

Addendum #2

October 15, 2018

The following information supplements and/or supersedes the bid documents. This Addendum forms part of the contract documents and is to be read, interpreted, and co-ordinated with all other parts. The cost of all contained herein is to be included in the contract sum. The following revisions supersede the information contained in the original drawings issued for the above-named project to the extent referenced and shall become a part thereof. Acknowledge receipt of this Addendum by inserting its number and date on the Tender Form. Failure to do so may subject the Bidder to disqualification.

1.1 Site Survey and Topographical Mapping:

.1 A survey drawing of the property, prepared by Elliot and Parr of Peterborough, has been uploaded to the Gregg Gordon Architect Website for reference purposes. The subject property is identified on the survey, showing the overall development area, as Part 1.

.2 A topographical survey drawing prepared by Elliot and Parr of Peterborough, showing existing grades and contours has been uploaded to the Gregg Gordon Architect Website for reference purposes. It is noted that existing contours and proposed new grades as well as existing grades along the perimeter of the property have been shown on the Civil Drawing Sheet 04.

1.2 Landscape Design:

.1 A Soils Report is available to the Contractors, their Trades and Suppliers at <http://gregggordonarchitect.ca> (see Geotechnical Investigation Report). The report identifies the amount of existing topsoil that can be expected in the areas of the boreholes. Some interpretation is required; but it should be reasonable to estimate the amount of topsoil that can be removed and stockpiled from the areas identified in the report and re-used on site. Carry in your price, in addition to the stripping, stockpiling, and re-distribution of the topsoil on site, an amount for the additional topsoil that will be required to achieve the depths as specified below.

.1 Remove all rocks, stones and other organic materials from the existing topsoil, removed and stockpiled on site. Supplement existing stockpiled topsoil with imported topsoil only as required. Provide a minimum of 300 mm of topsoil in all planting beds and a minimum of 100 mm of topsoil overtop of all subgrades to be sodded with grass.

.2 Provide a minimum 75 mm depth of mulch.

.2 Retaining Walls: are to be an armour stone wall. Sizes may vary but are intended to be broken out or cut from limestone, a minimum of 18" wide x 36" long x 12" deep to a maximum of 24" wide x 48" long x 18" deep. Armour stones are to be placed on a minimum base of 6" of compacted and levelled stone screedings and buried a minimum of 2" into the adjacent grade on the open side of the wall. Stones are to be dry stacked and placed such that each successive stone on the open face is set back from the open face of the lower stone by a step of 2", approximately. Place all stones level in both directions with no slope on the top surface, including the top surface for the entire length of each successive course. Stagger the joints between stones such that no two joints align vertically. Cut stones to fit reasonably tight at each vertical joint, through the length of the wall and at intersections in the wall, where two walls meet. Provide a continuous filter cloth along the full length and height of the retaining wall, where the wall is to be backfilled, and backfill with well-draining granular B material. The top of the top stone on the wall is to be generally level with the adjacent finished adjacent grade, where backfilled against the armour stone, to a

maximum of 6” above the adjacent finished grade. A 4’ high fence is to be mounted on the top of the wall: where this occurs, the fence posts are to be predrilled into the top of the rock, a minimum of 12” and the metal posts epoxied into the armour stone (not at a joint between stones).

.3 Patio Stones: are to be the Umbriano Series Enduracolour by Unilock, pattern “C” preferred, using random blocks of 52.5 cm x 35 cm x 6 cm, 35 cm x 35 cm x 6 cm, and 17.5 cm x 35 cm x 6 cm thick, in pre-cast concrete stone mix. Colour to be Midnight Sky, with a smooth, non-slip surface texture zero bevel, with black sand between all joints to extent and shape as shown on the drawings. Other manufacturers and products may be considered: provide base sample as specified and alternative product at time of selection of material for consideration by architect and client, and indicate in proposal, actual difference in cost to be passed on to Client completely, if there is a savings with the alternative material.

Patios and decks as shown on the Site Plan to be all of the one product.

Place patio stones on a 6” minimum depth of well compacted stone screedings. Sub base to be flat and sloped in one direction only as shown on the drawings away from the building, but starting at, and level to, the structural concrete slab next to the access door onto the Patio, for Barrier Free Access onto the patios.

Where there are structural slabs at doors leading onto the patios, and there are patio slabs as described above, keep the top of the structural slab down from the level of the adjacent floor approximately 6 cm, sloping away from the building a minimum of 1.5% at this location, allowing for the patio stones to continue from the patio, overtop of the structural slab and directly to the access door from the building.

.4 Extent of sodding: sod is to be provided to all areas identified as grass, and extended to the property lines on all sides of the property. See also the Survey of the Property by Elliot and Parr of Peterborough, now available on the web site, and the Architectural Site Plan.

.5 Calculations, for the amount of soil available on site for grading, the amount of topsoil available for stockpiling and re-use, and the amount of new imported materials required to be brought in to the site, to complete the site works as proposed, is left to the Contractor to make. Information is available on the web site for the Contractor to make these calculations and estimations.

1.3 Roofing:

Specifications on the drawings identify a metal shingle roofing product as supplied by Havelock Metals. More specifically, the two acceptable products from Havelock Metals are the following:

- .1 Astonwood Steel Shingles
- .2 Stonecrest Slate Steel Shingles

The following “Metstar” Roof Shingle Material in the Smooth and Stone Coated series have been shown to be equivalent to the above; and are acceptable as an alternative roofing material:

- .1 Metstar Slate,
- .2 Metstar Slate Plus, and
- .3 Metstar Shake

Products from other manufacturers, having the same qualities to the above products, as shown by the Contractor, may also be acceptable.

Use the same product on all buildings on the subject site.

1.4 Wood Doors:

Stained and Varethaned Solid Core Wood Doors are specified for all Suite Entry Doors in the 2 storey apartment in a painted hollow metal frame with a 20 minute fire resistance rating. The wood veneer on both sides of the door is to be selected from the following woods:

- .1 Red Oak,
- .2 White Oak,
- .3 Cherry, or
- .4 Mahogany.

End of Addendum #2