

ADDENDUM #2 – MARCH 3, 2025

RE: CITY OF PORT ORFORD
Community Building Remodel
Project #18.27.2

FROM: HGE ARCHITECTS, Inc.
333 South 4th Street
Coos Bay, Oregon 97420
541-269-1166



TO: Prospective Bidders

This Addendum forms a part of the Contract Documents and modifies the original Documents dated February 2025, as noted below. Acknowledge receipt of this Addendum in the space provided on the Bid Form. Failure to do so may subject Bidder to disqualification.

This Addendum consists of **FIVE (5)** page(s) together with the following attachments:

- **Sheet S1.1 Foundation Plan**
- **Sheet S5.1 Structural Details**
- **Sheet S5.2 Structural Details**
- **Sheet M2.1 HVAC Floor Plan**
- **Sheet E3.0 Electrical Plans Power & Signal**

CHANGES TO PROJECT MANUAL:

1. **Section 00-4100 Bid Form, Paragraph 1.05:** ADD "H. By signing this Proposal, the Bidder certifies that the provisions required by the Davis-Bacon Act concerning payment rate of wages shall be included in this Contract, are understood by the Bidder, and will be complied with during the Work. See Section 00-7346 Prevailing Wage Rates."
2. **Section 00-7346 Prevailing Wage Rates, Paragraph 1.01:** ADD "G. Refer to Davis-Bacon Wage General Decision Number: OR20250065 dated 1/3/25. Contractor shall pay each worker employed in the performance of this contract not less than the higher of the wage rate for the type of work being performed as set forth in either the Oregon Prevailing Wage set forth in the "Prevailing Wage Rates for Public Works Contracts in Oregon" or the applicable federal Davis-Bacon Wage Decision."
3. **Section 06-2000 Finish Carpentry, Paragraph 2.04 B:** DELETE "plain sawn."
4. **Section 23-3400 HVAC Fans:** ADD the following Paragraph 2.02:

- 2.02 Exhaust Fan System Controls
- A. See drawings for controls associated with exhaust fans to interlock with other HVAC devices.
 - B. Provide all control relays, current sensors and low voltage wiring between control devices and fans. Control devices that are not duct mounted or wall mounted shall be installed in a Hoffman or equal control enclosure. All control wire shall be installed in conduit or may be installed exposed in mechanical rooms if secured at least 18" OC and routed to match building lines or duct runs.
 - C. Cooling only thermostat to be line voltage, Bi-Metallic spring type. Dayton 6GVX8C or equal. Coordinate with Div.26 for wiring through device to fan.

CHANGES TO DRAWINGS:

1. Sheet S0.1 General Structural Notes & SIS:

- a. ADD the following:
 - IV. Structural Steel Framing
 - 1. Materials:
 - a. Channels, angles, plates, and bars: ASTM A36.
 - 2. Fasteners:
 - a. Machine Bolts: ASTM A307
 - b. Bolts: ASTM F3125
 - c. Anchor Rods: ASTM F1554, Grade 36, threaded with nut, unless otherwise noted, and hooked for anchoring wood sole plates.
 - d. Nuts: ASTM A563
 - b. At VI. Cold-Formed Steel Framing, 2. Materials, ADD "B. Joists and Girts: $F_y = 50$ KSI."
 - c. At VI. Cold-Formed Steel Framing, 3. Fasteners, ADD "ii. #12 = 0.126" DIA., 0.340" head."

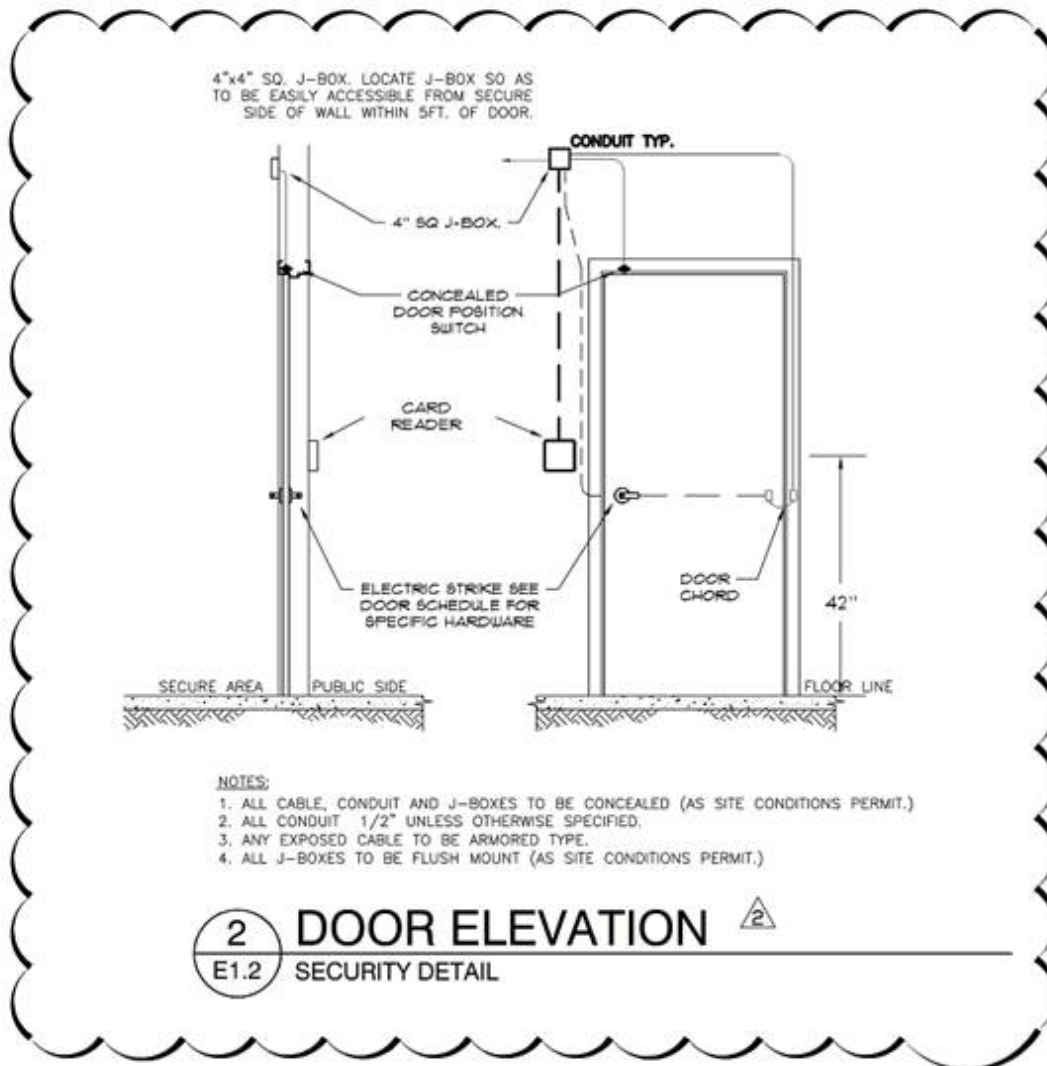
2. **Sheet S1.1 Foundation Plan:** REPLACE with the attached revised sheet in its entirety. Revisions include additional Z-girt in east wall.

3. **Sheet S2.2 Roof Framing Plan:** At header (HDR) at barn door opening at southeast corner of American Legion Building, REPLACE "4x8" with "4x12."

4. **Sheet S5.1 Structural Details:** REPLACE with the attached revised sheet in its entirety. Revisions include:

- a. Revised Detail 9 with additional Z-girt.
- b. Added Section B-B to Detail 9 at additional Z-girt.

5. **Sheet S5.2 Structural Details:** REPLACE with the attached revised sheet in its entirety. Revisions include added Detail 4, Additional Girt Connection to Frame.
6. **Sheet P1.0 Plumbing Demo Plan:** ADD dashed water meter and CW line into building at southeast corner of building, with notes: "Water meter removal by City" and "Remove piping."
7. **Sheet M2.1 HVAC Floor Plan:** REPLACE with the attached revised sheet in its entirety. Revisions include:
 - a. Revised sizing of Supply Air Main off FC/1.
 - b. Added a transition to 22x9 SA after main take-off to serve Multi-Purpose.
 - c. Added note for lining on RA plenum for 48x48 Low RA Grille.
8. **Sheet M6.0 Mechanical Schedules, Exhaust Fans Schedule:**
 - a. At Control column for Design Symbol 'EF-2 thru 6,' ADD "Note #1."
 - b. In 'Notes' line, ADD "#1: See 8/M6.1 for exhaust fan detail."
9. **Sheet E1.0 Electrical Plans Symbols & Schedules, Panel 'CB2' Schedule:**
 - a. ADD stage speaker receptacles to 20/1 breaker in Panel CB2-13.
 - b. REPLACE Panel CB-2 blank spaces with spare 20/1 breakers.
10. **Sheet E1.2 Electrical Plans Demolition:** ADD the following Detail 2/E1.2 Door Elevation, Security Detail:



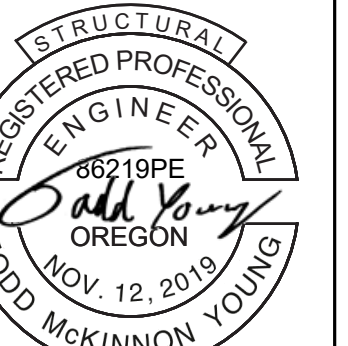
11. Sheet E3.0 Electrical Plans Power & Signal: REPLACE with the attached revised sheet in its entirety. Revisions include:

- a. Access control at Door #s 1A, 1B, 9, and 15B per Addendum #1. Access control panel added in AV Closet.
- b. Revised speaker layout and added electrical rough-in at revised locations.
- c. Added speaker receptacles for future use.
- d. Relocated Panel CB1 next to Door #15A.
- e. Relocated Fire Alarm Control Panel next to Door #15B.

SUBSTITUTION APPROVALS:

<u>SPECIFIED SECTION</u>	<u>SPECIFIED ITEM</u>	<u>APPROVED</u>
08-1113 Hollow Metal Doors & Frames	Hollow Metal Doors & Frames	National Custom Hollow Metal
	Stainless-Steel Hollow Metal Doors & Frames	
03-3511 Concrete Floor Finishes	Joint Filler	Hi-Tech Systems PE85 MI

END OF ADDENDUM #2



EXPIRES: 6/30/2026

PORT ORFORD COMMUNITY BUILDING REMODEL

PROJECT NO.: 18.27.2

CONSTRUCTION

REVISIONS:
DATE DESCRIPTION
2 3/3/2025 Addendum #2

DATE: 1.31.2025

SHEET TITLE:
FOUNDATION PLAN

S1.1

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PLAN LEGEND:

- DENOTES POST ABOVE USE MIN (2) 2x DF #2 OR FULL WIDTH OF SUPPORTING ELEMENT AND MATCHING WALL WIDTH UNO.
- DENOTES WALL ABOVE
- DENOTES EXISTING WALL ABOVE
- DENOTES (N) INTERIOR BRG WALLS

FOUNDATION NOTES
REF STRUCTURAL NOTES, SHEET S0.1, FOR DESIGN CRITERIA AND ABBREVIATIONS

- VERIFY ALL DIMENSIONS AND ELEVATIONS WITH THE ARCHITECT. (ALL EXISTING DIMENSIONS TO BE FIELD VERIFIED PRIOR TO COMMENCING CONSTRUCTION)
- TOP OF SLAB (TOS) ELEVATION ASSUMED TO BE AT 0'-0". FOR ACTUAL SLAB ELEVATION REFER TO ARCHITECTURAL DRAWINGS. REFERENCE ARCHITECTURAL DRAWINGS FOR ANY VAPOR BARRIER REQUIREMENTS.
- ALL FOUNDATION SUBGRADES AND EXCAVATIONS ARE TO BE CONSTRUCTED ON UNDISTURBED NATIVE SOIL OR ENGINEERED FILL. BOTTOM OF ALL EXTERIOR FOOTINGS TO BEAR A MINIMUM OF 1'-6" BELOW LOWEST ADJACENT FINISHED GRADE, UNO. BOTTOM OF ALL INTERIOR FOOTINGS SHALL BEAR A MINIMUM OF 12" BELOW FINISHED FLOOR, UNO.
- ALL WOOD EXPOSED TO CONCRETE, WEATHER, OR WITHIN 8" OF FINISHED GRADE SHALL BE PRESSURE TREATED UNO. SILL PLATES AT ALL EXTERIOR WALLS, AND INTERIOR BEARING WALLS, SHALL BE ATTACHED WITH 5/8-INCH DIAMETER x 10-INCH LONG (12-INCH LONG FOR 3x SILLS) ANCHOR BOLTS AT 4'-0" OC MAXIMUM SPACING, WITH MINIMUM TWO BOLTS PER SILL LOCATED NOT MORE THAN 12-INCHES AND NOT LESS THAN 5-INCHES FROM EACH END. ALL ANCHOR BOLTS SHALL BE EMBEDDED A MINIMUM OF 7-INCHES. ALL SILL ANCHOR BOLTS, HOLD-DOWN ANCHOR BOLTS, AND EMBEDDED HOLD-DOWNS SHALL BE SECURELY TIED IN PLACE PRIOR TO PLACING CONCRETE. REFERENCE SHEAR WALL SCHEDULE FOR ADDITIONAL AB INFORMATION.

SHEARWALL LEGEND

- PANEL TYPE REF SHEAR WALL SCHEDULE
- MIN PANEL WIDTH
- DENOTES SHEATH & NAIL ENTIRE WALL AND AROUND OPENINGS
- DENOTES SHEAR WALLS
- DENOTES SIMPSON HOLD-DOWN REF SHEAR WALL SCHEDULE AND DETAIL
- SHEAR WALL SHALL BE CONSTRUCTED

HOLDOWN SCHEDULE

HOLDOWN	MIN KING	ANCHOR BOLT	EMBEDMENT (MIN)
DTTZ	(2) 2x	1/2" HEADED ANCHOR ROD	7"
HJU2	(2) 2x	SBS/8x24	18"
HJU4	(2) 2x	SBS/8x24	18"

SHEARWALL SCHEDULE

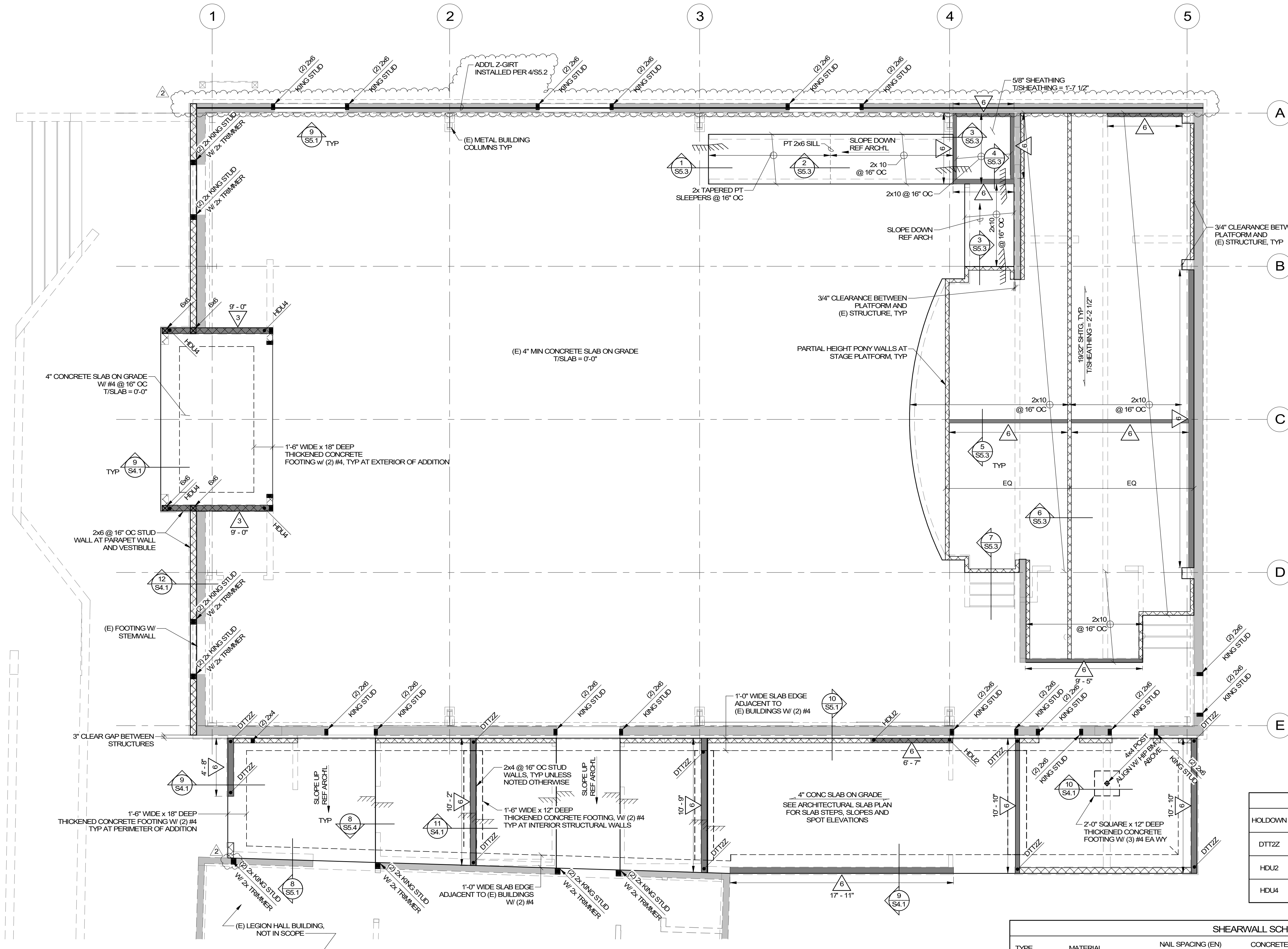
TYPE	MATERIAL	NAIL SPACING (EN) AT PANEL EDGES	CONCRETE SILL ANCHORS	RIM
6	7/16" CDX OR OSB PLYWOOD	8d @ 6"	5/8" @ 32"	A35 @ 24"
4	7/16" CDX OR OSB PLYWOOD	8d @ 4"	5/8" @ 24"	A35 @ 16"
3a	7/16" CDX OR OSB PLYWOOD	8d @ 3"	5/8" @ 24"	A35 @ 12"

GENERAL NOTES:

- STUDS SHALL BE SPACED AT 16" OC MAXIMUM OR PER PLAN NOTES (PLYWOOD MAY BE INSTALLED EITHER VERTICALLY OR HORIZONTALLY). IF STUDS ARE SPACED AT 24" OC, PLYWOOD PANELS SHALL BE INSTALLED WITH LONG DIMENSION ACROSS STUDS.
- SPACE NAILS AT 12" OC MAXIMUM ALONG INTERMEDIATE FRAMING MEMBERS (FIELD NAILING).
- ALL UNSUPPORTED PANEL EDGES SHALL BE BLOCKED AND EDGE-NAILED (EN).
- USE ONLY COMMON OR BOX NAILS (GALVANIZED) FOR ALL PANEL AND SILL PLATE NAILING (GALVANIZED NAILS SHALL BE HOT-DIPPED OR TUMBLED).
- ALL SHEAR PANELS ARE TO BE CONTINUOUS BETWEEN HORIZONTAL DIAPHRAGMS (ROOF TO FLOOR, FLOOR TO FLOOR, FLOOR TO FOUNDATION).
- SILL ANCHOR BOLTS SHALL BE CAST-IN-PLACE AND SHALL HAVE A 7" MINIMUM EMBEDMENT INTO CONCRETE OR MASONRY. THERE SHALL BE A MINIMUM OF TWO ANCHOR BOLTS PER PIECE OF SILL PLATE, WITH ONE BOLT LOCATED NOT MORE THAN 12" NOR LESS THAN 4" FROM EACH END.
- PLATE WASHERS (3"x3"x0.225" THICK, MINIMUM) SHALL BE USED ON ALL SILL ANCHOR BOLTS. THE PLATE WASHER SHALL EXTEND TO WITHIN 1/2" OF THE EDGE OF THE SILL PLATE.
- 3x MEMBERS MAY BE SUBSTITUTED WITH (2) 2x MEMBERS NAILED TOGETHER WITH 10d NAILS @ 4" OC.

FOOTNOTES:

a. STUDS AND/OR BLOCKING AT ADJOINING PANEL EDGES SHALL BE 3x MINIMUM AND NAILS SHALL BE STAGGERED. SILL PLATES SHALL BE 3x MINIMUM.



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

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EXPIRES: 6/30/2026

PORT ORFORD COMMUNITY BUILDING REMODEL

PROJECT NO.: 18.27.2

CITY OF PORT ORFORD
421 11TH ST
PORT ORFORD, OR 97465

CONSTRUCTION

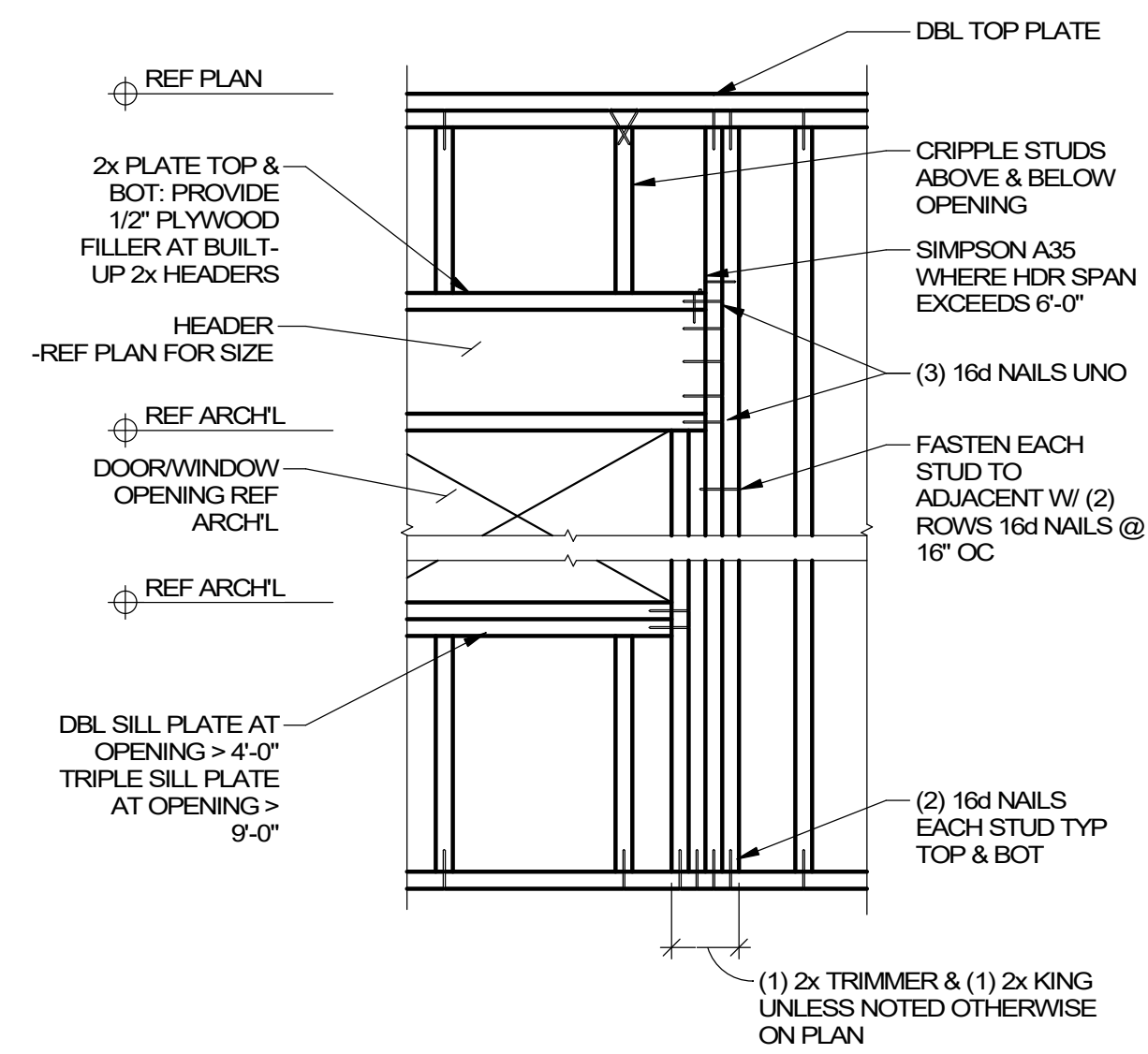
REVISIONS:	#	DATE	DESCRIPTION
	2	3/3/2025	Addendum #2

DATE: 1.31.2025

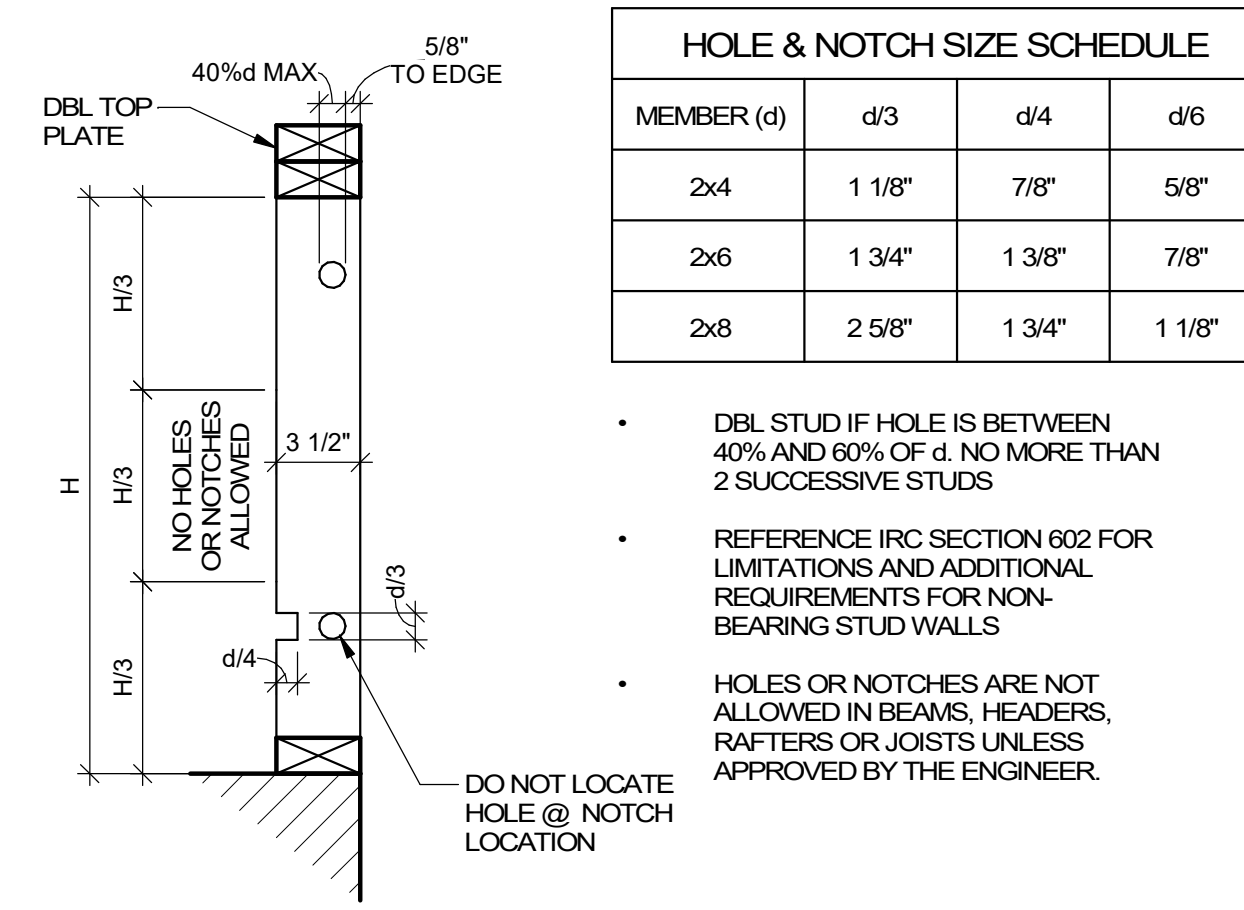
SHEET TITLE:
STRUCTURAL DETAILS

S5.1

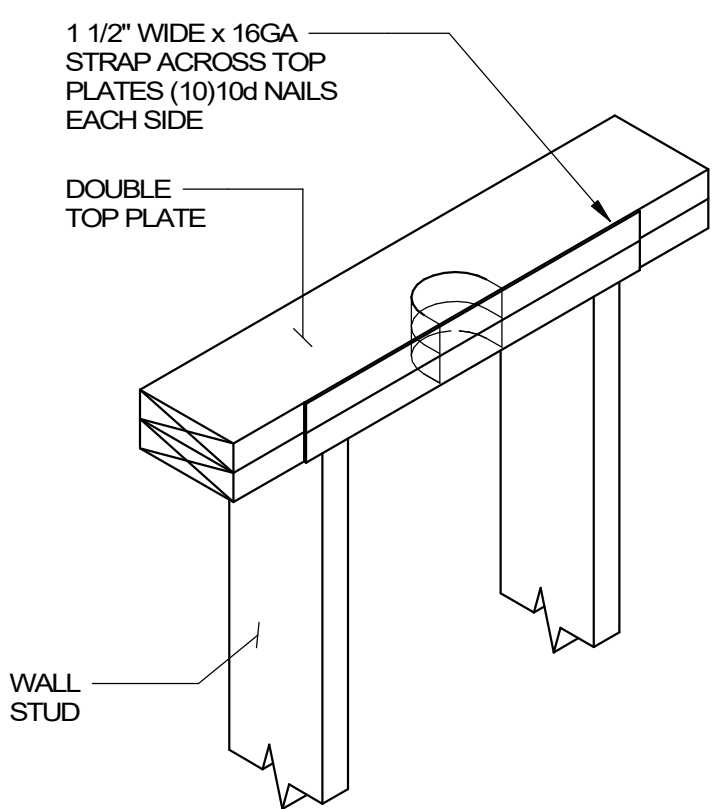
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1 TYPICAL HEADER FRAMING
SCALE: 3/4" = 1'-0"

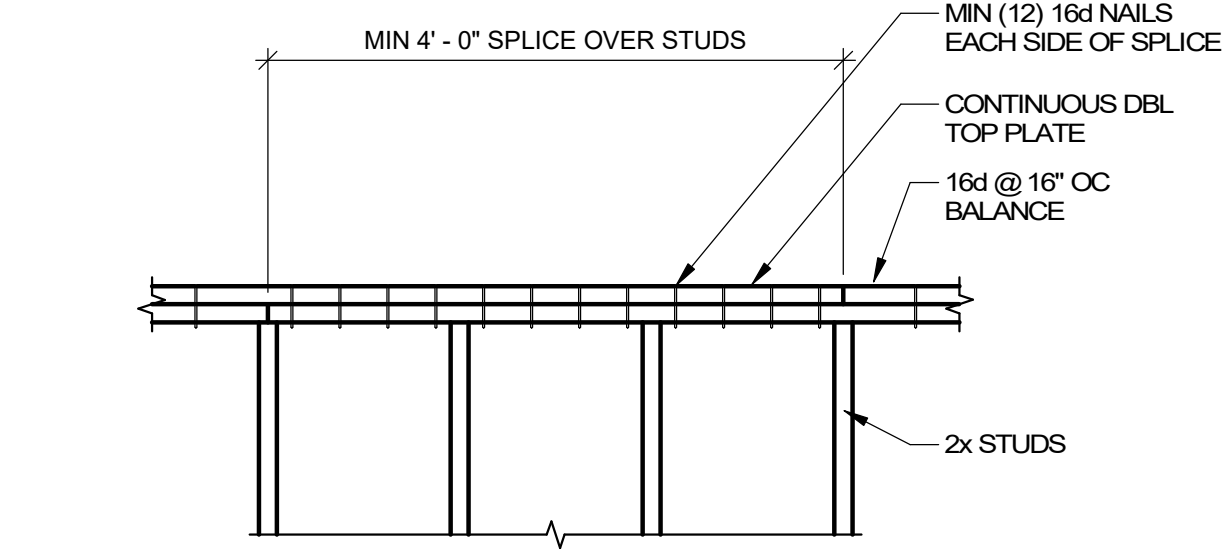


2 NOTCHING & HOLE LIMITATIONS
SCALE: 1 1/2" = 1'-0"

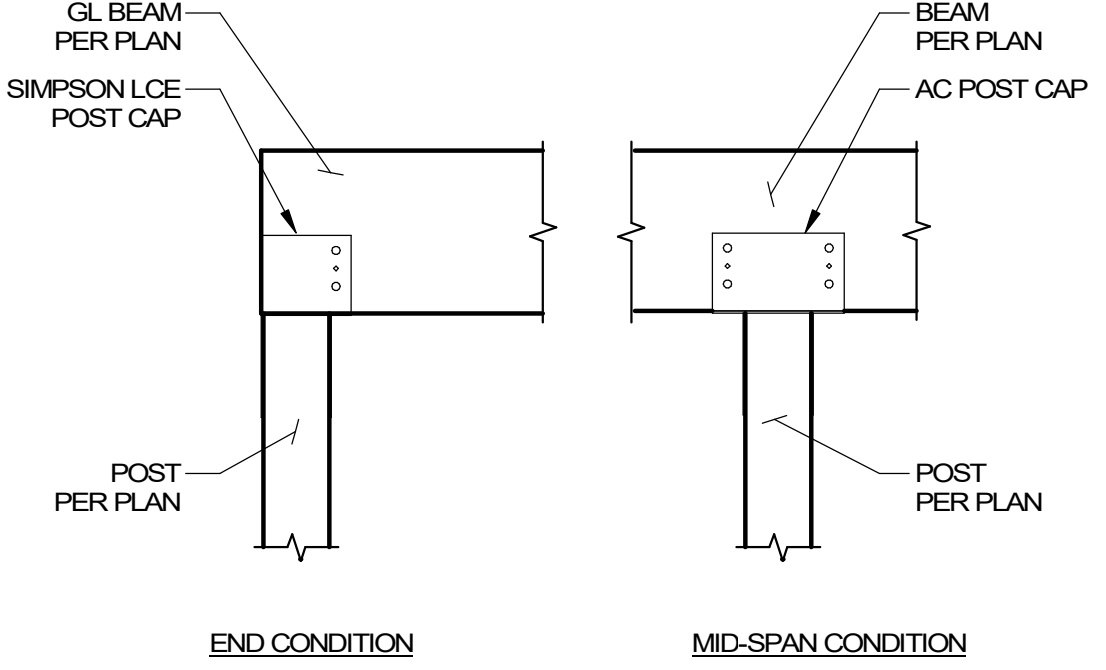


3 TYP ROOF SHEATHING
SCALE: 1" = 1'-0"

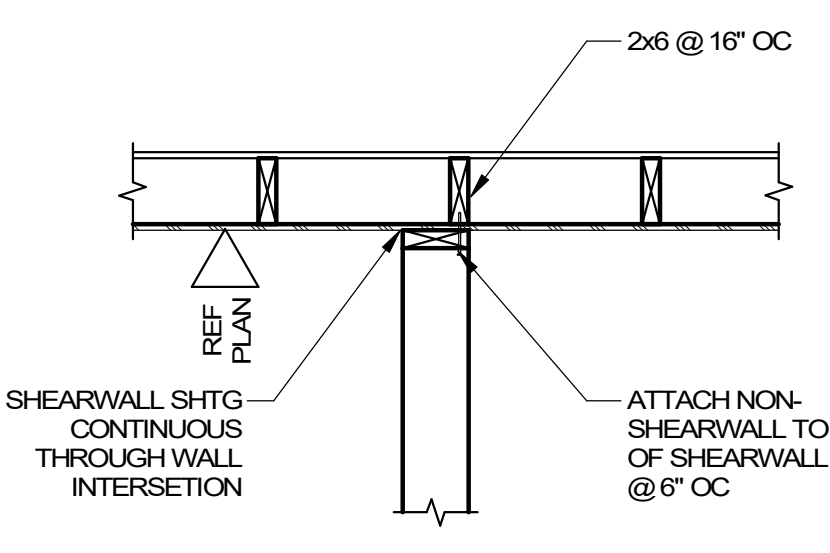
- NOTES:
1. MIN EDGE DISTANCE FOR NAILS SHALL BE 3/8"
 2. MIN SHEATHING SHEET SIZE SHALL BE 2'-0"x4'-0"
 3. NAILS SHALL NOT BE OVERDRIVEN
 4. NAILS SHALL BE COMMON WIRE TYPE OR APPROVED EQUAL



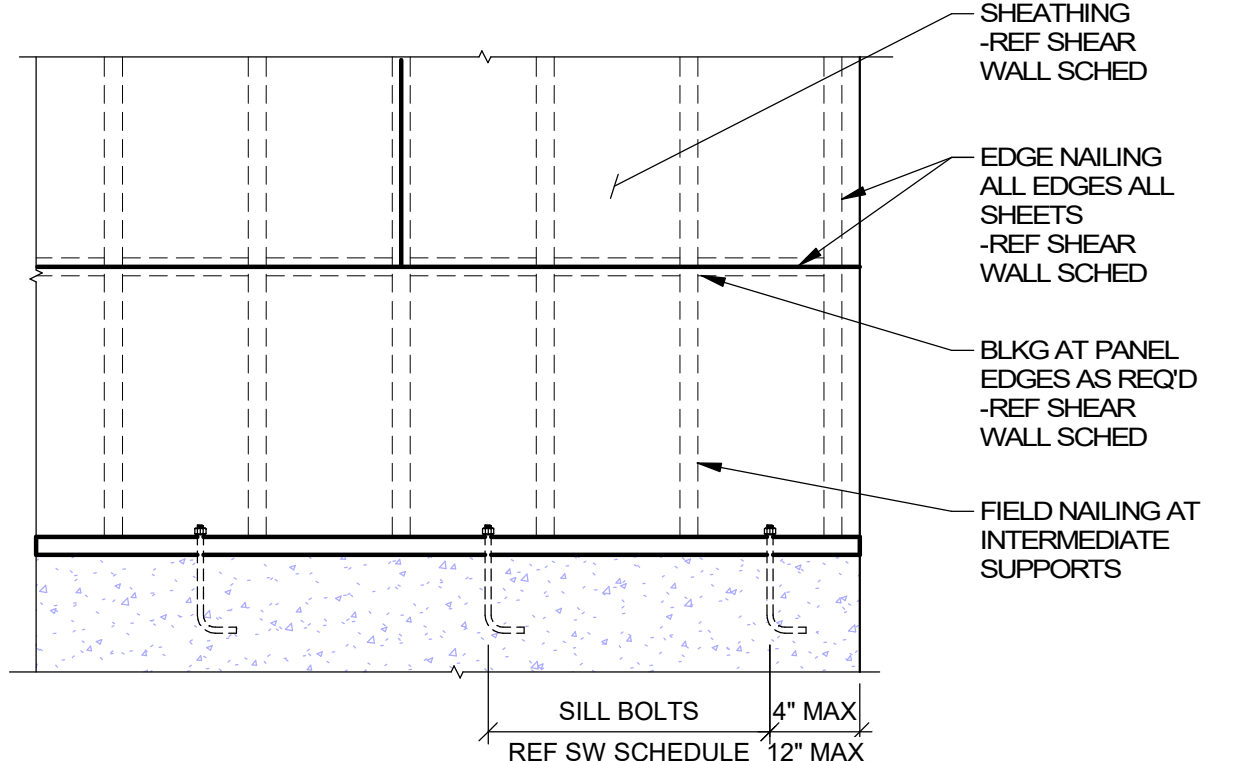
4 TYPICAL DOUBLE TOP PLATE SPLICE
SCALE: 3/4" = 1'-0"



5 WOOD BEAM TO WOOD POST
SCALE: 3/4" = 1'-0"

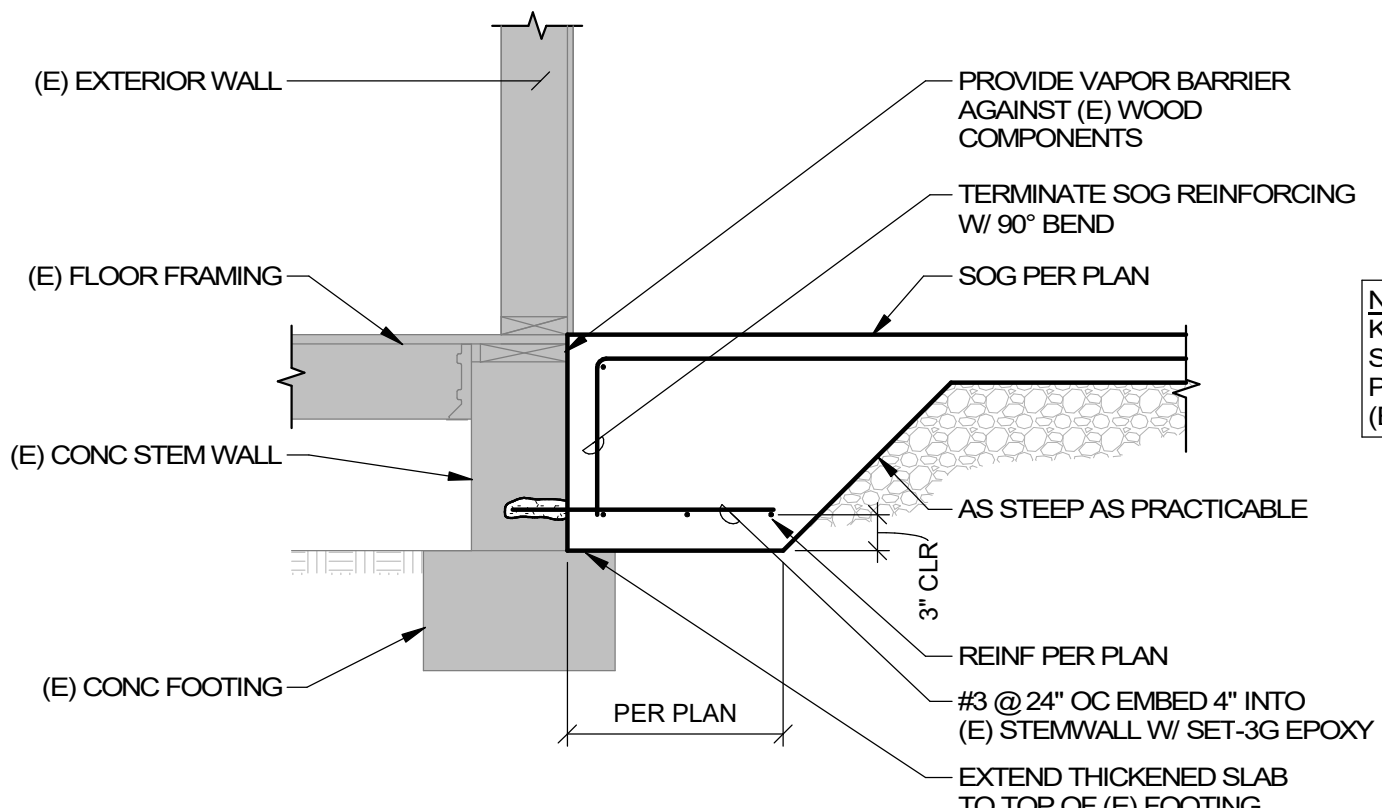


6 INTERIOR BEARING WALL SUPPORT
SCALE: 3/4" = 1'-0"

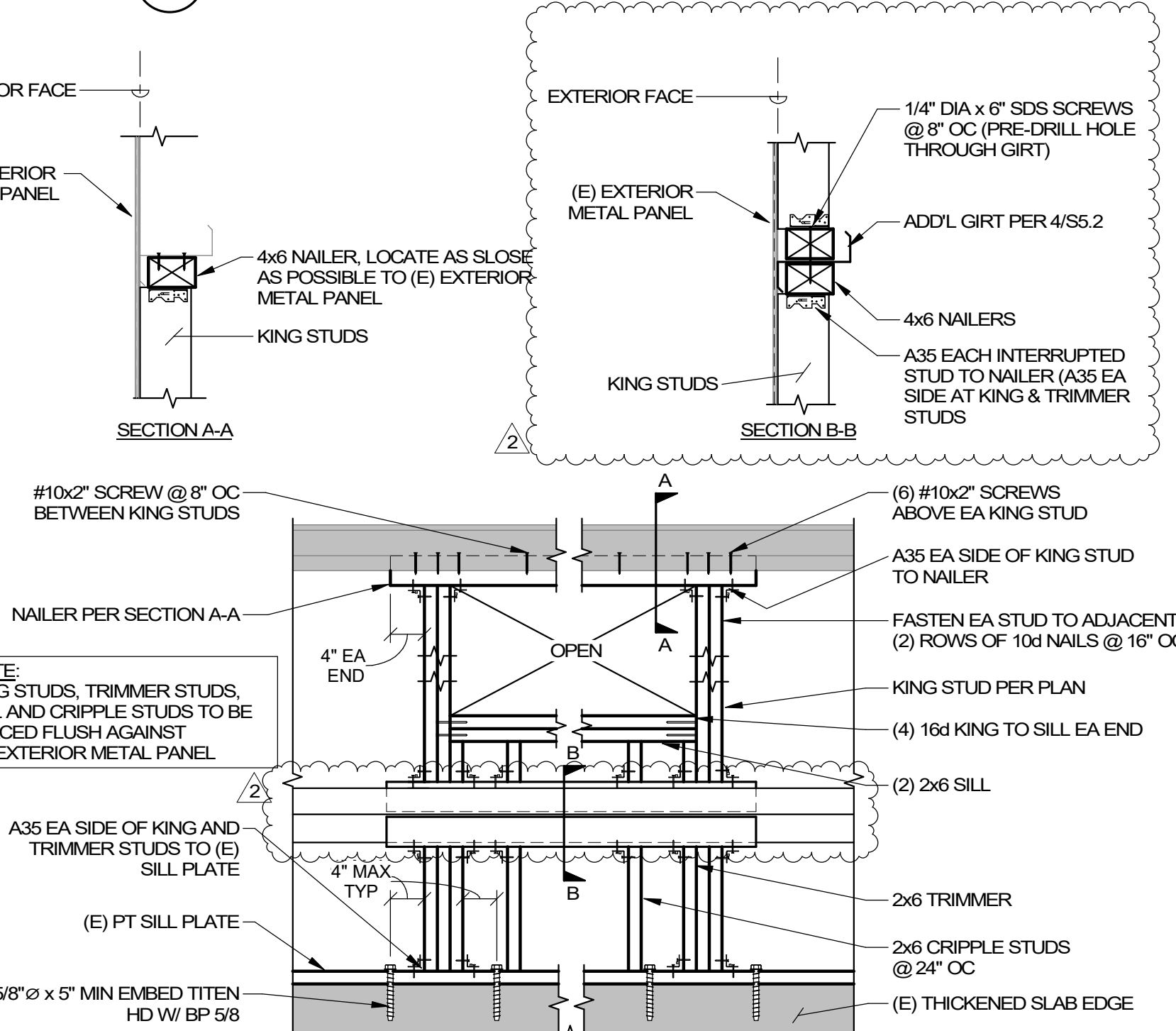


7 TYPICAL SHEARWALL
SCALE: 3/4" = 1'-0"

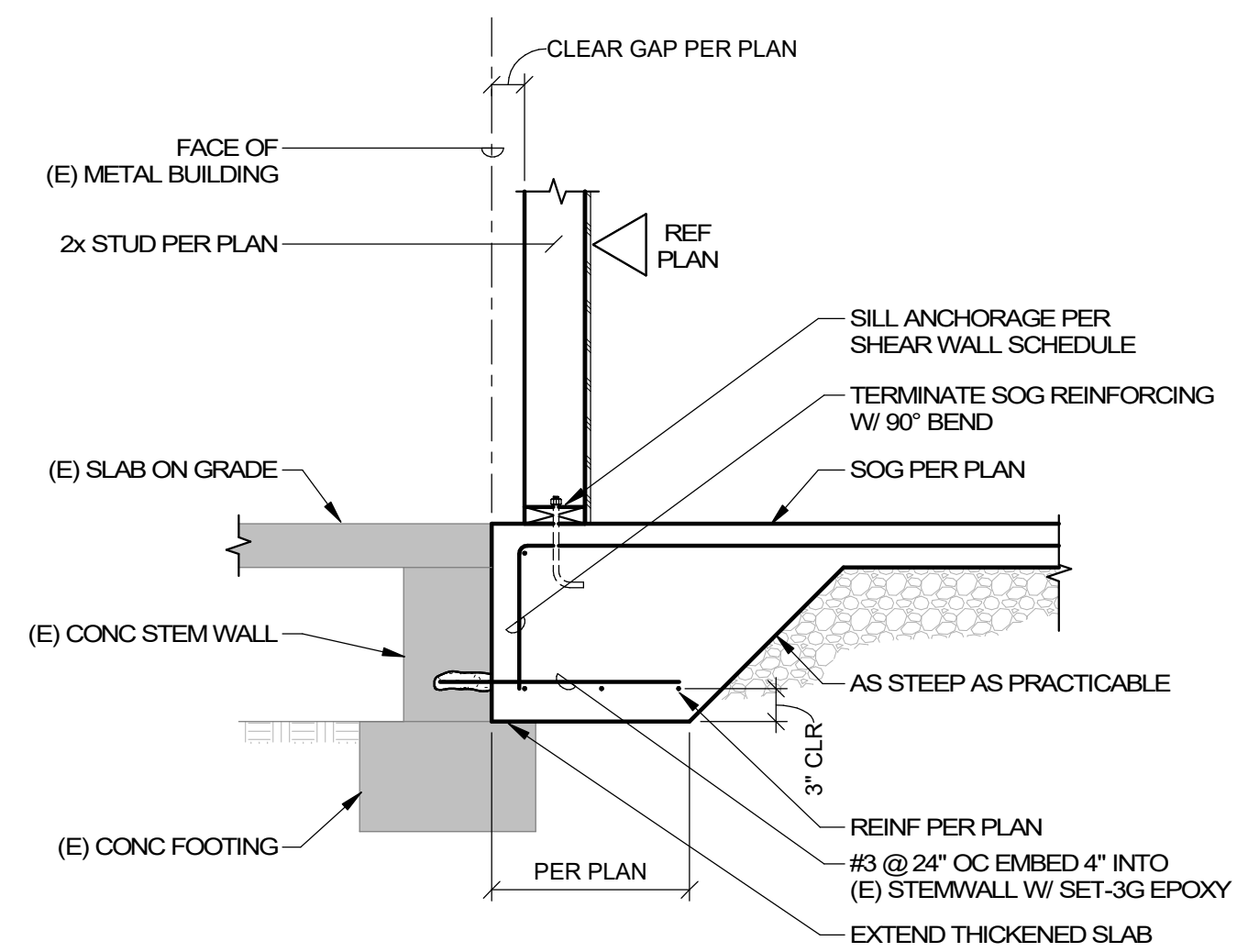
- NOTES:
1. MIN EDGE DISTANCE FOR NAILS SHALL BE 3/8"
 2. MIN SHEATHING SHEET SIZE SHALL BE 2'-0"x4'-0"



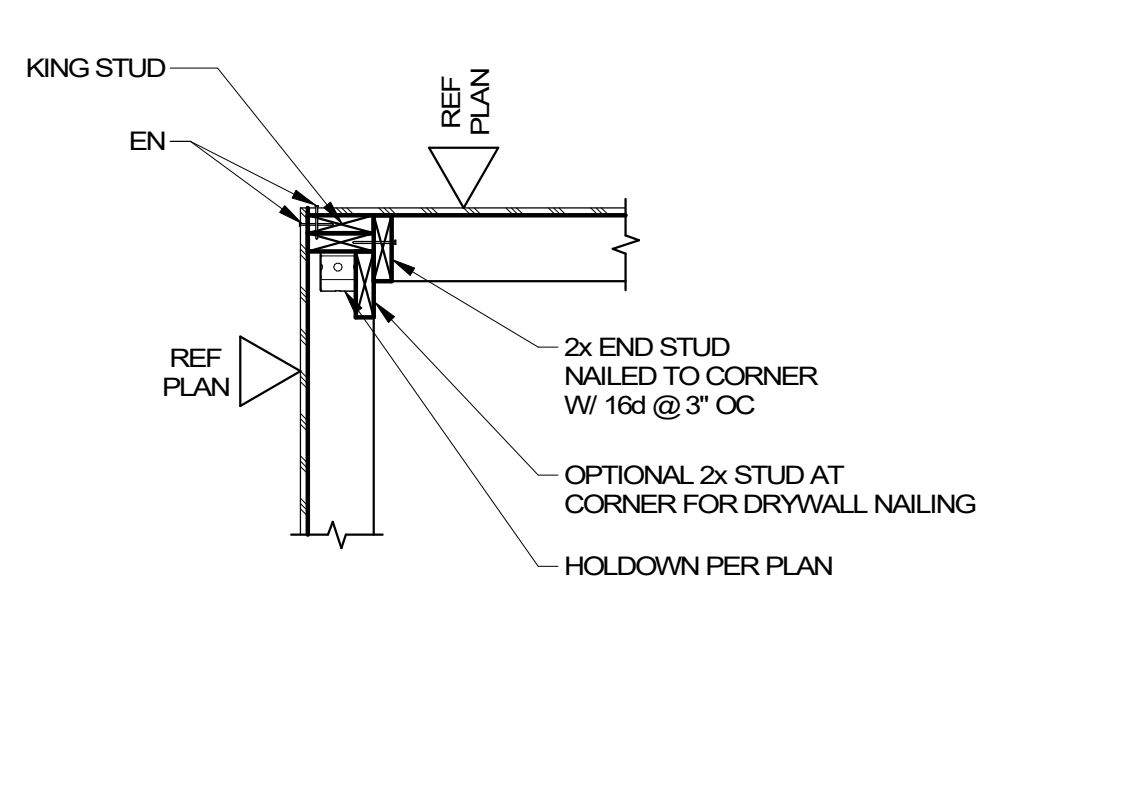
8 THICKENED SLAB EDGE AT LEGION HALL
SCALE: 3/4" = 1'-0"



9 NEW OPENING IN (E) METAL BUILDING WALL
SCALE: 3/4" = 1'-0"

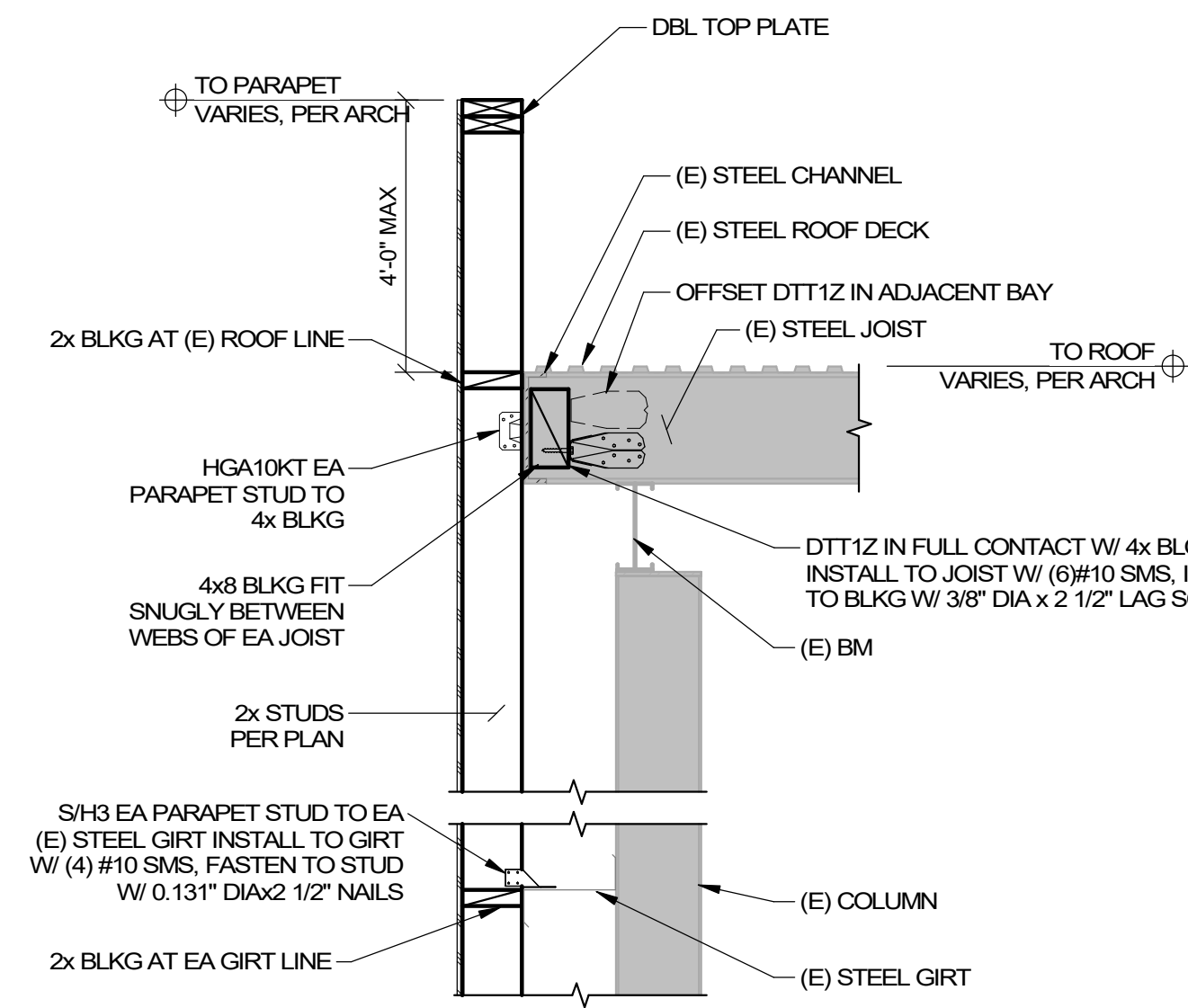


10 THICKENED SLAB EDGE AT LEGION HALL
SCALE: 3/4" = 1'-0"

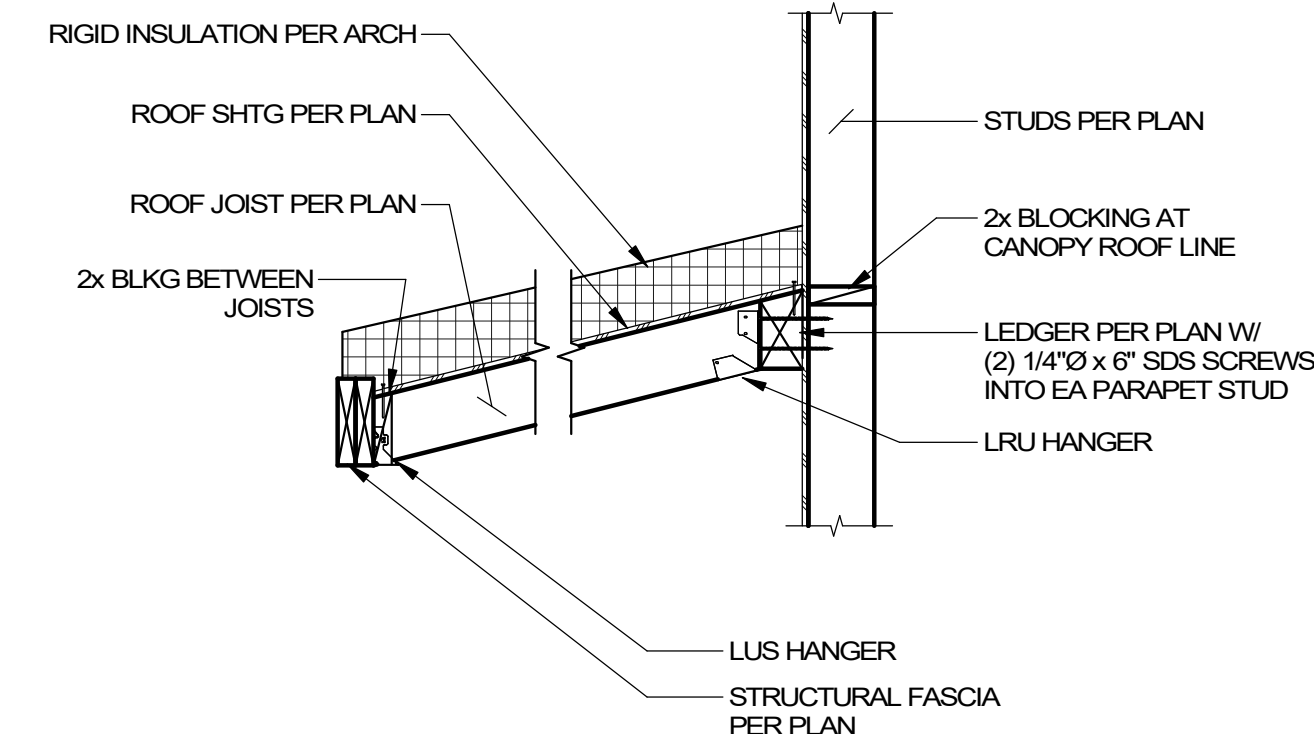


11 HOLDDOWNS @ CORNER CONDITION
SCALE: 3/4" = 1'-0"

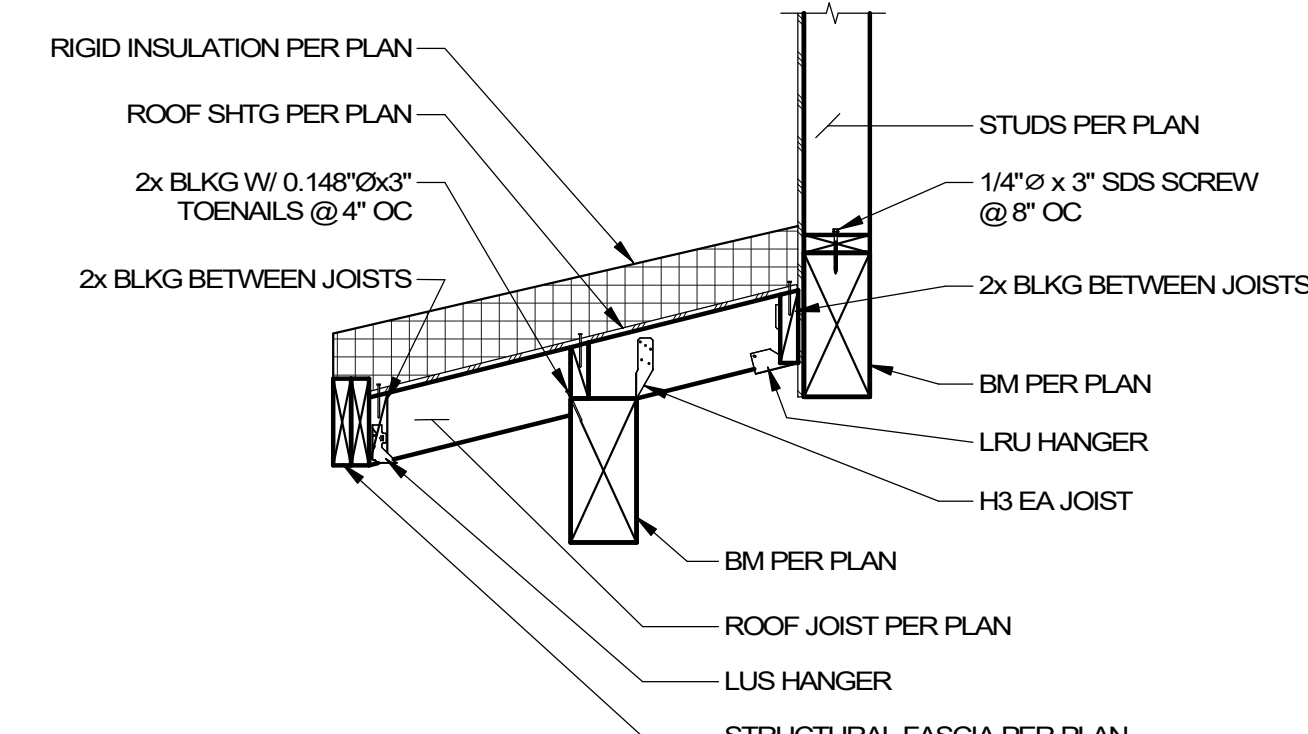
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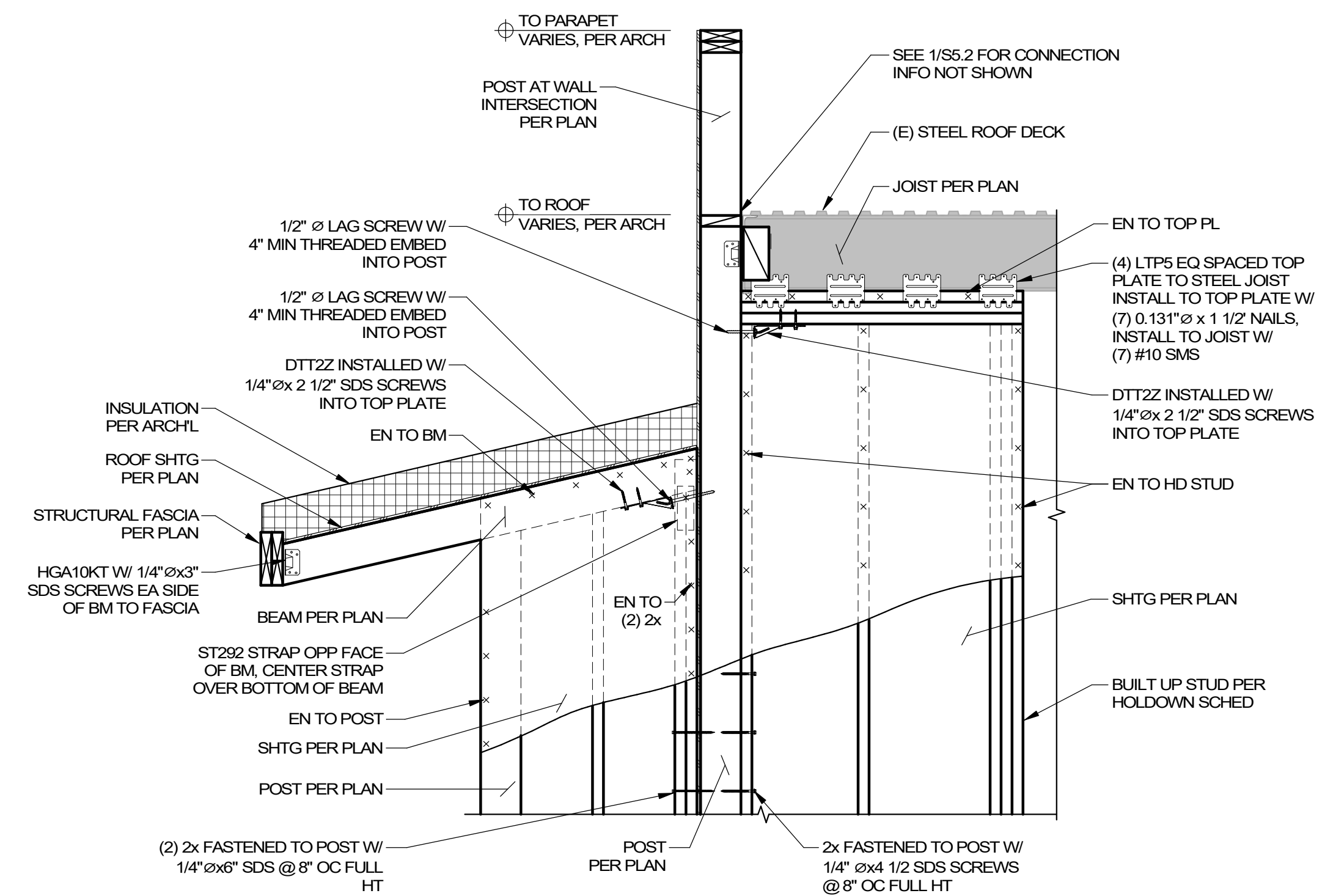
1 DECK TIE AT JOISTS PERPENDICULAR
SCALE: 3/4" = 1'-0"



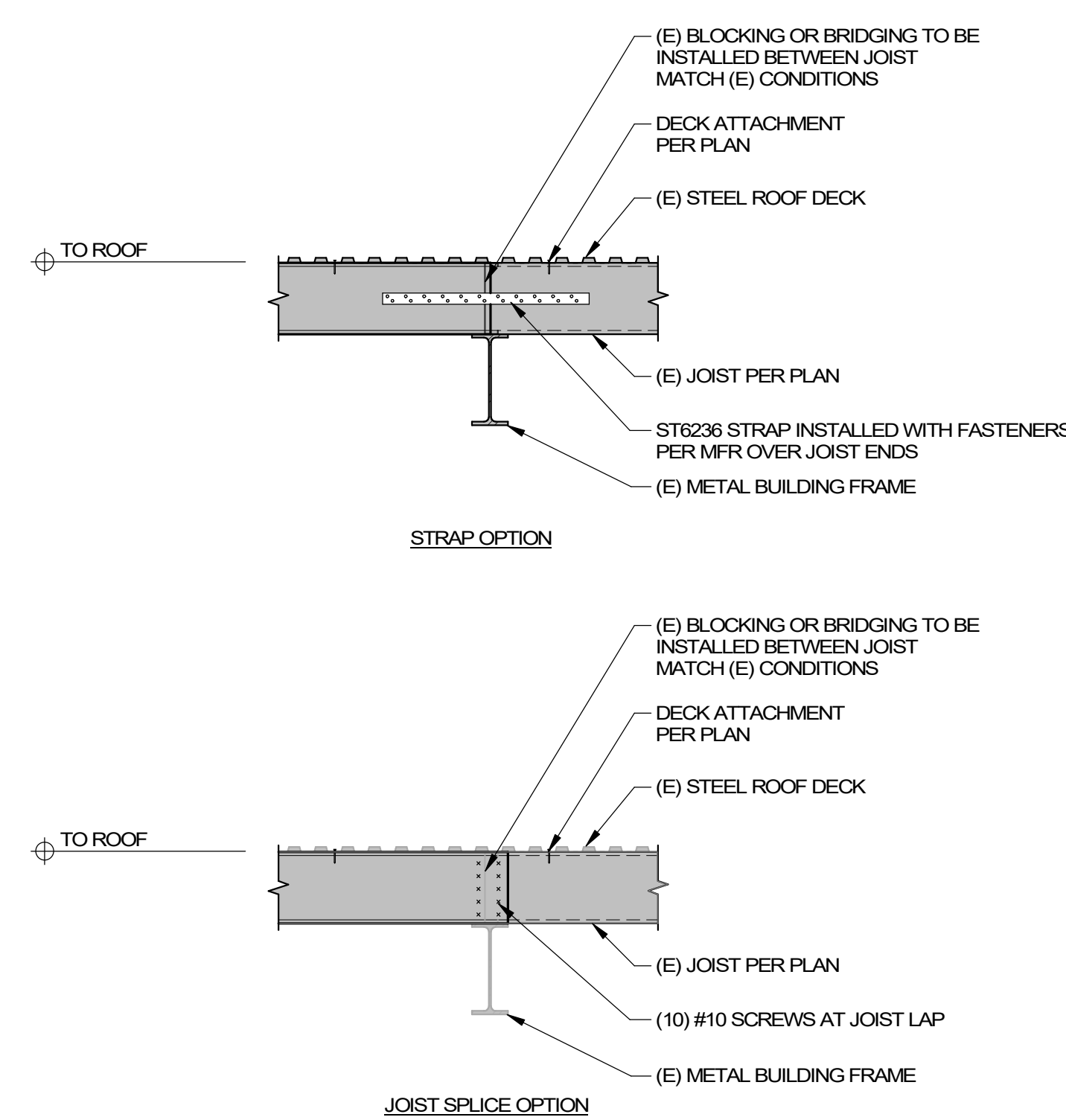
2 CANOPY AT WALL
SCALE: 3/4" = 1'-0"



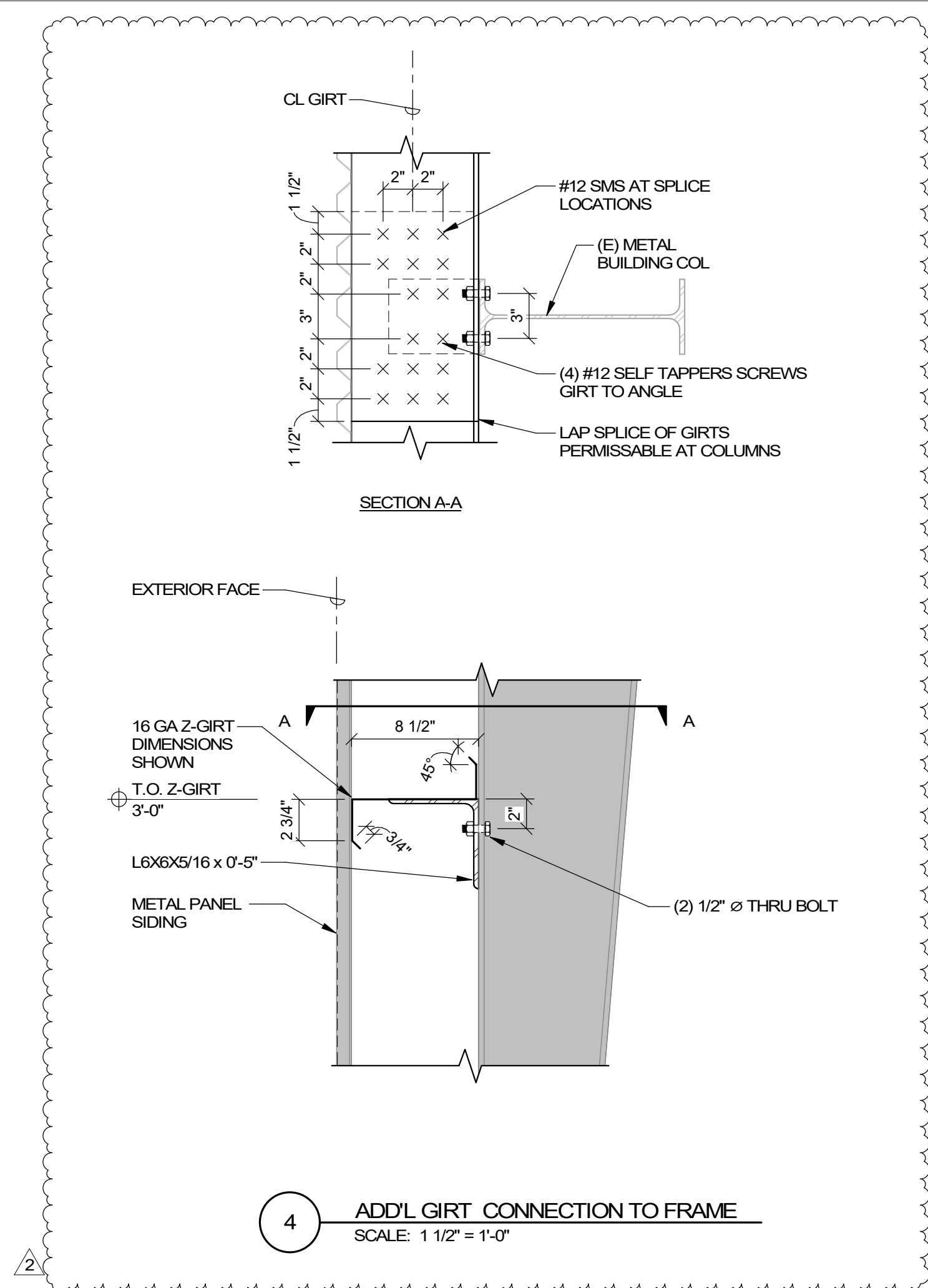
3 CANOPY AT VESTIBULE
SCALE: 3/4" = 1'-0"



5 SECTION AT VESTIBULE SHEARWALL
SCALE: 3/4" = 1'-0"



6 JOIST LAP
SCALE: 3/4" = 1'-0"



4 ADD'L GIRTS CONNECTION TO FRAME
SCALE: 1 1/2" = 1'-0"



EXPIRES: 6/30/2026

PORT ORFORD COMMUNITY BUILDING REMODEL

PROJECT NO.: 18.27.2

CITY OF PORT ORFORD
421 11TH ST
PORT ORFORD, OR 97465

CONSTRUCTION

#	DATE	DESCRIPTION
2	3/3/2025	Addendum #2

DATE: 1.31.2025

SHEET TITLE:
**STRUCTURAL
DETAILS**

S5.2

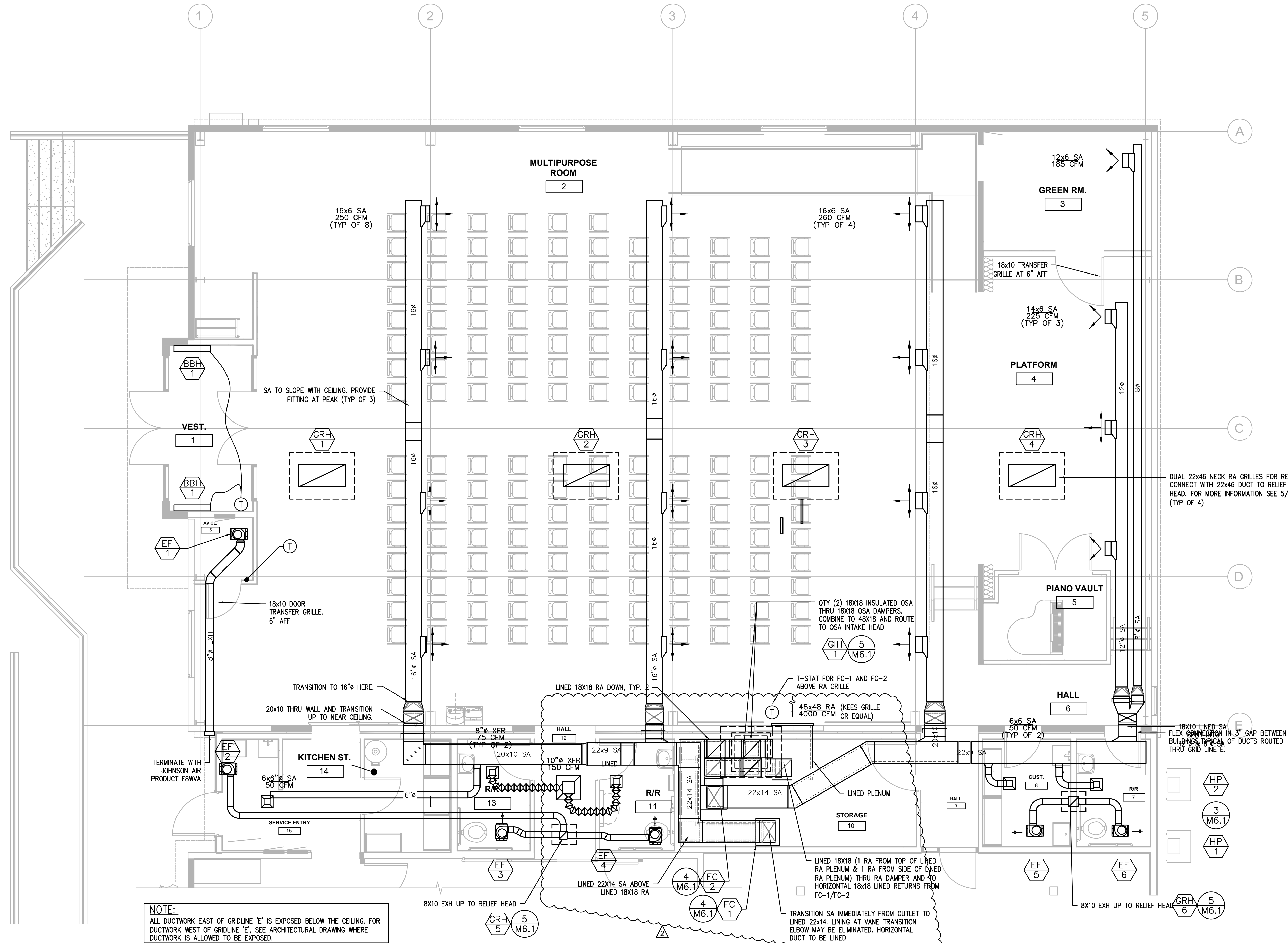
CONSTRUCTION

REVISIONS:	#	DATE	DESCRIPTION
	1	02/18/25	ADDENDUM 1
	2	03/03/25	ADDENDUM 2

DATE: FEBRUARY 2025

SHEET TITLE:
HVAC FLOOR PLAN

M2.1



NOTE:
ALL DUCTWORK EAST OF GRIDLINE 'E' IS EXPOSED BELOW THE CEILING. FOR DUCTWORK WEST OF GRIDLINE 'E', SEE ARCHITECTURAL DRAWING WHERE DUCTWORK IS ALLOWED TO BE EXPOSED.

1
M2.1 HVAC FLOOR PLAN
SCALE: 1/4" = 1'-0"

REVISIONS:	#	DATE	DESCRIPTION
	1	3/3/25	ADD No. 2

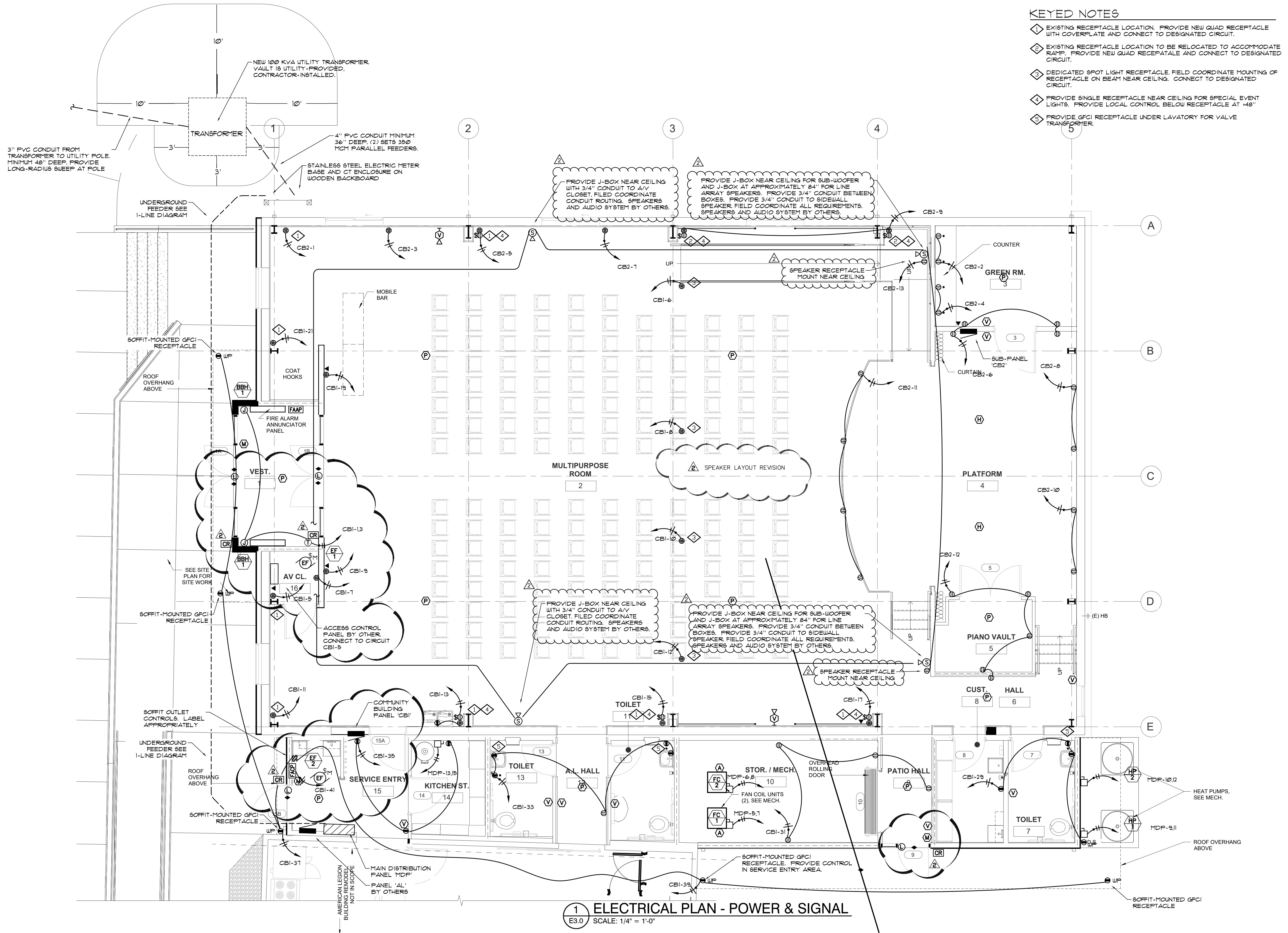
DATE: FEBRUARY 2025

SHEET TITLE:
**ELECTRICAL PLANS
POWER & SIGNAL**

E3.0

KEYED NOTES

- 1 EXISTING RECEPTACLE LOCATION. PROVIDE NEW QUAD RECEPTACLE WITH COVERPLATE AND CONNECT TO DESIGNATED CIRCUIT.
- 2 EXISTING RECEPTACLE LOCATION TO BE RELOCATED TO ACCOMMODATE RAMP. PROVIDE NEW QUAD RECEPTACLE AND CONNECT TO DESIGNATED CIRCUIT.
- 3 DEDICATED SPOT LIGHT RECEPTACLE. FIELD COORDINATE MOUNTING OF RECEPTACLE ON BEAM NEAR CEILING. CONNECT TO DESIGNATED CIRCUIT.
- 4 PROVIDE SINGLE RECEPTACLE NEAR CEILING FOR SPECIAL EVENT LIGHTS. PROVIDE LOCAL CONTROL BELOW RECEPTACLE AT 48"
- 5 PROVIDE GFCI RECEPTACLE UNDER LAVATORY FOR VALVE TRANSFORMER



1 ELECTRICAL PLAN - POWER & SIGNAL
E3.0 SCALE: 1/4" = 1'-0"