



## PORT COLBORNE

### Request for Proposals (No. 2021-44) for Architectural and Engineering Design Services for the City of Port Colborne Waterfront Centre

Addendum: 01-22

Date: January 12, 2022 (*updated January 19, 2022*)

This addendum shall form an integral part of the specifications and plans for the above project and shall be read in conjunction therewith. This addendum shall also take precedence over all requirements of the previously issued specifications and plans with which it may prove to be at variance, unless otherwise clarified by the RFP Contact.

This addendum must be signed by the proponent in the appropriate space and included in the proponent's submission. Proponents not including this addendum, signed as required, may be rejected as informal.

Total pages of this addendum: **Three (3) including this page**

X

\_\_\_\_\_  
Gary Long, Manager of Strategic Initiatives  
City of Port Colborne

X

\_\_\_\_\_  
Signature of Proponent Representative  
Company Name: \_\_\_\_\_

**Request for Proposals (No. 2021-44) for  
Architectural and Engineering Design Services for  
the City of Port Colborne Waterfront Centre**

**ADDENDUM #01-22**

Building Design & Floor Plan

- The floor plan of the building will be developed throughout the process of working with the selected proponent. It is important to note that the building must be multi-use in nature and designed with the flexibility to serve a two-pronged purpose: as a year-round community hub and public space for residents as well as a gateway into the city for visitors disembarking from cruise ships.
- The design of the building – as developed ([click to view](#)) initially by a landscape architect – is preliminary and meant to serve only as a starting point.

Docking Wharf & Seawall

- The Stage 1 – Site Plan Development section (pg. 16) in Appendix B mentions the need to account for the adjacent docking wharf and the structural integrity of the seawall when proposing a location for the building. Any potential work on the seawall that is deemed necessary to adapt for the construction of the waterfront centre is the responsibility of the Authorities Having Jurisdiction. Proponents are not expected to include seawall work as part of the Deliverables for this project.

Provisional Deliverables

- The Stage 1 – Site Plan Development section (pp. 16-17) in Appendix B mentions two provisional plans and studies (i.e., [a] a grading plan and a sediment and erosion control plan, and [b] a traffic impact study). The word “provisional” is used to denote that these two components may be required in order to progress with the project. Together, the selected proponent and the City’s project team will determine if it is necessary or not to complete these and other plans and studies before advancing to Stage 2 (Architectural and Engineering Services for Detailed Design).
- The two provisional plans and studies are not to be included in the financial (or fee) proposal.

LEED Certification

- The Stage 2 – Architectural and Engineering Services for Detailed Design of Waterfront Centre Building section (pp. 17) in Appendix B mentions targeting LEED bronze certification. Proponents are expected to carry a LEED accredited consultant and budget for this consulting work in their financial (or fee) proposal.

Construction/Contract Administration

- Construction/contract administration is not part of the Deliverables or scope of work for this project. Please refer to items (f) and (g) under Stage 2 (Architectural and Engineering Services for Detailed Design of Waterfront Centre Building) in Appendix B (pg. 17). The selected proponent will negotiate and may enter into a new and separate contract with the City of Port Colborne for the delivery of construction/contract administration services after a contractor is awarded the construction contract.

Material Disclosures

- The following materials are available online or via written request to the RFP Contact:
  - [Preliminary Concept Design](#) (Site and Waterfront Centre Building)

**Request for Proposals (No. 2021-44) for  
Architectural and Engineering Design Services for  
the City of Port Colborne Waterfront Centre**

**ADDENDUM #01-22**

- Upon request to RFP Contact ([Gary.Long@portcolborne.ca](mailto:Gary.Long@portcolborne.ca)):
  - Property Survey
  - Phase I Environmental Site Assessment (ESA)
- Upon completion (TBD):
  - Phase II Environmental Site Assessment (ESA)
  - Designated Substance Survey (DSS)
- Results of the Phase I ESA recommend proceeding to a Phase II ESA so as to identify and quantify any potential contaminants of concern and the need for site remediation. The City of Port Colborne will be responsible for site remediation if deemed necessary.