



Friday, August 18, 2023

MARKET BUILDING INTERIOR RENOVATIONS
CONTRACT NO. 11220

Addendum No. 1

The following addendum is to be read in conjunction with and form an integral part of the tender and contract documents. Acknowledgement of receiving the addendum will be made online in the appropriate area.

It is the responsibility of the Prime Contractor to ensure all parties submitting bids are aware of this addendum and its contents.

Clarifications

Section 01020 – Allowances – See attached revised Section 01020 Allowances to reflect updated finish hardware and Wood Feature wall values.

Drawing S2.2 Detail 1 Elevator Section – new elevator shaft wall to be ties to existing masonry wall with masonry wall ties at every 2nd course.

Drawing S2.3 Section 35 – Callout 2 – bent metal plate to be 18ga c/w 18ga metal gusset plate and secured to wood blocking c/w [2] ½" diameter x 1-1/2" lag screws.

Question 1

In 'Scope of Work and Scheduling' corridors are required to have 3/4 hr fire separation. This does not agree with the door schedule (wall schedule doesn't comment on fire rating). Can you please confirm whether these walls and the openings are to be fire rated?

Answer 1

Delete reference to corridors requiring a ¾ hour fire resistance rating noted in 01010 4(1).

Question 2

A5.1 and A7.3 show a veneer stone on the lift shaft wall, but it doesn't appear in the wall schedule. Can you please confirm wall type P105?

Answer 2

Stone veneer to be pre-fabricated ledgerstone panel by Realstone systems. Shadowstone 6" x 24" panel linear chiseled finish in Arctic White. Veneer to be applied to wall type P105. Revise 5/8" gypsum board to 1/2" cement board.

Question 3

A202, can you please confirm the wall type behind D202?

Answer 3

Wall behind door to be P104.

Question 4

S2.0, can you please confirm that the 1 3/4 x 11 1/2 floor joists that are called out are showing existing and not indicating new joists?

Answer 4

Floor joists noted on floor plans are existing and are not new.

Question 5

Interior Frames W1 & W2 – The (2) W1 & (4) W2 interior frames are noted on the 'Window Schedule' on drawing A3.3. Are these frames to be hollow metal frames same as the 'C' and 'G' interior frames? Please confirm.

Answer 5

Yes. All window and door frames are hollow metal sections.

Question 6

Glazing at Stair 1 Guardrails – Spec section 08800 – 4.3 notes this glazing as 12mm clear tempered glass. The details on drawing A5.1 note this glass as '1/4" glass panels typ.'. SB-13 guard loading requirements of the Building Code require 10mm tempered glass / .060 interlayer / 10mm tempered glass laminated glass lites. Please review and advise as to the correct glazing required at the Stair 1 glass guardrails.

Answer 6

Glass to be 12mm clear tempered per specification section 08800 and to suit guard system specified in section 05500.

Question 7

Can you confirm if the transom windows (W1-W6) are vinyl windows?

Answer 7

Transom windows are hollow metal to match office screens.

Question 8

The drawings call for laminate toilet partitions, and the spec call for phenolic partitions. Can you please clarify which is required?

Answer 8

Toilet partitions are to be phenolic per specification section 10161.

Craig Wallace
Manager of Buildings and Facilities/CBO

CW/cw

END OF ADDENDUM

22-05-0014

Market Building Interior Renovations

City of Woodstock

Project Date: August, 4, 2023

Pow Peterman, Consulting Engineers (reproduction without the author's written permission is prohibited)

REVISED ISSUED: AUGUST 16, 2023

1 REQUIREMENTS INCLUDED

- 1 Requirements of Division 0, 1 and all contract drawings shall apply to all sections of this document. These sections have been created in order to organize the contract documents. It can not be assumed in any way that they limit the responsibility of the contractor, any Subcontractor or supplier to complete the full scope of the work indicated in the contract documents as a whole.
- 2 As indicated in Part 4 of CCDC 2, the indicated value of allowances in this Section shall not include H.S.T. or overhead and profit percentages which shall be included as part of the stipulated price base bid amount.
- 3 Unless indicate otherwise in this section, the indicated allowances do no pertain to any product or procedure that are specified within the contract documents
- 4 All allowances are work within the scope of this contract. The contractor shall be responsible for all coordination and payment. All allowances shall be spent only with the approval of the Architect, who has the right to define materials, techniques, suppliers and personnel to complete the work as indicated in the section.

2 CONTINGENCY ALLOWANCE

- 1 Refer to CCDC2
- 2 Include in the contract price a stipulated sum of \$75,000.00.

3 CASH ALLOWANCES

- 1 Refer to CCDC2.

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- 2 Section 08710 Hardware: Include the stipulated sum of \$150,000.00. This allowance shall include the following:
 - Coordination Meeting with trades installing door and frames, installing hardware, making electrical and electronic connections.
 - Supply of all lock cylinders to aluminum door systems. The supply and installation of electronic devices to aluminum doors and frames
 - The supply and installation of hardware to doors using electronic components.
 - Supply of all hardware to all other door systems
 - Supply only of all millwork hardware
 - A complete review and report of all hardware installations as part of the substantial completion review.
 - Complete a final review of all deficiencies. Provide all necessary manuals to the Contractor and instruct the Owner's representative in the proper use and maintenance of all material and systems provided.
- 3 Hazardous Materials: Include the stipulated sum of \$2,000.00 for removal of asbestos not identified for removal within the contract documents
- 4 Wood Feature Wall: Include the stipulated sum of \$65,000.00 for the supply and installation of the decorative wood feature wall as detailed on drawings A6.1 and A6.2.
- 5 Signage: Include the stipulated sum of \$5,000.00 for the supply and installation of signage as required by Owner.