

## QUESTIONS & ANSWERS

Solicitation No. - N° de l'invitation

M7594-125563/A

Amd. No. - N° de la modif.

008

Buyer ID - Id de l'acheteur

pw1030

### NOTE: CHANGE IN RESPONSE:

Regarding Amendment 006 at Q23. "Building Permit Fees, Development Charges etc".

The Town of Niagara-on-the-Lake Building Department & they are not too sure whether the Govt. of Canada is exempt from the charge. Can you look into this matter for us as we feel that it would be unfair if we get hit with this charge later. (i.e that the charges may become effective in year 2013).

**DELETE RESPONSE:** ~~All Building Permits and Fees are a direct costs that will be reimburse. If it is determined that Development Charges are applicable then they will be reimbursed. No additional comments.~~

### INSERT RESPONSE:

Response: The Government of Canada has confirmed with Niagara-on-the-Lake will not require payment of any development fee's. Please see GC1.8 "Laws, Permits and Taxes" (below).

For the purposes of GC1.8, "Laws, Permits and Taxes", in the General Conditions of the Contract, only fees or charges directly related to the processing and issuing of building permits shall be included. The Bidder shall not include any monies in the bid amount for special municipal development, redevelopment or other fees or charges which a municipal authority may seek as a prerequisite to the issuance of building permits.

## QUESTIONS AND ANSWERS

In response to questions received during the bidding period.

Regarding the PV System, Division 29 05 01 and the schedule for its tendering.

Q1. Are specifications currently available?

Response: The PV system is outlined in the tender documents.

Q2. Is there a schedule for its tendering?

Response: The PV system as outlined in the tender documents is part of the contractor's scope of work.

Q3. Is there a qualifying process to be a bidder as a EPC provider?

Response: The solicitation outlines all requirements for bidders.

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Q4. Specification includes section 096730 concrete sealer and section 096740 polished concrete. Interior materials schedule calls for SCI, sealed concrete. Room Finish schedule call for CS, concrete sealer. Is polished concrete applicable to this project?

Response: Refer to Addendum No. 4. Locations of SC1 (sealed concrete) and PC1 (polished concrete) have been identified.

Q5. The Heat Pump condensate lines what material are we to use?

Response: DWV Grade copper to ASTM B306-76 with 50-50 soldered cast brass or wrought copper drainage fittings to CSA B158.1-1976 and ANSI B16-29-1973 respectively.

Q6. Addendum six notes revisions to section 23 30 02, this division does not seem to be in the spec.

Response: Section 23 30 02 EMCs: Field Control Devices. Should be as follows: Section 25 30 02 EMCs: Field Control Devices.

Q7. All composite wall panels assemblies note Fibre Glass Thermal Spacers, please provide further information on this item.

Response: An acceptable fiberglass thermal spacer is manufactured by Cascadia Windows Ltd.  
604-857-4600

Q8. Detail 9/A0.07 illustrates conduit penetrations at acoustic partitions, to perform this detail as shown we will need to install a junction box on either side of the wall to allow access for installation of insulation and acoustic caulking. Is the intent to have a junction box installed on each side of the wall?

Response: The contractor is responsible to achieve the acoustic ratings of the partition types and maintain their integrity. If a junction box on either side of the partition is required in order to maintain this acoustic rating, the contractor may elect to install them.

Q9. Detail 3/A0.07 illustrates a typical duct grill, note one says to refer to mechanical drawings for sizes and locations. This information does not seem to be indicated on the mechanical drawings, please provide clarification.

Response: Duct grilles illustrated in detail 3/A0.07 apply to all ductwork penetrating acoustic partitions. Cross reference the partition types on A0.02 to determine where these grilles are required.

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Q10. Detail 5/A8.15 illustrates waterproofing being installed between two layers of cement board. Is this the proper location for the waterproofing to be installed as it will be punctured by drywall screws during the installation of the second layer of cement board. Should the waterproofing be installed on top of the second layer of cement board? How far is the waterproofing membrane to run up the wall surface along grid line 3?

Response: The waterproof membrane shall be installed on top of the 2nd layer of cement board. Addendum No. 4 to clarify. The waterproof membrane along gridline 3 is to extend to the underside of the adjacent bulkhead at ceiling level as this wall is behind the living wall. Addendum No. 4 to clarify.

Q11. Please provide the following:

- a) System size in DC Watts: The 42.9kW is based on 165 260W panels.
- b) System size in AC watts: The AC system size (using 215W micro inverters) would be 35.475kW.
- c) Number of modules: The 42.9kW is based on 165 260W panels.
- d) Re: addendum no. 3

Issue: 42.9kw does not divide evenly into any number of modules.

The proper quantity to achieve phase balance on 3-phase feeds as required by LDC is 189 x 235watt modules=44 415wattsdc, or 40 635wAC using 215watt micro inverters.

Response: The 42.9kW is based on 165 260W panels.

Q12. If CIA connection costs are not made available at due date for submission, can they be "not included"

Response: CIA connection costs are not to be included in price.

Q13. Neither of Ontario (content required) made micro inverters (Enphase and Enecsys) monitoring system allows a weather station for input. Can only use internet local data. Need to amend. Can be done with string inverters. (which would make more sense here)

Response: Internet local data should be used. Do not include for a weather station input.

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Q14. The structural specs section 05 12 23 for Structural Steel for buildings, page 3 and subsection 2.3 for shop painting line 1 calls for 'Clean, prepare surfaces and shop prime structural steel in accordance with CSA S16, CAN/CSA-S136 except where members to be encased in concrete.' Under same subsection, line 2 calls for 'Clean members, remove loose mill scale, rust, oil, dirt and foreign matter. Prepare surface according to SSPC SP-6.' Please confirm, what type of surface preparation is required?

Response: For shop coat and field touch-up, clean and prepare surfaces in accordance with CISC/CPMA Standard 1-73a.

Q15. The structural specs section 05210 for Steel Joist Framing, page 3 and subsection 2.4 for shop painting line 1 calls for 'Clean, prepare and shop prime surfaces of steel joist to SSPC SP-6'. Under same subsection, line 2 calls for 'Clean members of loose mill scale, rust, oil, dirt and other foreign matter. Prepare surfaces to SSPC SP1 brush blast.' Please confirm what type of surface preparation is required?

Response: For shop coat and field touch-up, clean and prepare surfaces in accordance with CISC/CPMA Standard 1-73a.

Q16. The generator specification section 26 32 13.04 under clause # 2.11.2.1 mentions acoustic performance objective : 78 dBA @ 7M.

Based on the 'Ontario Regulation 24511' as attached, under page 8 of 18 however limits the sound performance to 75 dBA @ 7M.

Could you provide us with your decision as to which acoustic performance objective is to be met for this generator?

Response: comply with the Ontario regulation 24511

Q17. Division 29 of the Spec says "RESERVED FOR FUTURE EXPANSION". What does this mean?

Response: Disregard the "reserved for future expansion." Division 29 is in contract.

Q18. The Specs call for Micro-inverters installed on each panel, which is possible, however some LDCs (hydro) do not allow Micro-Inverters on 3-phase buildings.

a) Toronto Hydro and Enersource do not allow micro-inverters on 3-phase.

Response: This project is not in Toronto.

b) Who is LDC? Niagara-O-the-Lake Hydro?

Response: Yes, LDC is Niagara-on-the-Lake Hydro.

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- c) Have they approved a Micro-Inverter System?

Response: The contractor is responsible to ensure components of the photovoltaic system are compliant with requirements of the LDC.

- d) The Specs suggest that the contractor would have to get LDC approval. Please confirm.

Response: No, the contractor does not need to get LDC approval; however all components that are part of the photovoltaic system must meet the LDC's criteria.

Q19. This a Feed-In-Tariff (FIT) project.

- a) Has FIT application been processed? Approved? A FIT application has not been finalized but is being investigated

- b) If not, who is responsible for the FIT application?

Response: The owner is responsible for the FIT application

- c) Or is this why the "future expansion" note, so they can do solar installation after building is complete?

Response: See response to question #17: Disregard the "reserved for future expansion." Division 29 is in contract.

- d) Since there is no LDC approval, I am assuming none of this is done.

Response: The owner is responsible for the FIT application.

- e) Please confirm and also confirm that I am processing FIT application as well.

Response: The owner is responsible for the FIT application

Q20. Addendum #003 indicates the independent Commissioning Authority as appointed by the Owner or Departmental Representative will be define upon the award of the contract. Do we have to carry costs for the Commissioning Authority in the Tender price or will this cost be added after contract award or paid separately by PWGSC?

Response: The third party commissioning authority will be appointed by the Departmental Representative. For the purposes of LEED certification the owner will pay for these services directly. This 3rd party is an observer only. The general contractor is responsible for commissioning of all building systems in accordance with the contract documents and LEED requirements.

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Q21. Could you please provide a copy of the test drilling and thermal conductivity reports? We require these reports to review geology and drilling conditions to complete our cost proposal for geothermal work outlined in the tender.

Response: Addendum No 5 will include the Thermal conductivity reports.

Q22. In Q8 on addendum 6 a question is asked about the reflective films in the glass. The response refers to section 08 87 54 on security film. Section 08 44 14 on page 7 item 2.2.18.1 the architect writes (typw 1 - curtain wall): High performance insulation glass unit to CAN/CSB-12.8\_m consisting of 6mm thick float glass, 12mm argon filled airspace, two reflective film, 12mm argon filled airspace, 6mm thick glass.

Text of Q8 from amendment 006: Two reflective films are requested what type and what surfaces are they applied on?

Response: Specification section 08 87 54 outlines security glazing films. No reflective films are part of this project.

In the answer to what type of glass is required we are told to do what ever meets the specification. Clearly this is an instance they are requesting 2 films.

When I read this it sounds to me like they are describing a product called heat mirror which is a sealed units with films between the inner and outer glass. I know that on a government project they need to write a performance spec and not refer to the specification but is basically what they are looking for?

Response: This has been further clarified in Addendum No. 4 issued June 15, 2012.

Q23. If section 08 44 14 on page 7 items 2.2.18.1 and 2.2.18.2 they refer to type 1 glazing for curtain wall and type 2 glazing for windows. As all the exterior windows in this project are specified as being made of curtain wall material when looking at A0.03 the exterior screen schedule what constitutes curtain wall and what constitutes a window?

Response: The general contractor may determine which systems work best for the punched opening on the exterior of the building so long as it meets the performance criteria outlined in the specification.

Q24. When looking at drawing A0.02 there are 4 different glazing types in the glazing schedule, G1, G2, G3 and G4. How does this relate to the 2 different types of glazing specified in 08 44 14 items 2.2.18.1 and 2.2.18.2? G3 is spandrel glazing but spandrel glazing is not called out in the specification.

Response: Spandrel glazing information will be issued as part of Addendum No. 5.

All other terms and conditions remain the same.