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800 Burrard Street, Room 219
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Vancouver
British Columbia
V6Z 0B9
Bid Fax: (604) 775-9381

SOLICITATION AMENDMENT
MODIFICATION DE L'INVITATION

The referenced document is hereby revised; unless otherwise
indicated, all other terms and conditions of the Solicitation
remain the same.

Ce document est par la présente révisé; sauf indication contraire,
les modalités de l'invitation demeurent les mêmes.

Comments - Commentaires

Vendor/Firm Name and Address
Raison sociale et adresse du
fournisseur/de l'entrepreneur

Issuing Office - Bureau de distribution
Public Works and Government Services Canada -
Pacific Region
800 Burrard Street, Room 219
800, rue Burrard, pièce 219
Vancouver
British C
V6Z 0B9

Title - Sujet Palace Grand Theatre Foundation Rep	
Solicitation No. - N° de l'invitation EZ899-152418/A	Amendment No. - N° modif. 004
Client Reference No. - N° de référence du client	Date 2015-06-29
GETS Reference No. - N° de référence de SEAG PW-\$PWY-022-7522	
File No. - N° de dossier PWY-5-38030 (022)	CCC No./N° CCC - FMS No./N° VME
Solicitation Closes - L'invitation prend fin at - à 02:00 PM on - le 2015-07-08	
F.O.B. - F.A.B. Plant-Usine: <input type="checkbox"/> Destination: <input checked="" type="checkbox"/> Other-Autre: <input type="checkbox"/>	
Address Enquiries to: - Adresser toutes questions à: Arthur (PWY), Carolyn	Buyer Id - Id de l'acheteur pwy022
Telephone No. - N° de téléphone (604) 775-6667 ()	FAX No. - N° de FAX (604) 775-6633
Destination - of Goods, Services, and Construction: Destination - des biens, services et construction: Parks Canada - Palace Grand Theatre - Dawson City, YT	

Instructions: See Herein

Instructions: Voir aux présentes

Delivery Required - Livraison exigée	Delivery Offered - Livraison proposée
Vendor/Firm Name and Address Raison sociale et adresse du fournisseur/de l'entrepreneur	
Telephone No. - N° de téléphone Facsimile No. - N° de télécopieur	
Name and title of person authorized to sign on behalf of Vendor/Firm (type or print) Nom et titre de la personne autorisée à signer au nom du fournisseur/ de l'entrepreneur (taper ou écrire en caractères d'imprimerie)	
Signature	Date

Solicitation No. - N° de l'invitation

EZ899-152418/A

Client Ref. No. - N° de réf. du client

Amd. No. - N° de la modif.

004

File No. - N° du dossier

PWY-5-38030

Buyer ID - Id de l'acheteur

pw022

CCC No./N° CCC - FMS No/ N° VME

Les documents français seront disponibles sur demande.

Amendment 004

Amendment 004 has been raised to incorporate Addendum No. 2.

See the attached Addendum No. 2.

ALL OTHER TERMS AND CONDITIONS REMAIN UNCHANGED

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

This Addendum contains 10 pages including these six (6) pages, one (1) survey plan showing the spaces can be used for temporary storage of the Theatre Building if required, Mechanical RFI-M01 (2 pages), and the end cover page.

STRUCTURAL ADDENDUM

1. **Clarify** that all structural steel members to be hot-dipped galvanized to the requirements of specifications. No shop primer is required for the steel members to be hot-dipped galvanized.

SPECIFICATION

1. 01 11 55 – General Instructions

.1 **Add** Item 1.5.1 c) All other works can be performed during the specified period of the development of the adfreeze capacity for new piles, e.g., concrete pile cap construction, structural steel frame installation, crawl space floor grading, etc., provided that the existing theatre building are supported by existing piles and/or temporary shoring so that the new piles are not loaded to carry the theatre building until the development of the adfreeze capacity.

.2 **Revise** item 1.22 .3 to be read as “The construction site is part of the Dawson Historic Complex National Historic Site of Canada. The Contractor shall be aware of earlier cultural material related to First Nation occupation(s). Refer to the Archaeological Overview Assessment in the Appendix D for archeological overview assessment and the archeological mitigation measures requirements for this Historical Site. Any archaeological resources encountered by the contractor should be set aside and the contractor shall inform Departmental Representative to collect them. Any costs arising from any archaeological discovery will be paid for through Change Orders.”

2. 07 21 29 – General Instructions

.1 **Revise** Item 1.4.1 to be read as “Applicators to conform to CUFCA Quality Assurance Program or Morrison Hershfield 's quality Assurance program.”

DRAWINGS

1. Drawing S1

.1 **Add** the following requirements under the Construction Methodology:
Contractor shall submit a safety plan including a fire prevention and protection plan, flume removal plan prior to start of construction, regardless of which construction methodology is used.

.2 **Add** the following requirements under the Construction Methodology 2:

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

7) The entire building including mechanical and annex shall be lifted as a single integral unit. Subdividing the mechanical room from the main building shall be submitted to the Departmental Representative for approval. If subdivision is allowed by the Departmental Representative, contractor shall provide methodology and details of the subdivision and its reinstallation to match its original condition for approval and to the satisfactory of the Departmental Representative.

8) Contractor shall take into account that the existing mechanical concrete floor and its supporting timber piles are to be kept. When the mechanical room is lifted together with the rest of the building, Contractor shall design, supply and install a new interface between existing concrete pile caps and existing timber piles for the mechanical room. The new interface detail shall be submitted to Departmental Representative for review and approval prior to lifting the building.

.3 Clarify the following requirements under the Construction Methodology 3:
The requirements listed for both methodology 1 and methodology 2 shall be satisfied for the construction methodology 3.

.4 Add Construction Methodology 4: temporary moving the Building away from its current location for foundation replacement and moving back the building to its original location after the completion of foundation replacement.

The Contractor shall provide a detailed procedure and drawings signed and sealed by a professional engineer registered in Yukon Territory for moving the building. The requirements as listed as the items No. 1, 2, 3, 4 & 6 for the Construction Methodology 2 shall be satisfied during lifting and moving the building.

With this construction methodology, the new piling and supporting structural details as shown on the tender documents remain the same. No acceptance of alternates is allowed. The Departmental Representative reserves the right to revise the piling layout and supporting structural details through Change Orders.

Contractor shall address all issues related to this construction methodology to ensure no damage to the building finishing, its structure and content and to ensure minimum intervention to its heritage values, in particular, to address the following issues:

- 1) Any potential intervention to existing heritage values including a structural bracing system for interior and exterior elements, e.g., internal bracing required to brace the hung balcony and third floor as well as other hung contents, etc., shall be designed by the contractor to cause no or negligible damage to the heritage fabric. Contractor is responsible to provide repair works as required for any damage to the satisfaction of the Departmental Representative. Contractor shall submit the engineered shop drawings showing the bracing system to the Departmental Representative for review and approval. No drilling, penetration through and/or removal of existing building material is allowed without the approval from the Departmental Representative.

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

- 2) The entire building, including the mechanical room, shall be moved as an integral and single building. Any division or compartment of building into sections for the purpose of moving shall be submitted to the Departmental Representative for his approval. If subdivision is allowed by the Departmental Representative, contractor shall provide methodology and details of the subdivision and its reinstallation to match its original condition for approval and satisfactory of the Departmental Representative
- 3) The existing mechanical floor is a concrete structure with existing timber piles cast into the concrete pile caps. The existing piles under mechanical room are to be kept. When the mechanical room is moved together with the rest of the building, Contractor shall design, supply and install a new interface between existing concrete pile caps and existing timber piles for the mechanical room. The new interface detail shall be submitted to Departmental Representative for review and approval prior to lifting or moving the building.
- 4) Contractor shall properly protect the existing brick chimney. If the chimney is required to be removed and reconstructed, contractor shall submit the proposal for approval and restore the chimney to match existing and to the satisfactory of the Department Representative. The Departmental Representative reserves the right to adopt a modern chimney/flue system through Change Orders.
- 5) Contractor shall consider and make allowance for existing site condition/restraint, e.g., the existing power pole & power line at the west side of the building, etc.
- 6) All engineering, detailing, cost and incidental costs for the temporary relocation and reinstallation of the building onto the new foundation shall be borne and responsible by the contractor.
- 7) The lot 3 belonging to Trondek Hwech'in First Nation as outlined in blue in the attached survey plan and Parks Canada's parking lot area can be used for temporary storage for the Theatre building if required. Contractor is allowed to use the lot 3 for temporary storage for the Theatre building only. Contractor is responsible to coordinate the space within Parks Canada's parking lot area for temporary storage for the Theatre building, if required, and for temporary construction material/equipment storage and site offices.

QUESTIONS AND RESPONSES TO BIDDER'S QUERIES:

QUESTION:

For insurance purposes, who will have full care, custody and control of the building during construction?

□

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

RESPONSE:

The contractor should assume full care, custody and control of the building during construction period.

QUESTION:

Can you please indicate the value of the existing building that is to be insured?

RESPONSE:

The value of the existing theatre building is \$5.5 Million.

QUESTION:

There should be specifications on cold weather concrete as this will be a reality.

RESPONSE:

All winter concreting including the grouting shall be in accordance with CSA-A23.1 as indicated in the specification 03 30 00.

QUESTION:

how much of the parking lot area may the contractor assume control of and fence off to accommodate the equipment, material, trucks, and offices as is required for this.

RESPONSE:

Contractor can have parking lot area of 15mx15m after tender award until July 31st and can have parking lot area of 30mx30m after Aug 1st until the completion date of construction for his use.

QUESTION:

May a portion of the parking lot barriers be temporarily be removed along the buildings side, to allow for easier access to work area.

RESPONSE:

The parking lot barriers can be temporarily removed for easier access and the contractor shall reconstruct new barrier to match existing and to the satisfactory of the Departmental Representative.

QUESTION:

Are there any concerns with the heating that will be required to do winter concrete (pile caps) and the effect on the add freeze piles?

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

RESPONSE:

Contract shall place temporary insulated tarpaulin on the ground surface within the covered area for proper concrete curing for the pile caps.

QUESTION:

There are many code violations indicated at various locations in and around the building as shown in the Appendix C. It is not entirely clear which, if any, of these code issues will part of the General Contractor's scope of work?

RESPONSE:

The drawings on the Appendix C are provided to show existing building condition for information only. Contractor shall refer to the tender drawings and Specification Division 01 to 33, inclusive, for the scope of work for this contract.

QUESTION:

Given the time of year to carry out this project, freezing temperatures will be encountered. Starting in September in Dawson City, ground begins to freeze and concrete aggregates, clean gravels and fills become inaccessible. Can you the explain the expectation of the Contractor to mitigate some of these issues. Would there be a time allowance to allow some of the more season work – ie the gravel fill on the basement floor, to proceed the following Spring of 2016?

RESPONSE:

Contractor is required to complete the project within the specified schedule in the tender documents. Contractor shall perform concrete work in accordance with CSA – A23.1 including the preparation of concrete aggregate as required for winter concreting. For the clean granular material used for crawl space floor grading and backfill, frozen clean granular material is acceptable provided that the material is free of excessive ice and snow.

QUESTION:

There are a number of hazardous materials identified in the tender package such as lead based paint, vermiculite, asbestos panels, mold, etc. Please indicate what hazardous materials will be the responsibility of the General Contractor to remove?

RESPONSE:

Vermiculite will be removed under separate contract, prior to the initiation of the work associated with this contract.

Asbestos abatement specifications have been included in this contract, pertaining specifically to the removal and disposal of asbestos-containing cement panels from exterior walls. That work will be the responsibility of the General Contractor.

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

Other hazardous building materials as identified in the assessment report are not anticipated to require removal/disposal as part of this contract.

QUESTION:

If hazardous materials are encountered but not specifically identified/located in the tender documents such as mold, is the General Contractor obligated to mitigate these hazards under the lump sum contract or would this become a change to the Contract?

RESPONSE:

The contractor should notify any discovery of concealed conditions or (suspect) hazardous materials for further instruction as stated in Section 02 82 00.01 paragraph 1.9.2. Any work as required to mitigate these hazardous materials not specified/identified in the tender documents will be paid for through Change Orders.

QUESTION:

What if dry rot is encountered?

RESPONSE:

The contractor should notify the Departmental Representative for further instruction if dry rot is encountered.



Request for Information Response
RFI-M01 (Mechanical)

Project Number:	1449012132.300-08-11	Sent To:	Bruce Hagedorn, bhagedorn@numberten.com
Project Title:	Palace Grand Theatre Upgrades	copy:	Lee Fleming, Stantec Sandy Birrell, Stantec
Sent By:	Tender Bidder	Recipient's Organization:	Stantec
Date Sent:	June 18, 2015	Response From:	Brendan Zrum
		Date of Response:	June 23, 2015

ITEM #	DESCRIPTION	RESPONSE
M029.1	<p>Per emailed questions from bidders, dated June 18, 2105:</p> <ol style="list-style-type: none"> Please provide details on existing sanitary and water services- size, locations, material etc. Provide clarification on disconnection and reconnection of both sanitary and water lines. Will plumbing in existing bathrooms need to be redone? General scope (01 11 55 item 1.2) has remove and re-install existing mechanical and electrical. Drawings show to remove and dispose of existing HVAC. Please clarify what re-installation is required. Please clarify scope of sprinkler re-installation. 	<p>Responses are as follows</p> <ol style="list-style-type: none"> Refer to attached sketch SK-M01 for sanitary and water services locations. Sanitary services are ABS-DWW and water service is steel. It is expected sanitary services under washrooms will require minimal if any modification to accommodate foundation replacement. No mechanical re-installation required. Work to be completed under Tender 3. Sprinkler re-installation not required.

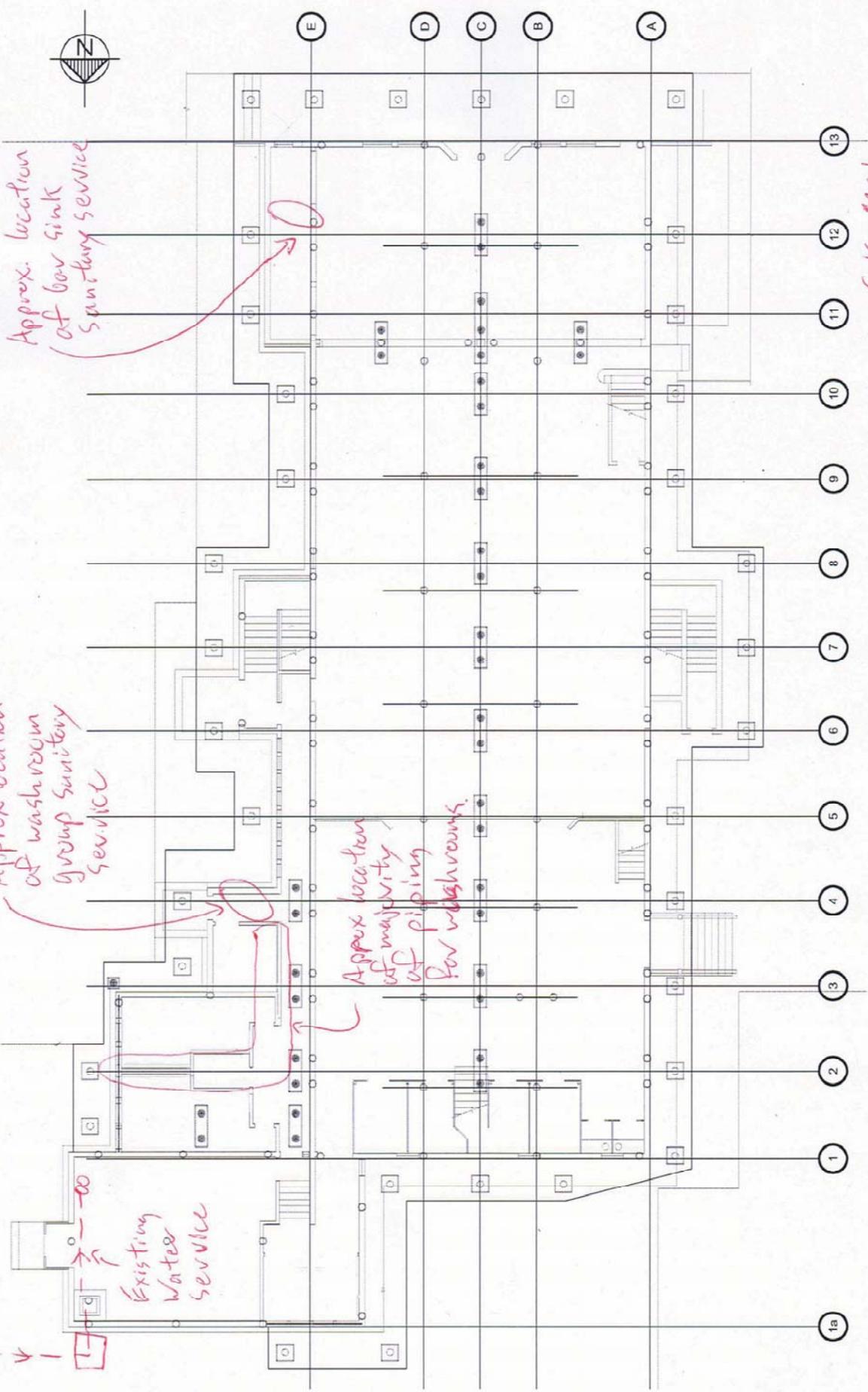


Approx. location
of box sink
sanitary service

Approx location
of washroom
group sanitary
service

Approx location
of majority
of piping
for washrooms.

Existing
Water
service



SK-MOI
144902132

Stantec
June 23, 2015

B. Emm

PROJECT NO. R.068835.001
PALACE GRAND THEATRE FOUNDATION REPLACEMENT
DAWSON CITY, YUKON TERRITORY

ADDENDUM No. 2
Jun 26, 2015

The following changes in the tender documents are effective immediately. This addendum will form part of the contract documents.

End of ADDENDUM No. 2