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Addendum # 15

Dated: December 5, 2024

Bid Opportunity: T-24-33 - General Contractor for the Construction of a Helicopter Hangar and Related Interior and Exterior Spaces in the Town of East Gwillimbury, Ontario

Closing Date: See Below

All Bidders are advised by this addendum to incorporate the following changes/or clarifications to the above noted Document.

1 Intent:

- a. This Addendum is issued during Bidding and shall form part of Bidding and Contract Documents for above Project.
- b. To maintain traceability of questions, the numbering remains consistent with the sequence assigned in previous addendum(s). For clarity and brevity, any question numbers missing from this addendum have been addressed in prior addendum(s) and are omitted.

2 Extension of Closing Time:

Closing Time has been extended on the Bidding System from 2:00:00 p.m. local time, on Tuesday, December 10, 2024, to 2:00:00 p.m. local time, on Tuesday, December 17, 2024.

The Question Period has also been extended until Tuesday, December 10, 2024.

3 Update to Schedule of Pricing:

- “Base Scope of Work - Lump Sum”: been changed to 4 lump sum prices rather than the initial single lump sum price.
- “Cash Allowances”: CA5 has been increased from \$!50,000 to \$165,000.
- “Alternative Prices – Separate Prices”:
 - Pricing has been split into two columns - Add to Bid Price and Deduct from Bid Price;
 - Description for SP3 has been modified slightly; and
 - SP4 has been added.
- “Alternative Prices – Unit Prices”: UP3, UP4, UP5 and UP6 have been added.

- “Provisional Work”: has been added to the Schedule of Pricing.

4 Revision to Appendix C – Form of Contract - Supplementary Conditions:

The following Sections have been added to Appendix C – Form of Contract - Supplementary Conditions (Revised Addendum 15) which is attached as a separate file to this addendum.

SC 14. ALTERNATIVE PRICES

The Contract contains alternative pricing options which are set out in the Schedule of Prices of the Bid Form. The Board shall have the right, at any point in time during the course of the Contract, in its sole and unfettered discretion, to exercise any of the alternative pricing options listed the Schedule of Prices of the Bid Form. Upon the Board providing written notice to the Contractor of its decision to exercise one or more of the alternative pricing options listed in the Bid Form, the Contract Price shall be immediately deemed adjusted to reflect the alternative pricing option(s) and such adjustment shall be promptly recorded by way of a Change Order which both parties shall execute. The Contractor shall, following receipt of the written notice from the Board advising of its election to use an alternative pricing option, promptly and duly perform the applicable Work in accordance with the particular alternative pricing option. The cost of any Work performed on account of alternative pricing shall be included in the Contractor's monthly applications for payment in accordance with the terms of the Contract.

SC 15. PROVISIONAL WORK

- 1. The Schedule of Prices on the Bidding Website includes certain Provisional Work should it be deemed necessary by the Board during the course of the Contract.*
- 2. The purpose of inclusion of the Provisional Work in the Schedule of Prices is to cover the cost of work that is anticipated but may not be required due to operations requirements and/or budgetary restraints. The Contractor shall not perform any Provisional Work unless the Contractor has received prior written authorization from the Board. Some, none, or all the Provisional Work may be required to be completed at the sole discretion of the Board. The Contractor shall have no claim on any unused portion of the Provisional Work, including claims for loss of anticipated profits.*
- 3. An all-inclusive price, including all profit, overhead and disbursements, for the Provisional Work shall be entered in the Schedule of Prices. The Provisional Work costs shall be included in the Contract Price.*
- 4. Payment for the Provisional Work will only be made if it is completed with the prior written authorization of the Board and shall not include any mark-ups.*

5 Drawing Revisions:

1. ARCHITECTURAL

.1 Drawing A-002

- FATO diameter reduced from 25694 to 24990 and Safety Area diameter reduced from 34260 to 33290 to match Aviation drawings
- Extent of heavy-duty asphalt carried up to access road north of the site.
- Light poles added along roadway.
- Note for Provisional Prices added.
- Flagpole locations revised

.2 Drawing A-111

- Solar panels relocated to south of hangar roof shown bubbled.
- Solar panels removed from low roof shown bubbled.

2. AVIATION

.1 Drawing H01 to H05

- Revised building orientation and access.

.2 Drawing H02

- Locations of Note 2.5 revised

.3 Drawing H05

- Locations of Note 2.5 revised

3. ELECTRICAL

.1 Drawing E-100

- Refer to clouded areas for changes
- Roadway lighting standards added, and revised quantity.
- Obstruction lighting quantities and locations revised
- Exterior building lighting zones revised to reflect new orientation

.2 Drawing E-200

- Detail 2 orientation rotated 180deg. No other changes.

.3 Drawing E-300

- Refer to clouded areas for changes

.4 Drawing E-301

- Refer to clouded areas for changes. Changed extents of future PV system.

.5 Drawing E-803

- Refer to clouded areas for changes
- Added lighting standard with high architectural base detail, including pole dimension.

.6 Drawing E-805

- Added contextual note regarding power conduit entrance into training facility

.7 Drawing E-900

- Update to Light Fixture Schedule.
- Update to lighting control matrix to include roadway lighting

.8 Drawing E-901

- Refer to cloud areas for changes

.9 Specification

- New 26 56 13 Lighting Poles and Standards

4. MECHANICAL

.1 Drawing M-100

- Revised Mechanical Site Plan

.2 Drawing M-250

- Revised Foundation Plan

.3 Drawing M-251

- Revised plumbing layout shown bubbled.

.4 Drawing M-351

- Revised ventilation plan and notes shown bubbled.

.5 Drawing M-702

- Revised Heating Schematic shown bubbled.

.6 Drawing M-750

- Revised RTU control sequences diagram shown bubbled.

.7 Drawing M-806

- Revised Mechanical Details shown bubbled.

.8 Drawing M-900

- Update to VRF Fan Coil Schedule shown bubbled.
- Update to Tankless Electric Water Heater Schedule shown bubbled.

.9 Drawing M-901

- Update to Pump Schedule shown bubbled.

.10 Drawing M-904

- New Electric Water Heater Schedule shown bubbled

5. GEOTECHNICAL

.1 Geotechnical Report

- Updated geotechnical report.

6. CIVIL

.1 Drawing C-301

- Update to septic system notes and details.

.2 Drawing C-402

- Update to standard notes.

.3 Drawing C-601

- Site servicing plan for force main alternative to septic system site added.

Question 350:

Can you please clarify issue of Jellyfish filter. Unless I miss something Addendum #12 contains Answer 326 with absolutely different Model than shown on the last drawing from Addendum #7 and SWM report.

Answer 350:

A Stormfilter Manhole 8' x 24' has been specified. Please refer to the detail drawing on DWG C-402.

Question 352:

In regards to the permanent perimeter fencing, per the new layout as per Drawing A-002 Overall Site Plan:

- 1) Is the 6.0m sliding gate going to be manually operated?
- 2) Is there a bottom rail on this fence?
- 3) What size mesh is required? 50mm x 9 gauge or 50mm x 6 gauge?

Answer 352:

- 1) **Sliding gate to be electrically operated with intercom, card reader and detection loops for entry and exit.**
- 2) **Yes - provide a bottom rail for sliding gate.**
- 3) **Mesh size to be 50mm x 6 gauge.**

Question 353:

Will there be a re-issued Aviation drawing set?

Answer 353:

Yes, see attached drawings H01 to H05.

Question 354:

As per Addendum #14, can you please clarify:

Updated Site Servicing Drawing C-101 and Drawing C-102 do not contain some relevant details like pipes and structures Diameters/length and elevations. And just to be clear where is limit of works for watermain on C-102.

Answer 354:

Watermains begin at T's cut into existing Domestic and Fire lines as shown on drawing C-102 and extend to Hangar as shown on drawing C-101. Drawings indicate pipe sizes. Measure lengths on drawings – refer match line indicated on drawings.

Question 355:

Please provide Civil Drawing C301 for the septic details, which is missing from the re-issued Civil drawing set.

Answer 355:

Refer drawing C301 included as part of this Addendum.

Question 356:

On C-102, what is Fireline diameter, 200mm or 250mm?

Answer 356:

Fireline to hangar is 200mm fed from existing 250mm line to Training Centre

Question 357:

Could you please confirm who will supply and Install SS Shelf w/Power as per drawing A2.01? If by GC, please provide more details.

Answer 357:

There is no drawing A2.01 or SS Shelf with power.

Question 358:

Site services - We noticed that the drawing C-101 doesn't include information on sizes and inverts for 2 Cat basin manholes and size of pipe located in the north of property. Could you please provide additional information?

Answer 358:

There are no proposed catch basin manholes outside of the development limits of the hangar. The driveway will be drained via a swale and curb outlets.

Question 359:

Detail excavation - Regarding the foundation excavation, could you please clarify whether the submitted price should be based on a trench footing or formed concrete?

Answer 359:

Provide formed concrete.

Question 360:

Excavation – Drawing C-201 shows an approximately 165 m Swale located in the west and south of property. Could you please provide a detailed drawing for this swale?

Answer 360:

Please see the detail included on revised Drawing C-402.

Question 361:

Please provide more information on Storm filter MH and please provide updated storm water management report.

Answer 361:

Please see the Stormfilter MH Detail included on Drawing C-402.

Question 362:

Drawing shows crossing #1, but there is not any STM and water line crossing at that particular location. Please clarify.

Answer 362:

Please ignore Crossing #1 label as there is no storm/waterline crossing at that location.

Question 363:

Please advise of the brick size for the masonry products specified, as the drawings and specifications do not indicate.

Answer 363:

The size of Onyx PRP Contempo by Brampton Brick is 10 1/8"L x 3 1/8"H x 3 1/2"D. Adair Parliament is 7-5/8"H x 3-5/8"D at random lengths. White Rocked Cambridge Sills are 3-1/16"H x 31-5/8"L x 6"D.

Question 364:

Regarding the Sports Flooring, it was indicated that the 'MondoArmor' by Mondo Inc. is discontinued. Please advise if the Alternate suggestion 'Mondo 6mm Sport Impact Rolls' by Mondo Inc. can be approved.

Answer 364:

Specified product is 610 mm x 610 mm tile Massetto by Mondo or equivalent.

Question 365:

Please advise if the written specifications are generic or specific to this project. There are items which are being asked for, which is going to drive up the cost, for example (please see the following):

SECTION 90 30 13 - Are all these items required:

- Epoxy Grout
- Penetrating sealer - if were using epoxy do we need this sealer? supplier noted no penetrating sealer required.
- Self Levelling - there is no way for us to know if this is even required
- Crack Isolation Membrane - I don't believe we have enough floor tile to warrant this, please advise?
- Uncoupling Membrane – we are going over top on concrete, is this correct to be used?
- Slip-Resistant Coating - the CT is slip resistant is required

SECTIONS: 09 65 13 / 09 65 66 / 09 65 66 / 09 68 13

If pH results are higher than acceptable to manufacturer, neutralize floor (what do we carry for this IF we even incur this problem?)

Do not proceed with installation until moisture problems have been corrected (same issue)

Next paragraph:

Moisture Barrier Application: .1 Apply moisture reduction barrier at following locations:

.1 Basement slabs and Slabs-on-grades (regardless of pre-installation moisture testing results) - So my understanding is we are to install a moisture barrier?

Prior to applying moisture barrier, mechanically prepare concrete substrate using dustless approved method to ICRI requirements to CSP (Concrete Surface Profile) #2 (Diamond Cup Ground) or #3 (Shotblasted) - Is this required?

Answer 365:

**Provide specified products where site conditions and construction results warrant.
Moisture barrier not required under ceramic tile.**

Question 366:

As per Specification Section 09 66 23 Seamless Resin Flooring, please advise whether Epoxy Flooring System (SR-1) is a 2-Coat clear system, or a flake system? The specifications read as 2-Coat, however Section 2.3.9 refers to solid colour and flakes. Please advise.

Answer 366:

SR-1 is slip resistant 2-part system PE-100 by PurEpoxy.

Question 367:

Excavation - could you please provide a detailed drawing for approx. 76m swale beside the new access road.

Answer 367:

This question will be responded to in a subsequent addendum.

Question 368:

Fire route paving – Drawing A-002 addresses only part of fire route as heavy-duty asphalt paving . Drawings C-201 and C-202 indicate heavy-duty asphalt for the entire fire rout area. Could you please advise?

Answer 368:

This question will be responded to in a subsequent addendum.

Question 369:

Can you confirm that spec section 21 21 00 is required for this project? There is no detail of this system on the plan or schematic.... Only a wet system throughout. Please confirm where this is required.

Answer 369:

This question will be responded to in a subsequent addendum.

Question 370:

Please advise if there is updated SWM report.

Answer 370:

This question will be responded to in a subsequent addendum.

Question 371:

As per revised Civil Drawings in Addendum #14, please provide Top and Inverts elevation for two CBMH noticed on drawing C-101 Site Servicing Plan, that are not indicated.

Answer 371:

This question will be responded to in a subsequent addendum.

Question 372:

Can you please let us know how thick the granular layer under the helicopter pad is to be?

The drawings do not indicate and in the geotechnical investigation report, it doesn't clearly show the thickness and only mentions about raising to proposed subgrade with granular B1. Please advise.

Answer 372:

This question will be responded to in a subsequent addendum.

This addendum shall remain attached to and form part of the Contract Document. Your co-operation in making the above noted changes is much appreciated.

Regards,



Cam Menna
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York Regional Police

cc. File – YRP T-24-33