



## **Strathcona Gardens Rec-Reate Aquatic Centre & Renovations** **ADDENDUM #2**

Date: March 18, 2024

This Clarification varies the Bidding and Contract Documents Issued by the Construction Manager: Heatherbrae Builders Co. Ltd.

**General Terms:**

This Addendum shall form part of the Procurement Documents and is to be read, interpreted and coordinated with all other parts. The cost of all work contained herein shall be included in the Contract sum. The following revisions supersede the information contained in the original specifications and drawings issued by the Construction Manager.

**Acknowledge receipt of this Addendum by indicating so on your quotation.**

All other terms, conditions, specifications and drawings (as applicable) of the Procurement Documents remain unchanged.

In the event of any conflict or inconsistency between or among the terms, conditions, specifications and drawings (as applicable) of this Addendum and all other terms, conditions, specifications and drawings (as applicable) of the Procurement Documents, the terms, conditions, specifications and drawings (as applicable) of this Addendum shall prevail.

All project queries pertaining to this tender shall be directed to Allan Gustafson by email or fax:

Fax: 604-277-2311  
Email: [allang@heatherbrae.com](mailto:allang@heatherbrae.com)

## 1. Tender Documents

### 1. General

1. **Extension Date: Quotes are to be submitted on March 28, 2024 at 2:00pm**
2. Bonding Clarification – Contracts that require the trade to provide bonding require them to provide a 50% Performance Bond and 50% Labour and Material Payment Bond.
3. We have issued the Site Safety plans. Trades are to review to see how the project will be set up during different phases of the work.

### 2. Scope of Work

1. We have issued the following scopes of work for trades to review and include in their quote they submit.
  1. Excavation
  2. Civil
  3. Steel
  4. Electrical
  5. Mechanical
  6. Concrete & Formwork
  7. Rebar
  8. Glazing
  9. Masonry
  10. Polished Concrete
  11. Tilework
2. At the Phase 1 Demolition, Demolition/Excavation trade is to complete the demolition required to facilitate the installation of the vertical shore components that connect above grade. During excavation, brace below grade wall during the time it is left exposed. Refer to 3/S303 and 3/S403.
3. Steel Trade
  1. Steel Trade to know that the bracing of the existing large opening shown on 3/S303 is critical to be put in at the start of the project. Before the demolition occurs.
  2. For specification 09 96 00 which affects the steel in the wet area (as well as steel that passes through the wet area), we would like to have the steel trade to provide this as three separate prices. We will review the best scenario to use post tender with the steel trade and painter.
    1. Price#1 Galvanized with full specified paint system applied over top.

2. Price#2 Galvanized with primer and intermediate coat of the specified paint system applied over top. Painter would complete the remaining coats on site.
  3. Price#3 Galvanized with primer coat of the specified paint system applied over top. Painter would complete the remainder 2 coats on site.
4. Painting
1. For specification 09 96 00 we request the painter to provide the coatings as two separate prices. We will review the best scenario to use post tender with the steel trades and painter.
    1. Price#1 two coats field applied, primer by steel trade.
    2. Price#2 one coat field applied, we would use this to .

### 3. Questions / Answers

1. Question #1

1. In regards item 9.0 (2) Unsolicited Alternatives/Substitutions in the Instruction to Bidders document. As it is not clear, please confirm that if an alternate item is carried in a proposal and is rejected by the owner or consultant, that the contractor is responsible to provide the originally specified item at no additional cost to the owner.

**Answer:**

1. **Correct the contractor will be taking that risk if they use unsolicited alternates. We suggest any contractors wanting to use any alternate product to submit the product information to us during the bidding period and they will be reviewed for conformance by the consultant team. If alternatives are submitted to us too close to the closing date they will not be reviewed by the consultant team. Allow a minimum of 7 working days before closing.**

### 2. Consultants Issued:

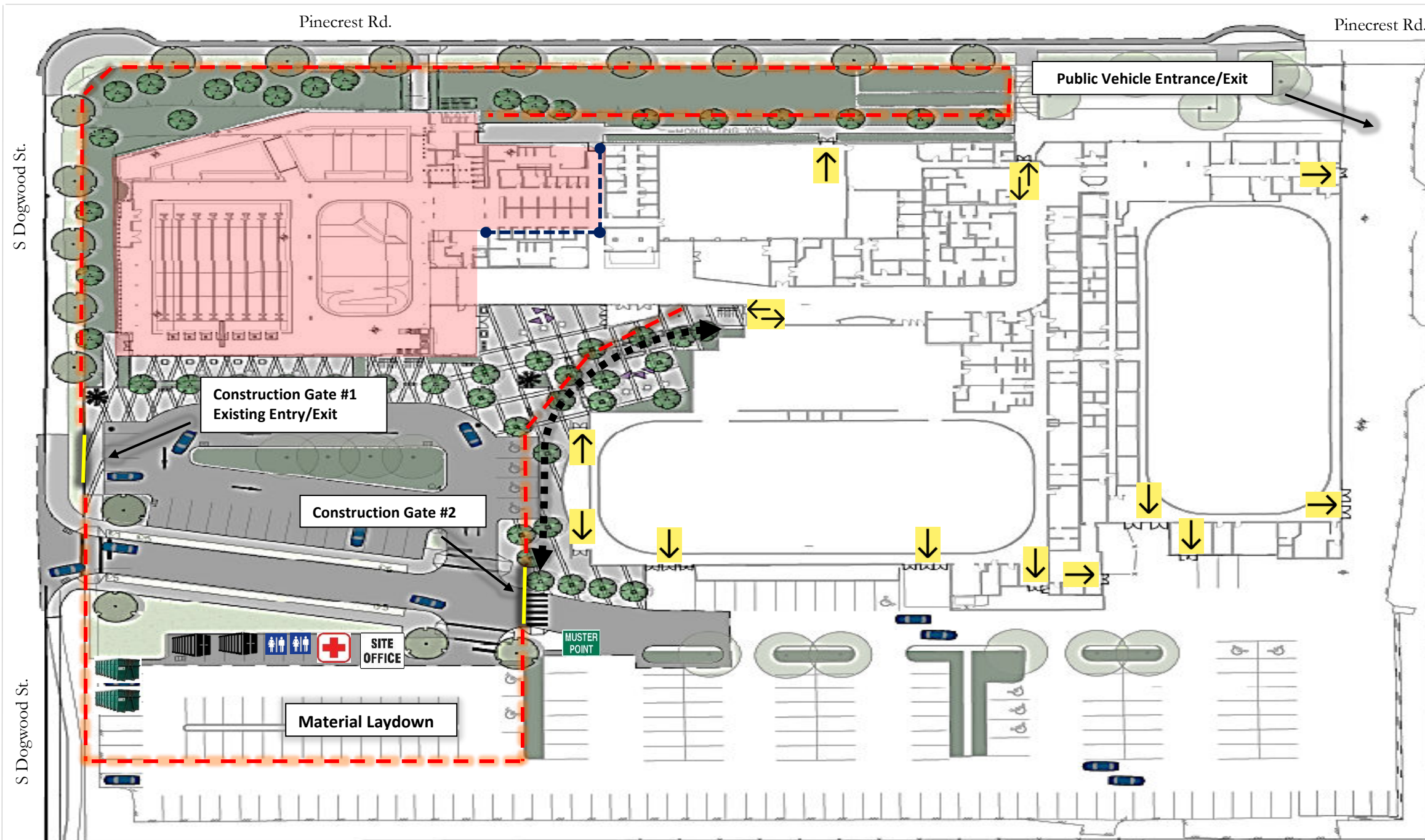
1. The following consultants have issued in this addendum:
  1. Consultant Write-ups
    1. Architectural Add#2– Table of Contents - 1 pages
    2. Architectural Add#2– 26 pages
    3. Structural Add#2 – 23 pages
    4. Civil Add#2 – 14 pages
    5. Mechanical Add#2 - 5 pages
    6. Electrical Add#2 - 12 pages

### End of Construction Manager's Addendum #2



# Strathcona Gardens – REC-REATE

## PHASE 1



EMERGENCY CONTACT INFORMATION	
Site Superintendent: <b>Al Banks</b>	(250) 739-1063
Safety Coordinator: <b>Jason Leslie</b>	(778) 269-0448
First Aid Attendant: <b>Andrew Lockhart</b>	(236) 988-0707
<b>Campbell River Fire</b>	<b>9-1-1</b>
Campbell River Fire (Non-Emergency)	(250) 286-6266
<b>RCMP</b>	<b>9-1-1</b>
RCMP (Non-Emergency)	(250) 286-6221
North Island Hospital	(250) 286-7100
Walmart (Walk In Clinic)	(250) 850-4505
Fortis Gas Emergency	(800) 663-9911
Fortis Electrical Emergency	(866) 436-7847
BC Hydro Emergency	(800) 224-9376
Report a Spill	(800) 663-3456
WorkSafeBC (Prevention Line)	(604) 276-3100

### LEGEND

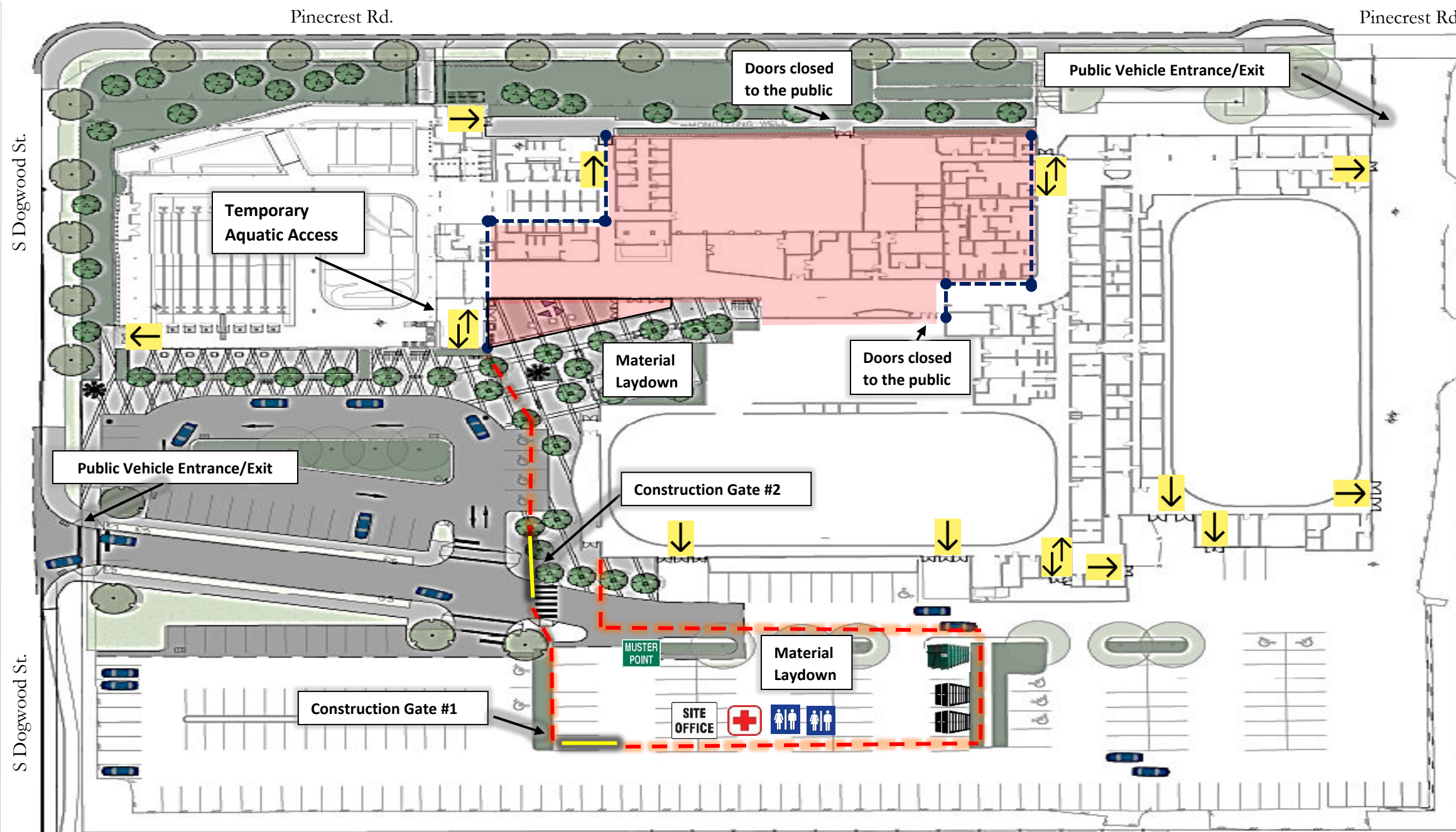
- - - Temporary Construction Fencing
- MUSTER POINT Muster Point
- Construction Gate
- SITE OFFICE + Site Office & First Aid
- ↔ Public Entrance/Exit
- - - - - Public Access to Main Entrance
- Equipment Container
- Public Exit
- Hoarding Wall
- Debris Bin
- Portable Toilets

Version 12.1 – 05 March 2024



# Strathcona Gardens – REC-REATE

## PHASE 2



### EMERGENCY CONTACT INFORMATION

Site Superintendent: **Al Banks** (250) 739-1063  
 Safety Coordinator: **Jason Leslie** (778) 269-0448  
 First Aid Attendant: **Andrew Lockhart** (236) 988-0707

**Campbell River Fire** 9-1-1

Campbell River Fire (Non-Emergency) (250) 286-6266

**RCMP** 9-1-1

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### LEGEND

--- Temporary Construction Fencing

Site Office & First Aid

Equipment Container

Debris Bin

Muster Point

Public Entrance/Exit

Public Exit

Portable Toilet

Construction Gate

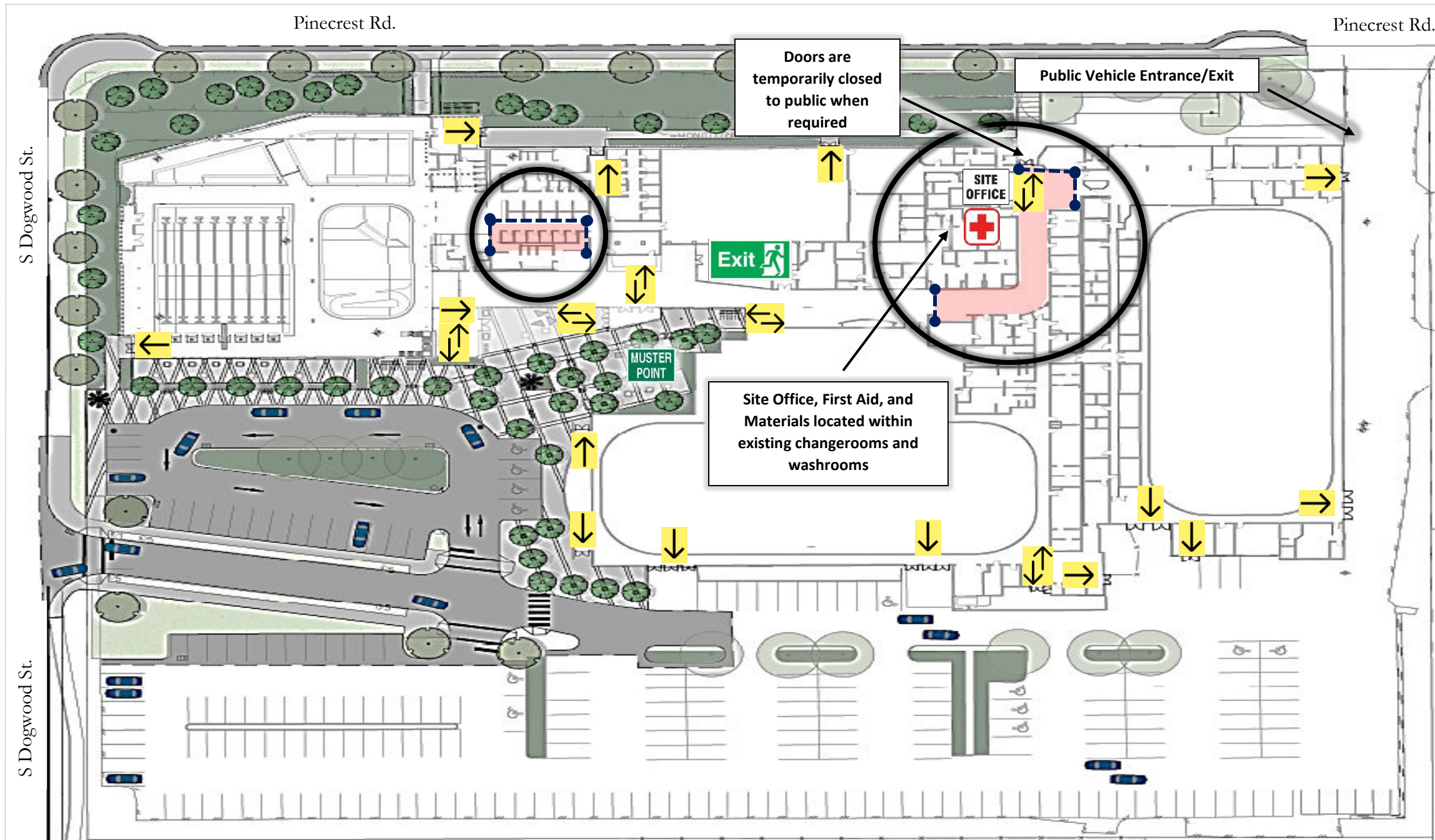
Hoarding Wall

Version 12.1 – 05 March 2024



# Strathcona Gardens – REC-REATE

## PHASE 3



EMERGENCY CONTACT INFORMATION	
Site Superintendent: <b>Al Banks</b>	(250) 739-1063
Safety Coordinator: <b>Jason Leslie</b>	(778) 269-0448
First Aid Attendant: <b>Andrew Lockhart</b>	(236) 988-0707
<b>Campbell River Fire</b>	<b>9-1-1</b>
Campbell River Fire (Non-Emergency)	(250) 286-6266
<b>RCMP</b>	<b>9-1-1</b>
RCMP (Non-Emergency)	(250) 286-6221
North Island Hospital	(250) 286-7100
Walmart (Walk In Clinic)	(250) 850-4505
Fortis Gas Emergency	(800) 663-9911
Fortis Electrical Emergency	(866) 436-7847
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Report a Spill	(800) 663-3456
WorkSafeBC (Prevention Line)	(604) 276-3100

### LEGEND

- |                                |                         |                     |                  |
|--------------------------------|-------------------------|---------------------|------------------|
| Temporary Construction Fencing | Site Office & First Aid | Equipment Container | Debris Bin       |
| Muster Point                   | Public Entrance/Exit    | Area of Work        | Portable Toilets |
| Construction Gate              | Hoarding Wall           | Public Exit         |                  |