



ADDENDUM NO. 1

Request for Tenders #: T-734-26

BUILDING SYSTEM UPGRADES - HVAC, LED LIGHTING, NURSING CALL, AND KITCHEN FIRE SUPPRESSION HOOD AT 2387 INDUSTRIAL ST, BURLINGTON, ON

TO WHOM IT MAY CONCERN:

This addendum, issued Thursday, May 7, 2026, must be incorporated into and made part of the above noted Request for Tenders document.

ISSUE #1: AMENDMENTS TO THE SUPPLEMENTARY INSTRUCTIONS TO BIDDERS, SECTION 1 – KEY BID DATES

The following amendments are hereby made to Section 1. Key Bid Dates of the Supplementary Instructions to Bidders:

1. The 'Question Deadline Date' referenced in subsection c. is hereby revised to:
Friday May 15, 2026, at 4:00 p.m. ET.
2. The 'Bid Closing Date and Closing Time' referenced in subsection d. is hereby revised to:
Friday, May 22, 2026, at 2:00 p.m. ET.

ISSUE #2: CLARIFICATIONS TO SPECIFICATIONS / DRAWINGS REGARDING NURSING CALL WIRE ROUTING

- 1.1 General: The Nurse Call System drawings indicate system layout and point locations; however, cable routing shown is diagrammatic only.
- 1.2 Contractor Responsibility: The Contractor shall be fully responsible for determining final cable routing and installation methods to suit existing site conditions. This includes, but is not limited to, routing through or around existing ductwork, piping, structural beams, ceilings (finished and unfinished), fire separations, and other building elements.
- 1.3 Included in Bid Price: The Tender Price shall include all labor, materials, equipment, coordination, and means required to complete all nurse call wiring work, regardless of routing difficulty or access constraints encountered within the existing building. Difficult or restricted conditions shall not constitute grounds for additional compensation.

- 1.4 Site Investigation: Bidders are deemed to have visited the site (or made themselves fully familiar with site conditions) prior to submission of their Bid and to have included all associated costs related to existing conditions in their Total Bid Price.
- 1.5 Change Orders: Change Orders related to wiring shall be considered for Owner-initiated changes to the scope of work only or for unforeseen hazardous conditions (such as asbestos) not reasonably identifiable during a site visit.
No Change Orders will be approved for challenges associated with cable routing, congestion, access limitations, or coordination with existing services.
- 1.6 Minor Modifications: Minor drilling, coring, sleeving, firestopping, and patching required to install the Nurse Call System wiring shall be included in the Bid price.

ISSUE #3: AMENDMENTS TO THE SCHEDULE OF PRICES – DIVISIONAL REQUIREMENTS

Revisions to the Schedule of Prices have been made in the Bidding System which include the following:

- a. Revision of Item no. 5 – “All inclusive cost (with the exception of mobilization, demobilization, insurance, bonding and surety costs) for the supply of all labour, materials and equipment to complete the entire scope of work of Boiler pumps HP-1, BP1, BP-2, DP-1 including all associated piping, valves, flues, controls, electrical, commissionings as per the drawings and specifications of RFT T-734-26.” is hereby replaced with the following:
“All inclusive cost (with the exception of mobilization, demobilization, insurance, bonding and surety costs) for the supply of all labour, materials and equipment to complete the entire scope of work of Boiler pumps HP-1, BP1, BP-2, DP-1, DP-2, DB-1, and DB-2 including all associated piping, valves, flues, controls, electrical, commissioning as per the drawings and specifications of RFT T-734-26.”
- b. Revision of Item no. 6 – “All inclusive cost (with the exception of mobilization, demobilization, insurance, bonding and surety costs) for the supply and installation of high efficiency water heater (1123 Homewood Drive laundry room) including valves, supports and integration with heating system as per the drawings and specifications of RFT T-734-26.” Is hereby replaced with the following:
“All inclusive cost (with the exception of mobilization, demobilization, insurance, bonding and surety costs) for the supply and installation of Expansion Tank 01 including valves, supports and integration with heating system as per the drawings and specifications of RFT T-734-26.”

NOTE: an updated Online Submission Form reflecting these amendments has been saved to the “Documents” section of the Bids & Tenders project.

ISSUE #4: RESPONSES TO THE QUESTIONS RECEIVED BY THE REGION

Question 1: Please provide location for storage.

Answer 1: The Contractor can use the mechanical room to store tools.

Question 2: Please provide location for disposal bin.

Answer 2: One of the car parking spaces or location near the current garbage dumpster will be made available for the disposal bin.

Question 3: Please advise on use of facility washrooms.

Answer 3: The Contractor will be provided a designated facility washroom.

Question 4: Please advise on a Construction office.

Answer 4: There will be no construction office provided. The Contractor can use the mechanical room to review drawings and store tools.

Question 5: Please advise on a Lunchroom for construction workers.

Answer 5: The mechanical room or the dining room can be used as a lunchroom during the hours the staff are taking their lunch.

Question 6: Asbestos: According to the hazardous materials report, textured ceilings in Apt # 22, which is work noted on drawings E10 & EC6 and in AFLC Bldg. Drawings E9 & EC5, are asbestos.

Work to extend wiring in ceilings for new lights or to extend wiring in conduits on ceilings as noted on drawings will disturb the asbestos textured ceilings. Please provide clear instructions/specifications on asbestos abatement.

Answer 6: Bidders should refer to Attachment B – Hazardous Building Materials Assessment (Management), dated July 12, 2023, for asbestos abatement protocols (Section 5.2.1 – Asbestos).

Question 7: Please clarify pricing schedule:

- All pumps are to be priced together?
- DP-2, not noted on pricing schedule or pump schedule but is shown on drawing M2 & M3. Please clarify.
- DB-1 & 2, where in the pricing schedule is this work to be included?

Answer 7: See Issue # 3. All pumps are to be priced as per the revised Schedule of Prices.

Question 8: Drawing E11 notes new lights in crawl space? What is the access to the crawl space? What is the height in the crawl space?

Answer 8: The height of the crawlspace is approximately four (4) feet.

Question 9: Please provide base building BAS-control contractor's contact information.

Answer 9: The systems within the building are currently not on BAS-control.

Please note:

Outstanding questions will be addressed in a subsequent Addendum.

All other terms and conditions remain the same. This addendum must be acknowledged in the Bid submission.

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