



AHARONIAN
& ASSOCIATES, INC.
Architects

March 2, 2018

TO: All Bidders

**RE: FOGARTY MEMORIAL SCHOOL
MECHANICAL & EXTERIOR RENOVATIONS**
736 Snake Hill Road
North Scituate, Rhode Island 02857

ADDENDUM #2

The Contract Documents for the above referenced Project are hereby modified per the following. All other Drawing and Project Manual items not addressed herein shall remain in full effect. The Bidder shall acknowledge the receipt of this Addendum on the Bid Form.

ATTACHMENTS

Existing Roof Warranty Information.



W.P. HICKMAN
SYSTEMS, INC.™

30700 Solon Industrial Parkway
Solon, OH 44139 ■ 440-248-7760
Fax: 440-248-6524

PERFORMANCE WARRANTY

Building Name FOGARTY SCHOOL
 Building Address 736 SNAKE HILL ROAD GLOCESTER, RI 02814
 Building Owner GLOCESTER SCHOOL DEPT.
 Roof Identification AREAS A-E
 Contractor PRIME ROOFING CORPORATION
 System Type ASPHALT BUR
 Total Sq./Ft. Coverage 47300 SQ. FT.
 Flashing Type HOT COMPOSITION
 Completion Date 11/30/2007

W.P. Hickman Systems, Inc. ("Hickman"), an Ohio Corporation, guarantees to the Building Owner, subject to the terms, conditions and limitations stated herein, it will repair or cause to be repaired any leaks into the building interior through the above described Hickman Roof Assembly System as supplied by W.P. Hickman and installed by the above named Contractor, for a period of TWENTY (20) years from the date of completion stated above.

Full Coverage

During the term of this Warranty, Hickman will, upon prompt written notice by the Building Owner as hereinafter provided, take appropriate action to repair leaks which may occur. Hickman will inspect the roof and, if a leak is within the coverage of this Warranty, will at its own expense make or cause to be made all necessary repairs to the Hickman Roof Assembly to put it into watertight condition. Should investigation reveal that a leak is caused by something other than causes covered by this warranty, investigation and repair cost shall be assumed and paid by the Building Owner, who shall effect prompt and adequate repairs in a manner compatible with the Hickman System. The Building Owner will be responsible for the removal or replacement of any traffic surfaces or other appurtenances built over the roof are required in order to put the Hickman Roof Assembly in watertight condition.

Limitations

This Warranty is not an insurance policy, nor does it obligate Hickman to repair leaks if determined to be a result of the following:

- A. Building design or construction.
- B. Damage to the roofing system by any natural disasters, including but not limited to floods, lightning, hail, earthquakes, hurricane rated winds, etc.
- C. Structural movement below the roof membrane and flashings.
- D. Misuse of roof surface, abuse, vandalism, civil disobedience, acts of war, exposure to damaging chemicals, including but not limited to solvents, oils and acids.
- E. Condensation within the assembly or moisture vapor/liquid infiltration throughout but not limited to walls, windows, etc.
- F. Failure of the Owner to promptly notify Hickman in writing and receive written approval for:
 1. Changes in building usage.
 2. Modifications or additions of items to the existing roof.
- G. Lack of positive drainage.
- H. Metal components other than Hickman Metal Flash.
- I. Loss or erosion of surfacing materials including, but not limited to, reflective coatings, granules, or aggregate are not covered by this warranty.

Hickman hereby assumes no responsibility for incidental or consequential damage to the structure, its contents, loss of time, profits, energy or any inconvenience from any type of roof leak or damage. Hickman's sole responsibility hereunder is the cost of repairs to put the membrane assembly into a watertight condition.

Hickman's exclusive responsibility and liability under this Warranty is to make repairs that may be required to return the roof to a watertight condition in accord with the obligations which are Hickman's responsibility under this Warranty.

TO THE FULLEST EXTENT PERMITTED BY APPLICABLE LAW, HICKMAN HEREBY DISCLAIMS ANY IMPLIED WARRANTIES, INCLUDING ANY WARRANTY OF MERCHANTABILITY AND ANY WARRANTY OF FITNESS FOR A PARTICULAR PURPOSE, OR, LIMITS SUCH WARRANTY TO THE DURATION AND TO THE EXTENT OF THE EXPRESS WARRANTY REPRESENTED BY THIS WARRANTY. There are no warranties which extend beyond the description of the face hereof. This warranty will be governed by and construed under the laws of the state of Ohio without regard to conflict-of-laws principles that would require the application of any other law.

Owners Responsibility

In the event of a leak in the roofing system or flashing assembly, the Building Owner must notify Hickman in writing within ten (10) days after the discovery of the leak and provide access to the roof. THE HICKMAN SERVICE WARRANTY DOES NOT ABSOLVE THE BUILDING OWNER/CUSTOMER OF MAINTENANCE RESPONSIBILITY THAT IS REQUIRED TO KEEP THIS WARRANTY IN FULL FORCE AND EFFECTIVE. Refer to the W.P. Hickman Roof Membrane System Care & Maintenance Information Packet for maintenance guidelines.

As Hickman does not practice engineering or architecture, neither the issuance of this Warranty or any review of the building's construction by our representatives shall constitute any additional warranty.

W.P. Hickman shall have no obligation under this Warranty unless W.P. Hickman and the installing applicator have been paid in full for all materials, supplies, services, warranty costs and other costs which are included in, or incidental to, the Roofing System.

Ninety days prior to the expiration of this warranty, you may contact W.P. Hickman for service options available at that time.

Transfer of Warranty

This Warranty may be transferred by the Building Owner to a subsequent purchaser of the property by giving not less than ten days written notice to Hickman of such proposed transfer, during which time Hickman will inspect the roofing system to make a written report to the Building Owner and the proposed purchaser of its findings and any adjustments required. Refer to Care & Maintenance Guide for more information.

W.P. Hickman Systems, Inc.

Authorized Signature *Kevin Tyler*
 Title WARRANTY MANAGER
 Date 04/09/2008