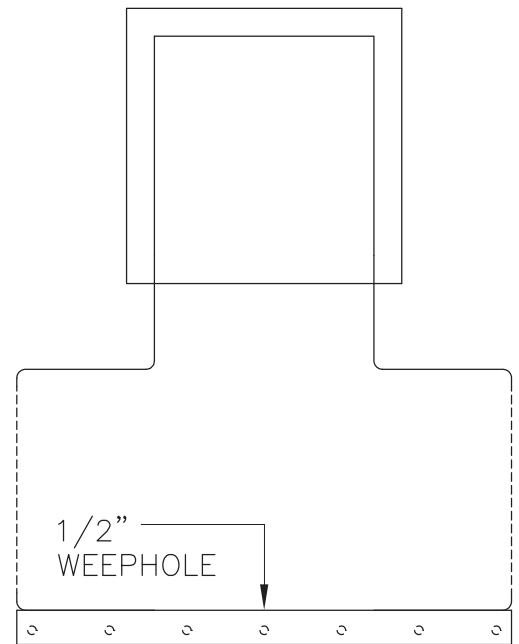
1" = 6"

NOTES::

1. WALL VENT IS 6" LUXURY METALS LM WIND DEFENDER. 304B 26 GA STAINLESS STEEL WITH SPRING LOAD DAMPER, WEATHER SEAL AND SCREEN
2. SHOP FABRICATE ARCTIC HOOD FROM SAME MATERIAL AND WELD TO WALL VENT USING 1/2" TAB OVERLAP
3. CUT RELIEF NOTCHES, FOLD RADIUS AND TABS AND ADD CUT ANGLES AS NEEDED. NO SHARP EDGES
4. SIDE VENTS ARE 1/2" T304 STAINLESS STEEL 0.063" DIAMETER MESH
5. MAKE WEATHER TIGHT. SEAL WALL VENT COLLAR TO SHROUD WITH BUTYL RUBBER SEALANT



SECTION
SIDE PROFILE



SECTION C-C'
FRONT VIEW

MODIFIED WALL VENT WITH ARCTIC HOOD

1" = 6"

CITY OF UNALASKA

Department of Public Works

WALL VENT
ARCTIC HOOD

DRAWN BY:
RL

DATE:
6/14/18

APPROVED BY:
GJ

SCALE:
1" = 6"

REVISION NO.:
1

PAGES.:
1 of 1

STANDARD DETAIL NO.:
TBD

SECTION 09 29 00 - GYPSUM BOARD

PART 1 GENERAL

1.01 SECTION INCLUDES

- A. Gypsum wallboard.
- B. Joint treatment and accessories.
- C. Paint finish for gypsum wall board

1.02 REFERENCES

- A. ASTM C 36/C 36M - Standard Specification for Gypsum Wallboard; 2001.
- B. ASTM C 79/C 79M - Standard Specification for Treated Core and Nontreated Core Gypsum Sheathing Board; 2001.
- C. ASTM C 475/C 475M - Standard Specification for Joint Compound and Joint Tape for Finishing Gypsum Board; 2002.
- D. ASTM C 840 - Standard Specification for Application and Finishing of Gypsum Board; 2002.
- E. ASTM E 84 - Standard Test Method for Surface Burning Characteristics of Building Materials; 2001.

1.03 QUALITY ASSURANCE

- A. Perform in accordance with ASTM C 840.
- B. Applicator Qualifications: Company specializing in performing gypsum board application and finishing, with minimum 3 years of documented experience.

PART 2 PRODUCTS

2.01 GYPSUM BOARD MATERIALS

- A. Acceptable Manufacturers are limited to the following:
 - 1. National Gypsum Company: www.nationalgypsum.com..
 - 2. G-P Gypsum Corporation: www.gp.com.

3. USG Corporation: www.usg.com.
 4. Alternate Brand Request or Substitution Request required.
- B. Gypsum Wallboard: ASTM C 36/C 36M and ASTM C 1396/C 1396M. Sizes to minimize joints in place; ends square cut.
1. Moisture/Mold/Mildew Resistant Type:
 - a. Application: Use for all areas including bathroom and kitchen surfaces, unless otherwise indicated.
 - b. Thickness: 5/8 inch (16 mm).
 - c. Edges: Tapered.
 - d. Mold Resistance: Score of 10, when tested in accordance with ASTM D3273.
 2. Cementitious Glass Matt Backer Board:
 - a. Application: Use for at bathroom tub surrounds.
 - b. Thickness: 5/8 inch (16 mm).
 - c. Manufacturers: USG Durock, or approved equal.
 - d. Install per manufacturer's recommendation specific to this application.
 - e. Mold Resistance: Score of 10, when tested in accordance with ASTM D3273.

2.02 ACCESSORIES

- A. Joint Materials: ASTM C 475 and as recommended by gypsum board manufacturer for project conditions.
1. Tape: 2 inch (50 mm) wide, paper tape for joints and corners, except as otherwise indicated.
 2. Ready-mixed vinyl-based joint compound.
 3. Powder-type vinyl-based joint compound.

- B. Screws: ASTM C 1002; self-piercing tapping type; cadmium-plated for exterior and wet locations.

2.03 PAINT FINISH

- A. Basis of Design Product: Sherwin Williams Promar 200

- 1. Sheen:
 - a. At bathrooms provide gloss sheen.
 - b. All other areas provide semi gloss

Note that products for painting wood paneling and trim are included in the drawings.

PART 3 EXECUTION

3.01 EXAMINATION

- A. Verify that project conditions are appropriate for work of this section to commence.

3.02 GYPSUM BOARD INSTALLATION

- A. Comply with ASTM C 840 and manufacturer's instructions. Install to minimize butt end joints, especially in highly visible locations.
- B. Paper Faced Gypsum Board: Install in strict accordance with manufacturer's instructions.

3.03 JOINT TREATMENT

- A. Paper Faced Gypsum Board: Use paper joint tape, bedded and finished with drying-type joint compound.
- B. Finish gypsum board in scheduled areas in accordance with levels defined in ASTM C 840 and as scheduled below.
- C. Tape, fill, and sand exposed joints, edges, and corners to produce smooth surface ready to receive finishes.
 - 1. Feather coats of joint compound so that camber is maximum 1/32 inch (0.8 mm).

2. Taping, filling and sanding is not required at base layer of double layer applications.

D. Fill and finish joints and corners of cementitious backing board as recommended by manufacturer.

3.04 TOLERANCES

A. Maximum Variation of Finished Gypsum Board Surface from True Flatness: 1/8 inch in 10 feet (3mm in 3 m) in any direction.

3.05 FINISH LEVEL SCHEDULE

A. Level 4: Walls and ceilings scheduled to receive paint finish.

END OF SECTION 09 29 00

SECTION 10 28 16 - RESIDENTIAL BATH ACCESSORIES

PART 1 - GENERAL

1.1 SUMMARY

- A. Section Includes:
 - 1. Private-use bathroom accessories.

1.2 ACTION SUBMITTALS

- A. Product Data: For each type of product.
- B. Samples: Full size, for each exposed product and for each finish specified.

1.3 INFORMATIONAL SUBMITTALS

- A. Sample warranty.

1.4 CLOSEOUT SUBMITTALS

- A. Maintenance data.

1.5 WARRANTY

- A. Manufacturer's Special Warranty for Mirrors: Manufacturer agrees to repair or replace mirrors that fail in materials or workmanship within specified warranty period.
 - 1. Warranty Period: 15 years from date of Substantial Completion.

PART 2 - PRODUCTS

2.1 All products shall be from the same manufacturer to the maximum extent possible.

- A. All materials and finishes shall be: Stainless steel, No. 4 finish (satin).
- B. All products are to be supplied in each private bathroom unless indicated otherwise.

2.2 PRIVATE-USE BATHROOM ACCESSORIES:

- A. Toilet Tissue (Roll) Dispenser TP:
 - 1. Basis-of-Design Product: Subject to compliance with requirements,

provide Bobrick B-6857, or approved equal.

2. Description: Single-roll dispenser.
3. Mounting: Surface mounted.

B. Shower Curtain Rod SCR:

1. Basis-of-Design Product: Subject to compliance with requirements, provide Bobrick B-6047 extra-heavy-duty curtain rod, or approved equal.
2. Outside Diameter: 1-1/4 inches.
3. Mounting: Flanges with concealed fasteners.
4. Rod Material and Finish: 1 8 - g a u g e s tainless steel, No. 4 finish (satin).
5. Flange Material and Finish: Stainless steel, No. 4 finish (satin).

C. Towel Bar TB: Provide two per bathroom

1. Basis-of-Design Product: Subject to compliance with requirements, provide Bobrick B-6747x24 or approved equal.
2. Outside Diameter: 3/4 inches.
3. Mounting: Flanges with concealed fasteners.
4. Rod Material and Finish: S tainless steel, No. 4 finish (satin).
5. Flange Material and Finish: Stainless steel, No. 4 finish (satin).

D. Mirrored Medicine Cabinet MC:

1. Basis-of-Design Product: See drawings for product.
2. Approximate dimensions: 24"W x 30"H.
3. Mounting: Recessed mounted. Provide side panels where required to provide a complete and finished appearance. Center cabinet on vanity.
4. Material and Finish: S tainless steel with satin finish, or comparable anodized aluminum finish. Wood cabinets are not acceptable.
5. Shelves: Adjustable.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Install accessories according to manufacturers' written instructions, using corrosion resistant fasteners appropriate to substrate indicated and recommended by unit manufacturer. Install units level, plumb, and firmly anchored in locations and at heights indicated. If locations are not indicated on drawings, then coordinate with owner prior to installation.

END OF SECTION 10 28 16

LEAR 69

Panel of circuit breakers with handwritten labels:

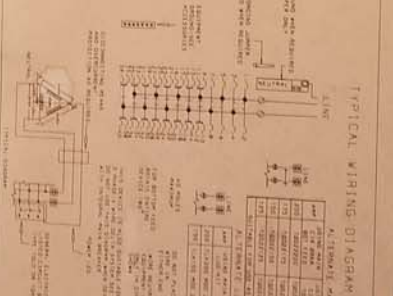
- Top row: 10 breakers, 5 labeled "OFF", 5 labeled "30".
- Bottom row: 10 breakers, 5 labeled "20", 5 labeled "OFF".
- Bottom-most breaker: "ON 20 OFF" with a red "RESET" button.

Handwritten labels on the panel:

- "BED ROOM OUTLET" (pointing to the top row)
- "BATH OUTLETS" (pointing to the bottom row)
- "KX OUTLETS" (pointing to the bottom-most breaker)

Table with columns for breaker numbers and descriptions:

Breaker No.	Description
1	BED ROOM OUTLET
2	BATH OUTLETS
3	
4	
5	
6	
7	
8	
9	
10	



GENERAL ELECTRIC logo and product information:

GENERAL ELECTRIC
LOAD CENTER

UL LISTED
CLASS CUL
INCULCATED
280017

USE CAREFULLY IN THE FIELD

SEE INSTRUCTIONS FOR PROPER INSTALLATION

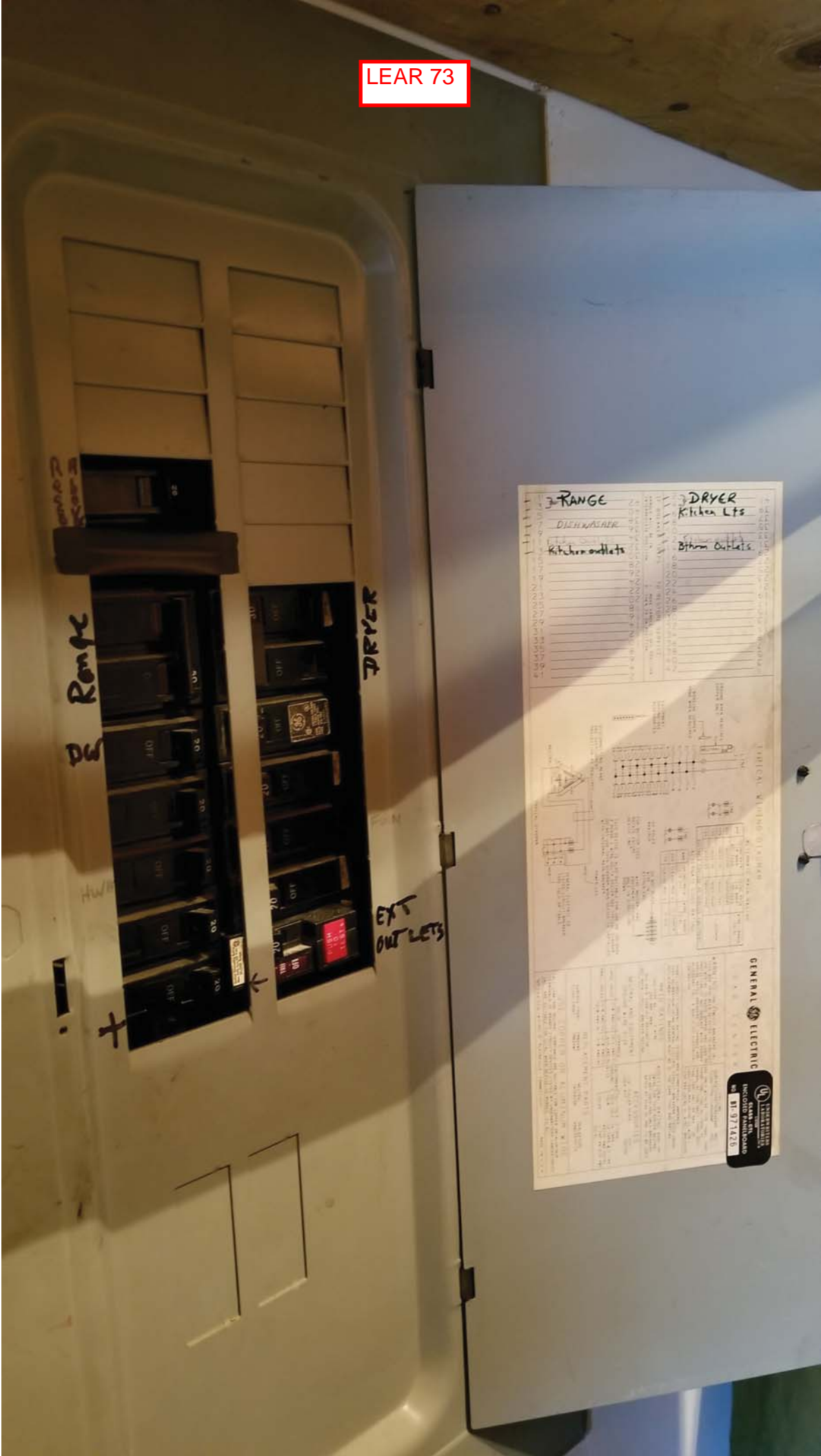
SEE INSTRUCTIONS FOR PROPER WIRING

SEE INSTRUCTIONS FOR PROPER TESTING

SEE INSTRUCTIONS FOR PROPER MAINTENANCE

SEE INSTRUCTIONS FOR PROPER DISPOSAL

LEAR 73



RANGE

RANGE
DW

DRYER

EXT
OUT LETS

RANGE

DRYER

DISHWASHER
Kitchen outlets

Kitchen Lts
Bottom Outlets



GENERAL ELECTRIC

GENERAL ELECTRIC
INCORPORATED
MILWAUKEE, WIS. U.S.A.
No. 31-97 1425

LEAR 83



Living room
Kitchen
Bedroom
Bathroom
Hallway
Dining room
Laundry
Garage
Kitchen lights
Bathroom

HUI
Dining room
Laundry
Garage
Kitchen lights

GENERAL ELECTRIC
LITHIUM BATTERY
Model No. 971422

LEAR 85

Panel of circuit breakers with two columns of 10 breakers each. The breakers are labeled with amperage ratings (20, 30, 50) and have 'OFF' and 'ON' indicators. The bottom breaker in the right column is labeled 'RANGE' and has a red 'PUSH TO LOCK' button. A red arrow points to the 7th breaker in the left column, and a red arrow points to the 7th breaker in the right column.

Handwritten notes and a printed wiring diagram on the inside of the panel door.

Handwritten Notes:

- Kitchen lights + rec
- oven
- washing machine
- dryer
- dimmer lights
- garage
- kitchen rec.
- DRYER**

Handwritten Notes:

- HWT/hot water
- hall bed room
- living room
- fridge freezer
- master bedroom
- Bathrooms
- RANGE**

Printed Diagram: A detailed wiring diagram showing electrical connections for various components. It includes a main panel diagram with a 100A breaker and a 200A breaker, and a sub-diagram for the 'DRYER' showing its connection to a 30A breaker. The diagram also shows connections for kitchen lights, oven, and range.

GENERAL ELECTRIC

UNIVERSITY OF CALIFORNIA

RECORD SHEET

BY 971377