

**ADDENDUM NO.: One (01)**

**PROJECT: MANZANITA REHABILITATION**  
**720-734 MANZANITA STREET**  
**CENTRAL POINT, OR 97502**

**GENERAL:** This Addendum, together with Instructions and Forms, General Conditions, Drawing and Specifications, shall form the contract documents. The intention of this Addendum is to set forth only the clarifications, changes, deductions, or additions which are to be made to the requirements of the original Drawings and Specifications. Original Drawings and Specifications shall remain in full force and effect except as specifically modified by this Addendum.

**DESCRIPTION:**

- AD1.01      Addition: Asbestos: Testing Results: All Wall system texture/joint compound and windowsills tested, reported as <1% of Chrysotile Asbestos (Friable) except the window sill in unit #730 which reported as >1 to 2% Chrysotile Asbestos.
- Work with these materials is to be as follows: Asbestos containing material as Defined by DEQ is any material 1% or greater asbestos, less than 1% is not regulated by the DEQ. However OSHA requires employers to follow certain provisions whenever employees disturb any material with asbestos material (see Construction Asbestos Standard 29 CFR 1926.1101). Work practice requirements such as engineering controls, employee training and exposure monitoring regardless of asbestos content. Because sample #7 (730-window sill texture) reported as >1 to 2% Chrysotile Asbestos it is required that a DEQ licensed abatement contractor (provide copy of Certification for Asbestos Abatement) remove and dispose of all the windows scheduled for replacement (Provide verification of proper disposal). Any suspect materials discovered during demolition should be properly packaged and analyzed for asbestos content.
- AD1.02      Addition: Provide and install 110V hard-wired, smoke alarms with a battery backup, within each dwelling unit as required by current residential code.
- AD1.03      Addition: Remove existing subpanel and all breakers. Install new subpanel with new breakers included and pull new electrical lines to service the electric range, heater/AC unit and water heater.
- AD1.04      Addition: Remove and replace exterior porch light fixtures at front and rear entries. New light fixtures to be – Portfolio - Model #: AL0342SORB, install 13w-15w CFL bulb in all outdoor fixtures.

- AD1.05 Addition: Remove existing vanity mirror in bathroom. Furnish and install new Combination mirror/cosmetic box - Nutone - Model # J1645P48CH
- AD1.06 Revision: Front entry doors to be smooth fiberglass, four-panel Insulated Entry Doors with camber fanlight, Masonite "Belleville" series, or Plastpro "Distinction". Rear entry doors to be smooth fiberglass, six-panel insulated entry doors with no light, Masonite "Belleville" series, Plastpro "Distinction" or exact equivalent.
- AD1.07 Revision: Bathroom Exhaust fan to be Broan - Model QTXE080FLT or exact equivalent. Complete with new ducting (vented to the exterior as required by local building code). Install in accordance with manufacturers printed instructions.
- AD1.08 Clarification: See attached for North and South building elevation siding details
- AD1.09 Clarification: See attached for window trim detail.

ALL WORK TO BE DONE TO CURRENT RESIDENTIAL CODE

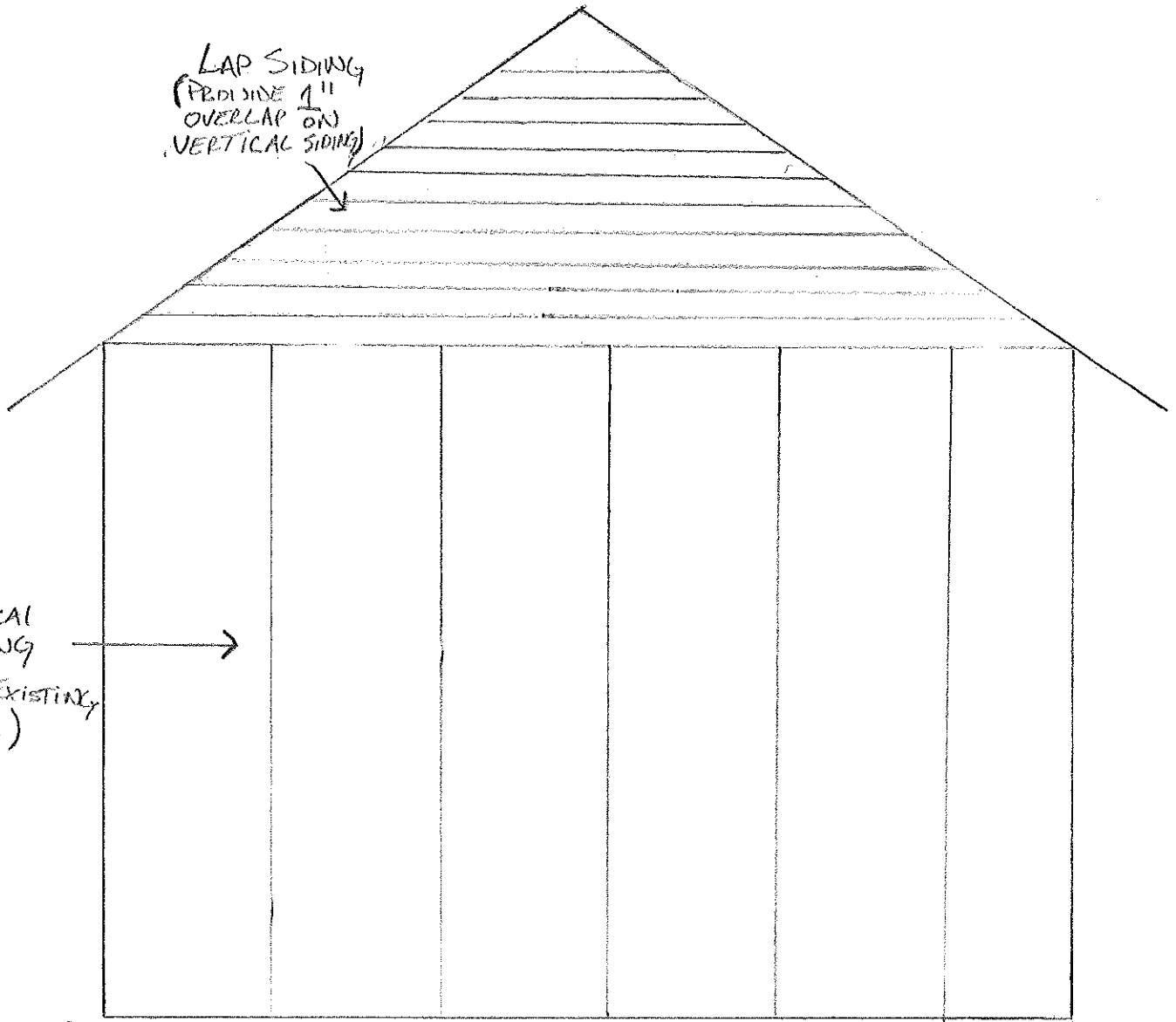
**ATTACHMENTS:**

North and South Building Elevation - Siding Detail

Window Trim Detail

Asbestos Report (Belfor Environmental)

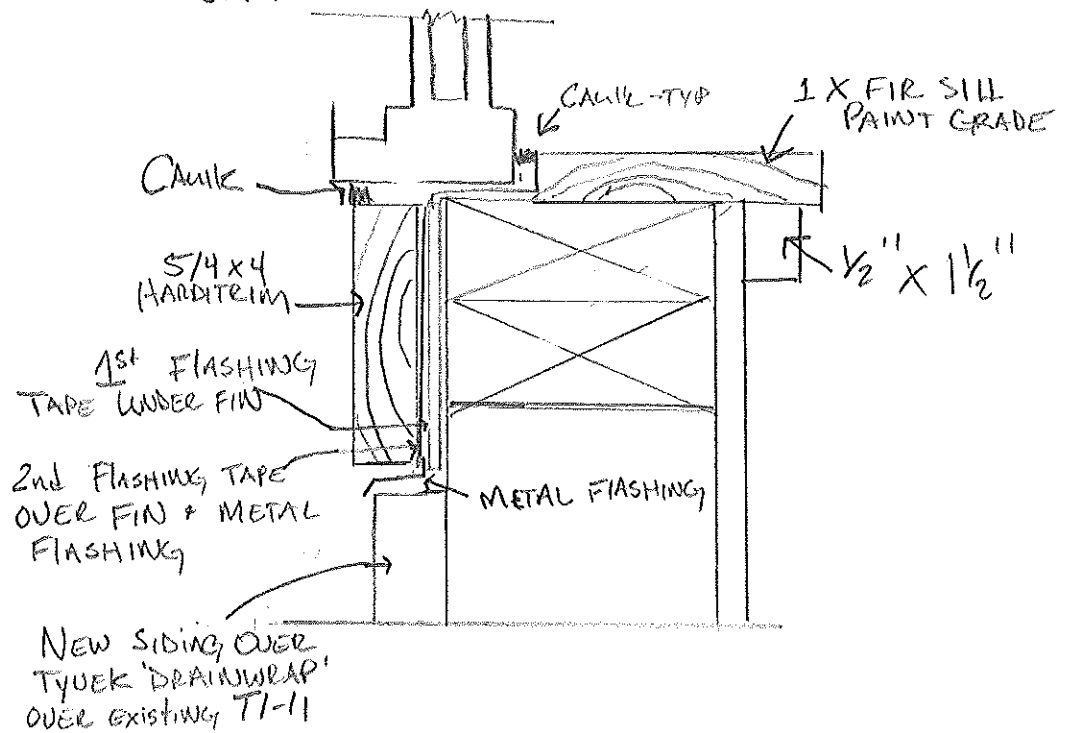
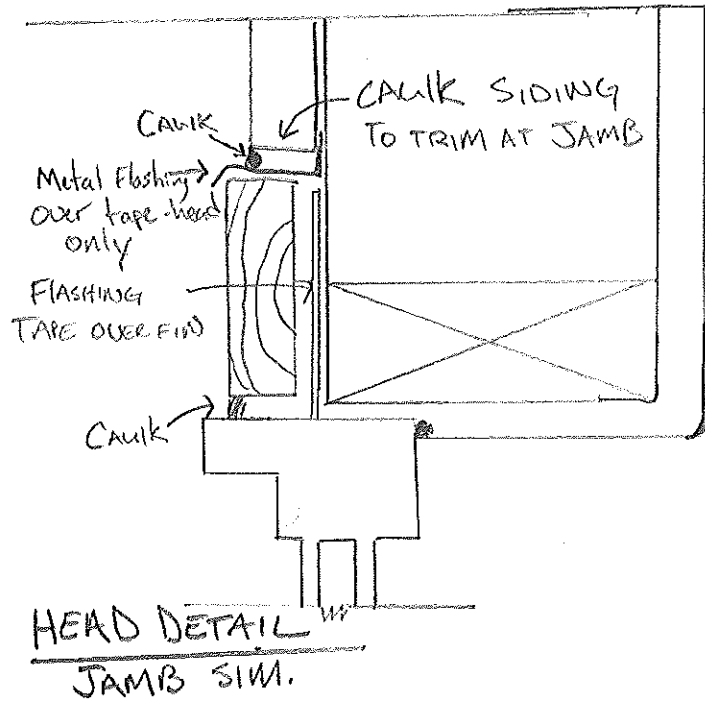
# SIDING DETAIL



NORTH & SOUTH ELEVATIONS  
(BOTH BUILDINGS)

MANZAWITA REHABILITATION

# MANZANITA REHABILITATION



## WINDOW TRIM DETAIL

DOORS SIMILAR



*449 Pech Road Central Point,  
Oregon 97502  
541-665-5201  
541-665-5203 fax*

### **Asbestos Building Survey:**

720, 722, 726, and 730 Manzanita Street  
Central Point, OR 97502

**Survey Performed for:**  
Housing Authority of Jackson County

### **Inspection:**

The Asbestos inspections were performed to determine the presence of Asbestos containing building materials (ACBM) in the buildings located at 720,722,726 and 730 Manzanita, Central Point, Oregon prior to renovation. During the initial survey on September 27<sup>th</sup> 11 samples were collected followed by an additional 7 samples collected on September 29<sup>th</sup> , for a total 18 samples collected at this site. All samples collected were packaged and shipped Fed Ex using proper chain of custody protocols to Fiberquant Analytical Services.

( Analytical results are included with this report. )

### **Sample results:**

Sample # 2 Sept. 27<sup>th</sup> - Ceiling texture collected in unit 720 reported as >1 to 2% Chrysotile Asbestos. (Friable)

Sample # 7 Sept. 27<sup>th</sup> – Wall system joint compound/texture collected from the living room window sill in unit 730 reported as > 1 to 2% Chrysotile Asbestos. (Friable)

Sample #s 1 thru 7 Sept. 29<sup>th</sup> - Wall system texture/joint compound all reported as <1% Chrysotile Asbestos. (Friable)

All other samples reported negative for asbestos.

**Recommendations:**

Asbestos containing material as defined by DEQ is any material containing 1% or greater asbestos, less than 1% is not regulated by the DEQ. However OSHA requires employers to follow certain provisions whenever employees disturb any material with asbestos content, please see attached (Construction Asbestos Standard 29 CFR 1926.1101.) Work practice requirements such as engineering controls, employee training and exposure monitoring apply regardless of asbestos content.

Because sample # 7 window sill texture reported as > 1 to 2% Chrysotile Asbestos it is recommended that a DEQ licensed abatement contractor remove and dispose of all the windows scheduled for replacement, the alternative being additional sampling of each window to delineate the < 1% from the > 1% texture.

Any suspect materials discovered during demolition should be properly packaged and analyzed for asbestos content.

If you have any question regarding this survey, please feel free to call at 541-261-6442.

Ray Greb



ARERA Certified Inspector Cert.# IR-11-1586B

**Limitations**

The services described in this report were performed consistent with generally accepted professional consulting principles and practices. No other warranty, express or implied, is made. These services were performed consistent with our agreement with our client. This report is solely for the use and information of our client unless otherwise noted. Any reliance on this report by a third party is at such party's sole risk.