

Solicitation No. EQ754-190274/A

Project No. R.073615.001 Building H: Kitchens and Washrooms Renovation CSC Beaver Creek Institution - Gravenhurst, ON

Questions and Answers:

Question 1: Details 7 & 8 on A 4.03 and A 8.01 show wood underlay applied to the concrete substrate. This is very odd and I have never seen same in 30 years of estimating. Demolition note 8A directs that the substrate be prepped to receive new flooring (as per standard practice) ie., NOT wood underlay applied to substrate and then new flooring following. If in its wisdom CSC requires the wood underlay we will need complete details and specifications on material, application, etc. etc.

Response 1: Contractor shall refer to Details 6/A4.03 and 7/A4.03 and shall delete all reference to plywood underlayment board. Resilient floor finish shall be applied to existing concrete substrate.

Contractor shall refer to Note FF-1 on Drawing A8.01 Finishes Typical Range A,B,E,F,G,H,J,K,L,M. Delete reference to 12mm plywood underlayment. Revise note to read:
New Resilient Sheet Flooring shall be applied to existing concrete substrate. Contractor shall mechanically remove or chemically strip all adhesives from the existing concrete substrate and shall flush patch any damaged areas in order to provide an acceptable substrate. Contractor shall prepare existing concrete floor slab to accept new sheet vinyl flooring in accordance with manufacturers recommendations.

Contractor shall refer to Note 8A on Drawing A1.00 Demolition Plan Typical Range A,B,E,F,G,H,J,K,L. Revise note to read:
Existing sheet vinyl flooring in all areas noted shall be removed completely including baseboards. Contractor shall mechanically remove or chemically strip all adhesives from the existing concrete substrate and shall flush patch any damaged areas in order to provide an acceptable substrate. Contractor shall prepare existing concrete floor slab to accept new sheet vinyl flooring in accordance with manufacturers recommendations.

Question 2: Kindly delete Specs on Metal Fabrications. None of the listed items are shown in the documents. I respectfully suggest that if at a later date such items are needed, a spec should issue at that time.

Response 2: Contractor shall refer to A2.01 and A2.02 for corner guard locations.

Question 3: The A4 series drawings show exterior cabinet faces as "PL". Confirm this indicates Plastic Laminate. We also require details on finishes on interior cabinet faces and shelving. Perhaps the info is in fact on drawings but I did not find it.

Response 3: Contractor shall refer to Architectural Wood work spec section 06 40 00.

Question 4: Typical waste bins are open on the topside. Are such bins permitted at Building H, or would all waste need to be hauled out of the secure area to typical waste bins placed at or near the 'public' parking area? Or would such bins not be permitted in this area either? I did review Div. 01 74 20 but need further direction as to waste bins.

Response 4: Waste bins not permitted at Building H and not permitted inside Institution secure fencing overnight. Waste bins can be set-up at north side of Building T security fencing between Building M. Waste bin must be secured with secure fence enclosure and locked. Waste bin top must be covered with tarp and secured from accessing the bin by inmates. Waste bin must be removed each day via Sallyport between 16:00 hours and 17:00 hours and as designated by Institution can be located at the east parking lot during non-working hours.

Question 5: Is the Tab Contractor to balance each range before and after the renovation work is complete as noted?

Response 5: Yes – balancing to be complete before demolition and after renovation work.

Question 6: Who is supplying the access door, there is no spec in the mechanical material?

Response 6: Access doors are specified under 08 31 00.

Question 7: There is no spec for the large mixing valves in the attic space? Please supply.

Response 7: Mixing valve specification will be added in section 22 42 00 Commercial Plumbing Fixtures, refer to Addendum 1

Question 8: The shower cabinet spec is incomplete and says “details to be provided at a later date”

Response 8: Shower Cabinet specification will be updated in Plumbing Fixture Schedule, refer to Addendum 1.

Question 9: Where are the cabinet shower valves to be installed?

Response 9: Control Valve are to be factory installed in the cabinet, accessible from the fixture side.

Question 10: What size are the cabinet showers?

Response 10: Cabinets to be 36x36. Refer to Plumbing Fixture Schedule

Question 11: Can you please forward the pictures when you have a chance.

Response 11: Refer to attached PDF file (30 Pages, 60 Photos). Photos depicts various areas and locations of work areas. Refer to the Mandatory Site Visit for actual site conditions. Photos provided are for reference only.

Question 12: Also is there any chance for an extension of at least few days for this tender closing, as it is scheduled to close on the Thursday the 21st @2:00 pm and the site visit was just today.

Response 12: Refer to PWGSC/PSPC Buy and Sell for posted amendment for bid closing extension.

Question 13: I have noticed that there is no section 25-Integrated Automation as described on section 21 05 01 page 1
Is there any automation on this project?

Response 13: Building Automation is not within the scope of work. Specification section 21 05 01 to be updated. Refer to Addendum 1.

Question 14: A8 drawings show the room finishes.

Response 14: Yes this is correct. Walls, Floors, Ceiling.

Question 15: Most rooms show sheet flooring and CPT (ie. Carpet as per abbreviations list). This is obviously a mistake.

Response 15: CPT in the A8.01 and A8.02 series drawing makes reference to painted ceiling finish as per ceiling schedule noted on drawing A0.00A, Refer to Addendum 1 for corrections to adjust this abbreviation to avoid confusion.

Question 16: Also most rooms show two types of base (ie. Wood and rubber). This too is an obvious mistake.

Response 16: This is not a mistake, it was a request by the institution to have existing bases to be replaced by the same existing material. IE: Where there is a wood base, will be replaced with a new wood base, where there is rubber, it will be replaced by rubber.

Question 17: Can you confirm if there is any painting scope of work in any of the stairwells?

Response 17: No painting in stairwells

Question 18: When reviewing drawing A1.01 the flooring is to be removed only in the kitchen areas as per note 8A, for Range A,B,E,F,G,H,J,K,L,M. When referring to A8.01 for the finish plan, all rooms have new flooring except for the newly renovated washrooms.

Please confirm if all the existing flooring is to be removed where new flooring is scheduled.

Response 18: New flooring in all rooms as identified in finish plan. Refer to A1.00 and A1.00A for scope of demo work outside of washroom and kitchen.