



MUNICIPAL PROPERTY ASSESSMENT CORPORATION
SOCIÉTÉ D'ÉVALUATION FONCIÈRE DES MUNICIPALITÉS

ADDENDUM # 1

PROJECT #: Request for Proposal RFP-392-2024
PROJECT NAME: General Contractor Tenant Fit Out, MPAC Mississauga
ADDENDUM Aug 02, 2024
ISSUED:

Introduction

This Addendum is issued in accordance with the RFP Documents and amends the RFP Documents for the above noted Project. The information contained in this Addendum shall form an integral part of the RFP Documents.

All capitalized terms used in this Addendum have the meaning given in the RFP Documents.

Questions and Answers

Question 1:

GoodMorning,

Kindly advise if the site meeting scheduled is mandatory or not.

Answer 1:

Yes, Site Visit/Meeting is mandatory.

Question 2:

Can I please get clarification in regards to the chair rail, No details have been provided and far a profile and finish.

Answer 2:

Refer to Bennett Design's AD-01.

Question 3:

Can I get a list of GC's who have registered as Plan Takers as we wish to submit a Quote for Electrical & Hvac

Answer 3:

MPAC will not be distributing a list of plan takers.

Question 4:

-Can work be done during regular hours?

Answer 4:

Refer to Appendix II – Design Criteria Manual, 6925 Century Avenue – January 2024 for *Working Hours* and other requirements for working on this property.

Question 5:

Please provide the following information from the owner:

Contact name and number for Security contractor.

Contact name and number for the telephone.

Contact name and number for the fire alarm.

Answer 5:

Refer to Appendix II – Design Criteria Manual, 6925 Century Avenue – January 2024 for *Landlord's Consultants & Contractors* and other requirement for working on this property.

Question 6:

Item 7 – Damage to any system occurring during execution of the work shall be repaired at no cost to owner. (IEI) We require clarification how we will control the cost since it will be by landlord trades and not ours.

Answer 6:

Refer to Bennett Design's AD-01

Question 7:

Item 9 – Bid price shall include for all modifications to existing building systems and any existing affected by the new work. Provide all required new products to match existing. Modifications to existing building system by landlords approved contractor. (IEI) We will do this provided that material to match is available.

Answer 7:

Refer to Bennett Design's AD-01

Question 8:

Item 11 – All fire alarm work to be performed by the landlords designated fire alarm contractor, prior to bid submission the contractor shall contact the third party and carry his costs within the tender (if Applicable). (IEI) Do we install conduits and pull string only? If we have to complete the system then we have to receive addendum to say fire alarm is by others in its entirety or the fire alarm is by the tender contractor.

Answer 8:

Refer to Bennett Design's AD-01

Question 9:

Item 6/7 – Advise landlords telephone and communications contractor of any existing telephone cabling which is disturbed by construction or must be removed or re-routed. This contractor shall include for landlords contractor costs to remove or relocate existing cabling as directed by landlord. (IEI) We cannot provide a price for what the landlords contractor requires. It has to be included in our tender price and we can have our telephone contractor to do the work.

Answer 9:

Refer to Bennett Design's AD-01

Question 10:

Item 14 – Contractor shall carry in his bid provisions for temporary power to suit the relocation of the suite's equipment. Coordinate this power with general contractor and landlord. (IEI) We will carry cash allowances and the time spent will be on T&M.

Answer 10:

Refer to Bennett Design's AD-01

Question 11:

Item 17 – All existing electrical devices including luminaires to be demolished and returned back to landlord. (IEI) We will do this but the landlord has to pick it up from site.

Answer 11:

Refer to Bennett Design's AD-01

Question 12:

Electrical Drawing E2 – Specifications - Installation Item 13 – Provide support for all electrical components to meet current seismic restraint codes where applicable. (IEI) We require detailed drawings and information to bid this at time of tender. Toronto is not a Seismic zone. Item 14 – All fire alarm wiring, testing and verification shall be provided by landlords contractor. This electrical contractor shall include and carry in his costs. Submit all reports to consultants. (IEI) How could we do these reports? We will provide it to the owner after the manufacture provides to us. Confirm its by us or the Landlords contractor.

Answer 12:

Refer to Bennett Design's AD-01

Question 13:

Electrical Drawing E2 – Typical Wall Mounted Outlet Detail
Note 1 – All conduits to be c/w pull sting by this contractor. (IEI) All conduits will be with pull string. Please clarify if IEI or landlords contractor does this.
Note 2 – Data cabling shall be plenum rated communication contractor. (IEI) Please clarify if IEI or landlords contractor will do this.
Note 5 – Cabling, Jacks and Outlet coverplate by communication contractor. (IEI) Do we carry this in our price? Will our communication trade or landlords contractor do this?

Answer 13:

Refer to Bennett Design's AD-01

Question 14:

Electrical Drawing E5 – Security Details
Note 2 – All conduit shall be ½” unless otherwise noted. (IEI) Conduit of ½” is not permitted, minimum size conduit shall be ¾”.
Note 3 – Contractor to confirm exact requirement with tenant security contractor prior to installation. (IEI) Please clarify what that means. IEI will do the work per electrical drawings with the advice of IEI security trade.
Note 4 - Contractor to include in tender price for all security equipment, wiring and installation of devices by tenant security contractor as per base building standards. (IEI) We require clarification on who is doing this. The following work will not be included until advised otherwise: signage, audio visual, sound masking and seismic. We would appreciate receiving your responses by the 5th of August. Would there be a possibility of extending the tender closing by another week?

Answer 14:

Refer to Bennett Design’s AD-01

Question 15:

Drawing E4 note 9 states to provide a new 20”x60” fixture to match the existing. Please provide information of the existing so we can provide a proper match. Suppliers need to know manufacture/model number. Most likely these fixtures are discontinued if so, please provide an alternate fixture type.

Answer 15:

Refer to Bennett Design’s AD-01

Question 16:

Please provide lighting schedule for new fixture type A. Need to know manufacture/ model number etc.

Answer 16:

Refer to Bennett Design’s AD-01

Question 17:

Drawing E4 note 12 states to provide new occupancy sensors to match existing, please provide make/model number of existing occupancy sensor.

Answer 17:

Refer to Bennett Design's AD-01

Question 18:

Drawing E4 note 8 states to the relocation of existing 20"x60" fixture typical, does that apply to all the fixtures shown on this drawing?

Answer 18:

Refer to Bennett Design's AD-01

Question 19:

Please provide a fire alarm base building contact for the fire alarm scope of work.

Answer 19:

Refer to Answer 5.

Question 20:

Drawing E4 note 9 states to provide a new 20"x60" fixture to match the existing. Please provide information of the existing so we can provide a proper match. Suppliers need to know manufacture/model number. Most likely these fixtures are discontinued if so, please provide an alternate fixture type.

Answer 20:

Refer to Bennett Design's AD-01

Question 21:

Please provide lighting schedule for new fixture type A. Need to know manufacture/model number etc.

Answer 21:

Refer to Bennett Design's AD-01

Question 22:

Drawing E4 note 12 states to provide new occupancy sensors to match existing, please provide make/model number of existing occupancy sensor.

Answer 22:

Refer to Bennett Design's AD-01

Question 23:

Drawing E4 note 8 states to the relocation of existing 20"x60" fixture typical, does that apply to all the fixtures shown on the drawing.

Answer 23:

Refer to Bennett Design's AD-01

Question 24:

1. Drawing E4 note 9 states to provide a new 20"x60" fixture to match the existing. Please provide information of the existing so we can provide a proper match. Suppliers need to know manufacture/model number. Most likely these fixtures are discontinued if so, please provide an alternate fixture type.

Answer 24:

Refer to Bennett Design's AD-01

Question 25:

2. Please provide lighting schedule for new fixture type A. need to know manufacture/ model number etc.

Answer 25:

Refer to Bennett Design's AD-01

Question 26:

3. Drawing E4 note 12 states to provide new occupancy sensors to match existing, please provide make/model number of existing occupancy sensor.

Answer 26:

Refer to Bennett Design's AD-01

Question 27:

4. Drawing E4 note 8 states to the relocation of existing 20"x60" fixture typical, does that apply to all the fixtures shown on this drawing. see marked drawings red check marks.

Answer 27:

Refer to Bennett Design's AD-01

Question 28:

5. Please provide a fire alarm base building contact for the fire alarm scope of work.

Answer 28:

Refer to Answer 5.

Question 29:

In regards to drawing I-505, note #2 : Chair rail in Interview room #502. Which walls get the chair rail and what is the spec of profile of the chair rail?

Answer 29:

Refer to Bennett Design's AD-01

Question 30:

Please provide dimensions for Doors 512 & 513.

Answer 30:

Refer to Bennett Design's AD-01

Question 31:

Please clarify: Are wood doors paint grade or wood veneer doors? If they are wood veneer doors, please provide Spec for wood veneer.

Answer 31:

Refer to Bennett Design's AD-01

Question 32:

Communications drawings C-1 & C-2 have different cable locations and quantities. Which drawing are we to follow?

Answer 32:

Refer to Bennett Design's AD-01

Question 33:

Do we require a data cable in the meeting room (506) table? It is shown on the E-5 drawings but not on either comms drawing.

Answer 33:

Refer to Bennett Design's AD-01

Question 34:

There are no specifications regarding the rack requirements in LAN room 513. Can you please provide it?

Answer 34:

MPAC to provide rack and switch. Successful Respondent to coordinate with MPAC and schedule a time for MPAC to deliver to site once the LAN room is constructed.

END OF ADDENDUM #1

TO:	PROJECT INFORMATION:
Municipal Property Assessment Corporation 1340 Pickering Parkway, Suite 101 Pickering, ON L1V 0C4	Municipal Property Assessment Corporation (MPAC) 6925 Century Ave – Suite 502 Mississauga, ON
ATTENTION:	PROJECT NUMBER
Wendy Scott	24-1011
	DATE OF ISSUE
	August 2 nd , 2024

The following clarifications, additions, deletions and amendments are hereby made a part of the Drawing and Specifications for the above project.

ITEM:	DESCRIPTION:
1.0	Question: Can I please get clarification in regards to the chair rail, No details have been provided and far a profile and finish. Answer: Chair rail to be removed from scope.
2.0	Question: Item 7 – Damage to any system occurring during execution of the work shall be repaired at no cost to owner. (IEI) We require clarification how we will control the cost since it will be by landlord trades and not ours. Answer: Any mandatory trades will need to be used per the tenant manual provided, if a mandatory trade is carried as a subcontractor to the GC and performing any work within the contract it is the responsibility of the GC.
3.0	Question: Bid price shall include for all modifications to existing building systems and any existing affected by the new work. Provide all required new products to match existing. Modifications to existing building system by landlords approved contractor. (IEI) We will do this provided that material to match is available. Answer: No issue/comment.
4.0	Question: Item 17 – All existing electrical devices including luminaires to be demolished and returned back to landlord. (IEI) We will do this but the landlord has to pick it up from site. Answer: Contractor to make arrangements with the property manager for pick-up.



5.0	Question: Drawing E4 note 9 states to provide a new 20"x60" fixture to match the existing. Please provide information of the existing so we can provide a proper match. Suppliers need to know manufacture/model number. Most likely these fixtures are discontinued if so, please provide an alternate fixture type.
	Answer: Contractor to coordinate specifications of existing fixture types with property manager.
6.0	Question: Drawing E4 note 12 states to provide new occupancy sensors to match existing, please provide make/model number of existing occupancy sensor.
	Answer: Contractor to coordinate specifications of existing fixture types with property manager.
7.0	Question: In regards to drawing I-505, note #2 : Chair rail in Interview room #502. Which walls get the chair rail and what is the spec of profile of the chair rail?
	Answer: Refer to Answer 1.0
8.0	Question: Please provide dimensions for Doors 512 & 513.
	Answer: New doors to be 38" width, height to match existing.
9.0	Question: Please clarify: Are wood doors paint grade or wood veneer doors? If they are wood veneer doors, please provide Spec for wood veneer.
	Answer: Contractor to review on site, to match existing.

Related Documents:

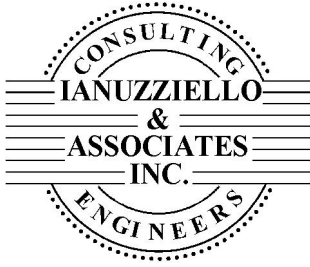
MPAC Tender Addendum #1, Electrical Addendum E01.

Total Pages in this Addendum: 04

End of Addendum Number: AD-01

PREPARED BY BENNETT DESIGN	CC:
	Kelly Rhyness, Amanda Hugessen – BDA
SIGNATURE: Jackie Cooper	





ADDENDUM

Bennett Design
10 Douglas Road, Unit 2
Uxbridge, Ontario
L9P 1S9

ADD. No. : E01
Project No. : 24135
Project : MPAC Mississauga
6925 Century Avenue
Mississauga, Ontario
Suite 502
Date : August 2nd, 2024

Attention: Jackie Cooper

The following items are proposed changes to the tender documents and all associated costs are to be included as part of submitted Tender amount.

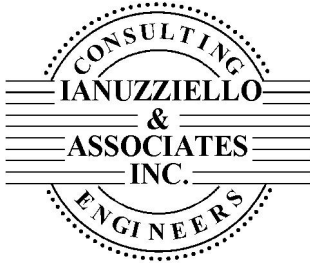
Please issue the following Addendum No. E01:

1. Reference: Drawing No. E-2, Specification, Legend and Details:

1. General requirements specification item 11: Contractor to carry in tender price to relocate 1 (one) recessed fire alarm evac speaker and provide one (1) new recessed fire alarm evac speaker.
2. Demolition specification item 6/7: Contractor to carry this item in tender price.
3. Installation specification item 13: This is a general item.
4. Installation specification item 14: All fire alarm wiring, testing and verification shall be provide by contractor.
5. Typical wall mounted outlet detail Note 1: Contractor to provide all conduits c/w pullstring.
6. Typical wall mounted outlet detail Note 2: Data cabling plenum rated shall be by contractor.
7. Typical wall mounted outlet detail Note 5: Contractor to carry cabling, jacks and outlet coverplates. Communication contractor shall provide cabling, jacks and outlet coverplates.

2. Reference: Drawing No. E-4, Part 5th Floor Lighting Plan:

1. Contractor to relocate all existing recessed 20"x60" fixtures except for one (1) new recessed 20"x60" fixture to be purchased in Staff Amenities 514 area.



2. Manufacturer and Model number for new 4" recessed led downlight is Liteline Cat.#GEN04-1500-35-W-HW-S-X-R-1.

3. Reference: Drawing No. E-5, Part 5th Floor Power and Systems Plan:

1. Security Detail Note 1: Contractor to provide all conduits c/w pullstring.
2. Security Detail Note 2: All conduits shall be 3/4" conduit in lieu of 1/2" conduit.
3. Security Detail Note 3: Contractor to do work per electrical drawings with the advice of security contractor.
4. Security Detail Note 4: Contractor to coordinate with security contractor for all security costs to be carried in tender price (equipment, wiring and installation of devices) prior to commencing with work.

4. Reference: Drawing No. C-1, Part 5th Floor Communication Plan:

1. Contractor to provide 1 (one) additional data cable in meeting room (506) table.
2. Contractor to follow both communications drawings C1 & C2 and coordinate with IT representative prior to rough-in.

5. General:

1. Coordinate all works on site prior to rough-in and installation.
2. Show all changes on As-built drawings.

6. Reason for Addendum:

1. As per RFI's sent in from bidders request.

Per: Tony Conte