



Stillwater Housing Development Corporation

807 S Lowry St. Stillwater, OK 74074

(405) 372-4906 | (405) 372-1416

Question from September 3, 2025 meeting

Payroll

Davis Bacon wage reporting and will there be a prevailing wage?

Yes. And the report will need to be done with payroll

Clarification

What type of interior door?

All interior doors need to be solid doors.

Exterior wall insulation

Spray foam in wall. All walls to have OSB sheathing.

Will issue wall section

Exterior walls will have spray on or roll on water proofing membrane

What is soffit material?

Smart side sheeting.

What type of shingle?

Class 4 Composition

What mil layer on LVP?

12 Mil

What type of baseboard?

3/8" vinyl millwork base approved by owner

Can you use timber tresses or stick frame?

Yes

What type of counter type?

Food grade quartz, no laminate

How many water and electric meters?

One master water meter. All houses with have individual electric meters. Drop service from 200amp to 100 amp.

Is pergola included in bid?

No

How should bricks be bid?

With \$550/1000 allowance. Owner selects colors. Not paint grade bricks.

Should the bid include Sod or hydra mulch?

Sod.

What kind of Fill?

Select fill

Should new City hydrant be included?

Yes.

Should individual units be fenced?

No. Only along north and east side. Please pay attention to grade to insure that water stays in the alley. Stacked block wall needed along north property line to keep water in the alley.

Should we use LED wafers or fan with light kit?

LED wafers with dimmer switches. No light on the ceiling fan.

Will we need traffic control plan?

Check with city of Stillwater. But I would say yes, also will need work in ROW to be performed by licensed street works contractor.

Do we need to test dirt and concrete?

Only dirt.

Can we use crushed concrete?

Will be allowed if it passes with the City of Stillwater for the base under the on street parking.