

ADDENDUM # 02

Request for Proposals (RFP) No. CW24832
for
MGH 20 WYNFORD DRIVE – OPHTHALMOLOGY PROJECT
CONSTRUCTION

Issue Date: November 21, 2025

Attachment(s): Five (5)

1. GENERAL

This Addendum is issued in accordance with the RFP and amends the original RFP and associated documents as set out below. The revisions shall become part of the RFP documents and change the original RFP documents only in the manner and extent stated.

This Addendum shall be attached to the above noted RFP and shall form an integral part of the RFP. The contents of this Addendum shall be brought to the attention of all concerned.

2. CHANGES

Not Applicable

3. DOCUMENTS ISSUED UNDER THIS ADDENDUM

1. MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21 (69 pages)
2. #1 zip file (4 images)
3. #2 zip file (4 images)
4. Image (1)
5. Image (2)

4. QUESTIONS AND ANSWERS

The following questions pertaining to the RFP have been received and the following answers are being provided to all Proponents:

Question 1: Please confirm the IPAC requirement.

Answer 1: IPAC is not required for this project. General considerations for dust and debris control is still important.

Question 2: Do we need to maintain the negative air pressure during renovation?

Answer 2: Negative air pressure is not required

Question 3: Please indicate/ clarify the hoarding requirement.

Answer 3: Hard hoarding at corridor and dust control measures are to be considered, especially considering remaining ductwork and protection of areas outside of scope and along the path of material delivery

Question 4: Will a Transition Strip be needed between Areas in Scope (such as Corridor 8) and the Areas Out of Scope and if so, could you please provide the material specifications as it wasn't specified in neither the Drawings or Specifications

Answer 4: Yes, please refer to updated finish schedule as part of Addendum No 2.

Question 5: For Housekeeping 12, it is indicated that this existing "Existing Flooring Finishes to remain, Patch & Repair as required. Could you please provide us with the material of this existing flooring sheet if possible?

Answer 5: Existing flooring is ceramic tile. Patched flooring is to match as close as possible. Please refer to the attached photos of existing tile.

Question 6: Please provide mechanical and electrical specifications.

Answer 6: See Dwg.M-020 and E-002

Question 7: Double bowl sink counter in soiled rm 7 - please confirm the required bowl sizes?

Answer 7: Integral SS sink - see architectural

Question 8: Please confirm if sinks shown on 7/A64-01, 9/A64-01 are stainless and are part of the Division 12 scope?

Answer 8: These are the stainless steel scrub sinks at the procedure rooms

Question 9: Please confirm the material on elevation 4/A64-03 is? Are sink, door and wall cabinet to be painted metal casework in this location? Please confirm sink size as well.

Answer 9: Upper cabinet and lower cabinet to be made from Plywood with PLAM finish, doors to be made from MDF with PLAM finish. Countertop and sink will

be stainless steel. Finishes schedule and Sheets A64-03, A75-01 will be updated with these finishes and to be submitted in Addendum #2.

Question 10: Is the wall protection shown above the backsplash on drawing 4/A64-03 stainless steel wall protection that would fall under Division 12 35 53?

Answer 10: The wall protection is Acrovyn wall protection - Refer to the finish schedule for additional information

Question 11: Is the narcotics cabinet shown in 5/A64-03 new and to be provided as part of this scope of work?

Answer 11: It is owner supplied contractor installed

Question 12: Company Demonstrated Skill and Experience On Appendix 3 – General Requirements, Item 2: Company Demonstrated Skill and Experience, under sub-section (d), the document states: "Proponents should describe the relevant experience of mechanical and electrical contractors as it relates to those projects. (provide the name and experience of key sub trade staff that will be assigned for the duration of the project.) and their role in a minimum of three similar healthcare renovation projects". We would like to request that the name and experience of the key personnel to be removed from this requirement as the subcontractors likely won't be able to name the team prior to the submission. Thus, "a minimum of three similar healthcare renovation projects" will be provided by both the mechanical and electrical contractor companies.

Answer 12: You do not need to submit the names of the Key Personnel of the Subcontractors. We still want to know the names of the Key Personnel for the GCs. For Subcontractors, only the Company Name and three similar healthcare projects are required.

Question 13: Company Demonstrated Skill and Experience Additionally, we respectfully request that sub-section (d) be excluded from the overall page count. This section will include M&E company details, experience information, and similar healthcare renovation project descriptions, which may exceed 20 pages.

Answer 13: The page limitation is a suggestion only, but proponents are encouraged to keep submissions concise

Question 14: Company Demonstrated Skill and Experience, proponents are asked to describe relevant experience, provide three completed projects, include an organization chart, provide M&E subcontractor experience (as noted in Q1 and Q2), and address local knowledge as well as environment and sustainability, all within only two pages. Typically, a company profile with relevant experience requires 2 pages; each relevant project may take up to 2 pages; an organization chart may require half a page; local knowledge may take 1 page; and environment and sustainability sections often require 2 to 3 pages.

Answer 14: The page limitation is a suggestion only, but proponents are encouraged to keep submissions concise

Question 15: Company Demonstrated Skill and Experience We respectfully ask that Corporate Relevant Projects (sub-section b) be excluded from the page count.

Answer 15: The page limitation is a suggestion only, but proponents are encouraged to keep submissions concise

Question 16: Company Demonstrated Skill and Experience Additionally, could you please increase the page count to 10 pages, excluding from the page count both the M&E Subcontractor requirements (sub-section d) and the Corporate Relevant Projects (sub-section b)?

Answer 16: The page limitation is a suggestion only, but proponents are encouraged to keep submissions concise

Question 17: Company Demonstrated Skill and Experience For Sub-section (b), Proponents are asked to describe a minimum of 3 projects within the last 5 years. Please advise if one (1) of the three (3) projects can be completed within the last 8 years.

Answer 17: We will leave it at the 5 years

Question 18: Company Demonstrated Skill and Experience Appendix 3 – General Requirements, 2. Company Demonstrated Skill and Experience part (e) states: Local knowledge, sub-section (e): Proponent is to describe their knowledge of and experience with MMC Members and the Ontario supply chain landscape (i.e., policies, regulations, legislation, factors impacting the provision of services, etc.) Describe the building codes and any

applicable local codes impacted by the requirement in this procurement. This is a CCDC-2 contract, where drawings have been issued at 100%, IFC and Specifications have been issued at 100%. Why are proponents being asked to “Describe the building codes and any applicable local codes impacted by the requirement in this procurement.”?

Answer 18: These are BoBi requirements and must be included in the technical evaluation

Question 19: Methodology and Approach On Appendix 3 – General Requirements, Item 4: Methodology and Approach, there is a suggested page limit of up to 5 pages. We respectfully request this to be increased to up to 15 pages. Reasoning: Typically our Methodology and approach takes 2 pages, which includes sub-sections (a) and (b), Health and Safety methodology, sub-section (c), takes up to 3 pages, Approvals, Financial reporting, draws and holdbacks, sub-section (d), takes 1 page, Risks and Mitigation, sub-section (e), takes 6 pages, Recommendations and Business responsiveness, sub-sections (f) and (g) takes 1 page.

Answer 19: The page limitation is a suggestion only, but proponents are encouraged to keep submissions concise

Question 20: Please provide a Tenant/Landlord manual

Answer 20: Refer to Addendum 01, attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 01_2025-11-18, Appendix A5 section

Question 21: Can material deliveries use the elevator?

Answer 21: Yes, with some restrictions - please refer to Addendum 01, attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 01_2025-11-18, General Requirements section

Question 22: What company is required for base building controls?

Answer 22: Refer to Addendum 01, attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 01_2025-11-18, General Requirements section

Question 23: Are grab bars to be supplied and installed by GC? If yes, please provide the specs.

Answer 23: Refer to the updated finish schedule in attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 24: Can you please provide a Finished Hardware Schedule?

Answer 24: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 25: Can you please confirm whether the Silentia Screens have been removed from the scope.

Answer 25: See attached zip file #1 photos

Question 26: Please provide the photos of the level 1 area & ceiling at plumbing penetration locations.

Answer 26: See attached zip file #1 photos

Question 27: Will the building's parking be available for free to use for sub-trades' parking?

Answer 27: Refer to Addendum 01, attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 01_2025-11-18, General Requirements and Appendix 5 sections

Question 28: We don't see an Abatement Scope of Work but the DSS Report identified the following asbestos-containing materials: DSS: asbestos black mastic beneath vsf (original operating room) and beige mastic beneath ceramic tiles (original small operating room). Will either of these materials be disturbed and require removal? If so, which materials and at what quantities?

Answer 28: The DSS Report, specification section 02 82 00 Asbestos Abatement – Type 2 Operations, and the demolition plans show the extent of the demolition scope of work. The contractor is to include any abatement work required in their pricing and the cash allowance is to cover any additional abatement work that is unforeseen and may be required

Question 29: Who is the base building chemical treatment contractor?

Answer 29: Not Applicable

Question 30: Please provide a one-week extension to closing date.

Answer 30: There will be no extension for this RFP

Question 31: Could you please provide the overall photo of the main switchboard and photo of the switchboard's nameplate. (ref detail 2/E-701)

Answer 31: See attached zip file #2

Question 32: The fire alarm drawings does not show any fire alarm horns or speakers. Are the devices existing to remain or do we need to add any additional fire alarm horns to the tenant space?

Answer 32: no existing horns or speakers, only bells - relocate where affected dy demo

Question 33: Please clarify the door and the frame types for doors 2-107, 2-108B, 2-110, 2-111.

Answer 33: See updated door schedule within attachment MGH 20 Wynford
Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 34: What is the slab-to-slab height.

Answer 34: 3862mm to underside; 18" OW joists

Question 35: Please confirm the required quantity of the Surgical Light. Additionally, kindly clarify, whether the supply and installation of new Surgical Ligh in the Future Minor Procedure Room #2 should be included. The note on A23-01 indicates, that furniture and equipment shown in dashed line in Future Minor Procedure Room #2 for future development.

Answer 35: Only two Procedule Lights are required, no light is required in Procedure Room # 2

Question 36: Please confirm that all asbestos abatement, including the testing and inspection will be covered by \$25,000 cash allowance. If not, please clarify the scope of work of the hazardous material abatement.

Answer 36: Refer to question 28 of Addendum 2

Question 37: Please confirm, that Silentia Screens (CRT-1) which were crossed out from the Finishes Schedule 09 06 00 issued as part of Addendum #1 should be supplied and installed by others, and not part of the contract as stated under Furniture Plan Legend on A23-01.

Answer 37: Yes, these are owner supplied and installed

Question 38: Please provide the specifications for the wall mounted workstation listed on A23-01 as a contractor supplied and installed item.

Answer 38: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 39: Please provide the specifications for the TV listed on A23-01 as a contractor supplied and installed item.

Answer 39: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 40: Please provide the specifications for the PPE Dispenser listed on A23-01 as a contractor supplied and installed item. Please confirm how many are required.

Answer 40: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 41: Please provide the specifications for the AED Cabinet listed on A23-01 as a contractor supplied and installed item. Please confirm how many are required.

Answer 41: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 42: Please confirm quantities of each owner supplied, contractor installed item listed on A23-01.

Answer 42: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 43: Please provide specifications for the change table for the Universal Washroom as shown on 1/A61-01.

Answer 43: Only two Procedure Light No change table as part of project, only to provide backing for future installation

Question 44: Please confirm that the installation of HSS Steel Tube support is required for the change table as per the detail on A03-01.

Answer 44: yes this is required for potential future installation

Question 45: Please confirm that all appliances including refrigerators, freezers, microwaves, etc. will be supplied by the owner.

Answer 45: That is correct

Question 46: Please clarify, the Medication Room millwork details. The Finishes Schedule 09 06 00 indicates Stainless Steel Counter and Sink for ST-15 item, however on A75-01 Solid Surface counter for the Medication Room millwork is specified. Please advise.

Answer 46: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21

Question 47: Please confirm, that the only custom wall mounted stainless steel counter and double sink unit ST-12 and stainless-steel counter and sink ST-15 indicated in the Finishes Schedule 09 06 00 are within the scope of work for the Stainless-Steel Laboratory Casework as per Specifications Section 12 35 53. Please clarify why these items shown under Division 05 in the Finishes Schedule, rather than Division 12 as stated in the Specifications.

Answer 47: That is correct, also shown as part of finishes schedule for reference

Question 48: Please clarify the scope for internal insulation of ductwork and external insulation. As indicated on M-020 item 1.1.2 under HVAC notes, a 6-inch pressure class is specified. Can fabrication be completed using either 3-inch or 4-inch insulation? Please advise.

Answer 48: 6" pressure class applies to the construction of the ductwork; for insulation thickness see note5 under heading HVAC

Question 49: Please confirm, that there are no prequalified electrical, mechanical or any other discipline-specific contractors and the general contractors who attended the mandatory site visit have no restrictions to inviting the subcontractor at there discretion.

Answer 49: No restrictions - Please refer to the bidder instructions issued with the tender package

Question 50: Please clarify the scope of work for the Nurse Call System and share the contact information of the base building Nurse Call System contractor.

Answer 50: no new nurse call system; demo of existing

Question 51: Please provide the contact information of the base building Voice and Data Cabling contractor.

Answer 51: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21, General Requirements section

Question 52: Please confirm Robert Young's (from A1 Security System) phone number/contact information as phone number provided in Addendum #1 appears to be incorrect.

Answer 52: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21, General Requirements section

Question 53: Please provide the contact information of the base building Fire Alarm contractor.

Answer 53: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21, General Requirements section

Question 54: Please provide the contact information of the base building Paging System contractor.

Answer 54: Refer to attachment MGH 20 Wynford Dr_Cataract Surgical Centre_Addendum 02_2025-11-21, General Requirements section

Question 55: Please confirm, that the medical gases scope is limited to partial demolition only as indicated in note 1 on M-201.

Answer 55: Confirmed

Question 56: Electrical Question - Is there a model number for main switch board.

Answer 56: Not available

Question 57: Electrical Question - Are there panel schedules for the new panels Panel B and UPS Panel.? Will Panel schedules be provided?

Answer 57: Panel schedules will be provided

End of Addendum