



**RFP 140918**

**TSTC – Housing Exterior Renovations – Phase II – 2014**

**Addendum #2**

**Posted Date: 10-1-14**

## **Clarifications**

The purpose for this addendum is to provide clarifications and revisions to RFP 140918

- **Delete the following General Scope Notes:**
  - **7, 8, 9, 13**
- **Revise General Scope Note 10 to read:**
  - **“Replace all fascia 1x trim with specified product. Salvage or replace nose board 2x8 and trim with Hardiboard. Refer to previously improved 301-319 Vance units for standard. See photo on separate page for clarification.”**
- **Add General Scope Note 14 reading “Modify storage sheds per the attached detail.”**
- **Add 1 window unit to be replaced on 421 Vance – North Elevation**
- **Add General Note 11 reading “Previously improved units 301-319 Vance are the standard for this scope of work.”**

Please sign and date below and attach addendum to the bid package submitted.

I, by signing below acknowledge receipt of the posted addenda, and understand that it becomes part of the bid package for submission.

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

## General Notes

1. This project is Tax Exempt.
2. Remove address nameplates, preserve, reinstall after improvements are complete.
3. Stage dumpsters in vacant house driveways only. No staging in occupied houses or curbside.
4. Properly dispose off site of all demolished materials.
5. Where applicable, contractor will be responsible for restoring interior abated drywall at new window locations. The contractor shall paint the interior wall at each of these locations from “corner to corner” with a SW# to be provided.
6. All new and existing materials shall be painted according to defined individual color schemes indicated, including carports.
7. All ‘front’ doors shall be painted **SW 6258 Tricorn Black, Exterior Latex Semi-Gloss**. Secondary, and storage doors shall be painted **SW 6148 Wool Skein, Exterior Latex Semi-Gloss** for Vance Units only. Shed doors on Bolling to match trim color.
8. Remove and dispose of all coax cable at unoccupied units. In occupied units, remove coax brackets and reattach when complete. Do not disrupt service.
9. All rotten wood **visible from the exterior**, including sills, headers, jambs, fascia, soffit, trim; shall be replaced with new material. **Pre-bid inspections are strongly encouraged.**
10. Contractor shall include an **allowance of \$5,000.00** for any labor and materials needed for hidden damaged wood. This allowance will be used toward labor, per labor price submitted by contractor on page 1 of the Proposal Form and material as price listed below. If the repair of hidden damaged wood is less than the \$5,000.00 allowance, then that balance will go to TSTC. Contractor shall furnish and install material to replace any hidden damaged materials, this will include but not be limited to 2”x6”PT wood sill plate framing, 2”x6” #2 YP or SPF stud framing, and ¾” CDX plywood for repair of any # 105 siding that was removed because of hidden damage. Contractor shall repair hidden damaged wood and siding after TSTC Project Manager determines the area to be repaired. The cost of material used for this hidden damage will be current market price plus 15% markup. Proposer shall issue a price per hour for a carpenter and helper. There is a line item below for contractor to fill in for hourly wages for one carpenter with a carpenter’s helper. Contractor will, at the exposure of damaged wood, submit a proposal for how many hours any particular damaged wood area would take for one carpenter with a carpenter’s helper. Contractor will submit this to TSTC Project Manager for approval. TSTC reserves the right to utilize others for these repairs.
11. **Previously improved units 301-319 Vance are the standard for this scope of work.**

## General Scope Notes

- ① Furnish and Install New specified 3'0" x 5'0" Window. Ensure that there is a minimum clearance of 36" from jamb to jamb on the interior. Frame exterior accordingly. Salvage existing temporary plywood cover and return to TSTC. Patch/Paint interior abated drywall.
- ② Install HardiPlank lap siding over existing siding. Install specified or equal vapor barrier. Paint and trim per industry standard.
- ③ Demo existing siding. Install specified or equal vapor barrier. Install HardiPlank lap siding. Paint and trim per industry standard.
- ④ Install HardiPlank lap siding over existing flat surface. Demo mid-trim 2x member and vertical 'king stud' where applicable. Add furring strips as needed to continuously install siding flush with section below or adjacent. If existing surface is beyond salvage, replace with sheathing prior to installation of siding.
- ⑤ Demo 1x2, leave flat siding. Add furring strips as needed to continuously install siding flush with section below or adjacent. Install vapor barrier and Hardiplank over existing flat.
- ⑥ Replace rotten sill material with pressure treated wood. Trim and paint with specified products.
- ⑦ ~~Install 4"x16" vents for ventilation.~~
- ⑧ ~~Demo brick. Frame as necessary, including supporting porch posts. Install sheathing substrate and specified siding.~~
- ⑨ ~~Demo carport roofing/decking completely. Install new 2x6 #2 SYP joist for the first 4 rows. Install R metal roof panels and drip caps. Ensure proper tie in to the existing structure for drainage/run off. See separate page for more details.~~
- ⑩ Replace all fascia 1x trim with specified product. Salvage or replace nose board and trim with Hardiboard. Refer to previously improved 301-319 Vance units for standard. See photo on separate page for clarification.
- ⑪ Replace any rotted or damaged or missing trim/soffit with specified product.
- ⑫ Prep and paint existing brick veneer using Sherwin-Williams A6 Series A100 Satin. Color shall match the trim for each house per defined color scheme.
- ⑬ ~~Build out new soffit assembly with specified product. See separate page for detail.~~
- ⑭ Modify storage sheds per the attached detail.

Fascia Detail – General Scope Note 10



Existing or Replaced  
2x8

New 1x2

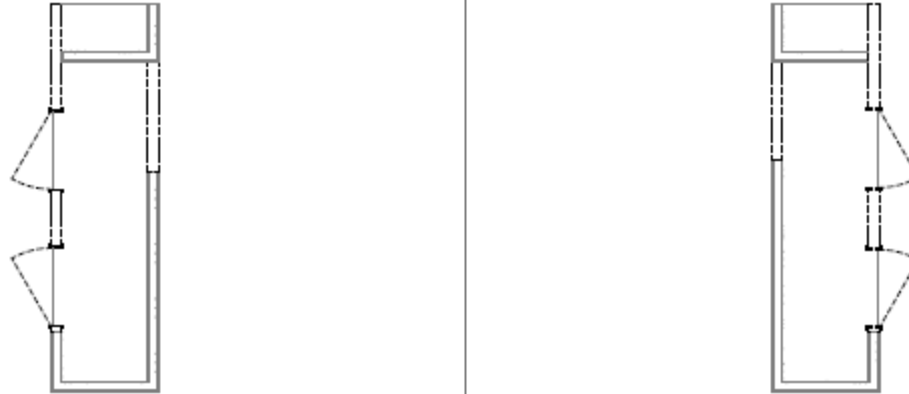


Painted Hardiboard  
Trim

Typical Detail for Carport Shed Modification on Vance Units

General Scope Note 14

Demo all existing siding, doors, frames.

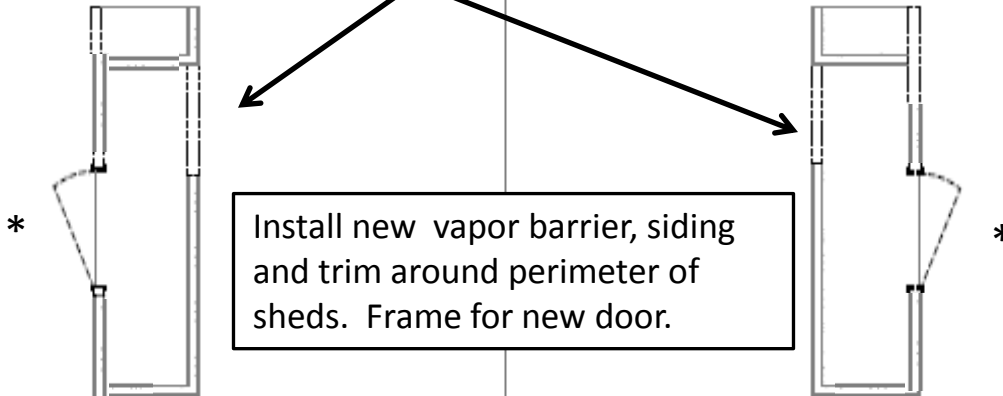


Existing

Proposed

Install 4 x 16 vent.

Note: Replace 4x4 vertical support posts as needed.



Install new vapor barrier, siding and trim around perimeter of sheds. Frame for new door.

Provide 3'0"x6'8" single bore Residential All Weather Metal Door Unit.

\*Paint new doors  
SW 6148 Wool  
Skein, Exterior Latex  
Semi-Gloss



