

McMaster University
Department of Facility Services
Design and Construction
1280 Main Street West
Hamilton, ON
L8S 4M3
Tel: 905 525 9140
Fax: 905 572 6990

Project: **RFQ-1202-2025**
Project Name: University Hall HVAC Upgrade
Project Number: 20020136
Date: August 15, 2025
Page: 1

This addendum forms a part of the RFQ documents and will be incorporated into the Contract Documents, as applicable. This addendum changes and shall govern over the referenced sections of the original RFQ documents or any previously issued addenda. Acknowledge receipt of this addendum on the quotation form. Failure to acknowledge receipt of addenda on the quotation form shall result in disqualification.

Question 1:

Please advise if existing roofing is under warranty. Who is the base building roofing contractor? If it is not under warranty, is there a preferred list of roofing contractors who are actively servicing for the University?

Answer 1:

The existing flat roof area was under a 10 year warranty that expired in 2024.
Refer to the list below for prequalified roofing contractors:

Atlas-Apex Roofing Inc
Atlantic Roofers Ontario Ltd
Bothwell-Accurate Co. Inc
Flynn Canada LTD
Roque Roofing Inc.
Schreiber Brothers Limited

Question: 2

Applied Energy Systems Inc. would like to submit a substitution request for the Air Handling Unit and ERV by Systemair. The equipment will be in accordance with specification to meet or exceed the requirement and expectation. The contact is Cory Rubenstein (416.873.5407 | Cory@Applied-Energy.ca).

Answer: 2

Any submission for substitution should be forwarded in conformance with the requirements of Section 01 25 00 Substitution Procedures. The substitution will need to meet all the same parameters as the original proposed units. (dimensions, sound output, performance) Include a plan for the installation of the proposed unit as the current design is based on the tight parameters present within the existing spaces. No extra costs will be entertained for changes needed to be made to the design to accommodate the substituted equipment.

Question 3:

For patching purpose, please advise the wall assemblies for existing masonry and shaft wall, and provide the spec for the material/blocks. Same request for the existing ceilings, please advise the type/detail of existing ceilings at each floor level and affected locations.

Answer 3:

Refer to Architectural drawings A01 for wall type assemblies and A4.2 for details of the proposed chase wall and ceiling assemblies.

W1 wall type to be used where indicated on plans for vertical chase walls and horizontal bulkheads.

INF wall type to be used where the existing plaster assembly abuts new work and is negatively impacted requiring it to be made good.

Question 4:

Please advise the ceiling height and structural slab height of each floor.

Answer 4:

As indicated in details 4/A4.2 and 5/A4.2, floor assemblies consist of a plaster ceiling directly applied to the underside of the existing poured in place concrete floor deck with a hardwood flooring finish. Enclosed PDF 01S003 illustrates the expected typical framing of the concrete floor slabs.

Refer to enclosed PDFs 01A006 and 01A007 for cross sections of the original building providing floor to floor heights.

Existing suspended acoustic tile ceilings assumed to be set at an elevation +/- 2740 above the finished floor. Existing ceiling tile system elevations to be maintained.

Question 5:

For Heritage Plaster Repair, are there recommended contractors by the University?

Answer 5:

There is no list of recommended contractors for Plaster Repair. Plaster is not a heritage component of this project.

Question 6:

In Sec 00430 - Supplementary Bid Form - Pricing, there are many items to be filled out during the tender closing. Can you please consider to submit it as part of the second submission (together with Breakdown form)?

Answer 6:

Refer to revised Section 00430 Supplementary Bid Forms and Section 00430a Supplementary Bid form – Bid Breakdown for pricing and submission requirements.

Question 7:

Please advise on the following:

1. if site office can be set up in existing building;
2. if existing washroom can be used during construction;
3. if site parking will be allocated for contractors;
4. if paid parking, how much is the monthly parking permit?
5. please provide the calendar of the school year as a reference for access to classrooms;
6. if phasing work is required, please provide the detail.

Answer 7:

1. The existing building has limited vacancies and will not be suitable for use as the site office. Contractor will be assigned space in the adjacent building, Green House (GH 30), for use as the site office, and material storage. Refer to enclosed Campus Map. This document also include the location for siting of the Disposal Bin location and route from the area of work.
2. Washrooms to be made available to the contractors in Green House.
3. Assigned parking to be determined by Parking Office at start of construction.
4. Refer to McMaster University website for parking costs as noted in the RFQ documents.
5. Refer to enclosed UH Planning Schedule and UH Architectural Plan of construction impact for framework of access to existing rooms.
6. The following sequencing outlines a suggested Phased approach to the work.

 1. **Abatement & Plumbing stack work** – Targeted for the end of September
 2. **Abatement HVAC stacks** – Scheduled for the week of October 13
 3. **HVAC duct work** – Planned for December (subject to early ordering)

-
4. **Equipment installation and finishes** – April to May (may shift depending on equipment delivery timelines)
 5. **Alternative work areas** – Attic, most of the basement & first floor corridor, remain accessible; further coordination with occupants will be required for detailed planning.
-

Amendment No. 1 – Original Building Drawings

01A006 – Longitudinal Section A-A, B-B and C-C
01A007 - Longitudinal Section E-E, F-F and G-G
01S003 – 2ND Floor Framing Plan

Amendment No.2 – Supplementary Bid Forms

Section 00430 Supplementary Bid Forms
Section 00430a Supplementary Bid Form – Bid Breakdown

Amendment No.3 – Campus Map

Campus Map – UH Ventilation Project

Amendment No.4 – Scheduling Tools

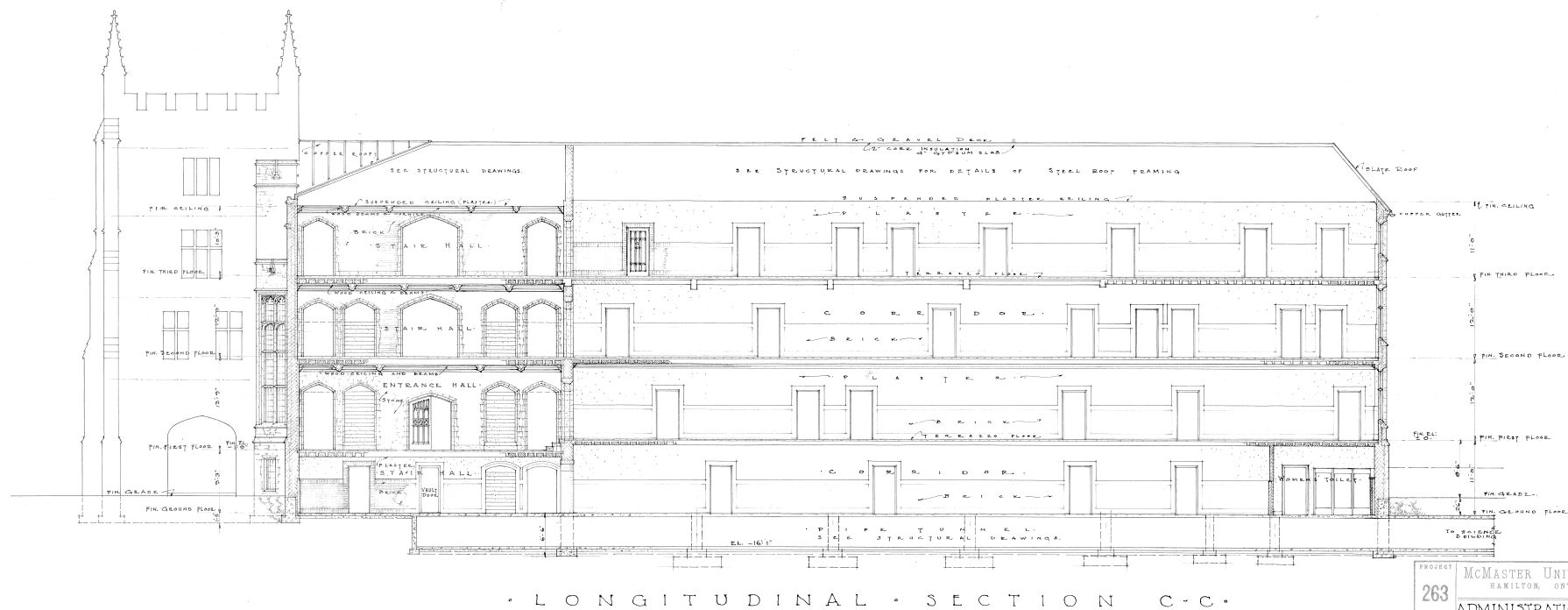
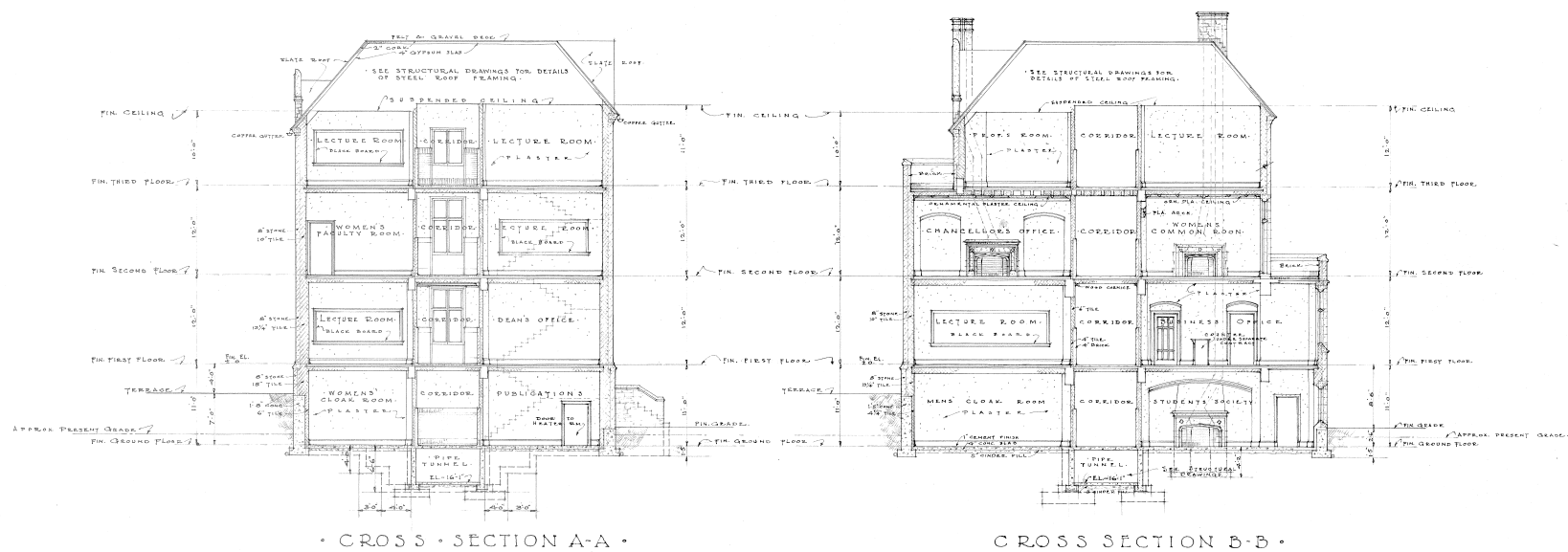
UH Planning Schedule – Room Availability
UH Architectural Plan - Construction Impact

Amendment No.5 – Third Floor Ceiling Upgrades

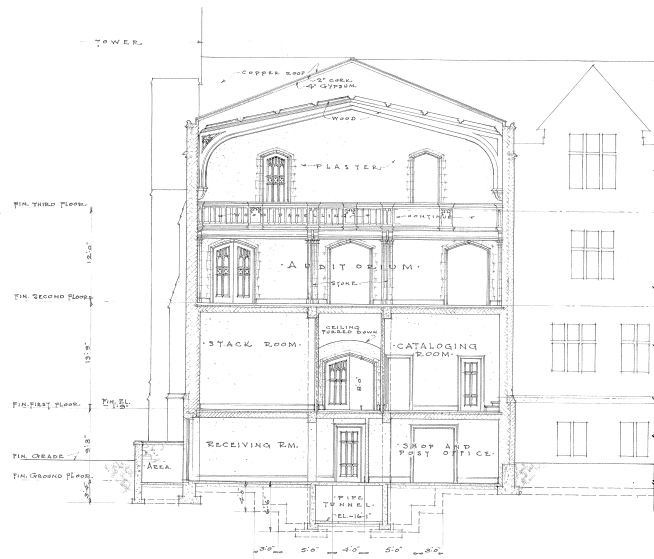
SK-01 – Third Floor Ceiling Upgrades

Date: August 15, 2025
Project: University Hall HVAC Upgrade
RFQ No.: RFQ-1202-2025
Page: 5 of 13

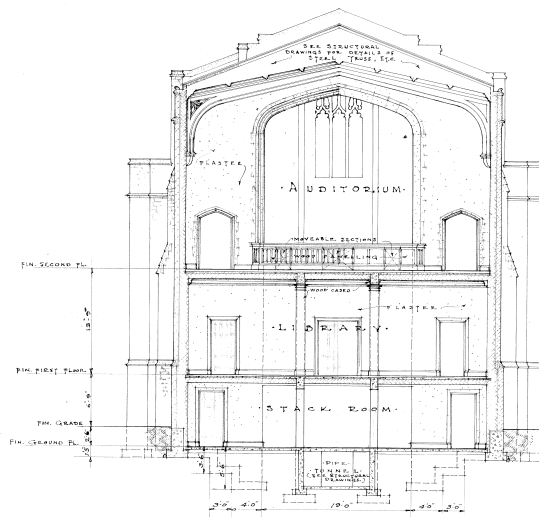
Amendment No. 1 – Original Building Drawings



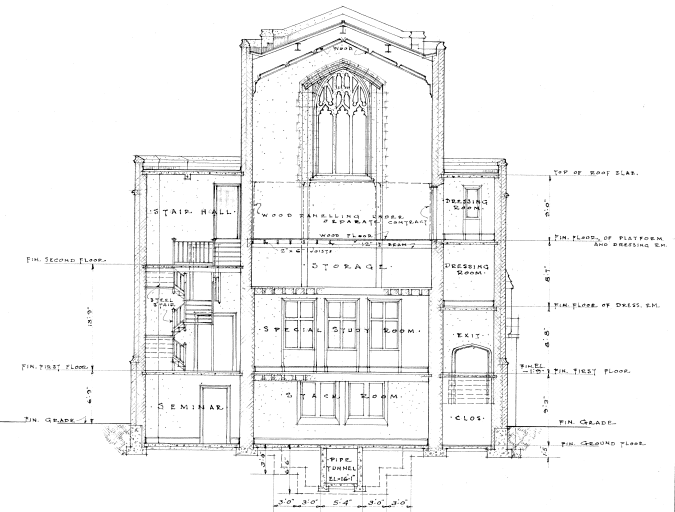
PROJECT	McMASTER UNIVERSITY HAMILTON, ONTARIO	DRAWING
263	ADMINISTRATION BLDG	6
SECTIONS A-A, B-B, C-C.		
SCALE	1/8"=1'-0"	ASSOCIATED ARCHITECTS
DATE	6-5-20	W.L. BOMERVILLE, A.R.C.A. - J. FRANCIS DROWN & SON
CHECKED		TWO BLOOR ST. W. TORONTO, - CANADA
		APPROVED F.B.D.



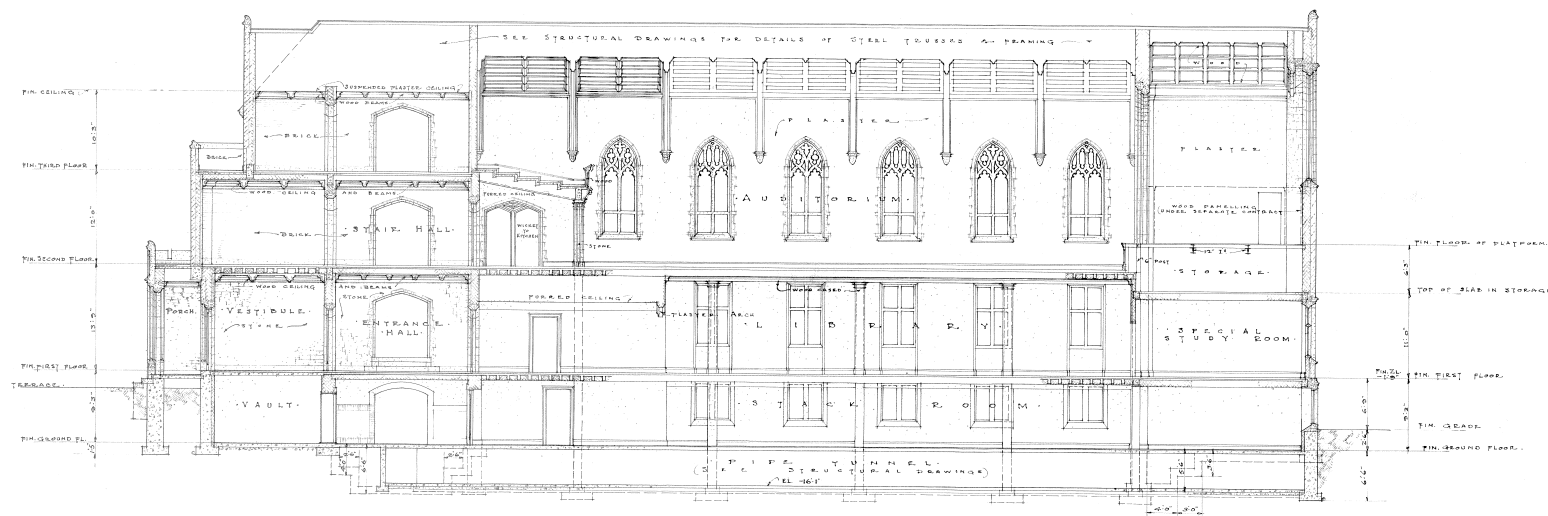
• CROSS SECTION D-D •



• CROSS SECTION E-E •



• CROSS SECTION F-F •

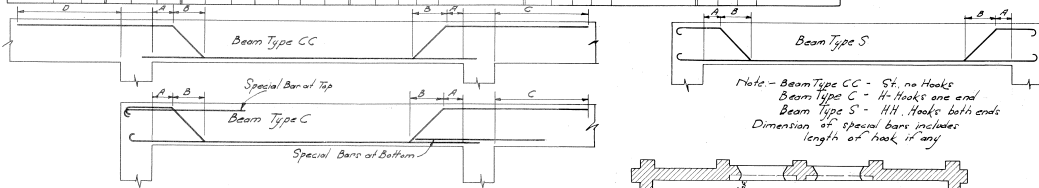
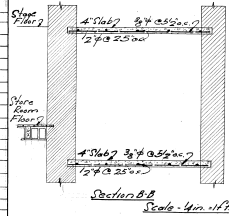


• LONGITUDINAL • SECTION G-G •

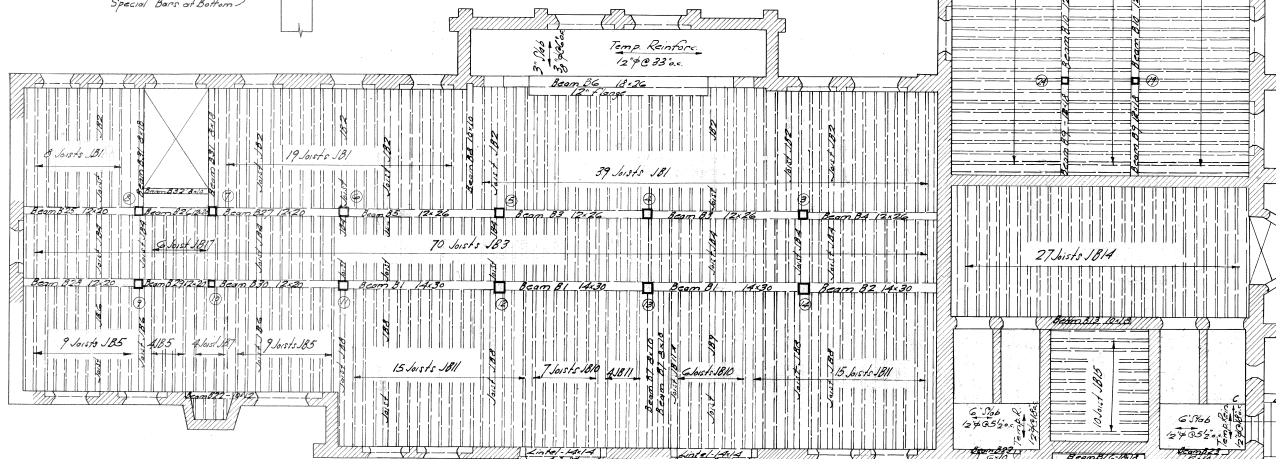
PROJECT	McMASTER UNIVERSITY		DRAWING
	HAMILTON, ONTARIO		
263	ADMINISTRATION BLDG.		7.
SECTION D-D, E-E, F-F, G-G.			
DATE	ASSOCIATED ARCHITECTS		MADE BY
6-5-29	W. L. SOMERVILLE, ARCHT. - J. FRANCIS BROWN & SON		E. D.
CHECKED	TWO BLOOR ST. W.		APPROVED
	TORONTO, CANADA		W. L.
			FOR

REVISED 8-6-29.

Beam Schedule (1 st and 2 nd Floors)													
Mark	Size	Type	Straight Bars	Beam Bars				Special Bars at Top	Special Bars at Bottom	Shoap			
				No	Size	Type	Location						
B1	14x30	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B2	14x30	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B3	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B4	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B5	12x24	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B6	14x30	S	4	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B7	14x30	S	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B8	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B9	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B10	12x24	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B11	12x24	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B12	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B13	14x30	S	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B14													
B15	14x30	S	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B16	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B17	14x30	C	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B18	14x30	C	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B19	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B20	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B21													
B22	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B23	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B24	12x24	S	3	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B25	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B26	12x24	CC	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B27	12x24	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B28	12x24	C	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B29	12x24	CC	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B30	12x24	CC	2	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B31	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End
B32	14x30	S	1	1/2"	H	2	1/2"	H	1	3/4"	H	60"	Outer End

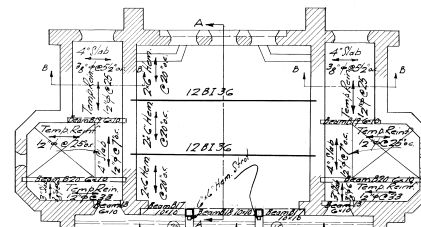


Note: All labels take dimensions and the same depth as the joints with 2" except as noted

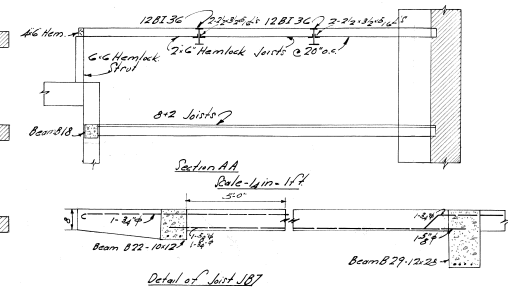


Note: Temp Reinfr. for a 2' slab - 12" x 22" x 2'

Revisions: - June 5th Temp Reinfr. for 2' slab



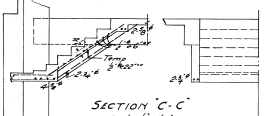
Plan of Floor under Slope Floor



Mark	Size	Type	Straight Bars	Beam Bars	Notes
J81	14x30	C	2	1/2"	H
J82	14x30	C	2	1/2"	H
J83	14x30	CC	1	1/2"	H
J84	14x30	CC	2	1/2"	H
J85	14x30	S	1	1/2"	H
J86	14x30	C	2	1/2"	H
J87	14x30	C	1	1/2"	H
J88	14x30	C	2	1/2"	H
J89	14x30	C	2	1/2"	H
J90	14x30	C	1	1/2"	H
J91	14x30	C	2	1/2"	H
J92	14x30	C	1	1/2"	H
J93	14x30	C	1	1/2"	H
J94	14x30	C	1	1/2"	H
J95	14x30	C	1	1/2"	H
J96	14x30	C	1	1/2"	H
J97	14x30	C	1	1/2"	H
J98	14x30	C	1	1/2"	H
J99	14x30	C	1	1/2"	H
J100	14x30	C	1	1/2"	H



Note: All beams to have min. bearing of 10" except as noted. Holes in files underneath to be filled with concrete



263
ADMINISTRATION BUILDING
SECOND FLOOR FRAMING PLAN
8'x10'
6/5/89
CDC

5-3
YSM
CLW

015003 2ND, SCH 1929

Date: August 15, 2025
Project: University Hall HVAC Upgrade
RFQ No.: RFQ-1202-2025
Page: 6 of 13

Amendment No.2 – Supplementary Bid Forms

Section 00430 SUPPLEMENTARY BID FORMS

ITEMIZED PRICES

The following Itemized prices are included in the Base Bid Price and may be deleted by the owner at the time of the bid assessment and contract award process. **Prices do not include HST.**

No.	Description	Price(\$)

SEPARATE PRICES

The following separate prices are not included in the Base Bid Price. We understand that any one or all of the following separate prices can be selected by the owner and included in the total Contract amount. **Prices do not include HST.**

No.	Description	Credit (\$)	Extra (\$)

ALTERNATE PRICES – PRODUCTS / SYSTEM OPTIONS

The following proposed alternate prices are not included in the Base Bid Price. The owner may select any one or all of the following proposed alternates after the contract award, and at that time will require details including specifications, modifications, and revisions to other work for each alternative. **Prices do not include HST.**

No.	Description of Alternate	Deduct from Base Bid (\$)	Change in Time (Days)

SUPPLEMENTARY BID FORM – UNIT PRICES

LIST OF UNIT PRICES

The following unit prices are used to determine payment for work added to and/or deducted from the Contract as shown on the drawings and required by the Specifications. These unit prices are for work measured in place, inclusive of all materials, labour, equipment, overhead, profits, taxes and miscellaneous charges. Submitting a Unit Price shall not prevent the Owner and the Consultant from negotiating a lump sum price for a Change to the Contract. **Prices do not include HST.**

No.	Description	Unit Price Add (\$)	Unit Price Deduct (\$)	Change in Time (Days)
1.				
2.				

Project Personnel

We propose to use the following lead personnel for this project and hereby confirm that they have the required knowledge, qualifications and experience as required by the contract documents to carry out this project. We will not change the proposed project personal shown below without prior approval from the Owner and the Consultant.

Position	Name
Contractor's Project Manager	
Site Superintendent	
Site Foreman	

Section 00430a SUPPLEMENTARY BID FORM – BID BREAKDOWN

To Be submitted within 24 hours of Bid Closing

The table “**Base Bid Breakdown of Prices**” is not required to be completed at the time of tender close. However, this information *is required* from all bidders during the bid assessment and prior to bid award.

Therefore, all bidders must complete and submit the Base Bid Breakdown of Prices table within 24 hours from the time of tender close. All other tables included in this section must be completed and submitted at the time of tender closing.

Base Bid Breakdown of Prices

The following is the cost breakdown of the total base bid price shown on the tender form. **Prices do not include HST.**

No.	Item No.	Price (\$)
1	Project Overhead and Administrative Costs	
.1	Bonding, Insurance, etc.	
.2	Mobilization & Demobilization	
.3	Project Administration	
2	Construction Divisions Cost	
.1	Demolition	
.2	Structural	
.3	Roofing	
.4	Drywall & Interior Finishes	
.5	Mechanical Plumbing	
.6	Mechanical HVAC	
.7	Electrical	
.8	Equipment	
.9	Cash Allowances (Hazardous Materials Remediation)	\$ 25,000
.10	BAS Control	
Total Base Bid (Transfer this amount to the Tender Form)		\$

No.	Description	Hourly rate (\$)
1.	Labour rate – After hours and Weekends	
2.	Supervisor rate – After hours and Weekends	

Plumbing L&M Price breakdown	Regular Working Hours		After Hours	
	Demo of Existing	Provision of New	Demo of Existing	Provision of New
10ft of 1/2"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 3/4"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 1"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 1-1/4"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 1-1/2"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 2"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 2-1/2"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 3"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____
10ft of 4"0 Pipe	\$ _____	\$ _____	\$ _____	\$ _____

Date: August 15, 2025
Project: University Hall HVAC Upgrade
RFQ No.: RFQ-1202-2025
Page: 7 of 13

Amendment No.3 – Campus Map

CAMPUS MAP

BUILDINGS

Alumni House.....	7	John Hodgins Engineering Building (JHE).....	16
Alumni Memorial Hall (University Club).....	8	Kenneth Taylor Hall (KTH).....	38
Applied Dynamics Laboratory (ADL).....	33	L.R. Wilson Hall (LRW).....	74
Arthur N. Bourns Building (ABB).....	25	Les Prince Hall.....	53
Bates Residence Building.....	40	Life Sciences Building (LSB).....	39
Bertrand Russell Archives and Research Centre.....	82	Mary E. Keyes Residence.....	50
Biology Greenhouse.....	30	Matthews Hall.....	26
Brandon Hall.....	36	McKay Hall.....	27
Burke Science Building (BSB).....	11	McMaster Children's Centre.....	T33
Campus Services Building (CSB).....	31	McMaster Divinity College (MDC).....	17
Canadian Martyrs CES Testing/Exam Centre (Licensed Space).....	91	McMaster University Student Centre (MUSC).....	51
Chester New Hall (CNH).....	23	Michael DeGroot Centre for Learning and Discovery (MDCL).....	52
Commons Building.....	28	Mills Memorial Library / Alvin A. Lee Building / Museum of Art (MML).....	10
Communications Research Laboratory (CRL).....	43	Moulton Hall.....	18
David Braley Athletic Centre (DBAC).....	54	Nuclear Reactor.....	15
David Braley Health Sciences Centre (DBHSC).....	83	Nuclear Research Building (NRB).....	9
DeGroot School of Business (DSB).....	46	One James North (OJN).....	85
E.T. Clarke Centre (Security).....	12	Parking Services.....	T32
Edwards Hall.....	5	Peter George Centre for Living and Learning (PGCLL).....	89
Engineering Technology Building (ETB).....	56	Preliminary Laboratory.....	T13
General Sciences Building (GSB).....	22	Psychology Building (PC).....	34
Gilmour Hall (GH).....	20	Refectory (The Phoenix / Bridges).....	4
H.G. Thode Library of Science and Engineering.....	42	Ron Joyce Stadium / Les Prince Field.....	55
Hamilton Hall (HH).....	2	St. Paul's Anglican Church.....	73
Health Sciences Centre (HSC/MUMC).....	37	Tandem Accelerator Building.....	32
Health Sciences Complex Parking Structure.....	44	Temporary Building, Multi-Use.....	TB26
Hedden Hall.....	45	Temporary Lecture Theatre.....	T34
Information Technology Building (ITB).....	49	Togo Salmon Hall (TSH).....	29
Institute for Applied Health Sciences (IAHS).....	48	University Hall (UH).....	1
Ivor Wynne Centre (IWC - Athletic Centre).....	24	Wallingford Hall.....	6
		Whidden Hall.....	19
		Woodstock Hall.....	35
		47 Whitton Road.....	86
		96 Forsyth Avenue North.....	94
		106 Forsyth Avenue North.....	95
		182 Sterling Street.....	87

LEGEND

- X

 Parking Lot Zone
- ♿

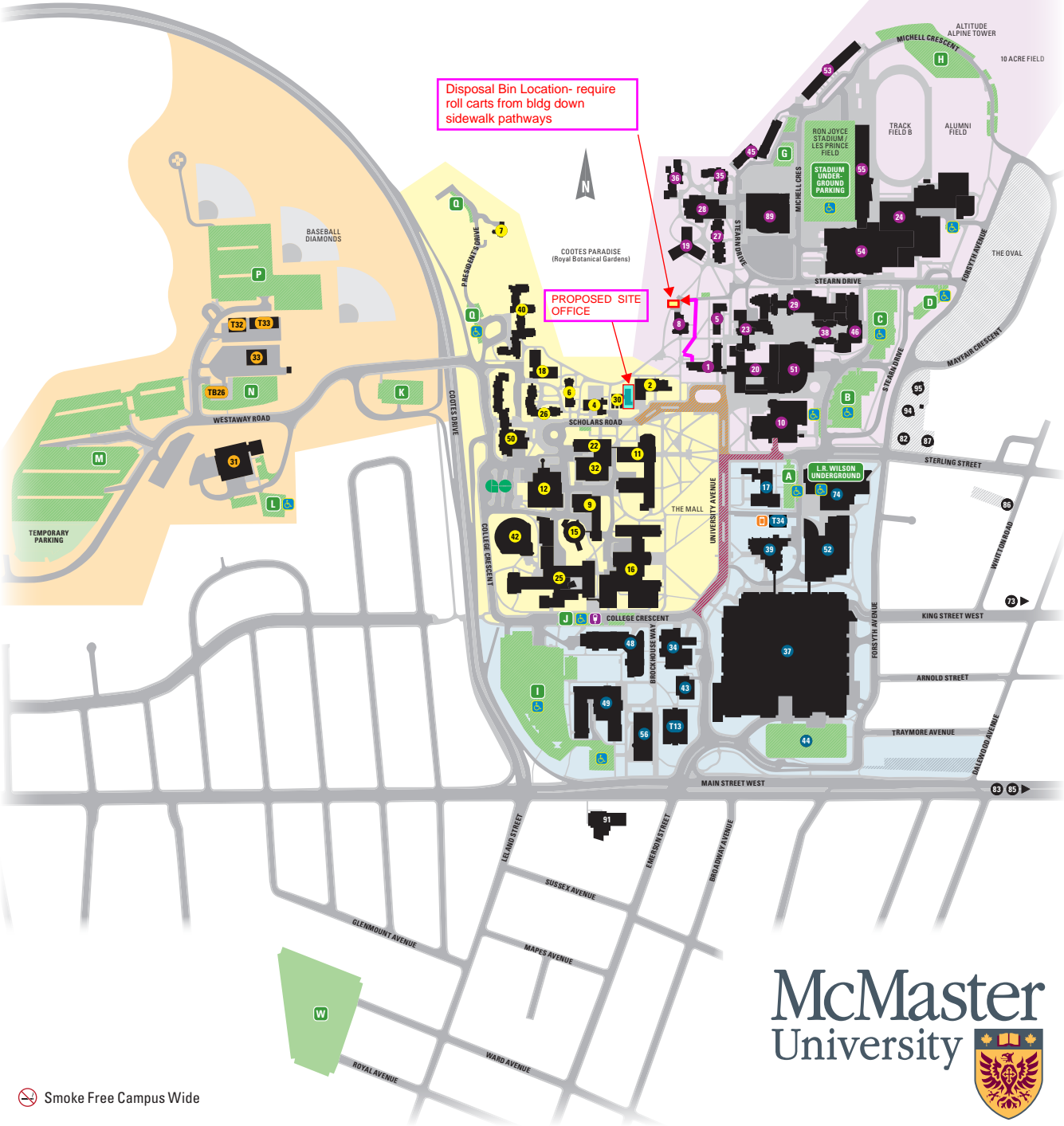
 Accessible Parking
- Ⓜ

 Meter Parking
- 🚶

 Pedestrian Priority
- 🚒

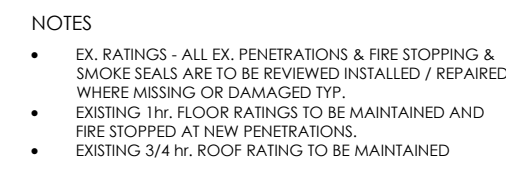
 Pedestrian Priority / Emergency and Service Vehicles Only









🚭 Smoke Free Campus Wide



Date: August 15, 2025
Project: University Hall HVAC Upgrade
RFQ No.: RFQ-1202-2025
Page: 8 of 13

Amendment No.4 – Scheduling Tools



-  High- construction impact- Provost offices.
-  High - construction impact- classrooms scheduled on Fall & Winter semesters
-  High - construction impact- Social Science Admen. offices - seminar room 122
-  High - construction impact- Humanities Admen. offices - Classroom 312
-  High - construction impact- Equity and Inclusion office
-  High - construction impact- Hospitality office
-  Medium - Noise impact- convocation hall - BOG meetings.
-  Medium - Noise impact- work in the corridors or adjacent spaces.

NOTES:

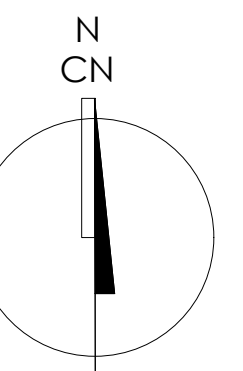
This design, drawings and related materials or writing (collectively "the Work" or "Work") are protected by copyright and are the exclusive property of The Ventin Group Ltd. Any other use, including but not limited to reproduction, modification, distribution, sharing or use for any other purpose, is strictly prohibited without the express written consent of the copyright owner.



McMaster University Campus
1280 MAIN ST. W.
HAMILTON, ON L8S 4K1

ARCHITECTS
THE VENTIN GROUP LTD

ONTARIO ASSOCIATION
 OF
 ARCHITECTS
 KEVIN CHURCH
 LICENCE
 4193



DRAWN BY : ES CHECKED BY : XX

O.B.C. MATRIX, LIFE SAFETY PLANS

All dimensions and measurements must be checked and verified by the General Contractor

University Hall HVAC Upgrade – Construction Schedule & Space Availability (Sept 2025 – May 2026)

	September					October				November				December					January				February				March					April				May			
UH Occupancies	Sept. 1st	Sept. 8th	Sept. 15th	Sept. 22nd	Sept. 29th	Oct. 6th	Oct. 13th	Oct. 20th	Oct. 27th	Nov. 3rd	Nov. 10th	Nov. 17th	Nov. 24th	Dec. 1st	Dec. 8th	Dec. 15th	Dec. 22nd	Dec. 29th	Jan. 5th	Jan. 12th	Jan. 19th	Jan. 26th	Feb. 2nd	Feb. 9th	Feb. 16th	Feb. 23rd	Mar. 2nd	Mar. 9th	Mar. 16th	Mar. 23rd	Mar. 30th	Apr. 6th	Apr. 13th	Apr. 20th	Apr. 27th	May 4th	May 11th	May 18th	May 25th
Room 207																																							
Conference Room 211							NO																																
Provost Office Rm 202-203							NO																																
Classrooms-registrar																																08-Apr							
Social Science Offices 115,116,117																																							
Social Science classroom 122																																							
Philosophy UH class 312																																							
Philosophy Offices																																							
Equity and Inclusion Office (EIO)																																							
Hospitality Office																																							
Adjacent Spaces (Basement / Attic)																																							
Convocation Hall UH 213 Noise Restrictions																																							

Legend

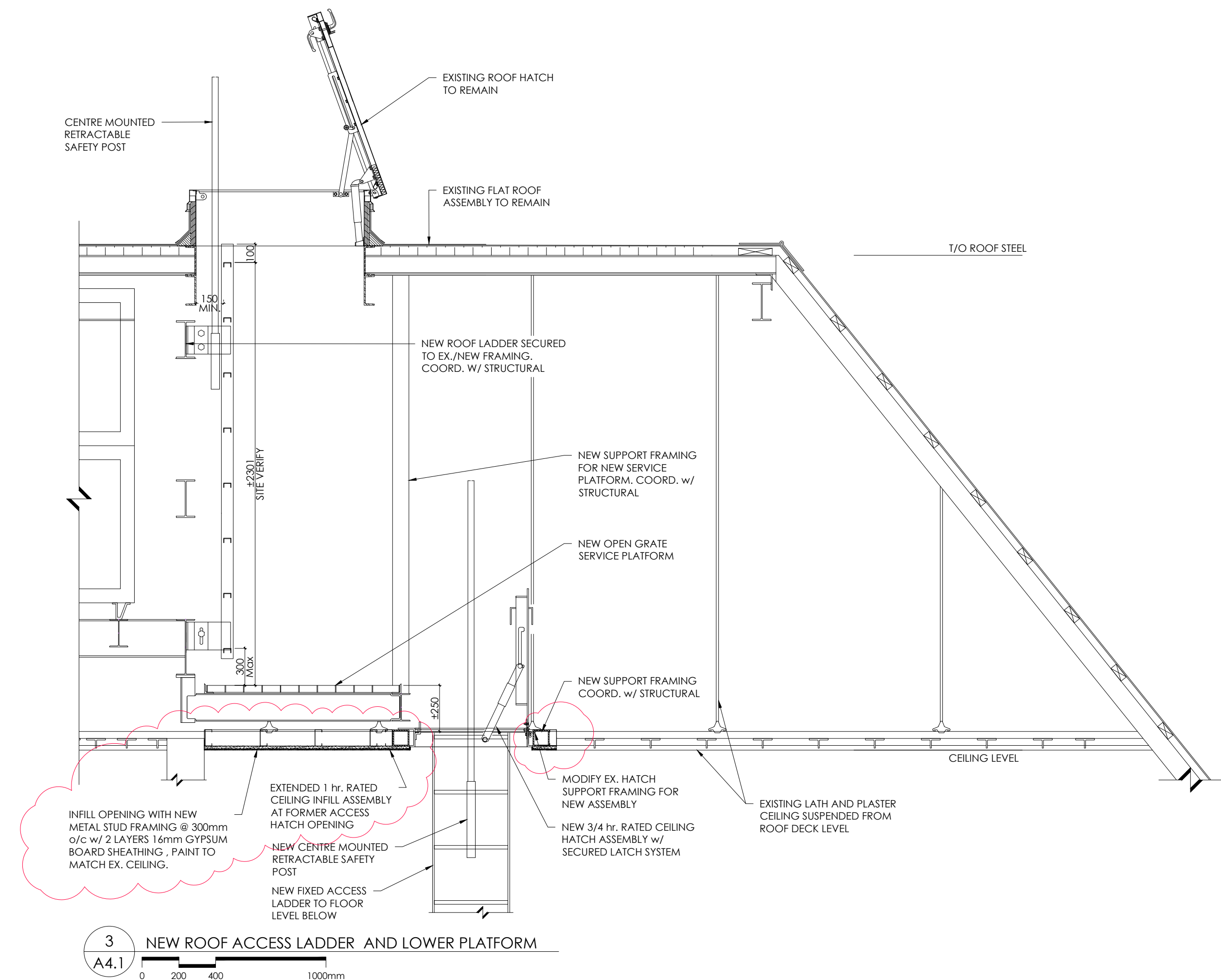
Preferred access to spaces indicated

Access outside of Preferred dates

Noise Restrictions due to use of Hall

Date: August 15, 2025
Project: University Hall HVAC Upgrade
RFQ No.: RFQ-1202-2025
Page: 9 of 13

Amendment No.5 – Third Floor Ceiling Upgrades



CHECKED BY : XX