

ADDENDUM NUMBER TWO

Project #26-C-0002

Parkview Terrace Exterior Paint & Seal
Eugene, Oregon

October 28, 2025

CHANGES TO PROJECT MANUAL,
BID DOCUMENTS, AND PROJECT
DRAWINGS
GENERAL

GENERAL:

1. **Note:** Use enclosed Addenda Receipt, or similar Addenda Receipt, to acknowledge receipt of this Addendum when submitting your Bid.

REFER TO: Exhibit A

GENERAL

GENERAL NOTE: All implied, inferred, or direct verbal responses from Contract Administrator or agents of owner (stated at Pre-Bid walk through, by phone, email, etc...) are not valid or binding unless noted in writing in this addendum.

Addendum Number One issued October 28, 2025, and authorized by: Teresa Hashagen, Contract Administrator

Teresa Hashagen

Teresa Hashagen
Contract Administrator

Addendum Receipt

For Project Number: **26-C-0002**
Titled: **Parkview Terrace Exterior Paint & Seal**
Addendum Numbered: **TWO**
Dated: **October 28, 2025**
with Pages numbered: **1-5**

By my signature below I acknowledge:

- Receipt of the noted Addendum,
- That it has been fully reviewed, and
- That all terms included therein are incorporated into the Bid.

Signature: _____

Title: _____

Date: _____

COMPLETE THIS FORM AND SUBMIT WITH BID DOCUMENTS

All bidders must complete and sign this form, or similar Addendum Receipt form, for each Addendum issued. The form is to be submitted with the bid documents. A bid may be considered non-responsive if a completed Addendum Receipt is not submitted with the quote, for each Addendum issued.

BDA

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ADDENDUM #2: MODIFICATIONS AND ADDITIONS TO CONTRACT DOCUMENTS

Please note that further discussion with the Owner and Architect after the walk has modified some responses from what was discussed in the field. Responses below should be reviewed carefully.

A. Items discussed during site walk

1. Wage determinations in the project manual are minimums required, not requirements of what to pay.
2. All screen doors will be removed by Homes for Good (HFG) prior to painting unit doors. This will be phased for removal as the project is scheduled. All doors will not be removed in entirety for duration of project. This will be the responsibility of the selected contractor to coordinate with HFG's Contract Administrator (Teresa Hashagen).
3. The general approach to the bid documents was not to paint things that were previously unpainted. Field discussion revised that HFG is open to painting unpainted items to make them go away and facilitate and easier / more expedient project.
4. If stucco comes off during pressure washing, it will be the responsibility of the selected contractor to patch and repair prior to painting.
5. Contractor is responsible for working with HFG Contract Administrator (Teresa) regarding resident access into and out of units during the painting project. See 011416 in the Project Manual for additional information about expectations.
6. Guardrails should be cleaned to the best extent possible prior to painting. Sanding is not expected as part of prep.
7. There is no expectation for the selected contractor to pressure wash items that recently received traffic coating (light gray coating) including stair treads, risers, landings, and upper floor walkways.
8. See A217.1 directing removal and replacement of Register Guard newspaper holders.
9. Paint low metal access panels in aggregate PT-1. (Figure 1)
10. HFG will prune landscape back prior to beginning of paint project.
11. HFG has confirmed there are no roof anchors on the roof for contractor use during this project.
12. Site planter walls to be repainted PT-1 with handrails as PT-9. (Figures 2 and 3) Remove rubber base and discard. No new rubber base is required for installation. (Figure 4)
13. Revise gate paint from PT-9 to match new black gates. Do not paint new gates. It is acceptable to pressure wash the new security panels and apply new paint to these panels when painting existing gates in lieu or removing and reinstalling. (Figure 5)
14. Pressure wash only at existing unpainted concrete walls and planter at ramp. (Figure 6)
15. Exterior (street facing) light bronze aluminum windows do not get painted.
16. Repaint steel vent PT-1. (Figure 7)
17. Signs that don't need to go back up will be removed by HFG. See A217.1 and A217.2 in bid drawings and Section 101400 for additional direction about signs.
18. Pressure washing sidewalks is not expected as part of this project. Only surfaces that will be painted / sealed are expected to be pressure washed unless specifically noted otherwise herein or in the bid drawings and specifications.



Figure 1: Painted access panels



Figure 2: Site walls to be painted



Figure 3: Site walls and handrails to be painted



Figure 4: Remove rubber wall base on site walls



Figure 5: Repaint fence and security panels,
Not new gates



Unpainted site walls and planters to be
pressure washed only



Paint out vented pipe and hood



No expectation to pressure wash
site sidewalks or paint site curbs

End of Addendum #2