

QUESTIONS AND ANSWERS

Q1. There is an old red metal boat on the shoreline, is the contractor required to dispose of this boat.

A1. No.

Q2. Can the contractor replace and paint the shingles/wood on the upper part of the light house instead of stripping and repainting?

A2. Alternate methods proposed by the successful bidder will be evaluated during the planning stages of the contract, and will utilize the change management procedures set out in the general conditions. Product specification for alternate materials will need to be reviewed and approved by the Departmental Representative.

Q3. Is the contractor allowed to remove small trees and vegetation around the base of the lighthouse tower to allow access to the base of the structure?

A3. The contractor is required to minimize the clearing of vegetation to only those areas necessary for completion of work (as per 1.9.3 in section 01 35 43). Trees proposed to be removed shall be confirmed with the Departmental Representative prior to removal.

Q5. Will the contractor be allowed to use the back bay for anchoring of boats during bad weather?

A5. Yes, however, boats shall be anchored in a locations to minimize disturbance to the neighboring property.

Q6. Will the contractor be allowed to use the internal ladder structure for scaffolding erection and safety ropes?

A6. Contract shall be permitted to rig from the structure, but shall ensure to certify his own anchor point in conjunction with O.Regs, Canada Labor Code, and requirements set for by CSA on the design of anchor points. The contractor shall also be required to follow all required Regulations surrounding scaffold installation and design.

Q7. Has there been a recent structural engineering assessment done on this lighthouse tower?

A7. No; only recent repairs as required. Canada Coast Guard staff regularly visit the site and indicate tower is in good condition.

Q8. Is their power available to the contractor on the island?

A8. No, as per 1.12.1 of section 01 11 06, the Contractor is required to provide and maintain temporary facilities and services required to carry out work.

Q9. There is electrical conduit on the base leg closest to the cottage which goes from the ground to the top of the light house, is this cable live and if so what voltage is it? Yes, (Randi)

A9. Yes, it is live 120VAC.

Q10. There are large bird nests on the top of the light house, is the contractor able to remove these without any assessment and of the wildlife impact?

A10. According to the Environmental Effects Evaluation attached to the specifications the nest should not be moved or in any way disturbed if it does not need to be. The Departmental Representative will have a qualified biologist on Site to make these determinations at the outset of the project.

Q11. The top of the light house has the solar panel attached, is the contractor allowed to remove and replace during paint removal and repainting of the structure?

A11. No, the Contractor shall leave the solar panel in place and work around it.

Q12. Will the contractor be required to carry the client or the client's representatives back and forth to the island?

A12. Yes, the contractor will be responsible to provide transportation to and from the Site as per section 1.3.4.8 of section 01 10 00.

Q13. Dose Public Works have a contact name and number for the cottage owner next door?

A13. Not available at this time.

Q14. Is there any information available on the voltage of the power cables running up the center ladder structure or voltage of any electrical systems in use within the lighthouse tower structure?

A14. Canada Coast Guard has a 30Watt solar panel charging 2 x GNB 12-5000, 12 volt sealed lead acid batteries 100 amp hours reserve each. The yellow cable has unregulated 12 vdc on the green wire and 12 vdc regulated on the black wire, white wire is dc negative. The scepter box at the base of the tower or the conduit running up the tower contain 120VAC feed to the navigation light. As per A8 the Contractor is required to provide temporary facilities and services required to carry out work.

Q15. What are the means of transportation to the project location since it is an island?

A15. Transportation to and from the island is to be determined by the Contractor.

Q16. If another site visit is not being arranged by PWGSC can the contractor arrange on their own to visit the site? (via water taxi, paid for by the contractor)

A16. Yes.

Q17. Appendix A - Table 1.1 has an estimate quantity of 500m³ of contaminated soil to be removed and disposed of off-site. However the Scope of work, and section 1.3 - work covered by contract documents does not indicate any soil remediation. Please clarify.

A17. Soil excavation is not part of this contracts scope of work.

Q18. If 500 m³ of contaminated soil is to be removed, where is the location/locations of soil removal?

- a. What is the soil is contaminated with?
- b. It the soil considered hazardous waste?
- c. The island appears to be mostly rock, where could this soil be found and how deep is the contractor to dig?
- d. How clean is the underlying rock to be after the soil remediation ?

- e. If soil is to be removed and 500m3 is not achieved is a credit to be issued? The tender form does not allow for this.
- f. Would soil removal priced by tonne be considered as it would be very difficult to calculate soil removal by m3 if the contractor is skimming the surface and hand digging out small pockets – is this the intent to dig out small pockets of soil surrounded by rock around the tower?

A18. Soil excavation is not part of this contracts scope of work.

Q19. Can the contractor use the existing dock? Drawing A-3 does not indicate the dock to be crown owned.

A19. The docks are privately owned and can not to be used to mobilize to the Site. A marine assessment is attached to the specifications that shows alternate access areas.

Q20. Is electrical power available (at no cost) at the site for the contractor to use?

- g. If electrical is available would it be 20 or 30 amps? (At the base of the tower there appears to be a shed with a transformer on the side)

A20. See Q&A 8.

Q21. Section 1.3 work covered by contract documents only indicates removal of lead-containing materials (paint) from the metal-frame tower structure and its concrete foundation assemblies. This wording does not indicate the house at the top of the tower to have paint removed from it. However drawing-4 indicates to remediate lead paint from all surfaces on the tower and base and repaint. Please clarify.

A21. All exterior paint is to be abated from the entire rear range structure. This includes the concrete foundations, the metal frame, and the upper structures.

Q22. Section 1.3 indicates to lead containing materials (paint) from the metal frame tower structure. Is the lead in the paint and primer?

- a. Is the contractor to remove paint and primer to bare metal?
- b. What surface preparation is anticipated by the inspector? See section 3.2 exterior re-painting page 10.

A22. Yes, all paint is to be removed from the structure. Prior to repainting all areas of abatement will be inspected and sampled by the departmental representative. Repainting work will only commence when samples verify that no lead paint remains on the surfaces.

Q23. The specifications call for a Health and Safety co-ordinator to be on site during the execution of the work?

- a. Does this include all scaffold erection, paint removal, re painting, scaffold dismantle and soil remediation work?

A23. Yes, a qualified worker must be designated as Health and Safety coordinator who is responsible for the health and safety of the site at all times.

Q24. Can the closing be extended?

A24. See Amendment 003 on Buyandsell

Q25. Can we replace the existing cedar shingles on the side of the light tower instead of trying to strip the lead paint of each one of these?

A25. See Q&A 2.

Q27. Since we were not able to assess the tower top light house, is the floor of the light house still stable to walk on?

Q27. Canada Coast Guard staff regularly visit the site and indicate tower, including the floor, is in good condition.

Q28. Attachment 4 shows an aerial view with notes. It shows workshop with note "Remediate lead paint and repaint". Are we to include this in pricing?

A28. No work on the workshop building is included in the scope of this contract. Do not include any pricing for the workshop.