



Board of Commissioners
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INVITATION TO BID

Exterior Renovations

at

Cascadian Apartments 15517 NE 12th St., Bellevue WA 98007

March 8, 2024

ADDENDUM NO. 3

This addendum is used to clarify, change, delete, add to or substitute items in the original contract documents.

BID DATE: Thursday, March 14, 2024 at 2:00 pm

QUESTIONS DEADLINE: Thursday, March 7, 2024 at 9:00 am

NUMBER OF PAGES: 13

ATTACHMENTS: Ply Gem Pro Series Installation Instructions

CONTRACT NUMBER: DW2400631

NOTICE TO BIDDERS: Bidders are hereby notified of the following changes and/or clarifications to the Contract Documents for this project:

QUESTIONS:

Q1: Window & Sliding Door Clarifications: There is no Ply-Gem Builder Series 200 windows. Ply-Gem offers Pro- Series 200 & Builders Series 400 windows. What Series is desired from above? Type B window exceeds Ply-Gem overall height for a single Hung, the window is available with (2) fixed units' model together to meet the 7'-7" opening height. Please Advise.

A: Windows should be Ply-Gem Pro-Series 200. Sliding glass patio doors should be Ply-Gem 460 doors that are available with left or right active panels. The contractor is responsible to replace sliding doors with active units that match existing. If Type B windows exceed Ply-Gem maximum height it is acceptable to install (2) fixed units as long as they are mulled together in a manner that supports the manufacturer's warranty and are fully weather tight.

Nail Flange Clarification: Window and sliding door nail flanges/fins at jamb and header fastener details are similar to the window details 5,6, and 7 on sheet A575. For additional details see attached Installation documentation from Ply-Gem website which has a section on the nail fin installation for your reference.

Q2: In lieu of having to remove the windows to install the new shear to the existing trimmer / king studs, after install the HDU-2 and MSTC straps, would it be acceptable to leave the window installed, then router down along-side of the king stud, followed by adding a new stud to provide as a Nailer for the new seismic and shear sheathing?

A: To fulfill all the requirements for weatherization and envelope assemblies, as well as structural and seismic requirements, it is necessary to remove existing windows and sliding glass doors and then reinstall existing units as part of the base bid, or new units as part of the Add/Alternate. Contractor is required to allow for minimum of one hour labor and all necessary materials to alter the openings as needed to create clearance for the added envelope materials, regardless whether the installation includes existing or new windows and doors. If more than one hour of labor is required in any specific location it will be accounted for in a change order request.

To help facilitate the seismic work the holdowns & plywood sheathing edge may be moved away from the edge of the existing windows. Two new full height studs may be installed next to the existing king stud. The sheathing shall be nailed to the edge of the new double studs with the holdowns installed away from the window edge. The existing full height king stud may be used for one of the holddown studs.

All other provisions of the Contract Documents remain unchanged.

END OF ADDENDUM NO. 3