

ADDENDUM #1 – SEPTEMBER 9, 2021

RE: DOUGLAS COUNTY
SALMON HARBOR MARINA OFFICE ADDITION
Project #19.64

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 August 2021, 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 **TWO (2)** page(s) together with the following attachments:

- **REVISED Section 00-0113 Advertisement for Bids**
- **REVISED Sheet A3.1 – Building Sections**
- **REVISED Sheet A4.1 – Exterior Elevations**
- **REVISED Sheet A5.1 – Building Details**
- **Plan Holder’s List dated September 9, 2021 – For Reference Only**

CHANGES TO PROJECT MANUAL:

1. Section 00-1113 Advertisement for Bids: REPLACE in its entirety.

Revisions summary:

- a. Bid submission address: Salmon Harbor Marina Office, 100 Ork Rock Road, Winchester Bay, Oregon 97467.
- b. Bid date: September 16, 2021
- c. Bid opening date, time, and location: September 16, 2021, 2:30 PM, Winchester Bay RV Resort Marina Activity Center, 263 Marina Way, Winchester Bay, Oregon 97467.

2. Section 07-3113 Asphalt Shingles: Make the following Changes:

- a. Paragraph 2.01 Manufacturers
 - i. DELETE: Item 1, GAF; Timberline Ultra HD.
 - ii. DELETE: Item 2, Certainteed, Landmark Pro.
 - iii. DELETE: Item 3, Owens Corning Corp.
 - iv. Item 4: CHANGE to “Item 1”.
 - 1. DELETE: “Verify”.
 - 2. ADD “Existing roof shingles:
 - a. Malarkey, Highlander NEXAR.
 - b. Color: Weathered Wood.”

3. **Section 09-9000 Painting and Coating:** Make the following Changes:
 - a. Paragraph 2.01 Manufacturers
 - i. ADD Item 6: "Ace Paints"

CHANGES TO DRAWINGS:

1. **Sheet A3.1, Building Sections: See attached REVISED Sheet A3.1.**
 - a. Drawing 1/A3.1 Section 1 - ADD the following note to steep section of upper floor existing roof: "Remove existing composition shingle roofing and building paper down to roof sheathing. Provide composition shingles on weather barrier on existing roof sheathing".
 - b. Drawing 2/A3.1 Section 2 – ADD the following note to steep section of main floor existing roof: "Remove existing composition shingle roofing and building paper down to roof sheathing. Provide composition shingles on weather barrier on exiting roof sheathing".
 - c. Drawing 6/A3.1 Walkway Roof Detail – REVISE note at roof transition to read: "Stainless steel flashing transition. Extend 6" up behind new composition shingles and weather barrier. Extend 6" down over new comp. shingles. Set in cont. bed of sealant."
2. **Sheet A4.1, Exterior Elevations: See attached REVISED Sheet A4.1.**
 - a. Drawing 1/A4.1 East Elevation – ADD the following note: "Cut off top of existing piling flush with top of 4x12's".
 - b. Drawing 2/A4.1 North Elevation – ADD the following note: "All north facing existing composition shingle roofs are to be reroofed. Remove existing composition shingle roofing and building paper down to existing roof sheathing. Provide composition shingles as specified on weather barrier on existing roof sheathing."
3. **Sheet A5.1, Building Details: See attached REVISED Sheet A5.1.**
 - a. Drawing 1/A5.1 Roof Detail – This is a new detail showing the flat soffit at the cut off piling

SUBSTITUTION APPROVALS: None.

END OF ADDENDUM #1

**REVISED SECTION 00-1113
ADVERTISEMENT FOR BIDS**

Notice is hereby given that Douglas County is accepting sealed bids for RFB #180—Salmon Harbor Marina Office Building Addition. Sealed bids must be received by Salmon Harbor Marina at the Salmon Harbor Marina Office, 100 Ork Rock Road, Winchester Bay, Oregon. The mailing address is: Salmon Harbor Marina, P.O. Box 1007, Winchester Bay, Oregon 97467. **NO LATER THAN September 16, 2021 by 2:00 PM, local time.** Bids received after the due date and time will not be considered. Bids may not be withdrawn after the time set for opening.

Bids will be publicly opened and read aloud on September 16, 2021, at 2:30 PM, at the Winchester Bay RV Resort Marina Activity Center located within the Salmon Harbor Marina Complex, 263 Marina Way, Winchester Bay, Oregon.

Work on this Project consists of removal of the existing exterior deck and the infill construction of a Conference Room and exit hall to the west side of the existing Salmon Harbor Marina office building. The approximate size of the infill addition is 320 square feet. Work will include selective deck demolition, new floor, wall, and roofing. Construction to match existing building.

A mandatory pre-bid meeting is scheduled for August 26, 2021 at 10:00 AM. Contractors shall meet at the Salmon Harbor Marina Office, 100 Ork Rock Road, Winchester Bay, Oregon to review project scope, bidding requirements, and other items. A tour and walk-through of the project site will immediately follow. The pre-bid meeting and walk-through are mandatory for general contractor bidders.

Bidders must view and obtain solicitation documents from the Douglas County “Bid Documents” webpage: <https://douglascounty-oregon.us/Bids.aspx> . It is the bidder’s responsibility to monitor the website. Contract Documents for this Project, including the Instructions to Bidders and Bid Form, may be examined at the following locations: (1) Salmon Harbor Marina Office, 100 Ork Rock Road, Winchester Bay, Oregon 97467; (2) the office of the Architect, HGE Architects, Inc., 333 South 4th Street, Coos Bay, Oregon, phone: 541- 269-1166, email: general@hge1.com; and (3) HGE website: [http:// www.hge1.com/bidding-area/](http://www.hge1.com/bidding-area/). Prospective bidders are encouraged to contact HGE, Inc. by phone or email to register their interest in submitting a bid and to be included in the plan holders’ list. Prospective bidders that are registered on the plan holders’ list will receive all bidding information, including any issued addenda.

One set of drawings, specifications and contract documents may be obtained by prime bidders from HGE, Inc. upon a refundable deposit of \$100.

This Project is a public work as defined by ORS 279C.800(6)(a). No bid will be received or considered unless the bid states that the bidder will comply with ORS 279C.800 to 279C.870 concerning payment of prevailing wage rates for public works contracts and unless the bid is accompanied by a surety bond of 10% of the amount bid. Per ORS 279C.385, bid security is to be forfeited as fixed and liquidated damage should the bidder neglect or refuse to enter into a

contract and provide suitable insurance certificates, bonds and other required documents for the faithful performance of the work in the event bidder is awarded the contract. No bids will be considered unless fully completed in the manner provided in the Instructions to Bidders upon the official bid form provided by Douglas County, within the Project Manual.

Pursuant to ORS 279C.836, the contractor and every subcontractor must have a public works bond in the amount of \$30,000.00 filed with the Construction Contractors Board before starting work on the project, unless exempt under ORS 279C.836 (7) or (8).

No bid will be received or considered unless the bidder is registered with the Construction Contractor's Board pursuant to ORS Chapter 701. A license for abatement of asbestos issued pursuant to ORS 468A.720 et seq. is not required. A bid must include a statement on whether or not the bidder is a "resident bidder" as defined in ORS 279A.120.

Either the Bidder or a Contractor engaged by the Bidder to perform the Work must be qualified to perform the Work under the criteria stated in ORS 279C.375, and any other Applicable Laws.

In accordance with ORS 279C.370, within two (2) working hours after the date and time of the deadline when the bids are due, a bidder shall submit to the Contract Administrator, a disclosure of the first-tier subcontractors that will be furnishing labor or will be furnishing labor and materials in connection with this public improvement; and that will have a contract value that is equal to or greater than five percent (5%) of the total project bid or \$15,000, whichever is greater, or \$350,000 regardless of the percentage of the total project bid. The disclosure of first-tier subcontractors shall include the name of each subcontractor, the category of work that each subcontractor will perform and the dollar value of each subcontract.

The Board of Commissioners reserves the right to reject any or all bids, to waive technicalities, and to award the contract to the lowest responsive responsible bidder. The Board of Commissioners may reject any bid not in compliance with all prescribed public contracting procedures and requirements and may reject all bids upon a finding that it is in the public interest to do so.

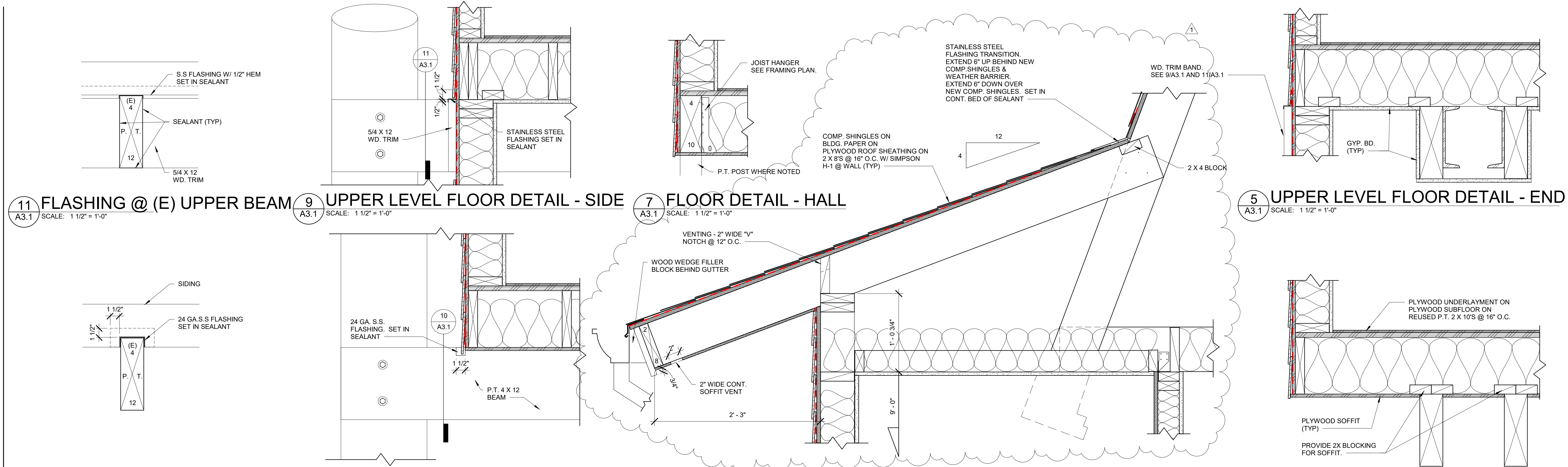
By: Jim Zimmer, Harbor Manager
Douglas County

Published:

The World Newspaper
Coos Bay, Oregon
Date: August 20 & 24, 2021

Daily Journal of Commerce
Portland, Oregon
Date: August 18 & 23, 2021

The News Review
Roseburg, Oregon
Date: August 19, 2021



11 FLASHING @ (E) UPPER BEAM
A3.1 SCALE: 1 1/2" = 1'-0"

9 UPPER LEVEL FLOOR DETAIL - SIDE
A3.1 SCALE: 1 1/2" = 1'-0"

7 FLOOR DETAIL - HALL
A3.1 SCALE: 1 1/2" = 1'-0"

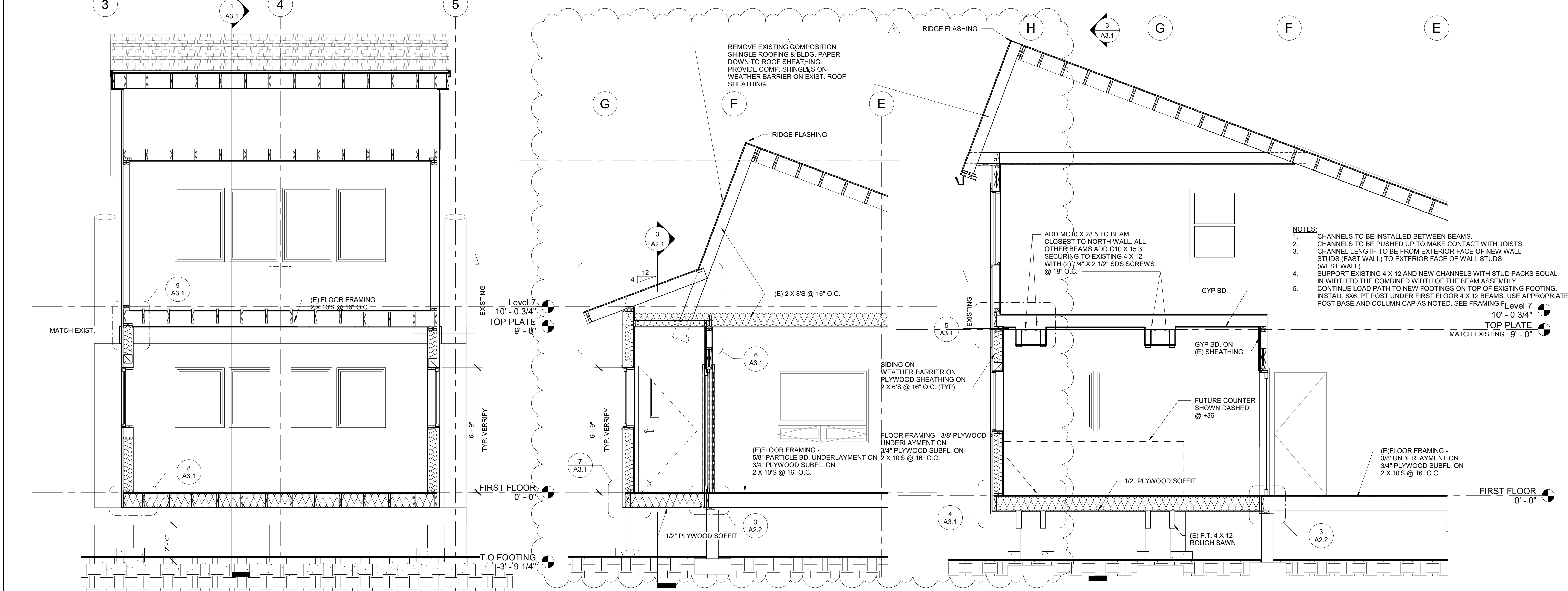
5 UPPER LEVEL FLOOR DETAIL - END
A3.1 SCALE: 1 1/2" = 1'-0"

10 FLASHING @ (E) MAIN FL. BEAM
A3.1 SCALE: 1 1/2" = 1'-0"

8 MAIN LEVEL FLOOR DETAIL - SIDE
A3.1 SCALE: 1 1/2" = 1'-0"

6 WALKWAY ROOF DETAIL
A3.1 SCALE: 1 1/2" = 1'-0"

4 MAIN LEVEL FLOOR DETAIL - END
A3.1 SCALE: 1 1/2" = 1'-0"



3 Section 3
A3.1 SCALE: 3/8" = 1'-0"

2 Section 2
A3.1 SCALE: 3/8" = 1'-0"

1 Section 1
A3.1 SCALE: 3/8" = 1'-0"

- NOTES:**
- CHANNELS TO BE INSTALLED BETWEEN BEAMS.
 - CHANNELS TO BE PUSHED UP TO MAKE CONTACT WITH JOISTS.
 - CHANNEL LENGTH TO BE FROM EXTERIOR FACE OF NEW WALL STUDS (EAST WALL) TO EXTERIOR FACE OF WALL STUDS (WEST WALL).
 - SUPPORT EXISTING 4 X 12 AND NEW CHANNELS WITH STUD PACKS EQUAL IN WIDTH TO THE COMBINED WIDTH OF THE BEAM ASSEMBLY. CONTINUE LOAD PATH TO NEW FOOTINGS ON TOP OF EXISTING FOOTING. INSTALL 6X6 PT POST UNDER FIRST FLOOR 4 X 12 BEAMS. USE APPROPRIATE POST BASE AND COLUMN CAP AS NOTED. SEE FRAMING PLAN Level 7.
 - 10' - 0 3/4" TOP PLATE MATCH EXISTING 9' - 0"

PROJECT NO.: 19-64

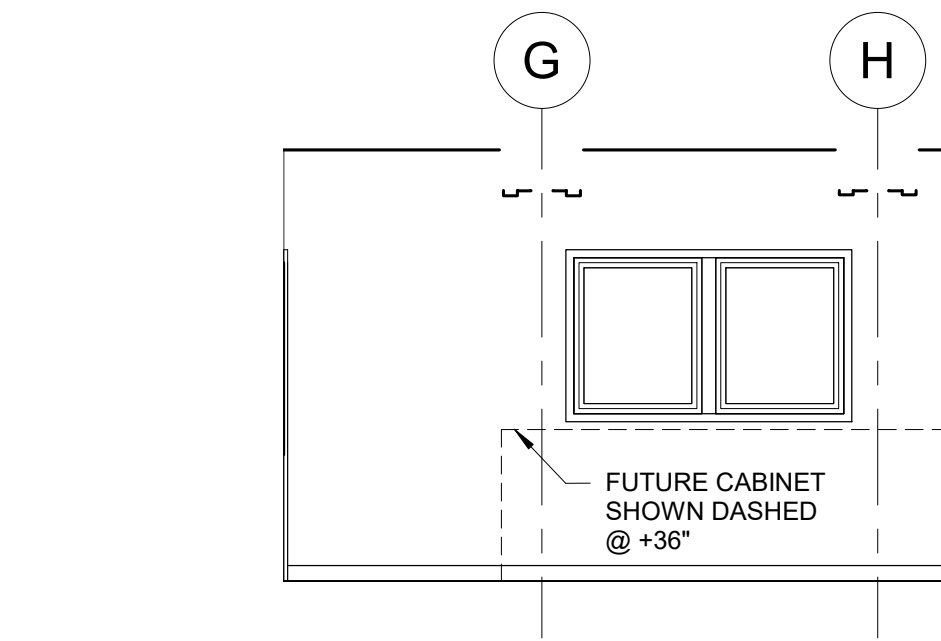
SALMON HARBOR MARINA
OFFICE ADDITION
101 ORK ROCK ROAD
WINCHESTER BAY, OREGON

CONSTRUCTION

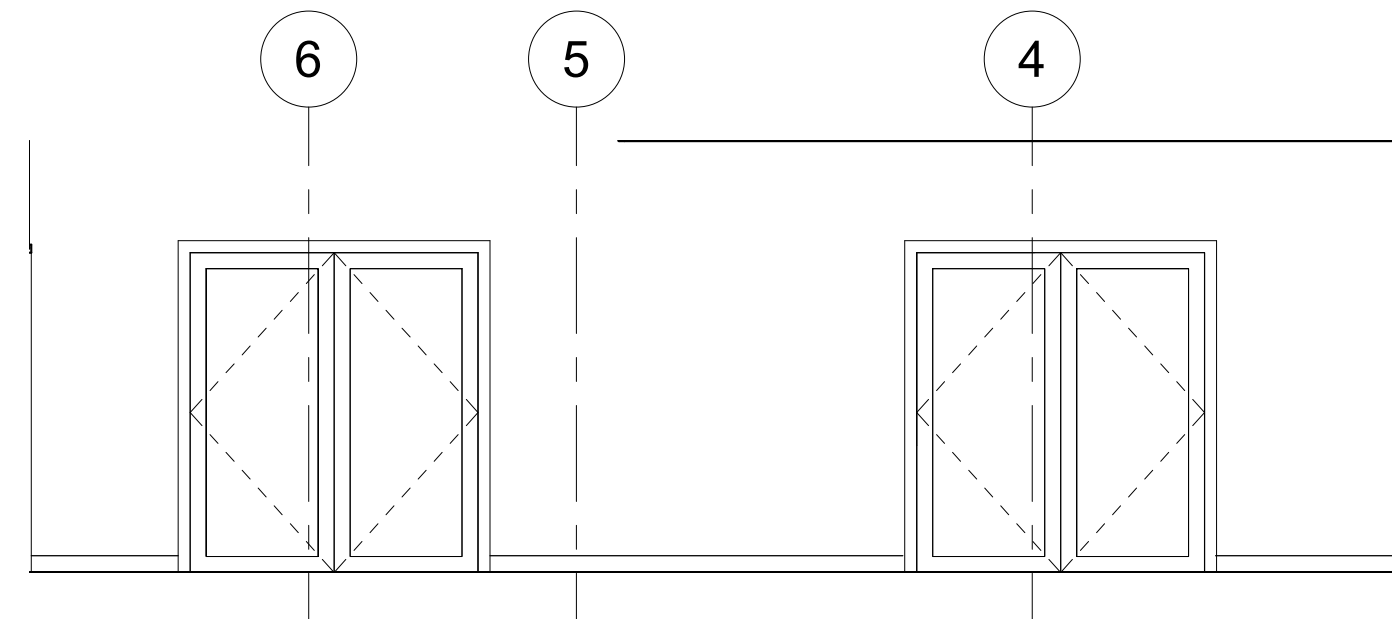
#	DATE	DESCRIPTION
1	9/8/21	ADDENDUM

DATE: AUG 2021
SHEET TITLE:
BUILDING SECTIONS

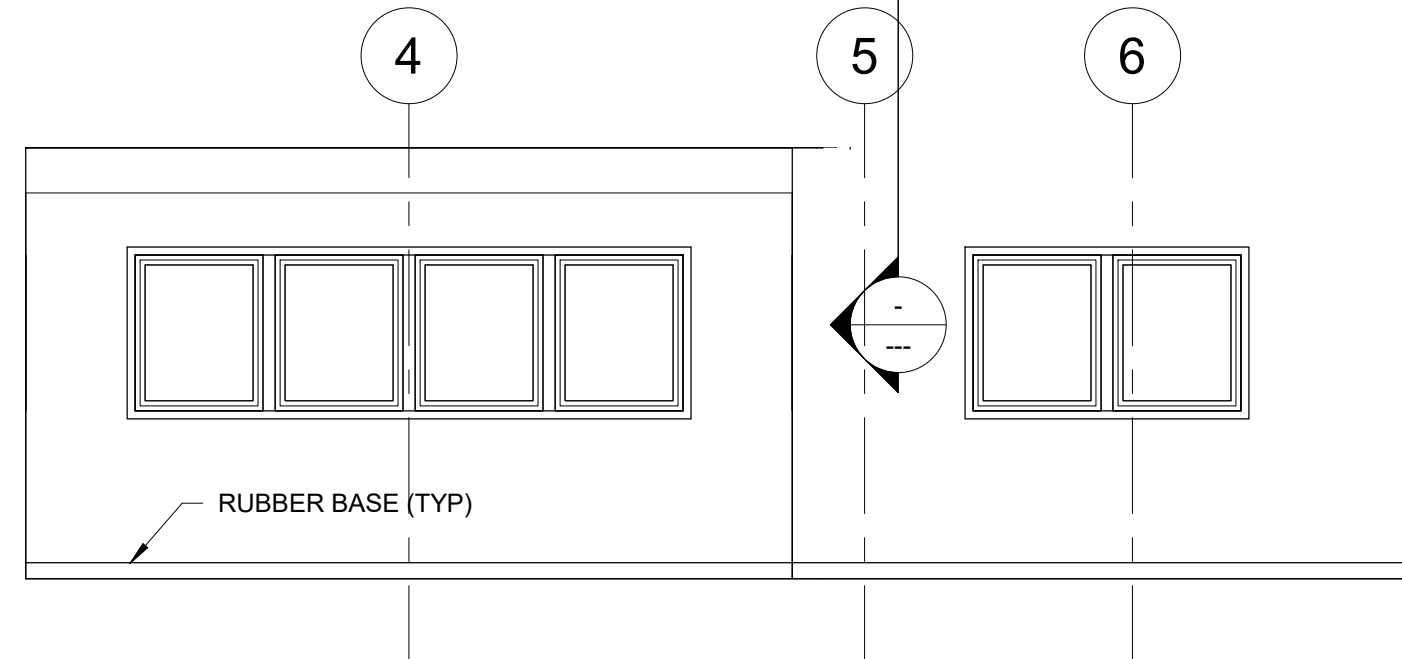
A3.1



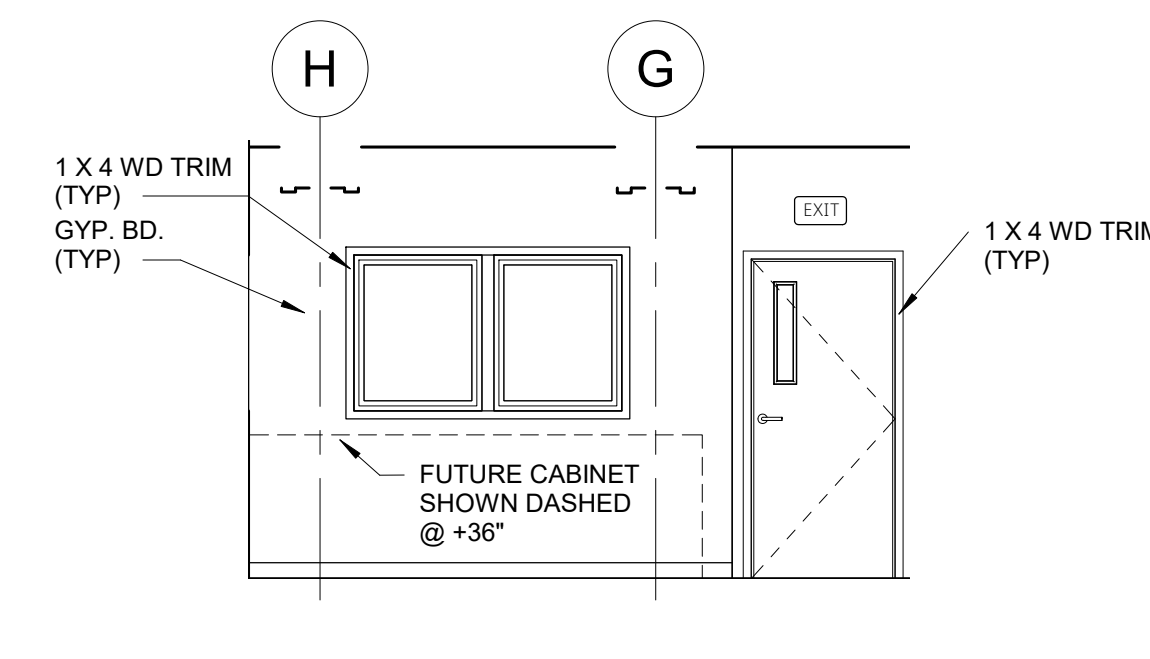
6 WORK ROOM WEST
A4.1 SCALE: 1/4" = 1'-0"



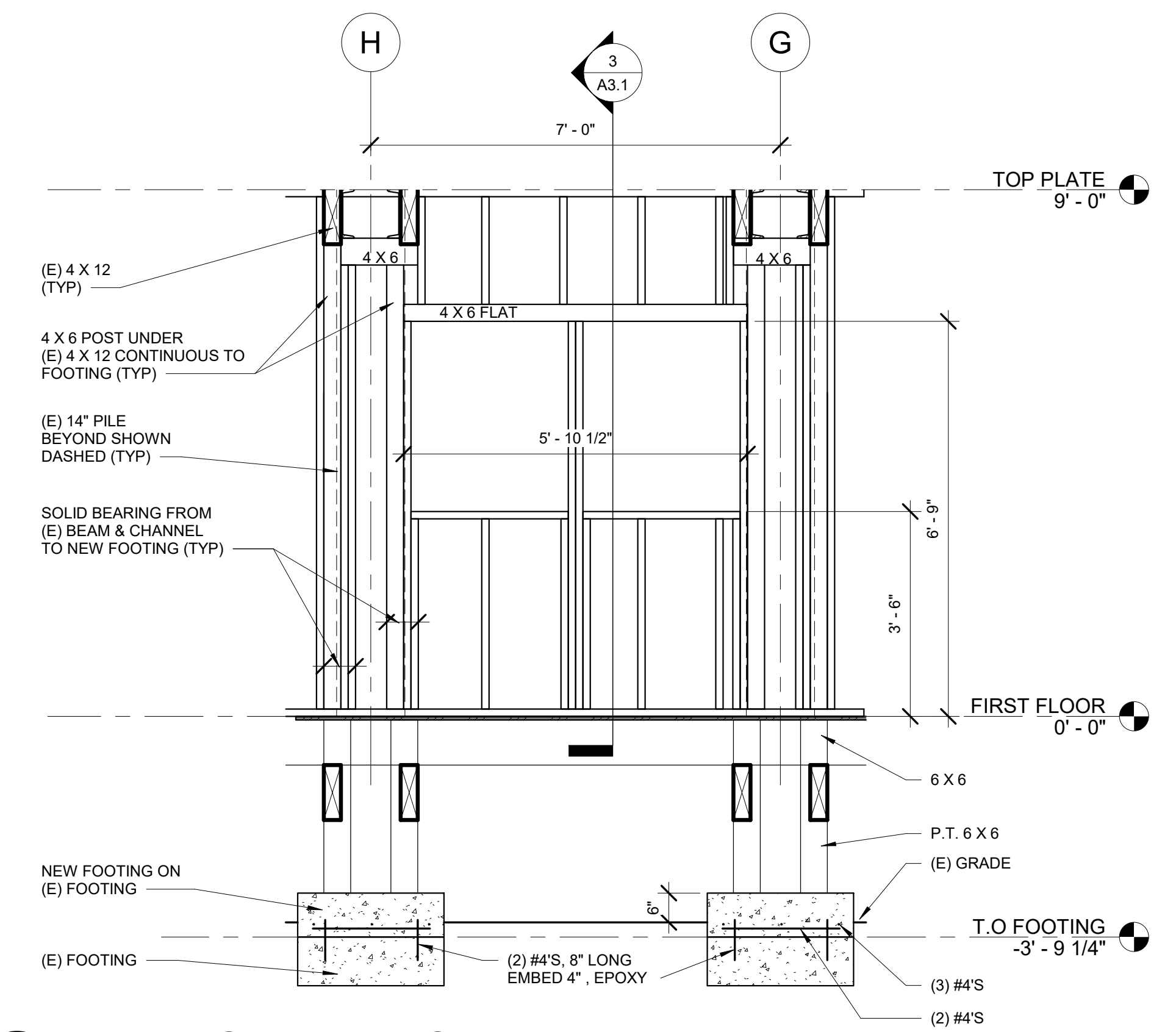
8 WORK ROOM SOUTH
A4.1 SCALE: 1/4" = 1'-0"



5 WORK ROOM NORTH
A4.1 SCALE: 1/4" = 1'-0"

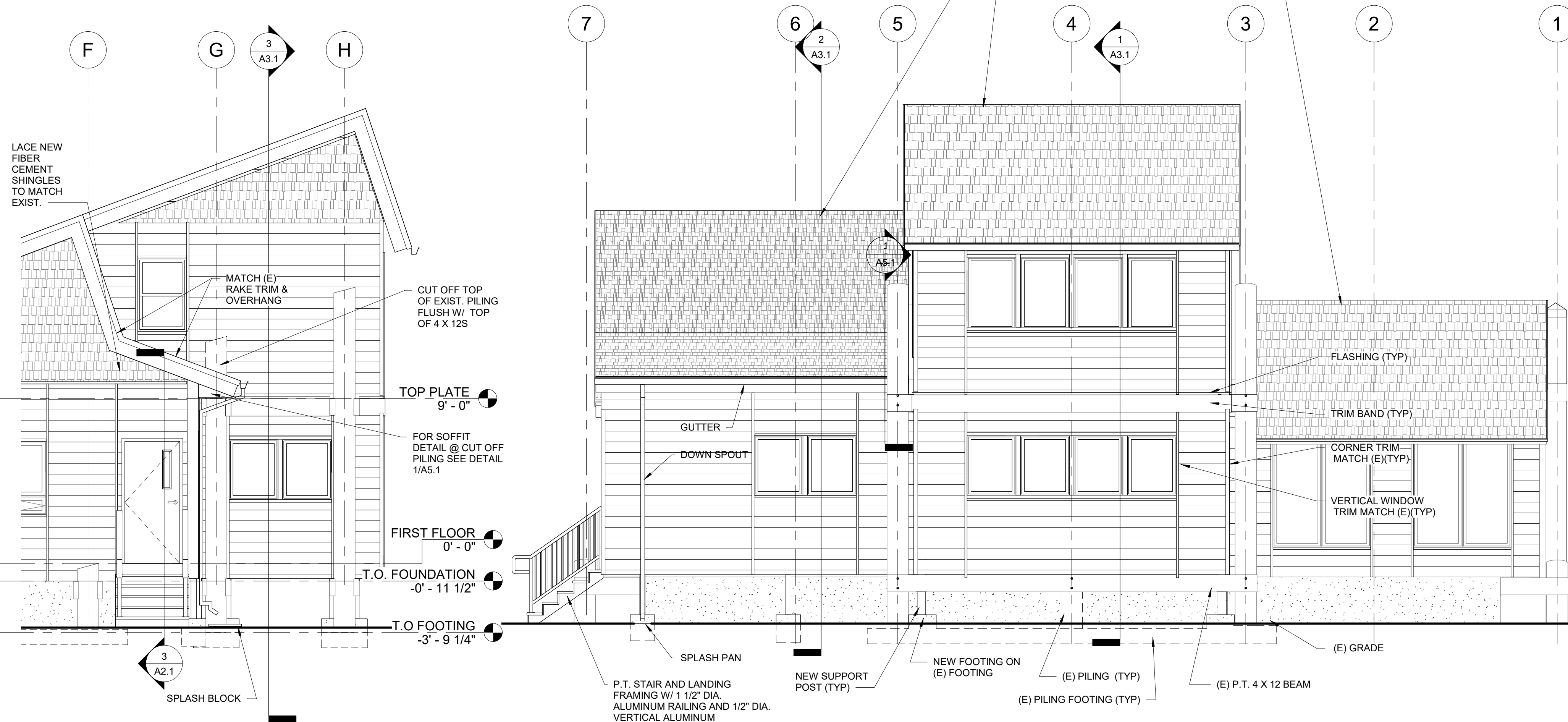


7 WORK ROOM EAST
A4.1 SCALE: 1/4" = 1'-0"



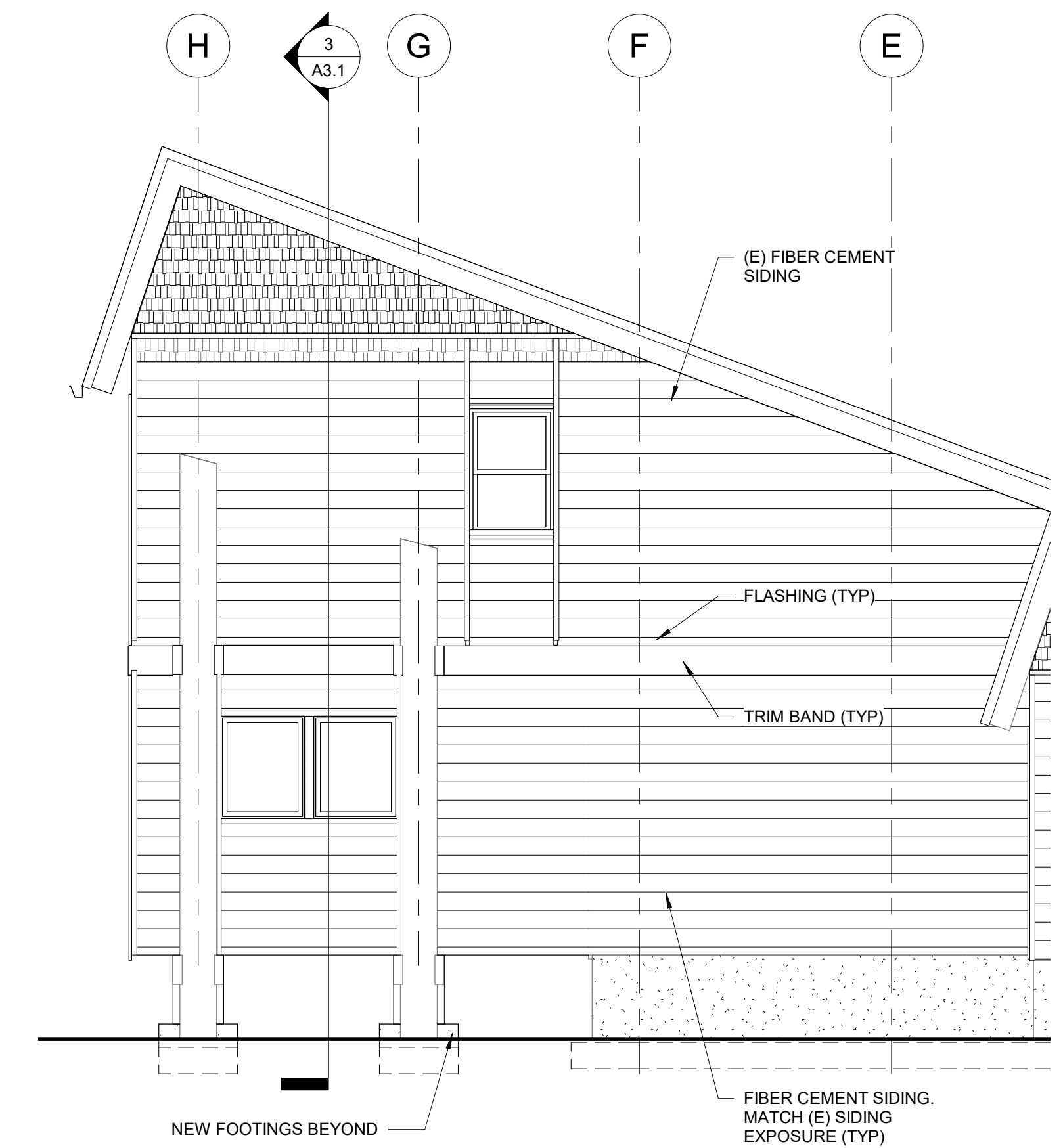
4 FRAMING ELEVATION
A4.1 SCALE: 1/2" = 1'-0"

NOTE:
ALL NORTH FACING EXIST. COMP. SHINGLE ROOFS ARE TO BE REROOFED. REMOVE EXIST. COMP. SHINGLE ROOFING & BLDG. PAPER DOWN TO EXIST. ROOF SHEATHING. PROVIDE COMP. SHINGLES AS SPECIFIED ON EXIST. ROOF SHEATHING.



1 EAST ELEVATION
A4.1 SCALE: 1/4" = 1'-0"

2 NORTH ELEVATION
A4.1 SCALE: 1/4" = 1'-0"



3 WEST ELEVATION
A4.1 SCALE: 1/4" = 1'-0"

PROJECT NO.: 19-64

SALMON HARBOR MARINA
OFFICE ADDITION
101 ORK ROCK ROAD
WINCHESTER BAY, OREGON

CONSTRUCTION

REVISIONS:	#	DATE	DESCRIPTION
	1	9/8/21	ADDENDUM

DATE: AUG 2021

SHEET TITLE:
EXTERIOR ELEVATIONS

A4.1

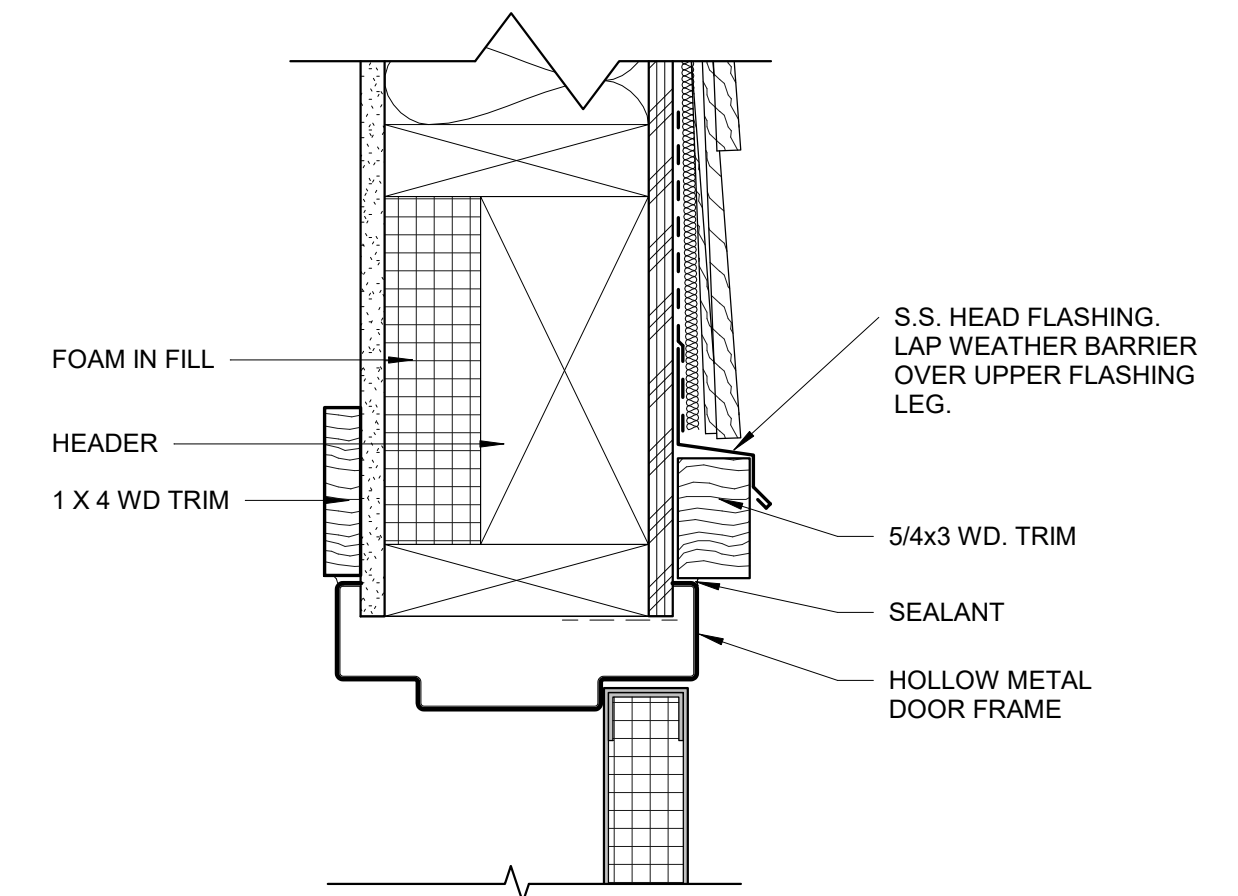
CONSTRUCTION

#	DATE	DESCRIPTION
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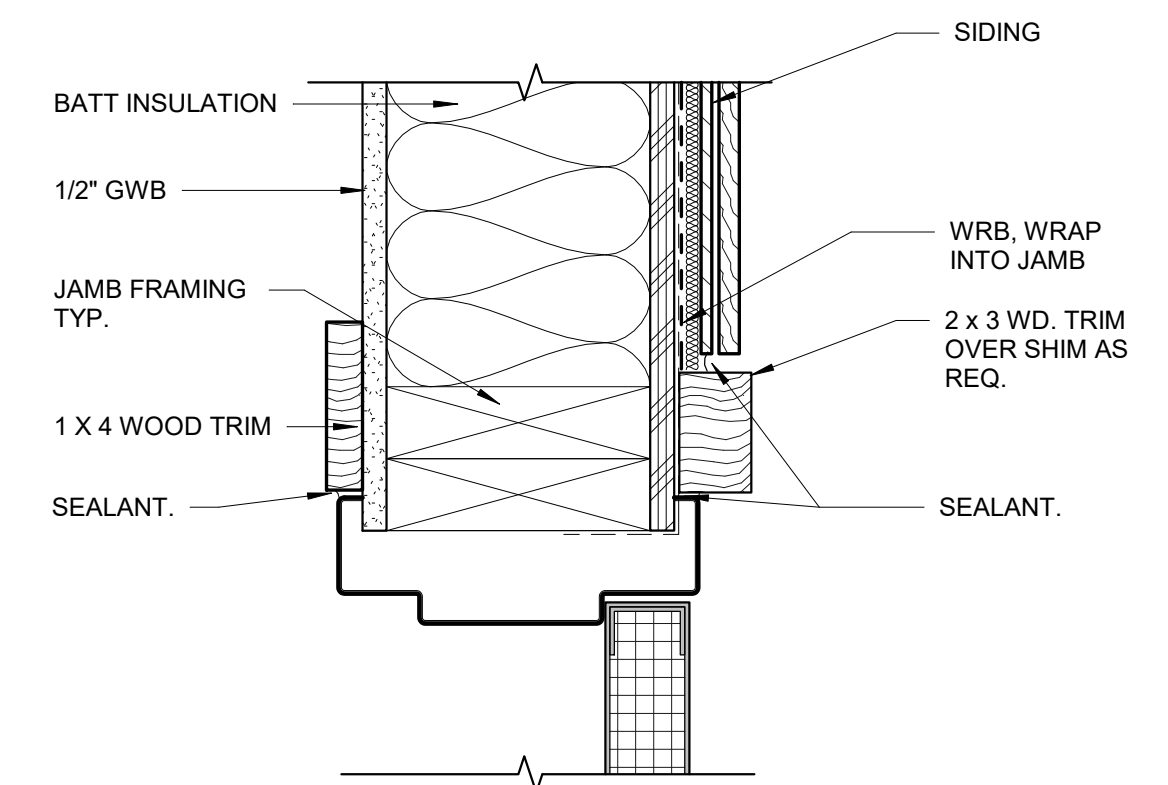
DATE: AUG 2021

SHEET TITLE:
BUILDING DETAILS

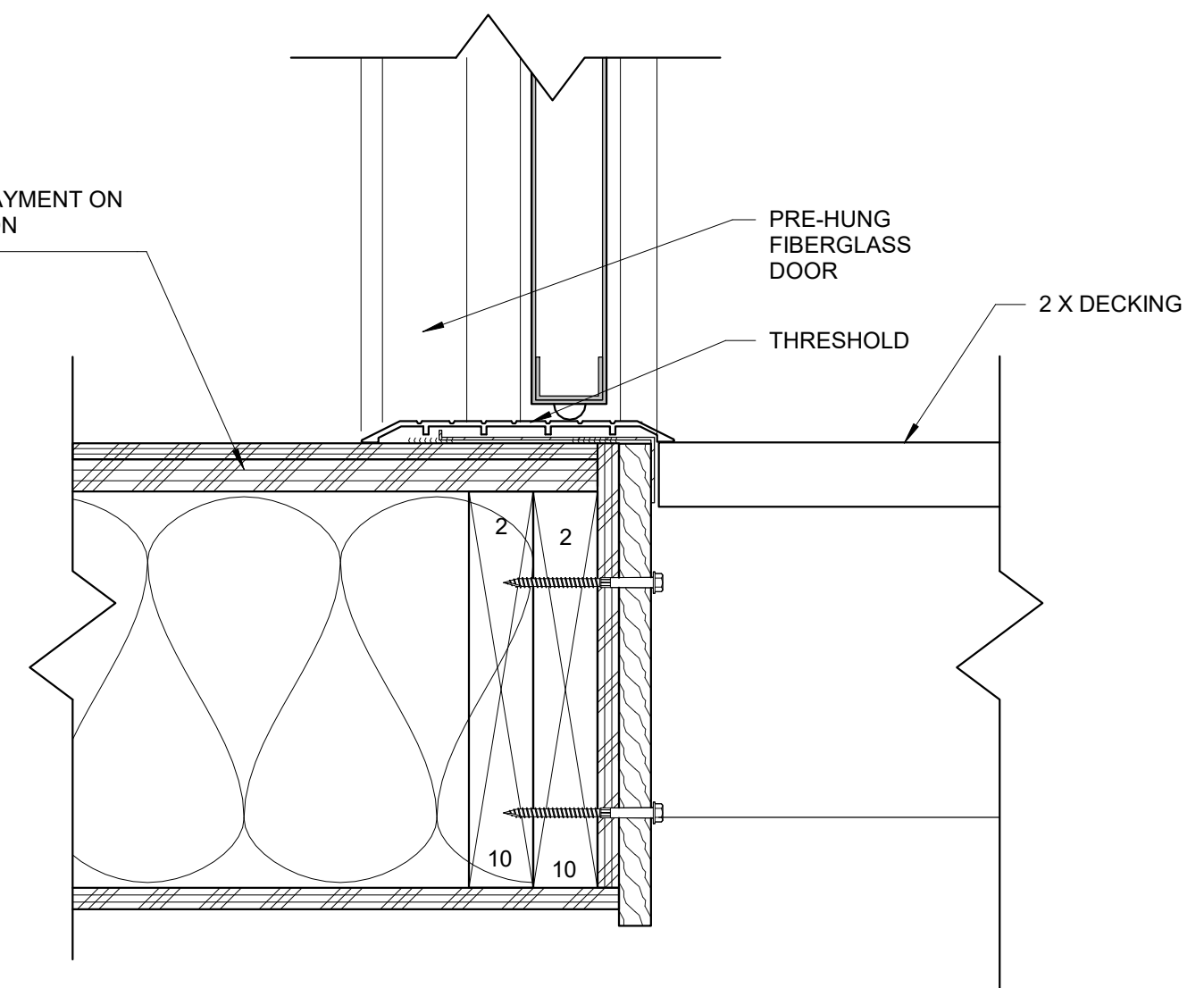
A5.1



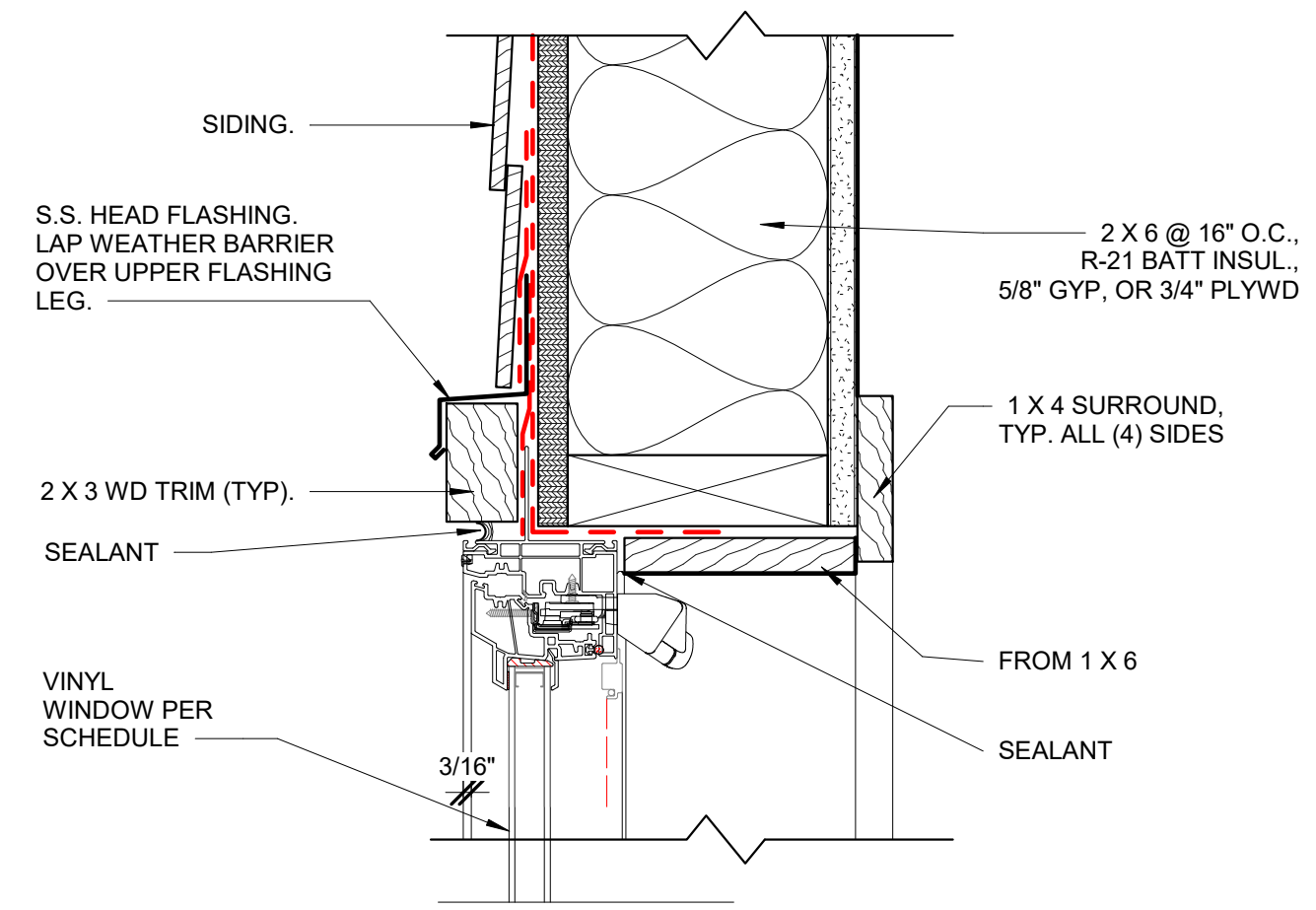
6 EXTERIOR DOOR HEAD
SCALE: 3" = 1'-0"



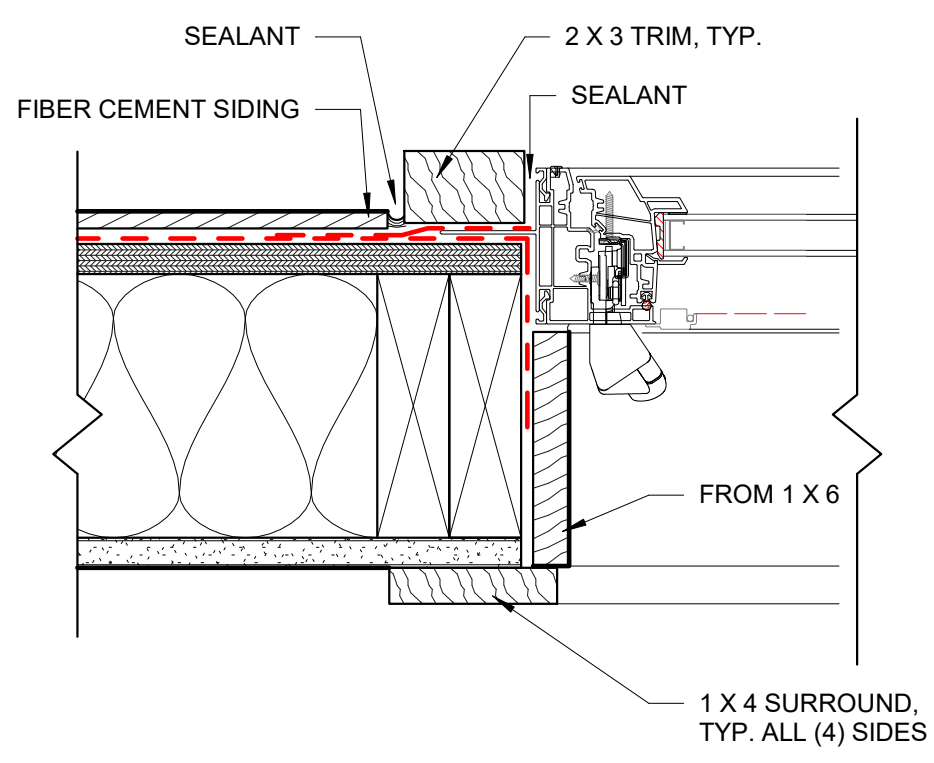
5 EXTERIOR DOOR JAMB
SCALE: 3" = 1'-0"



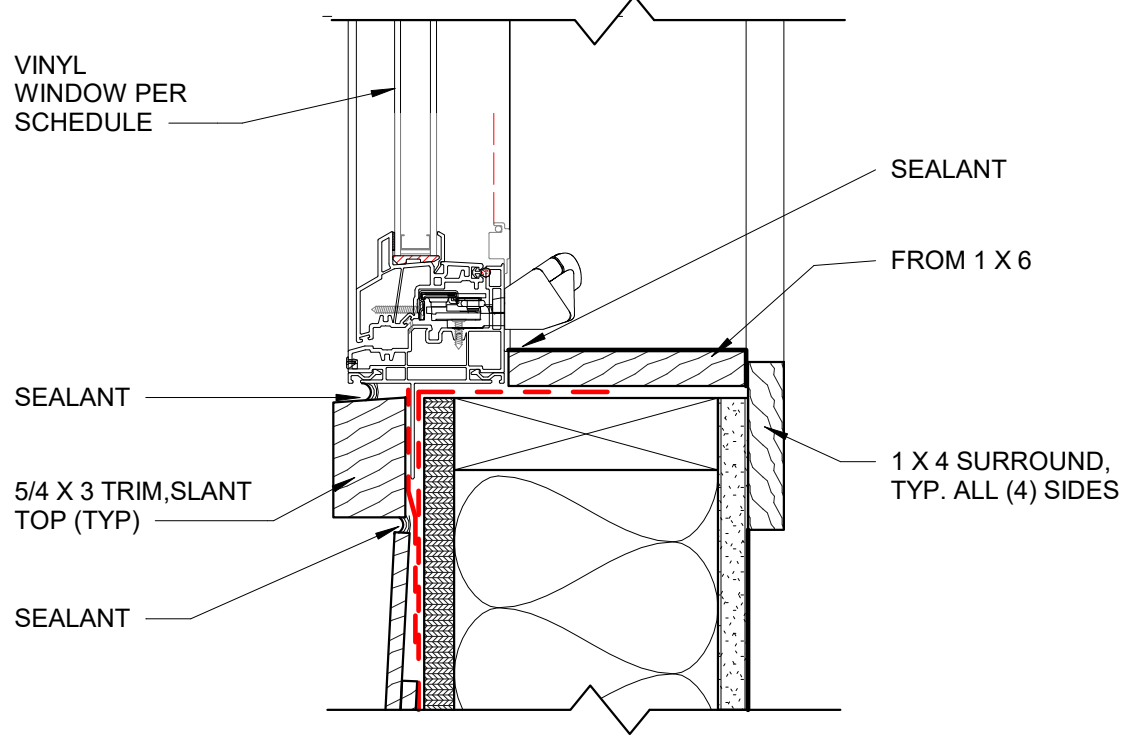
4 DOOR THRESHOLD
SCALE: 3" = 1'-0"



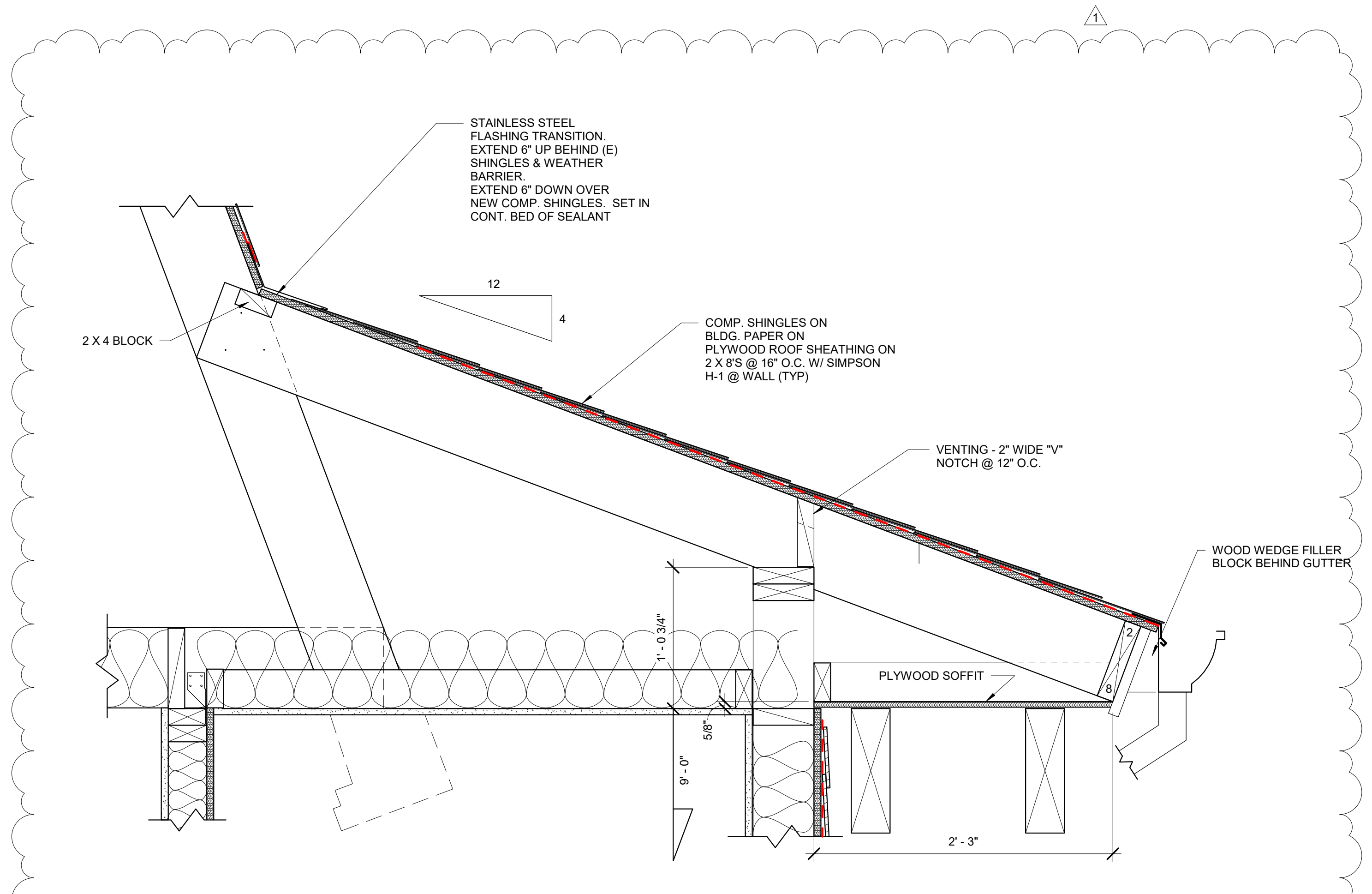
9 WINDOW HEAD
SCALE: 3" = 1'-0"



8 WINDOW JAMB
SCALE: 3" = 1'-0"



7 WINDOW SILL
SCALE: 3" = 1'-0"



1 ROOF DETAIL
SCALE: 1 1/2" = 1'-0"