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## BID CLARIFICATION #3

July 15, 2019

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### Metro North Crossing Apartments

221 NW Metro North Drive, Kansas City, Mo, 64155

Bid Date: **Tuesday, July 23<sup>rd</sup>, 2019**

Bid Time: **2:00 PM CST**

(Please submit a scope letter at least one day in advance)

Submit Bids to contact below or Fax: 913-345-1093

A pre-bid meeting will be held at the former Firestone Building @ 620 NW Barry Road, Kansas City, MO 64155

Pre-Bid Date: Wednesday, July 10<sup>th</sup> @ 10:00 AM

Tax Rate: 8.475%

Estimated Value: \$45,000,000

Wage Requirements: Residential Prevailing Wages

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#### Estimator Contacts for this Project:

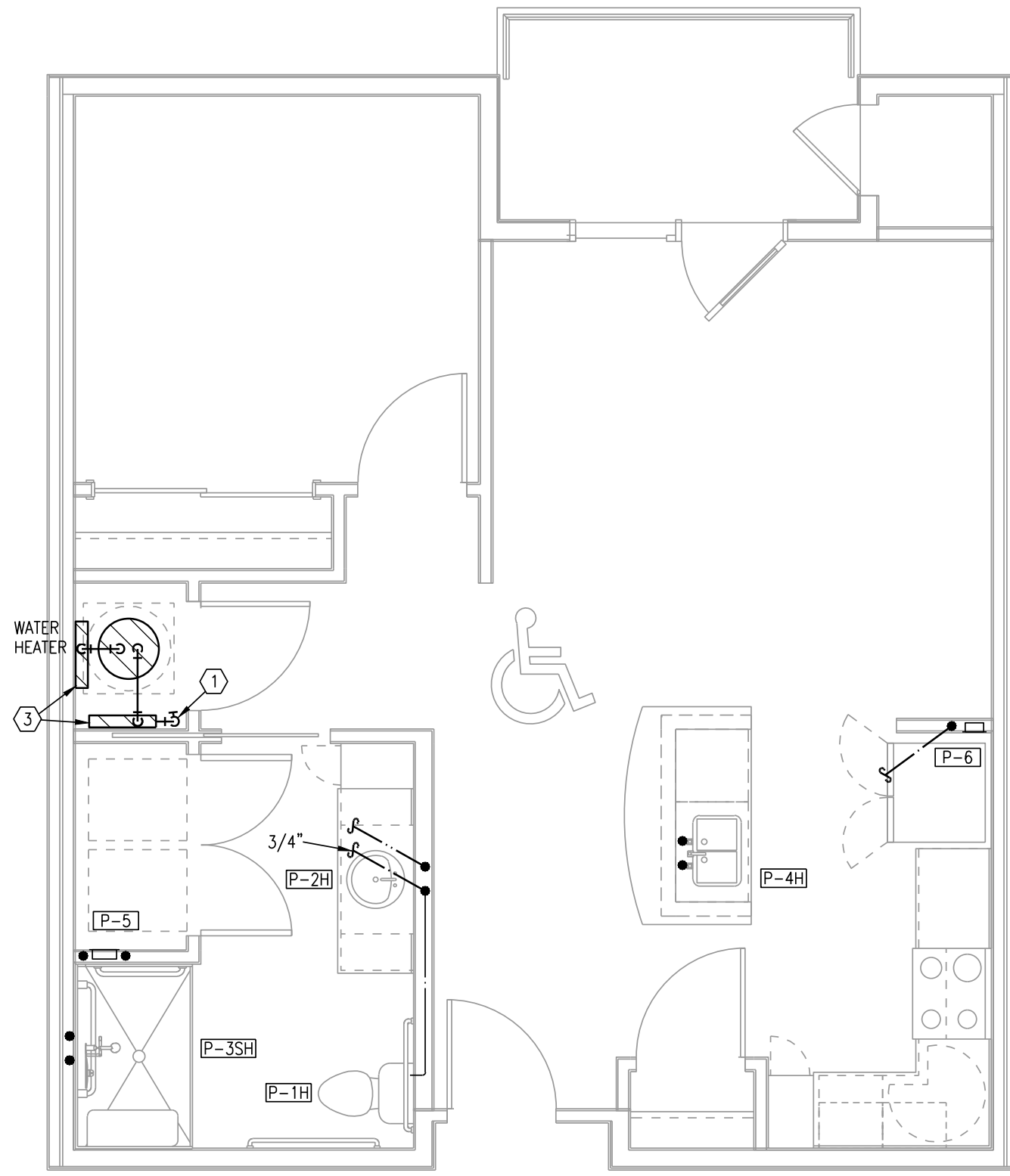
Brennon Dorrance	bdorrance@mwbuilders.com	Ph: 913-317-3709	Divisions 7, 8, 9
Natalya Steinke	nsteinke@mwbuilders.com	Ph: 913-317-3711	Divisions 4, 6, 12, 21-23
Matt Brooks	mbrooks@mwbuilders.com	Ph: 913-317-3716	Divisions 2, 3, 5, 26-28, 31-33
Damon Ball	Dball@mwbuilders.com	Ph: 913-317-3734	Divisions 10, 11, 13, 14

#### Clarifications:

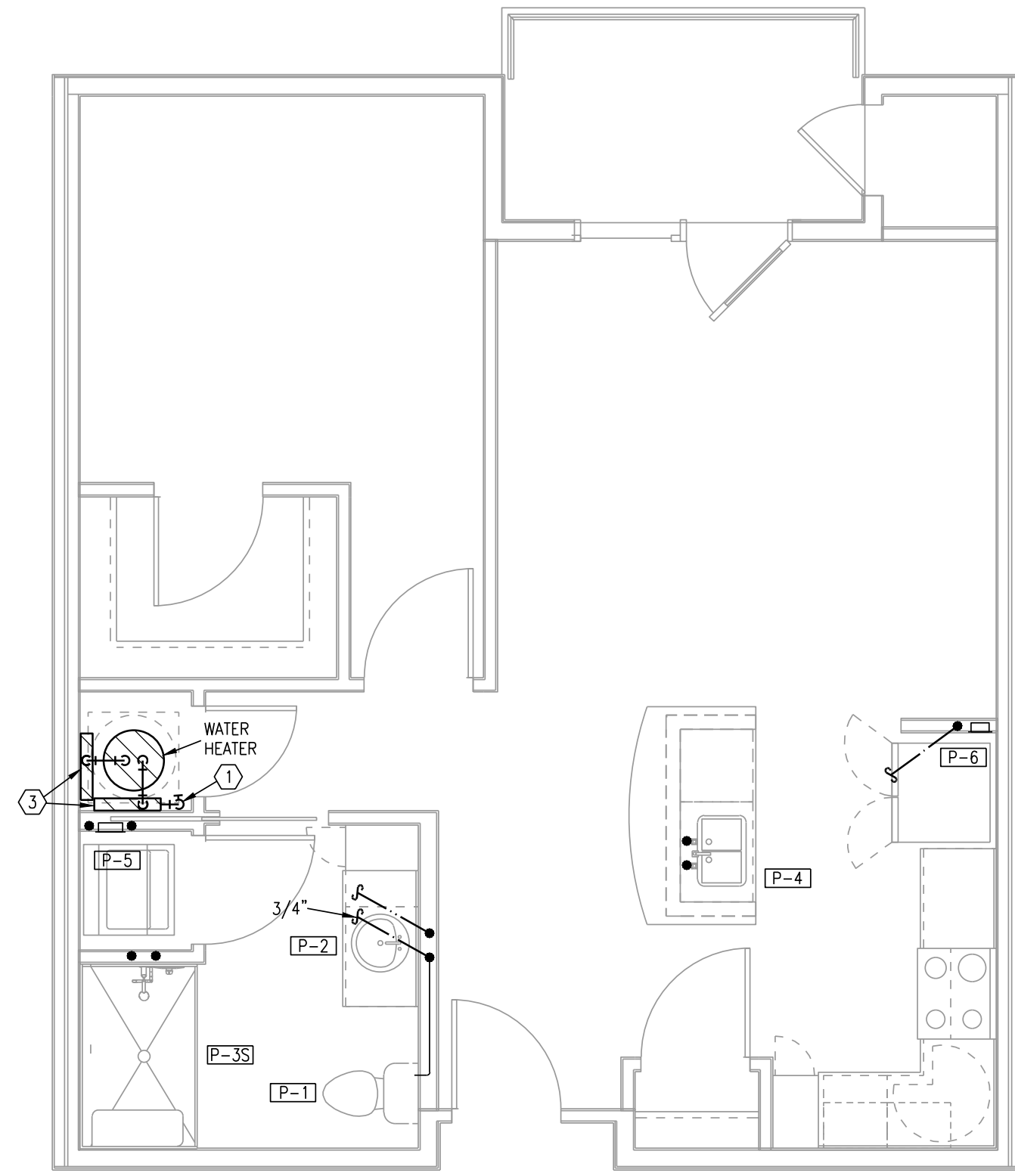
1. **Plumbing.** Plumbing unit plans issued as a response to RFI #16 are attached.
2. **Windows and Patio Doors** – Provide a minimum STC rating of 27 for glass at the windows & patio doors in lieu of OITC rating of 34.
3. **Fireproofing** – Please utilize 1-hr fireproofing on structural steel members in the retail / townhome building utilizing D902. Provide add alternate cost to utilize Thermo Sorb VOC intumescent paint per UL Designs X660 and X661.
4. Upcoming **milestone dates**:
  - a. Bid Clarification **#4** will be published on Friday, July 19, 2019.
  - b. **Bid Date** remains the same on Tuesday, **July 23, 2019**

**MWBuilders.com**

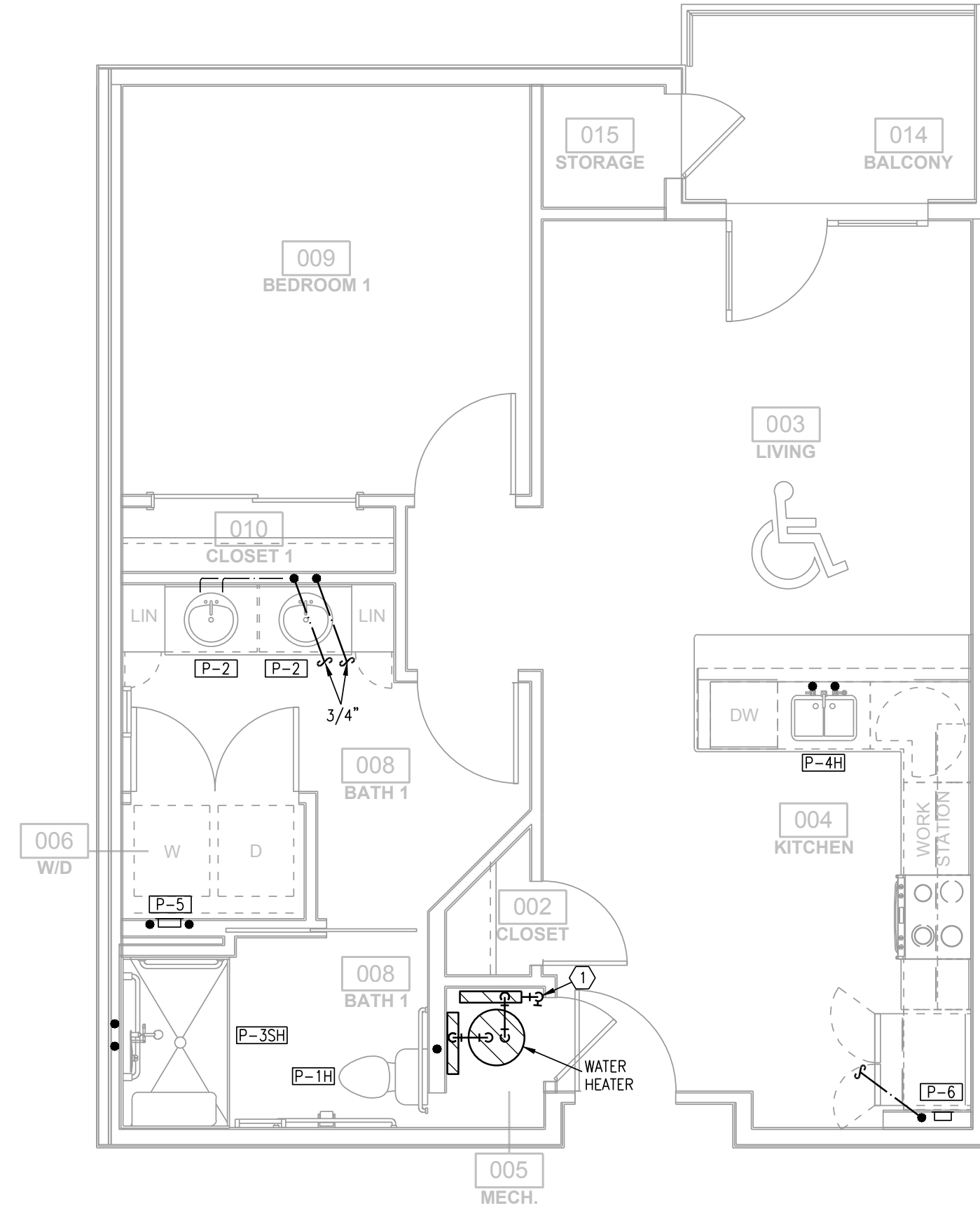
MW BUILDERS, INC. // 13725 W. 109TH ST. // LENEXA, KS 66215 // PHONE: 913.317.3700 // FAX: 913.345.1093  
GENERAL CONTRACTOR // DESIGN-BUILDER // CONSTRUCTION MANAGER



**1** TYPICAL UNIT PLAN 1 BED TYPE A  
1/4"=1'-0" PLUMBING



**2** TYPICAL UNIT PLAN 1 BED TYPE B  
1/4"=1'-0" PLUMBING



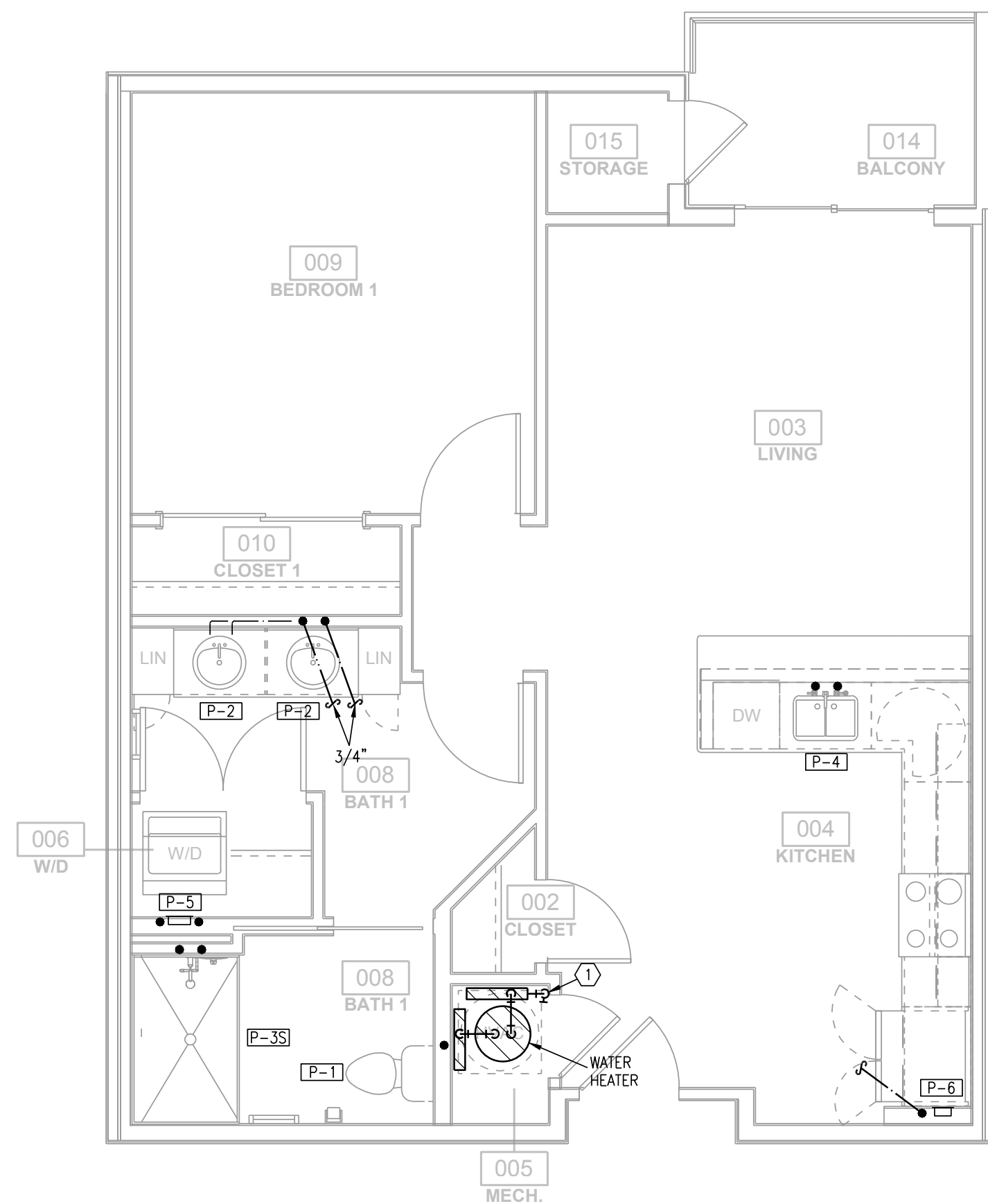
**3** TYPICAL UNIT PLAN (2) 1 BED TYPE A  
1/4"=1'-0" PLUMBING

- NOTES:**
- ROUTE TOP FLOOR SUPPLY PLUMBING IN CEILING BELOW. NO SUPPLY IN ATTIC.
  - PROVIDE AIR CHAMBERS ON P-4, P-5, AND P-6.
  - CONNECT DISHWASHERS, DISPOSERS, ICE MAKERS, WASHERS.
  - PROVIDE 2" FLOOR DRAIN AT EACH AHU/WH LOCATION.
  - ROUTE 1/2" PEX TO EACH FIXTURE FROM MANIFOLD.
  - P-5, P-6 ON CORRIDOR WALLS SHALL HAVE FIRE PUTTY PADS OR EQUIVALENT FIRE PROTECTION.
  - 1 BATH UNITS RECEIVE A 40 GALLON WATER HEATER AND 2 BATH UNITS RECEIVE A 50 GALLON WATER HEATER.

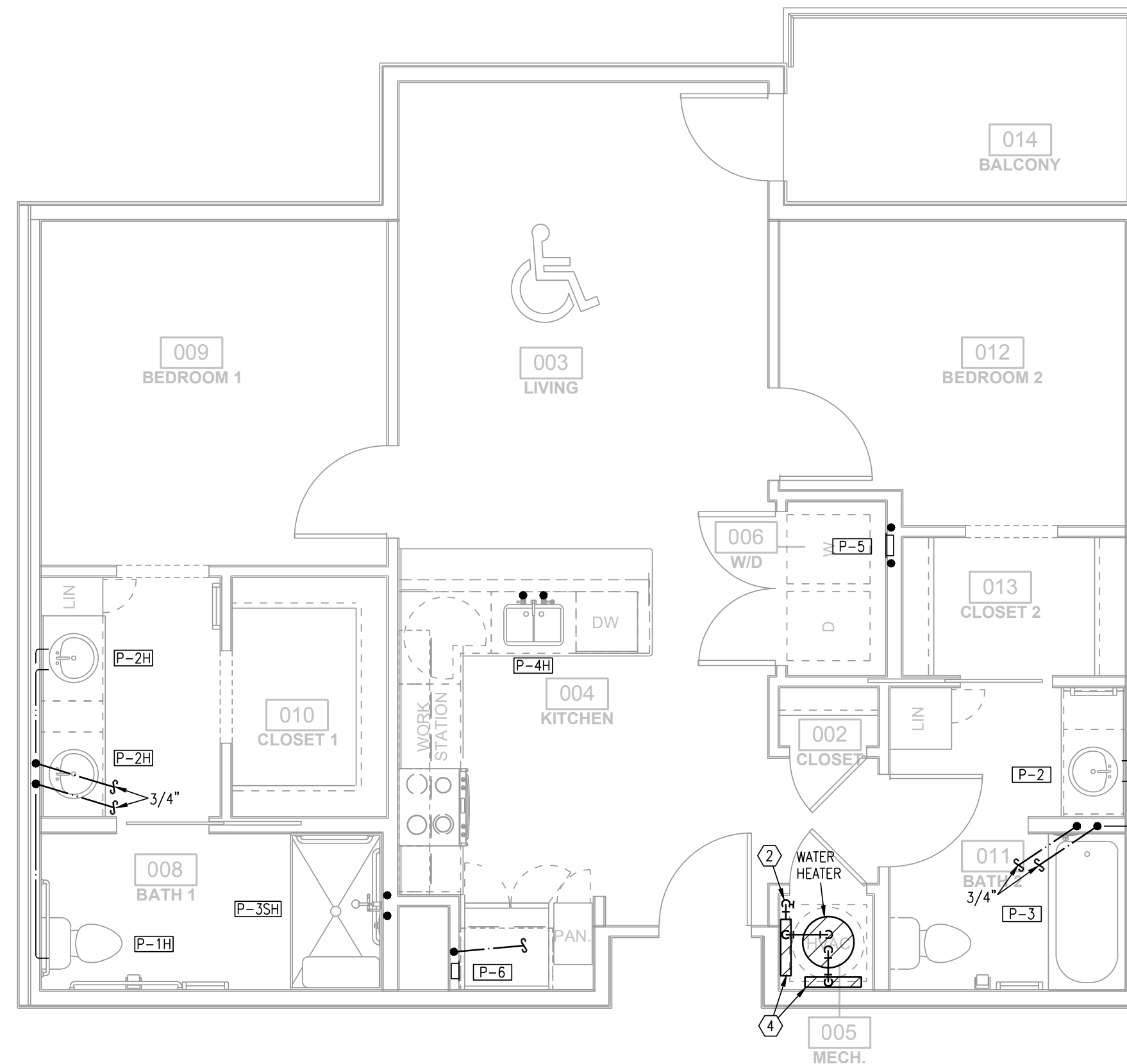
- LEGEND:**
- ① 3/4" DCW SERVICE.
  - ② 1" DCW SERVICE.
  - ③ 3/4" SUPPLY MANIFOLD.
  - ④ 1" SUPPLY MANIFOLD.

PRINTS ISSUED  
06/25/2019 - HUD REVIEW

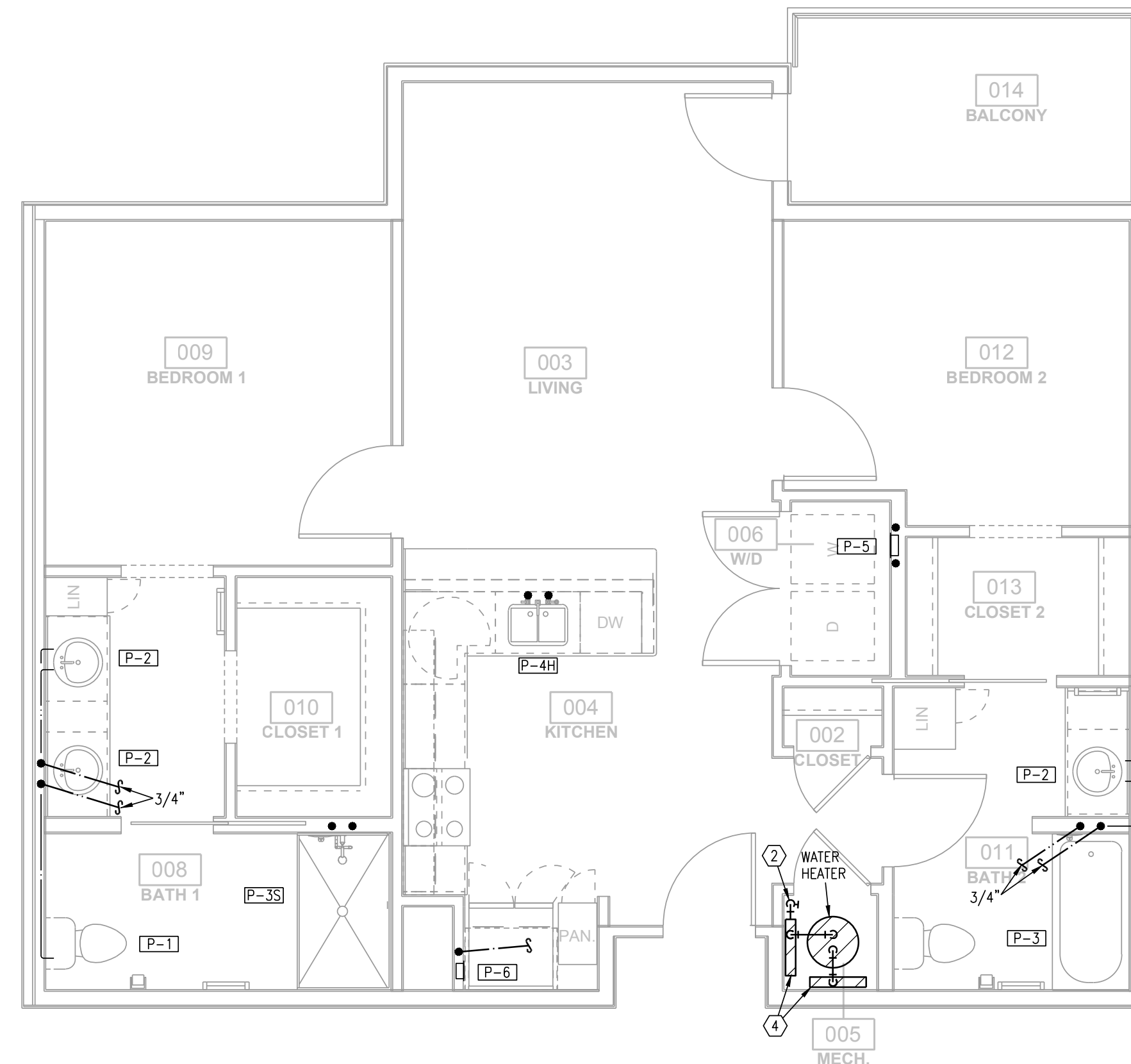
REVISIONS:  
△ BID CLARIFICATION #2 - 07/11/2019



**4** TYPICAL UNIT PLAN (2) 1 BED TYPE B  
1/4"=1'-0" PLUMBING



**5** TYPICAL UNIT PLAN 2 BED TYPE A  
1/4"=1'-0" PLUMBING



**6** TYPICAL UNIT PLAN 2 BED TYPE B  
1/4"=1'-0" PLUMBING

METRO NORTH CROSSING  
APARTMENT  
KANSAS CITY, MISSOURI

SHEET TITLE  
TYPICAL UNIT PLANS - PLUMBING

PROJECT NUMBER: 18008

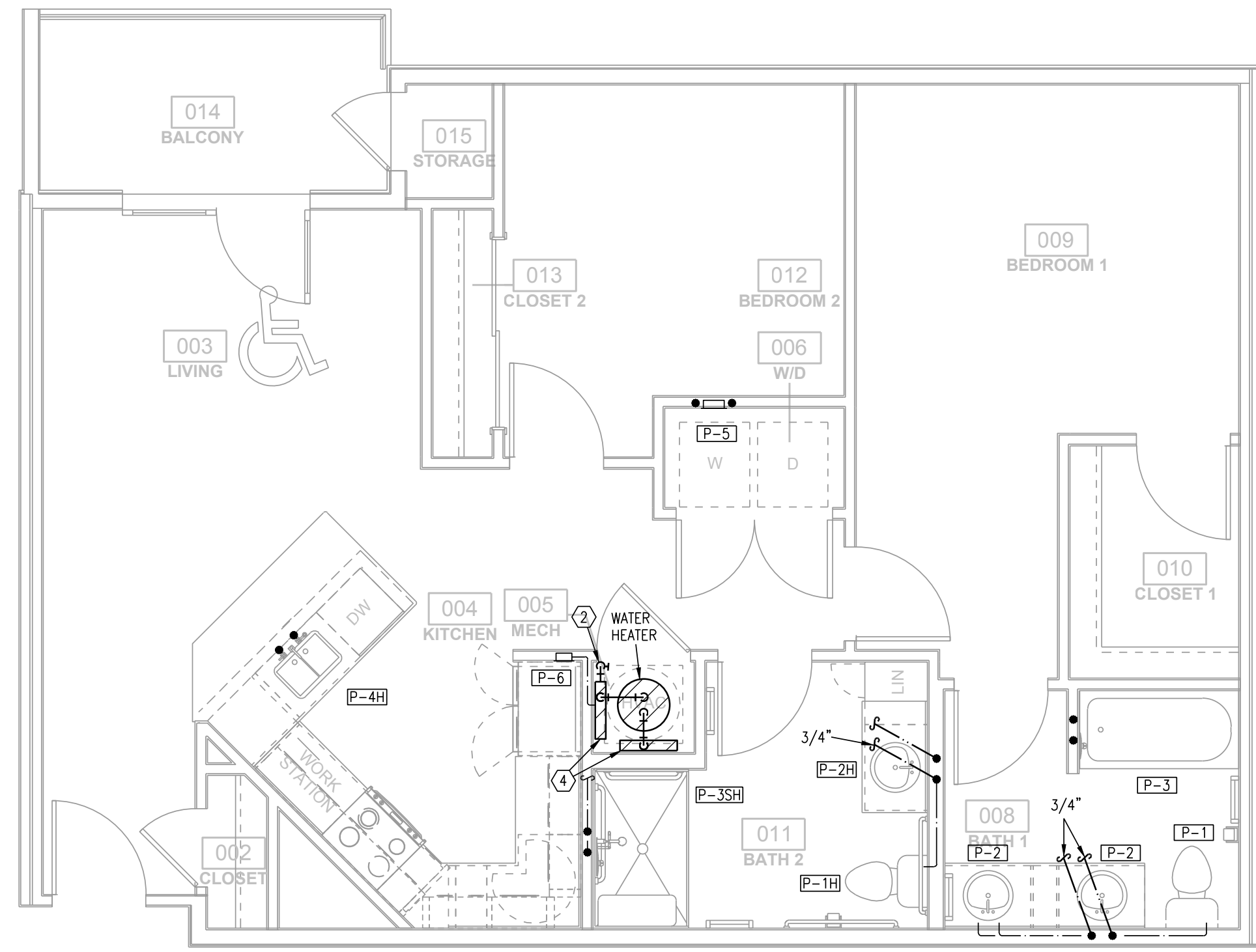
SHEET NUMBER:

**LS&A**  
Lutimer Sommers & Associates, P.A.  
CONSULTING ENGINEERS  
3639 SW Summerfield Drive, Suite A  
Topeka, Kansas 66614-3974  
Telephone: (785) 233-3232  
FAX: (785) 233-0647  
Email: lsapa@lsapa.com  
LSA PROJECT NO. 1804020

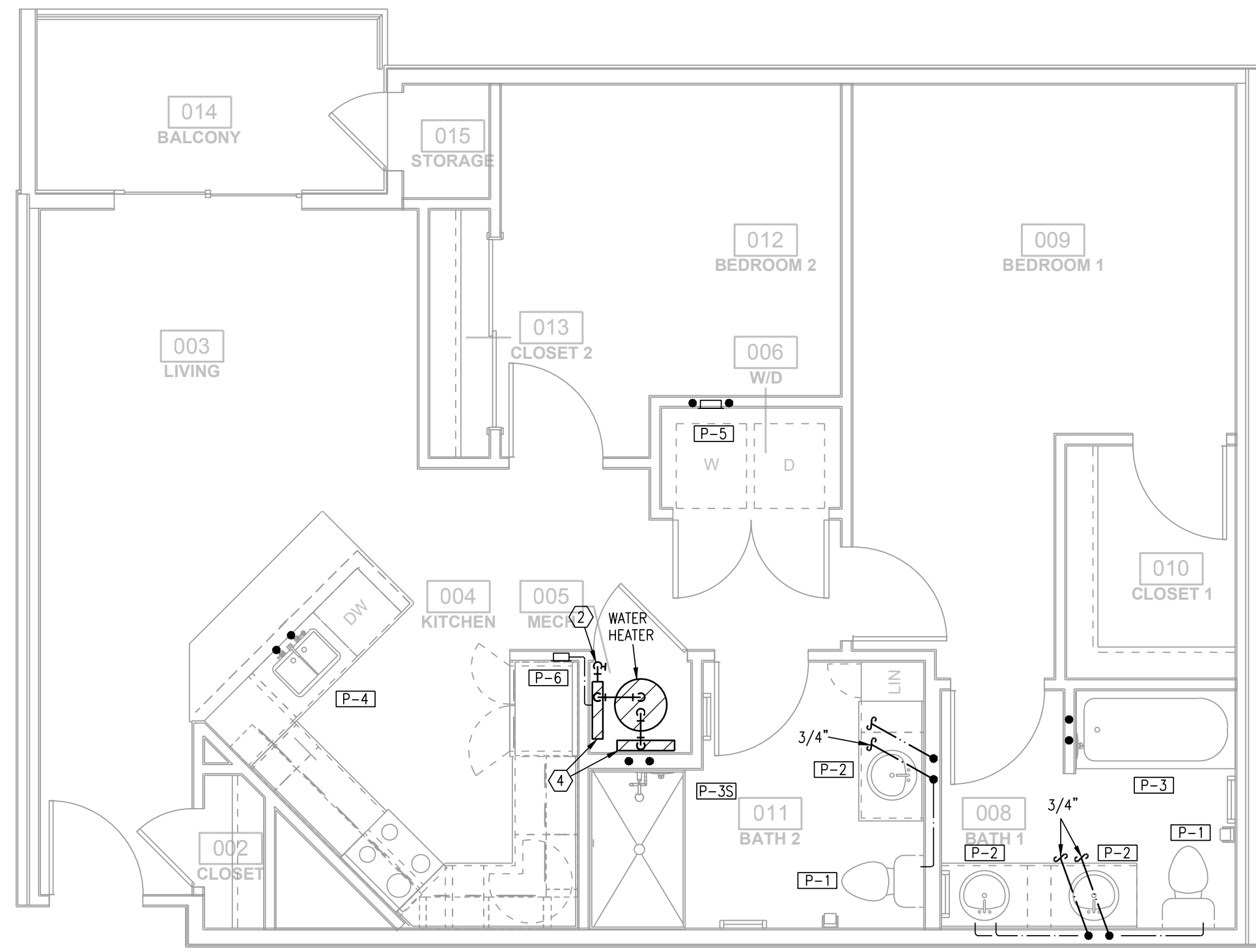
**P-201**

DRAWN BY: CAD CHECKED BY: RRB

M:\2018\Sub\MetroNorth-1804020\Drawings\CD\1804020-18008-1\1804020-18008-1-PLUMBING.dwg, 7/12/2019 9:57:35 AM, DWG To PDF.pc3, 1:1



**1** TYPICAL UNIT PLAN (4) 2 BED TYPE A  
1/4"=1'-0" PLUMBING

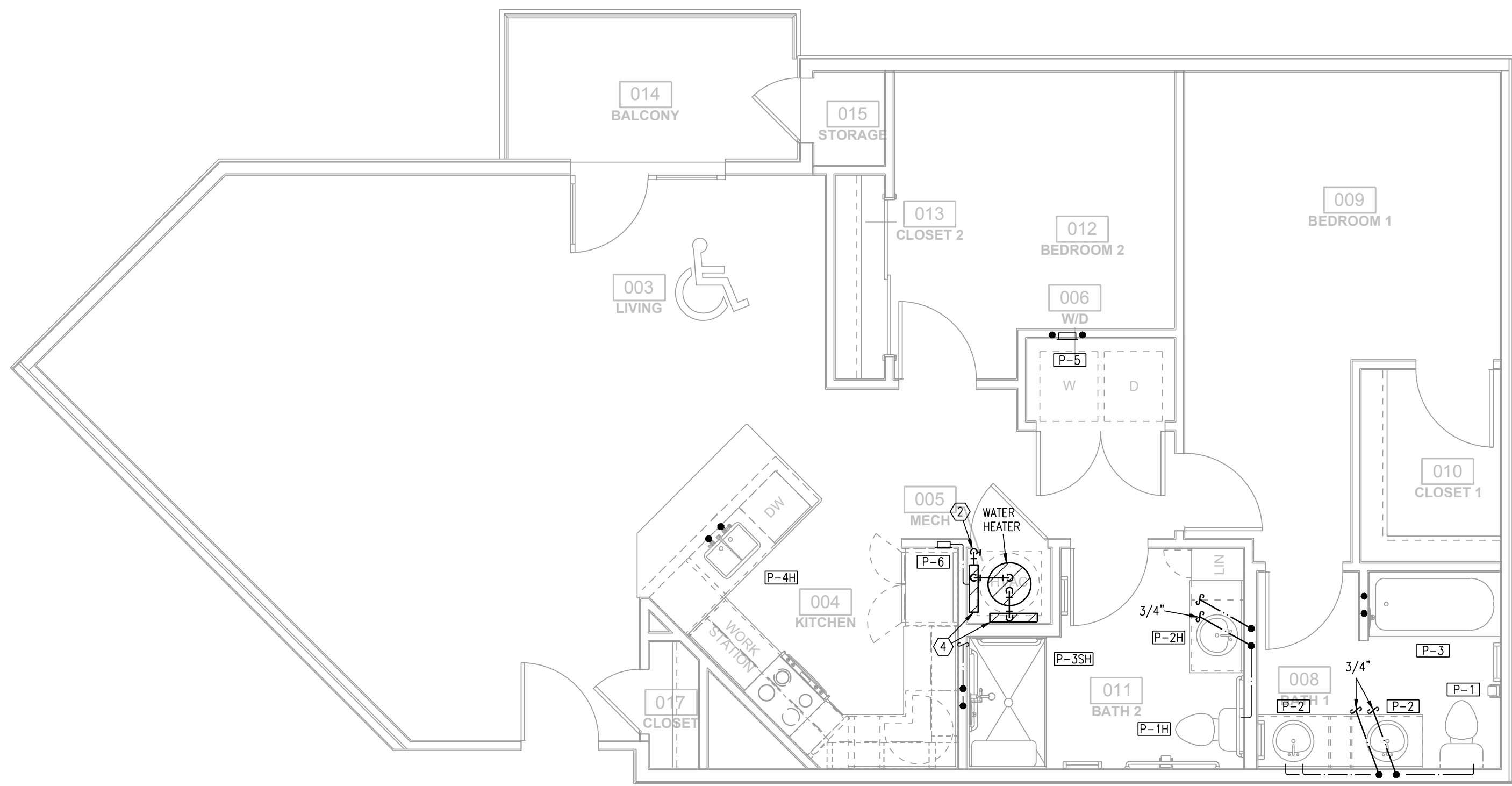


**2** TYPICAL UNIT PLAN (4) 2 BED TYPE B  
1/4"=1'-0" PLUMBING

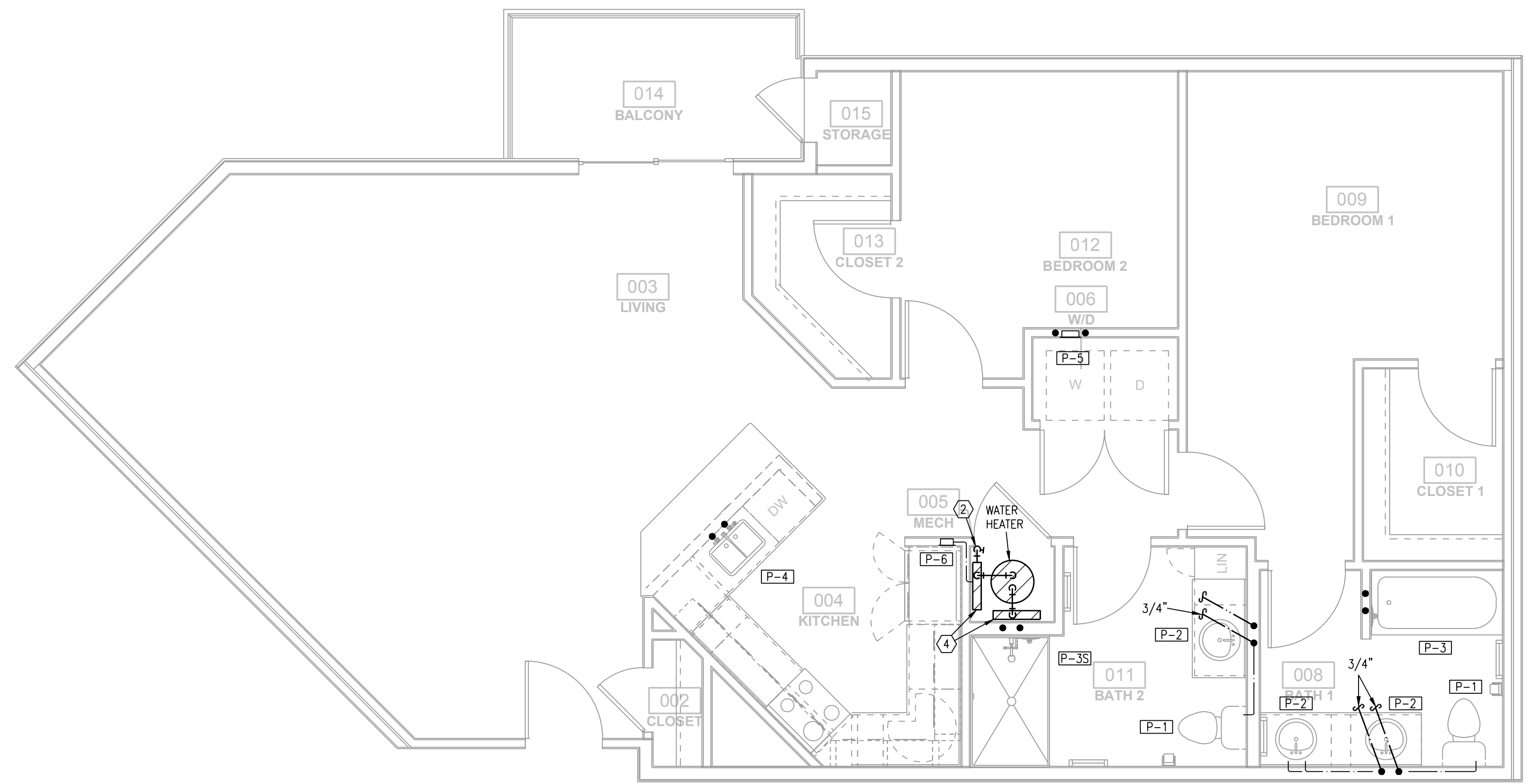
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  6. P-5, P-6 ON CORRIDOR WALLS SHALL HAVE FIRE PUTTY PADS OR EQUIVALENT FIRE PROTECTION.
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06/25/2019 - HUD REVIEW  
REVISIONS:  
△ BID CLARIFICATION #2 - 07/11/2019



**3** TYPICAL UNIT PLAN (4+) 2 BED TYPE A  
1/4"=1'-0" PLUMBING



**4** TYPICAL UNIT PLAN (4)+ 2BED TYPE B  
1/4"=1'-0" PLUMBING

METRO NORTH CROSSING  
APARTMENT  
KANSAS CITY, MISSOURI

SHEET TITLE  
TYPICAL UNIT PLANS - PLUMBING

PROJECT NUMBER: 18008

SHEET NUMBER:

P-202

**LS&A**  
Lutimer Sommers  
& Associates, P.A.  
CONSULTING ENGINEERS  
3639 SW Summerfield Drive, Suite A  
Topeka, Kansas 66614-3974  
Telephone: (785) 233-3232  
FAX: (785) 233-0647  
Email: lsapa@lsapa.com  
LSA PROJECT NO. 1804020

DRAWN BY: CAD CHECKED BY: RRB

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