

2019-05-08

**REQUEST FOR PROPOSAL  
RFP #02 (2019-04)  
CONSULTING SERVICES  
FOR FRONT ENTRANCE AND WELCOME AREA  
ADDENDUM # 2**

---

This addendum shall be incorporated into, and form part of RFP #02 (2019-04) and take precedence over all requirements of the previously issued bid documents including plans. This addendum must be signed by the bidder (signing officer) in the appropriate space and must be attached to the Form for submission by the bidder. This Addendum consists of six pages and the documents listed below.

**1. CLARIFICATION:**

This is a correction to the original closing date  
Original Date: Friday, 2019-05-15  
Correct Date: Wednesday, 2019-05-15

**2. QUESTION:**

Is item 4.19 a coordination item with these consultants or are we to engage one as part of our fees and if yes, can you elaborate on scope.

**ANSWER:**

As part of your submission you are to include a Graphic & Interpretive Consultant who will be responsible for the design of all signage, interpretive graphics and exhibit interactives required for the project. This is to be included in your fees.

**3. QUESTION:**

Per item 17.1.9, do we obtain these consultants as part of our proposal, or just coordinate with one the Zoo hires.

**ANSWER:**

The consultant is to make all necessary arrangements for services identified in 17.1.9 as required including preparing of documentation, RFP process, review of proposals and recommendations for award as required. Based on the recommendation provided by the successful proponent the Toronto Zoo will contract directly with the consultant or contractor performing the services identified in 17.1.9.

**4. QUESTION:**

Please confirm if the theatre component is an indoor theatre or an outdoor amphitheatre type (replacing existing) and if the rough seating capacity is known. If an indoor theatre, is it comparable to a typical school auditorium type or more like a music theatre with specific acoustical requirements?

**ANSWER:**

The theatre component would be an indoor theatre with a maximum seating capacity of 150 - 200 people. The facility would be comparable to a typical school auditorium including technology requirements for audio/visual equipment.

**5. QUESTION:**

Is the gift shop building part of the demolition?

**ANSWER:**

Yes.

**6. CHANGE: 16.0 INSURANCE, INDEMNIFICATION AND POLICIES**

**Delete 16.4:** The Consultant shall, as applicable, conform to and enforce strict compliance with the Occupational Health and Safety Act and for the purposes of the Act be designated as the “constructor” for the Service.

**Replace with 16.4:** The Consultant shall be responsible, as applicable, to conform to and enforce strict compliance of the Occupational Health and Safety Act.

**7. QUESTION:**

Can you provide us with the list of preferred specialty consultants that specializes with water infiltration systems?

**ANSWER:**

Recommended specialty consultants include:

Chris Eccles, PCA Global, 2655 Camino del Rio North, Suite 100 San Diego, CA 92108 – (760) 525-6917

Joseph Choromanski, Serviette Group, 3934, Salmon Dr, Orlando Florida, USA (407) 342-7416

**8. QUESTION:**

Also, the RFP refers to “permits and approvals’. Does that include Site Plan Approval? If it does, there is a new version of the Toronto Green Standards (Version 3) that is quite a bit more demanding in terms of requirements. For example, Version 2.1 (before May 1, 2018) asked for retention of 5mm of precipitation for any rainfall event. Version 3 asks for 10mm for any event. (twice as much). (Will cost more money to meet new standards across the boards.)

**ANSWER:**

The project design will have to meet the requirements of the latest Toronto Green Standards. The project will most likely require Site Plan Approval.

**9. QUESTION:**

Could the Toronto Zoo provide a peak pedestrian volume flow at the front entrance?

**ANSWER:**

Current peak pedestrian volume flow at the front entrance is approximately 2,500 people/hour between 11:00 a.m. and 2:00 p.m. This volume produces significant lineups at the front entrance. The Zoo would like to improve flow capacity to reduce lineups during peak periods.

**10. QUESTION:**

Is part of the scope of work to demolish the entire or part of existing Member & Guest Centre and Main Zoomobile Station facilities?

**ANSWER:**

The scope of work includes demolition of the entire Member & Guest Services and Main Zoomobile station facilities. It is expected this work would take place in phase 2 of the project.

**11. QUESTION:**

Is a soil consultant required as part of this RFP submission at this time?

**ANSWER:**

Yes, a soil consultant would be required. The soil consultant will be reimbursed separately as per 17.1.9

**12. QUESTION:**

Article 20.1, paragraph 2 cites a wide range of things such as the consultants materials or machinery. This appears written more toward a general contractor not a professional consultant. Can you provide clarification?

**ANSWER:**

Delete paragraph 2 of Article 20.1

**13. QUESTION:**

In section 6.0, costing or cost estimates are cited in 6.2.3/ 6.2.4/ 6.2.9/ 6.3.3/ 6.3.7/ and 6.3.10. In addition, 7.0 identifies Class D, C, B and A at clear milestone stages. Can you confirm the 6.0 and 7.0 cost estimates are distinct? If so, what level of estimate detail is expected in 6.0? We're trying to determine the total quantity and class of costings required by the zoo for best pricing.

**ANSWER:**

The consultant is only required to retain a cost consultant to provide the cost estimates defined in section 7.0.

**Delete 6.2.3:** Prepare information for preliminary cost estimates and materials list for conceptual designs.

**Delete 6.2.4:** Revise conceptual designs and generate preliminary cost estimates based on feedback and guidance received from the Zoo and other stakeholders.

**Replace with 6.2.4:** Revise conceptual designs based on feedback and guidance received from the Zoo and other stakeholders.

**Delete 6.2.9:** Meet to update Zoo and other stakeholders to refine preferred conceptual designs, materials lists and construction cost estimates.

**Replace with 6.2.9:** Meet to update Zoo and other stakeholders to refine preferred conceptual designs and materials lists.

**Delete 6.3.3:** Prepare preliminary cost estimates, based upon input from the Consultant Team's Quantity Surveyor

**Delete 6.3.7:** Prepare refined cost estimates for the approved design, based upon input from the Consultant Team's Quantity Surveyor.

**Delete 6.3.10:** Prepare requested information for the report to Zoo Management to update on the final drawings, costing, project budget, procurement and construction schedule.

**Replace with 6.3.10:** Prepare requested information for the report to Zoo Management to update on the final drawings, costing, project budget, procurement and construction schedule. Cost estimates to be based on the breakdowns listed in Section 7.0.

**14. QUESTION:**

Requirement for provision of inspection services is cited in several areas. The consultants typically perform general review as defined by the OAA during field review, not inspection. This would align to the scope outlined in section 12.0 and including specifying required third party testing and follow-up activities. Can you confirm the Zoo's intent is for general review by the consultants?

**ANSWER:**

Correct. The Zoo's intent is for general review by the consultants.

**15. QUESTION:**

Item 12.1 indicates the consultant will be responsible to conduct material and equipment inspections prior to the delivery to the site. There is not enough information to price this without knowing the volume or origin of the material or equipment being inspected. Can this requirement be removed?

**ANSWER:**

**Delete 12.1:** The Consultant will be responsible to conduct regularly scheduled field reviews, including all material and equipment inspections prior to delivery to the site, to determine if the work performed, products, material and equipment conforms to the design and specifications.

**Replace with 12.1:** The Consultant will be responsible to conduct regularly scheduled field reviews, including all material and equipment inspections, to determine if the work performed, products, material and equipment conforms to the design and specifications.

**16. QUESTION:**

Article 4.28 indicates scope of "general supervision of contractors and subcontracts". Architects cannot supervise contractors, but would provide contract administration/ field review services to meet the intent of conformance with the contract documents and identification of unacceptable work and aligned to section 12.0. Please confirm the Zoo's intent is for contract administration and not supervision?

**ANSWER:**

**Delete 4.28:** Inspection and general supervision of contractors and subcontractors to include all work (design and fabrication, architectural, structural, mechanical and electrical special materials and items, etc.) required to finish the project. The contractor must be notified of incorrect or unacceptable work immediately for prompt correction.

**Replace with 4.28:** General review of all work (design and fabrication, architectural, structural, mechanical and electrical special materials and items, etc.) required to finish the project. The Toronto Zoo must be notified of incorrect or unacceptable work immediately for prompt correction by the contractor.

**17. QUESTION:**

Can you confirm for Article 4.34, fee for resident site inspection would be determined at a later date if requested by the Zoo? Or are we to provide now? Better pricing could be provided on a clearer scope later in construction if required.

**ANSWER:**

Price for resident site inspection can be provided at a later date if required.

**18. QUESTION:**

Regarding the existing bridge, can we assume there is no structural scope related to its condition, i.e. that it is presently in a sound state of repair? The scope would be in the realm of changing finishes, paving, cladding etc. i.e. decorative improvements?

**ANSWER:**

The project does not include structural scope for the front bridge.

Receipt of the Addendum shall be acknowledged as part of your submission.

The Board of Management of the Toronto Zoo reserves the right to reject any or all Quotations or to accept any quotation, should it deem such action to be in its interests.

If you have any queries regarding this matter, please contact Mr. Peter Vasilopoulos, Supervisor, Purchasing & Supply, at 416-392-5916.

Yours truly,

Peter Vasilopoulos  
Supervisor, Purchasing & Supply

I/we hereby acknowledge receipt of this addendum and make allowance in my bid.

---

Signed (Must be Signing Officer of Firm)

---

Name of Firm

---

Date