



313-2024B ADDENDUM 6

REDEVELOPMENT OF THE OLD EX ARENA – 80 SINCLAIR STREET

URGENT

**PLEASE FORWARD THIS DOCUMENT TO
WHOEVER IS IN POSSESSION OF THE
BID/PROPOSAL**

ISSUED: February 4, 2025
BY: Hillary Cohen
TELEPHONE NO. 204 318-2010 ext. 109

**THIS ADDENDUM SHALL BE INCORPORATED
INTO THE BID/PROPOSAL AND SHALL FORM
A PART OF THE CONTRACT DOCUMENTS**

Template Version: Add 2024-02-01

Please note the following and attached changes, corrections, additions, deletions, information and/or instructions in connection with the Bid/Proposal, and be governed accordingly. Failure to acknowledge receipt of this Addendum in Paragraph 10 of Form A: Bid/Proposal may render your Bid/Proposal non-responsive.

PART D – SUPPLEMENTAL CONDITIONS

Add: **D32. ADJUSTMENTS FOR CHANGES IN LAWS, TAXES, OR TARIFFS**

Add: D32.1 Further to C12.4 and subject to C6.13, the Contract Price shall be adjusted if any change in a law or tax or tariff imposed by an act of the Congress of the United States of America, or by Executive Order by the President of the United States under the International Emergency Economic Powers Act of the United States of America or similar legislation,

(a) occurs after the Submission Deadline;

(b) applies to Material; and

(c) affects the cost of that Material to the Contractor.

Add: D32.2 If a change referred to in D32.1 occurs, the Contract Price shall be increased or decreased by an amount equal to the amount that is established, by an examination of the relevant records of the Contractor, to be the increase or decrease in the cost incurred that is directly attributable to that change.

APPENDICES

Add: Appendix_G (Intrusion, Access Control, and Surveillance Standards)

Add: Appendix_H (Lead Paint Analysis)

DRAWINGS

Replace: 313-2024B_Drawing_A0_2-R1.pdf with 313-2024B_Drawing_A0_2-R2.pdf

Replace: 313-2024B_Drawing_A6_6-R0.pdf with 313-2024B_Drawing_A6_6-R1.pdf

Replace: 313-2024B_Drawing_A7_0-R0.pdf with 313-2024B_Drawing_A7_0-R1.pdf

Replace: 313-2024B_Drawing_E1_0-R0.pdf with 313-2024B_Drawing_E1_0-R1.pdf

Replace: 313-2024B_Drawing_E4_0-R0.pdf with 313-2024B_Drawing_E4_0-R1.pdf

Replace: 313-2024B_Drawing_E4_1-R0.pdf with 313-2024B_Drawing_E4_1-R1.pdf

Replace: 313-2024B_Drawing_E7_1-R0.pdf with 313-2024B_Drawing_E7_1-R1.pdf

Replace: 313-2024B_Drawing_E7_2-R0.pdf with 313-2024B_Drawing_E7_2-R1.pdf

Replace: 313-2024B_Drawing_M4_0-R0.pdf with 313-2024B_Drawing_M4_0-R1.pdf

Replace: 313-2024B_Drawing_M4_1-R0.pdf with 313-2024B_Drawing_M4_1-R1.pdf

Replace: 313-2024B_Drawing_S6_0-R0.pdf with 313-2024B_Drawing_S6_0-R1.pdf

APPROVED PRODUCT & MANUFACTURER EQUALS

Section 07 27 00.01 Air Barriers – Descriptive or Proprietary:

Product Specified:

Henry Blueskin VP 160
Henry Blueskin TWF
Henry 925 BES
Henry Blueskin Adhesive

Approved Product Equal Granted:

IKO AquaBarrier VP
IKO AquaBarrier TWF
IKO MS Detail
IKO SAM Adhesive

Section 08 71 01 Door Hardware - Schedule:

Product Specified:

555
570
2845
8893
1-*36 ADJ Size To Suit
1-*36 Size To Suit
1431 CPS
1431 O
16 43 72 8804 FLW
16 43 72 AD8504 Less Trim

16 43 72 AD8510 Less Trim
16 8810 FLW
2004M
252 x 3AFG To Suit Door Width
253 x 6AFG To Suit Door Width
2600 To Suit
281 CPSH
281 O
281 OZ
281B
290APK To Suit Door Width
315CN To Suit Door Width
319CN To Suit Opening Height (1 pr)
319CN To Suit Opening Height (1 pr) 62
3452APK To Suit Door Width
3572SP 2150
406/407
41 101
4131CRL To Suit Door Width
5000C

Approved Product Equal Granted:

IVE FB458
IVE DP2
IVE FB51P
VON 350
GJ 100S To Suit
GJ 100S To Suit
LCN 4050A SCUSH
LCN 4050A RW/PA
VON CD-98-NL-697 X 80-132 (DOGGING)
VON CD-35A-NL-OP X 80-159 (RIM CYL) X 80-132 (DOGGING)
VON CD-35A-EO X 80-132 (DOGGING)
VON CD-98-DT-697
SCE CON-XX
ZER 625A TO SUIT DOOR WIDTH
ZER 8726A
IVE COR X FL TO SUIT
LCN 4040XP SHCUSH TBSRT
LCN 4040XP RW/PA
LCN 4040XP LONG
LCN 4040XP-18/ 18PA
ZER 429AA-S TO SUIT DOOR WIDTH
ZER 39A TO SUIT DOOR WIDTH
ZER 328AA-S TO SUIT OPENING HEIGHT (1 PR)
ZER 328AA-S TO SUIT OPENING HEIGHT (1 PR)
ZER 8197AA TO SUIT DOOR WIDTH
ZER 43SP X 2150
IVE WS406/407 CVX
SCH 80-013 X L583-446 118
ZER 362AA TO SUIT DOOR WIDTH
SCE 6211 FSE/FSA CON 12/16/24/28 VAC/VDC

5000C-LBM	SCE 6211 FSE/FSA DS CON 12/16/24/28 VAC/VDC
6-*36 Size To Suit	GJ 100S TO SUIT
608-RKW	IVE SR64
72 4875	SCH L460HD
72 4877	SCH L463HD
8810 EO	VON 98-EO
9-*36 Size To Suit	GJ 90S TO SUIT
9600-LBM	SCE 6300 RSE/FSA 12/24 VAC/VDC
980S 2440mm	VON 4954 AS REQ'D
9K3-0L 14D	SCH ND40S SPA
9K3-7AB 14D	SCH ND50BD SPA
9K3-7D 14D	SCH ND80BD SPA
9K3-7DEL 14D (FS)	SCH ND80BDEL SPA 12V/24V DC - FS
9K3-7DEU 14D (FSE)	SCH ND80BDEU SPA 12V/24V DC - FSE
9K3-7R 14D	SCH ND70BD SPA
AQL4	SCE PS904 900-4RL 120/240 VAC
B-6SQ-RT-DB-SM-INGR	LCN 8310-866FLA
BF15747-2 T1 HD	IVE 9190HD-NO
CM-160	SCE 650 SERIES AS REQ'D
CM-450R/12 x CM-SE21A	SCE 620/631 SERIES AS REQ'D
DA 1431 O	LCN 4050A DEL RW/PA
DPS-M-BK	SCE 679-05HM
FM300 2150	IVE 700 2150MM
FM300 2150 EL-CEPTx32D	IVE 700 EPT 2150MM
HA9-SP	LCN 9500 SERIES AS REQ'D
K1050 254mm x 25mm LDW CSK BEV	IVE 8400 254MM X 25MM LDW B-CS
K1050 254mm x 38mm LDW CSK BEV	IVE 8400 254MM X 38MM LDW B-CS
L980S 2184mm	VON 9954 2184MM
NB 16 53 MD8610 106x862	VON-CD-LX-9847-EO-LBR X 376T-T-CYL X 8190EZHD 10"
	STD X 80-132 (DOGGING)
NB 16 MD8610 862	VON CD 9847-EO-LBR X 8190EZHD 10" STD
QC-C To Suit (Door)	SCE CON-XX TO SUIT (FRAME)
RM3311-72 Mtg-Type 1XHD	IVE 9264F 72" STD
RM3311-72 Mtg-Type 1XHD Mtg-Type 16	IVE 9264F 72" MTG AS REQ'D
S-136 Ingress'r	LCN 8310-836T
S88BL To Suit Opening	ZER 188SBK PSA
TA2714 114 x 102mm	IVE 5BB1 114 X 102MM
TA2714 127 x 102mm	IVE 5BB1 127 X 102MM
TA2714QC4 127 x 102mm	IVE 5BB1 127 X 102MM CON TW4
TA2714xNRP 127 x 114mm	IVE 5BB1 127 X 114MM NRP

QUESTIONS AND ANSWERS

Q1: Is there any lead paint present on the existing arena concrete slab? Is there any mould present within the existing arena building?

A1: Lead containing paint is present on the existing arena perimeter concrete slab, the wood/stud south wall of the arena, and on the existing concrete block walls in the arena. Note that the MB Workplace Safety and Health Act and Regulation will apply to the scope of work for this project. All hazardous material including, but not limited to, removal procedures, disposal, cleaning, or disturbing, must comply to M.R. 217/2006 and is the responsibility of the Contractor. This includes all work involving lead containing paint and the disturbance of silica present in concrete. It is possible that mould will be encountered since the arena building has been vacant, has had water infiltration, and is deteriorated. If mould is encountered, stop work immediately and notify the Contract Administrator. If the Contract Administrator is not available, contact Central Control at 204-986-2351. Refer to Appendix H provided above (Lead Paint Analysis).

Q2: On drawing E6.0 under the General System notes they reference the Access control and Surveillance Standards 2024 (contractor reference manual document) would you be able to send me a copy of this?

A2: "Intrusion, Access Control and Surveillance Standards 2024 (Contractor Reference Manual)" is supplemental document only and is to be used in conjunction with the requirements stated on the contract drawings. The electrical subcontractor is to maintain mutual coordination with City of Winnipeg IT/Security representative prior and throughout the construction process to ensure that all items are provided for and installed to their satisfaction. Refer to Appendix G added above.

Q3: The note on S2.2 calls for cores at 3000 in the existing trench along GL 18. Detail 3/S6.0 calls for cores at 300. Please confirm which core spacing is correct.

A3: The detail note is incorrect, the spacing is to be 3000. Refer to the revised structural drawing S6.0 above.

Q4: Are there specific requirements regarding sprinkler pipe routing in the arena space, in particular at the glulam beams?

A4: Response is as follows:

1. The intent of sprinkler pipe routing, where possible, is to avoid exposed north/south piping crossing beneath the glulam beams within the open MPR 133/134 and Stores 140/141/142/153 areas, and have east/west sprinkler piping run between beams at u/s of roof deck, following roof slope.
2. Refer to attached M4.0R1 and M4.1R1 for proposed routing of sprinkler piping for coordination purposes, and associated revisions herein. Final layout, spacing and sprinkler coverage shall remain the responsibility of the fire protection subcontractor and their fire protection engineer.
3. In addition to those areas shown, provide guards on upright sprinkler heads in open Stores Areas 140/141/142/153/151 and Janitor 145.

Q5: The material finish schedule indicates that WP-1 is required in room 141 as well as 133/134 but the drawings do not show WP-1 in 141 and it would seem to be a strange place to install it. Please confirm WP-1 is not actually required in 141.

A5: The WP-1 indicated on the room finish schedule is intended to reference the finish of the low plywood wall running along gridline 5. See wall type A8.

Q6: The office area canopies on the fire protection drawings M4.1 indicate non freeze sprinklers to underside of canopy. We are unclear if these areas require dry sidewalls or a separate dry sprinkler system for these areas.

A6: In addition to previous response provided in Addendum 5, all exterior sprinkler heads at the underside of canopy/overhang areas shall be concealed type with covers where possible (Note: this is a follow-up response to Question #40 in Addendum 5).

Q7: Drawings call for fused disconnect switches for six (6) panels (i.e. Panel LA, PA, MA, LB, PB, and MB). These fused disconnect switches are going to take a lot of space in pretty small rooms. The splitters and the panels they feed are in the same rooms. Can we delete the fused disconnect switches and go with main breakers in each of the panels instead?

A7: In lieu of fusible disconnect switches feeding panels LA, LB, PA, PB, MA, MB, listed panels may be provided with main circuit breakers.

Q8: On architectural (A0.2) F3 is called up as a 150 slab for the new addition, but structural calls for a 175 slab. Please clarify.

A8: Slab thickness to be 175mm as per structural drawings. Refer to revised drawing A0.2R2 above.

Q9: Has anyone mentioned the use of R410A in the condensing equipment and the phase out/replacement with a new refrigerant? In talking to some of the suppliers, the spec calling for R410A refrigerant on the condensing units may affect equipment supply since most of the HVAC equipment is manufactured in the US. From my understanding, they are now only manufacturing equipment with the new refrigerant.

A9: Manufacture of U.S. HVAC products using R410 was to cease January 1, 2025, however installation was to continue until January 1, 2026. Limitations to the availability of equipment using R410 from US-based manufacturers are now becoming apparent to local representatives. Equipment currently considered Equal to that specified, or specified equipment that is no longer available in R410, may be included in the Bid Submission using their respective A2L refrigerants. The HVAC equipment must include all integral safety devices (refrigerant detectors, shutoff/interlocks) to permit shut down of the respective equipment at no extra cost to the Contract.

Q10: There is presently no voice & data specification for this project. It allows anyone to install any category 6 data cable and doesn't ask for the manufacturer's warranty. With no specification, anyone can install the cables, and they can install the cheapest cable and likely an offshore product that may not even meet the category 6 performance requirements or a minimum compliant category 6 cable. Can a specification be provided?

A10: Refer to the revised drawing E1.0R1 above for revised electrical specifications.