



## 429-2011 ADDENDUM 2

### DESIGN AND CONSTRUCTION OF THE PUBLIC WORKS EAST YARD COMPLEX AT THE FORMER ELMWOOD NAIRN LANDFILL SITE

#### **URGENT**

**PLEASE FORWARD THIS DOCUMENT TO  
WHOEVER IS IN POSSESSION OF THE  
REQUEST FOR PROPOSAL**

ISSUED: June 14, 2011  
BY: Barry Evenson  
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**THIS ADDENDUM SHALL BE INCORPORATED  
INTO THE REQUEST FOR PROPOSAL AND  
SHALL FORM A PART OF THE CONTRACT  
DOCUMENTS**

Template Version: Ar20070420

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Please note the following and attached changes, corrections, additions, deletions, information and/or instructions in connection with the Request for Proposal, and be governed accordingly. Failure to acknowledge receipt of this Addendum in Paragraph 9 of Form A: Proposal may render your Proposal non-responsive.

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The following have been added to the ftp site. The City is providing this information for the convenience of Bidders and makes no representation as to its accuracy. Please note drawings are not to scale.

- 429-2011\_CAD\_Building
- 429-2011\_Outline\_Specification
- 429-2011\_Room\_Data\_Sheets
- 429-2011\_PWEY\_Presentation\_to\_Bidders

#### **PART D SUPPLEMENTAL CONDITIONS**

Add: D30.2 and D30.3

D30.2 Notwithstanding C12, a progress payment of \$100,000 will released for payment once the Contractor makes submission to the Green Building Council for LEED Silver Certification in accordance with Appendix C Section 01 47 13.

D30.3 Notwithstanding C12, a progress payment of \$100,000 will released for payment once the Contractor has achieved LEED Silver Certification in accordance with Appendix C Section 01 47 13.

#### **APPENDIX B – PROGRAMMING AND DESIGN DOCUMENTS**

Add: Under 3.3 Architectural Design

3.3.3.4 SA-18 Additional Storage Space (Unfinished Space) and SA-19 Additional Office Area (Unfinished Space)

These spaces are optional in the Program of Requirements. Building design options for the two-storey Administrative and Staff component may delete SA-18 and SA-19.

3.3.8 Natural Lighting

The Design Build Team shall provide natural lighting in Public Works East Yards buildings, as per the following minimum levels:

3.3.8.1 Administrative and Staff Component

Provide natural lighting through fenestration equal to 25% of the floor area in this component.

### 3.3.8.2 Heated Garage, Shop and Storage Component

Provide natural lighting as per Architectural Specifications.

Revise Appendix B1 Basic Program of Requirements

Delete Section 3.7.3 Power Smart Rebate

Add: Section 3.12 Power Smart Rebate

The Design Build Team shall achieve a Power Smart designation under the Power Smart New Building Program (Custom Design Path) and prepare all Power Smart submissions on behalf of the Contract Administrator.

The Design Build Team shall provide all required energy modeling during the design phase to demonstrate that the building's design meets the minimum standards as described in the Power Smart Program Guide.

The Design Build Team shall apply for Power Smart Rebate on behalf of the City of Winnipeg. All rebates shall be paid directly to the City.

Add: Section 3.13 Legal Surveys

#### 3.13.1 Site Survey

Upon Award of Contract, the Contractor shall retain a registered Manitoba Land Surveyor (MLS) to complete a legal property survey for the approved project site – either the Former Elmwood/Nairn Avenue Landfill Site, or alternate Public Works East Yards site. The survey of the Elmwood/Nairn Landfill Site shall confirm property boundaries and easements for the proposed Public Works East Yards area south of Thomas Avenue and for the adjacent City of Winnipeg Snow Dump Area.

#### 3.13.2 Survey Certificate

Upon completion of the Work described in this Program of Requirements, including construction of all buildings and yard areas the Contractor shall retain a registered MLS to prepare a Survey Certificate for the Public Works East Yards site, including the locations of all heated and unheated buildings, fencing, gates, signs, roads and major pavement/surfacing areas.

## **APPENDIX C – SPECIFICATIONS**

Revise Appendix C1 Outline Specifications

Add: 26 05 03.1.4.7.4 (26 05 03.1.4 Emergency Lighting, p 6)  
At the discretion of the Design Build Team, an emergency power generator may be utilized as the emergency power supply, removing the requirement to provide a Centralized Inverter System. If this option is exercised, provide transfer switch(es) which solely provide power to the emergency lighting.

Revise: 28 13 00.1.4.1.1.6: (28 13 00.1.4 Fire Alarm, p 2)

Sprinkler System: Fully Zoned & fully supervised by fire alarm system, and indicate sprinkler flow, tamper condition, pressure loss, as a minimum.

Delete: 28 13 00.1.4.1.1.7 (28 13 00.1.4 Fire Alarm, p 2)-

Add: 28 13 00.1.4.1.1.14 (28 13 00.1.4 Fire Alarm, p 2)

Provide 2 spares of each Fire Alarm System device to be stored in an enclosure mounted beside the main Fire Alarm System panel and utilizing the same lock/key mechanism. Storage enclosure to be labelled as "Fire Alarm Spare Parts Cabinet".

- Add: 28 13 00.1.4.1.1.15 (28 13 00.1.4 Fire Alarm, p 2)  
Provide Class A wiring for loops. Utilizing zone isolators (i.e. idnet with quad isolators in Fire Alarm System panel and field isolators).
- Add: 28 13 00.1.4.1.1.16 (28 13 00.1.4 Fire Alarm, p 2)  
Provide 1 set each of form C dry alarm contacts for common system alarm, trouble & supervisory.
- Revise: 28 13 00.1.4.2.2.1: (28 13 00.1.4 Access Control and Intrusion Detection, p 2)  
The motorized sliding gates via long range card readers and also at the man gates located at the motorized sliding gates.
- Revise: 28 13 00.1.4.2.3: (28 13 00.1.4 Access Control and Intrusion Detection, p 3)  
Access Control by remote Push Button station shall be provided for each motorized sliding gate and associated man gate at:
- Revise: 28 13 00.2.1.1: (28 13 00.2.1 Fire Alarm System, p 5)  
Acceptable manufacturers: Simplex Grinnell model 4100ES addressable system.
- Add: 28 13 00.2.1.3: (28 13 00.2.1 Fire Alarm System, p 5)  
The Fire Alarm System panel is to include a minimum of 6 Fire Alarm signalling circuits.
- Add: 28 13 00.2.1.4: (28 13 00.2.1 Fire Alarm System, p 5)  
The system is to have a secondary CUP to ensure constant system operation during programming or software downloading.
- Add: 28 13 00.2.1.5: (28 13 00.2.1 Fire Alarm System, p 5)  
Each display is to have a minimum 8 line event LCD display, both in Fire Alarm Control Panel and remote annunciators. The Fire Alarm Control Panel is to include individual zone LED's & bypass switches (i.e. for first responders), programmed as advised by the Contract Administrator. Include in the FACP one spare card (8 zone LED & bypass switches).
- Add: 28 13 00.2.1.6: (28 13 00.2.1 Fire Alarm System, p 5)  
The remote annunciator panels are to include plexi glass covering to protect the panel circuit boards.
- Add: 28 13 00.2.1.7: (28 13 00.2.1 Fire Alarm System, p 5)  
All strobes shall be multi-candela and by synchronized.
- Add: 28 13 00.2.2.7: (28 13 00.2.2 Access Control and Intrusion Detection, p 6)  
Man gate at motorized sliding gate manual pushbutton:  
.1 Provide pushbutton to manually open each man gate at motorized sliding gate.  
.2 Locate within Motorized Sliding Gate remote manual pushbutton station.
- Add: 28 13 00.3.2.8: (28 13 00.3.2 Fire Alarm System, p 7)  
As-built drawings are to show: Diagrams of all loops in block diagram format; Floor plans are to show the routing of the loops and the location of all Fire Alarm System devices, including the address associated with each field device.
- Add: 28 13 00.3.2.9: (28 13 00.3.2 Fire Alarm System, p 7)  
Provide lamacoid label on each EOLN cover plate or utilize specially manufactured EOLN plate provided by Fire Alarm manufacturer to visually identify EOLN's. EOLN's are to be indicated on as-built drawing.

- Add: 28 13 00.3.2.10: (28 13 00.3.2 Fire Alarm System, p 7)  
Provide hard copies and copies burned to CD of the Verification report. This is to also include a complete Fire Alarm System device list with addresses. Locate one hard/CD copy of the Verification report at the Fire Alarm Control panel. Remaining hard/CD copies are to be placed in the O&M manual.
- Add: 28 13 00.3.2.11: (28 13 00.3.2 Fire Alarm System, p 7)  
Provide Fire Alarm System device address on the base of each field device using a label marker. Permanent ink marker is not acceptable).
- Add: 28 13 00.3.2.12: (28 13 00.3.2 Fire Alarm System, p 7)  
Wire size minimum: #12 AWG for power wiring; #18 AWG twisted shielded c/w ground wire for data & addressable loop wiring.
- Add: 32 93 10 Trees Shrubs and Ground Cover and Wetland Planting, 2.2:
- .4 Wetland vegetation shall be naturally-occurring macrophytic vegetation, such as bulrushes and cattails, as well as various species of forbes, sedges and shrubs, including low-growing willows, in locations around wetlands with suitable moisture regimes. Develop a wetland plant list in conjunction with a Specialist Consultant on Wetland Plantings.

## QUESTIONS AND ANSWERS

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**Responses to Questions not yet answered will be included in further Addenda as the responses are developed.**

**Clause and Page numbering may be changed as a result of Addendum 15 revisions. Please read the revised clauses carefully.**

### **PROPONENT CONFERENCE QUESTIONS**

- PQ2 Request clarification that the second storey undeveloped space is not part of the program requirement?
- PA2 The undeveloped space identified, SA-18 and SA-19, in the second floor of the administrative component is not "required space". The conceptual layout for the Foster site includes the undeveloped space as the building footprint requirement for the administrative component and adjacent garage areas did not warrant a reduction in the second floor plan area. See Addendum 2 - Appendix B 3.3.3.4.
- PQ3 The amount of time for proposal submission is not adequate to provide the required submission information. An extension to closing date is requested.
- PA 3 See Addendum #1
- PQ4 Are there more than 3 Bidders?
- PA4 Representatives of all Bidders are in attendance.
- PQ5 Will the terms of functional requirements, validating of space, list of equipment be part of design?
- PA5 Yes
- PQ6 Will bidders be notified of new postings?
- PA6 Yes, Bidders will receive e-mail notification of addenda. See Addendum 1- B7.2.1.
- PQ7 Can bidders visit existing sites for initial assessment of operations?
- PA7 Yes, see Addendum #1
- PQ8 Is there access to proposed site?
- PA8 Yes, it is an open field. Refer to B3 of the RFP

**GENERAL PROPONENT QUESTIONS**

PQ1      Withdrawn

PQ9      Please advise when you will be posting the Autocad versions of the plans and "Word" version of the other RFP documents for use by the proponents as was indicated at the bidder's meeting June 3, 2011.

PA9      See Addendum #2

PQ10     Please confirm if the contour topographic survey shown in the AECOM drawing in RFP was provided by a registered surveyor.

PA 10    No