

Date: April 16, 2024, 10:00am - 11:30am

Project: **Comm. No. 1929V**
Pembina Trails Collegiate Vocational Addition
50 Frontier Trail
Winnipeg, Manitoba

Bidders Briefing

1. General Welcome and Introductions

- LM Architectural Group
 - Jon Trenholm, Principal
- Pembina Trails School Division
 - Keri Joss, Director, Facilities & Operations
 - John Melo, Assistant Director, Facilities & Operations
- City of Winnipeg
 - Jerry Comeau, Project Manager
- Province of Manitoba
 - Greg Cherwonick, Project Manager

2. Site Tour Overview

- We will commence inside the school facility and review the specific location of the vocational wing addition and its tie in points relative to the existing school facility
- Attendance will be recorded and will be included in Addendum 01 to be issued later this week.
- All questions are to be formally submitted to the attention of Jon Trenholm, Principal with LM Architectural Group at j.trenholm@lm-esp.ca for review, distribution and response as required. All responses and clarification will be formally issued via addendum.
- A tentative schedule for Addenda is as follows:
 - Addendum 01: April 18, 2024
 - Addendum 02: April 25, 2024 (as required)
 - Addendum 03: May 02, 2024 (as required)
- If additional investigation is required following today's walk through, an opportunity may be provided on Friday, April 19, 2024 as this is a scheduled in-service date for the Division and School.

3. General Project Overview

- The project consists of a new one storey 16,700 square foot (1,551.5 square meter) vocational addition on a clean site in a new residential development in southwest Winnipeg, Manitoba. The construction will include concrete grade beams on concrete piles, a combination of both hollow core and structural concrete slab construction for the floor composition, and a steel framed roof system. The building superstructure consists of concrete unit masonry and structural steel framing with steel stud infill. The exterior wall finish of the will be brick veneer, while the upper exterior wall finish of a partial mechanical mezzanine will be prefinished steel wall cladding. The site will include concrete drive aisles, walkways and curbing.
- The project is to follow a LEED v4.1 Silver Shadow process c/w associated documentation and submittals.
- The Prime Consultant has commenced Development Permit application process with the City of Winnipeg, which will be followed by Building Permit Application. This process will be transferred to the successful proponent as required.

4. Divisional Commentary

- The Division / School will occupy the premises during the entire construction period
- Coordinate with the Division to minimize conflict and disruption to school operations
- Working inside the existing building when required to be coordinated with the Division
- Regarding Site Access, construction vehicles cannot access work area via school parking lot
- Shut down of services to be scheduled and performed after hours or when the building is unoccupied
- The general contractor is to provide for temporary power, lighting, heating, ventilation required during construction.
- Limited parking may be provided on site if available, further coordination with the Division will be required in this regard.
- Maintain access to sheds, and garbage pickup during the entire construction period
- Please note any contractors working at our schools will be required to review the Division's safety policies governing Work within the Pembina Trails School Division.

5. Project Schedule

- Per D17 of the Bid Tender regarding Construction Schedule
- Note the intent to Award date of August 7, 2024 (90 days)
- Note the Substantial Performance by December 31, 2025
- Note the Total Performance by March 31, 2026.
- Bids to be submitted through MERX, no later than **12:00pm CST on Thursday, May 09, 2024.**
 - (a) Form A: Bid/Proposal;
 - (b) Form B: Prices;
 - (c) Form G1: Bid Bond and Agreement to Bond.

6. General Q & A

Question 1: Who will be responsible for the payment regarding Development and Building Permit Costs?

Answer: As per D28.1, Further to C6.14 of the General Conditions, the City will apply for the Building Permit prior to award of Contract. The Contractor is responsible for paying for the Building Permit.

Question 2: Will the general contractor be responsible to provide insurance for all equipment? And if so, can a value of the equipment be provided at this time?

Answer: As per D13.1, all risks course of construction insurance, including equipment breakdown and test and commissioning, is to be provided. Pembina Trails School Division to review and advise on availability of costs associated with Owner supplied, contractor installed equipment accordingly.

Question 3: Are as-built drawings of the existing sprinkler system available for general information and review?

Answer: Request is to reviewed and addressed in the next addendum accordingly.

7. Meeting Adjourned.