

TSSS Pape

Project No.	2520	Addendum No.	04
Date	4 September 2026	Pages	5
Location	1076 Pape Ave, Toronto, ON		

The following changes, additions, deletions, and clarifications are hereby made an integral part of the documents, including the drawings and specifications for the above project. Acknowledgement for receipt of this addendum shall be indicated on the Tender Proposal.

Item	Description
1.	Added replacement of existing walk-in fridge to scope of work, including the following: - Decommission of existing cooler system and demolition of existing system and finish in preparation to receive new - Installation of new cooler system: wall and ceiling panels, door with locking hardware and gasket, light fixtures, condensing unit and evaporator coil - Electrical and plumbing connections to new cooler system, provide support, curbs, penetrations or coring where required - Ceiling, wall and floor finishing for walk-in-fridge See attached pricing form with revised Cash Allowance to include scope of work.

End of addendum 04.

APPENDIX B - BASE BID - PRICING FORM**1076 PAPE AVENUE – EXTERIOR RENOVATIONS AND ROOF REPLACEMENT**

NAME OF CONTRACTOR: _____

The Bidder must provide the rate and the amount for each Tender item, the total for each part / subsection, the grand total, HST amount and the total amount of Tender on the forms in the ensuing pages. Bidders that do not fully complete these forms (such as leaving lines blank), or have unclear answers (such as "n/a", "-", "tba" or "included" etc.) will be declared non-compliant. Prices that are intended to be zero cost/no charge to the city are to be submitted in the space provided in the price schedule as "\$0.00" or "zero".

All spaces for the aforementioned information must be completed in ink ensuring the printing is clear and legible.

Where included, the Alternative Prices, and Supplementary List of Prices Required for Extra Work Forms must also be completed.

The lowest Bidder will be determined solely from the Total Base Bid, subject to the City's reserved rights not to award to any Bidder.

Please note: When any additional work to the contract is required, and agreed upon, a Change order will be issued for the additional cost, to be paid through the Contingency Allowance.

The following itemized prices shall be INCLUDED in the Tender Price (all H.S.T. excluded).

Please Note: When any additional work to the contract is required, and agreed upon, a Change Order will be issued for the additional cost. The Contractor may only add as their markup of 10% overhead and 5% profit margin.

A.) BASE BID – PRICE BREAKDOWN TENDER WORK ASSIGNMENT NO.: CREM-TSSS-26-01

Item	Description	Unit	Quantity	Unit Rate	Total Price (Quantity x Unit Rate)
Construction Items					
1	<i>Division 0:</i> Bonding	L.S.	1	\$ _____	\$ _____
2	<i>Division 1:</i> General Requirements, OH&P, Supervision, Mobilization, etc.	L.S.	1	\$ _____	\$ _____
3	<i>Division 2:</i> Site Work and Demolition - Selective Demolition - Abatement	L.S.	1	\$ _____	\$ _____
4	<i>Division 3+4:</i> Concrete and Masonry	L.S.	1	\$ _____	\$ _____
5	<i>Division 5:</i> Miscellaneous Metals - Metal stairs and handrails - Metal guard and swing gate at roof patio	L.S.	1	\$ _____	\$ _____
6	<i>Division 6:</i> Wood, Plastics, and Composites - Rough carpentry	L.S.	1	\$ _____	\$ _____
7	<i>Division 7:</i> Thermal & Moisture Protection - Insulated roof assemblies - Insulated exterior wall overcladding - Roof pavers - Prefinished metal flashing & trim - Window sealants	L.S.	1	\$ _____	\$ _____
8	<i>Division 8:</i> Openings - Fibreglass windows - Overhead garage door	L.S.	1	\$ _____	\$ _____
9	<i>Division 9:</i> Finishes - Painting	L.S.	1	\$ _____	\$ _____

Item	Description	Unit	Quantity	Unit Rate	Total Price (Quantity x Unit Rate)
	- Ceiling & wall repair/replacement - Floor tile replacement				
10	<i>Division 20:</i> Mechanical Support	L.S.	1	\$ _____	\$ _____
11	<i>Division 22+23:</i> Mechanical	L.S.	1	\$ _____	\$ _____
12	<i>Division 26:</i> Electrical	L.S.	1	\$ _____	\$ _____
13	<i>Division 31:</i> Earthworks - Excavation and removals - Rough grading	L.S.	1	\$ _____	\$ _____
14	<i>Division 32:</i> Exterior Improvements - Asphalt paving, unit paving, curbs, parking lines	L.S.	1	\$ _____	\$ _____
15	CASH ALLOWANCES* (H.S.T. excluded) CCTV Scan of Storm Sewer Testing & Inspections Structural Investigations/Repairs Furniture Movers Equipment: Vertical Bike Storage Rack	L.S.	1	\$35,000.00	
	Decommission and demolition of existing walk-in-fridge Installation of new cooler system and interior finishing of walk-in-fridge	L.S.	1	\$80,000.00	
	CASH ALLOWANCES TOTAL* (H.S.T. excluded)			\$115,000.00	\$115,000.00
D) Total Base Bid Price (Sum of Items 1 to 15) Exclusive of HST).					\$ _____

Item	Description	Unit	Quantity	Unit Rate	Total Price (Quantity x Unit Rate)
E) HST Amount (13% of above item D.) .					\$ _____
F) Total Amount of Tender Call (Sum of D + E) (* Copy Total Amount to front tender cover page.)					* \$ _____

* CASH ALLOWANCES

Such are intended to cover the net cost to the Contractor of providing the pre-determined services, products, or for other authorized expenses specified. The Total Bid Price, and not the Cash Allowances, shall include the Contractor's overhead, and profits, supervision on such cash allowances. If cost exceeds the cost allowance, the extra sum is an extra to the contract, if cost is less the unused portion is credit to the contract.