



207-557-0448
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Chuck Campell Architect PLLC
127 Union Road Waldoboro, Maine 04572

Addendum 2

September 28, 2026

1. A bid bond in the amount of 5% shall be provided.
2. A performance and payment bond will be required for 100% of contract sum.
3. The existing plumbing drains in the basement in the new toilet area to be raised as much as possible.
4. The existing plumbing vent can remain.
5. New windows in existing basement were labeled as F windows. They are actually G windows.
1'-10"x4'-0" Andersen TW18310 400 series.
6. The elevations show trim on some of the new windows. The windows are to be trimless to match the existing windows.
7. The tables shown on the plan are Not in the contract.
8. Retainage shall be 5%.
9. There is not any state or federal funding for this project. Maine prevailing Wage and Davis-Bacon are not applicable.
10. All permits will be paid for by the owner.
11. This is a town project and is tax exempt.
12. The town would like to have the Library addition completed by July 1, 2027.
13. The Library will remain open. The Library hours of operations is limited. Current hrs of operation are
Monday 6pm – 8pm, Wednesday 2pm-8pm, Friday 1pm-4pm, Saturday 9am-noon.
14. The stacks and book shelves in the existing will remain in place. New flooring will be fit around shelving units.



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15. The owner will remove furniture for new flooring installation.
16. A hazardous material assessment has not been done. No hazardous materials are anticipated.
17. Hardwood flooring to be $\frac{3}{4}$ "x2-1/4" select grade.
18. The new flooring in the existing library shall extend into vestibule 101, office 102, storage 104 & closet 106.
19. Finish shall be 3 coats of clear finish with a satin sheen.
20. Vapor retarder under wood flooring shall be as recommended by flooring manufacturer.
21. Existing stair floor finish to remain as existing.
22. The existing suspended ceiling in the basement shall be removed. The new ceiling finish shall be painted 5/8" gyp. Board. The furnace room B03 shall receive type X gyp. Board. The existing suspended ceiling in the existing basement is to be removed. The new ceiling finish will be painted 5/8" gyp. Board. The furnace room B03 shall have 5/8" type x gyp. Board.
23. The door to storage B05 was not scheduled. The door shall be the same as door B06.
24. All door and window trim to be finished or refinished to match the existing.
25. Interior door species to match the existing interior doors.
26. The window seats are part of the shelving to be included in alternate 2. The stacks and book shelves on both floors are to be included in alternate 2.
27. Anchor bolts are $\frac{1}{2}$ x12" at 4'-0" o.c.
28. Underslab vapor barrier. The 15 mil barrier as specified.
29. All free standing tables are not in the contract.
30. 6x6-w1.4xw1.4 flat sheet welded wire reinforcement is acceptable.



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31. The building is a VB (per IBC) as listed on the plan and a V(0,0,0) per life safety. The type II(0,0,0) missed the edit.
32. The wall type enclosing the furnace room is a UL U305.
33. The exterior stair and land decking, trades and risers to be P.T. decking material.
34. The guardrail infill style shall be as indicated on the elevations.
35. The existing stair to remain as existing.
36. All brick to be provided by owner. Brick is only on the West elevation as indicated.
37. Exposed concrete foundation to remain bare.
38. Hydrogap weather barrier is to be used behind new siding on the existing structure.
39. The existing structure is insulated. Insulation was not shown in the existing section to avoid confusion so that contractor would not assume that they needed to insulate the existing structure.
40. The proposed gutters are to match the existing.
41. Window grilles to match the existing.
42. The exterior doors with glazing. The glazing shall be insulated tempered as required by code. It shall have a wood frame with an aluminum threshold. The door shall be fully weather-stripped to meet code.
43. The new round gable vent to be vinyl.
44. The cedar shingles shall be Maibec Bar Harbor grade.
45. The board and batten shall be STK.
46. The existing toilet is to remain. The new toilet is to be ADA compliant.
47. The alarm pull station is only shown on the generic legend. There are none shown on the plan.



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48. Fire extinguisher to be 4 lb ABC, Wall bracket.
49. Mirror to be 18"x30".
50. Paper dispenser is shown on the toilet elevations.
51. Electrical shall be design build. Design shall meet the electrical code requirements.
52. HVAC shall be design build. The HVAC shall be designed to meet MUBEC.
53. Outline specification is attached.
54. Bid shall be on the attached Bid Form
55. Attached is a revised outline spec and a revised set of drawings with today's date. The basement portion of the addition had to be removed per the State Fire Marshal.

Sincerely,

Chuck Campbell LEED AP BD+C
Maine Licensed Architect
MUBEC TPI

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