

ADDENDUM NUMBER 001

DATE: October 30, 2025

TO: ALL CM at RISK CANDIDATES

FROM: WORCESTER DEPARTMENT OF FACILITIES
50 OFFICER MANNY FAMILIA WAY
WORCESTER, MA 01605

RE: COMMISSIONING SERVICES - NEW WORCESTER SOUTH DIVISION FIRE STATION

THIS ADDENDUM FORMS A PART OF THE CONTRACT AND MODIFIES THE ORIGINAL CM @ RISK REQUEST FOR PROPOSAL DATED OCTOBER 27, 2025.

PART 1 - GENERAL

- 1.1** This addendum modifies, amends, and supplements the Contract Documents for the above referenced project. This addendum is hereby made a part of the Contract Documents by reference and shall be as binding as though inserted in locations designated hereunder.
- 1.2** Each general bidder shall be responsible for notifying all their non-filed sub-bidders and suppliers of the content of this addendum. No claim for additional compensation will be considered because of lack of knowledge of changes or modifications contained in this addendum.
- 1.3** Questions or requests for clarification shall be in writing, addressed to Jeremy C. Flansburg at **PURCHASING DIVISION**, and may be sent to flansburgj@worcesterma.gov. Please include your name, phone number and email address.
- 1.4** Part 2 of this addendum indicates clarifications to bidders questions.

PART 2 - REQUEST FOR PROPOSALS

2.1 INVITATION FOR BID – BIDDERS QUESTIONS,

- Question: Construction Start indicates March 2025. Please confirm if this was intended to say March 2026.
- Answer: Confirmed
- Question: Please confirm that there is no desire to review the SD documents as indicated on Page 13 of the PDF (page marked 4).
- Answer: Confirmed

- Question: Please confirm you are indeed interested in review of the DD set considering the 50% CD set is set to be issued in October 2025.
- Answer: 50% review is the only review required.

- Question: This would apply to both the MEP and Envelope?
- Answer: Yes

- Question: The list provided on page 16 of the PDF seems to not match up with the scope listed on Attachment B for Fee Breakdown for Envelope. Cx Typically witnesses testing performed under the construction contract as well as reviews installation periodically for AVB and windows with the exception of having the ability to perform Envelope and Roof Scan as well as Blower Door/Air Leakage Testing. Should we plan to use the Attachment B (page 20 of the PDF) as a source of scope in lieu of the information provided on page 16 of the PDF?
- Answer: Yes.

- Question: What does the Thermal Envelope Certificate entail? Is this referencing C401.3 of IECC? Would this only be required if an Envelope Air Leakage test was performed on the building.
- Answer: The commissioning agent must comply with C401.3 Thermal Envelope Certificate as notd in the IECC.

- Question: There are several tests indicated on page 20 of the PDF for Attachment B envelope below the line including Blower Door Tests (ASTM E779), Whole Building Air Leakage Testing (ASTM E3158) and Sleeping Unit Enclosure Test (ASTM E779, ANSI/RESNET/ICC 380, ASTM E1827, ASTM E3158 or equivalent).
 - Is the expectation that we choose which test is appropriate for this project? Or is the Desire to price all of them?
- Answer: Price all items in attachment A & B

- Question: Can we assume the intent would be for whole building? Regardless of test type, time would likely be similar for all considering building size. Time and contractor cooperation are factors.
- Answer: Yes, testing for the whole building is required. It is expected the commissioning agent would allow for appropriate time and contractor coordination relative to the size and scope of the project.

- Question: Can we assume that if this is being requested/performed by the Contractors will be tied to the process and be cooperative? This would need to be indicated in the specs before bid.
- Answer: Yes

- Question: Page 20 of the PDF on the Envelope Fee Breakdown has a line item for: Review of construction documents to assess compliance with the requirements in Section C402.5.1. Inspection of continuous air barrier materials, assemblies, and during

construction to verify compliance. (per requirements of Sections C402.5.2.3.1 or C402.5.2.3.2) Provide final inspection report + Continuous air barrier shall be verified; provide final inspection report in accordance with C402.5.2.3 Building Envelope Design

- Would this be adding additional house for review of construction documents and additional site visits for inspection onsite in addition to the 8 hours shown for review of Mockups and In-situ installations? Which is currently only shown as 8 hours total (which covers driving, 2 hours of review, and report).
- It would certainly be beneficial to have more onsite reviews during construction to gauge progress, workmanship and compliance. Should we consider an additional 4 site visits and associated reports for a total of 40 hours?
- Answer: Provide pricing for all items in Attachment A & B. Additional site visits, reports, etc. shall be billed on a cost per hour.
- Question: Testing for Window/Storefronts/Glazing/Curtain Walls: Test method ASTM E783/ASTM 1105 Standard.- This work is typically through the construction contract with the GC or CM hiring the testing agency and Cx Agent witnessing and confirming compliance as they are onsite every day with access to their subs for progress and readiness.
 - Can we assume that the Cx Scope would be to witness this testing performed by others under the construction contract? How many site visit for witness to testing should we consider? 2?
- Answer: Yes. Provide pricing for all items in Attachment A & B. Additional site visits, reports, etc. shall be billed on a cost per hour.
- Question: Regarding building envelope testing requirements, confirm that the CxA will be witnessing tests outlined in table 1 Observation and Testing.
- Answer: Confirmed
- Question: Please outline what tests will be performed for exterior doors, insulation, waterproofing, roofing, air barriers.
- Answer: See attachment A & B.
- Question: Performing tests vs witnessing. If we are performing the test (labor and test equipment), we take the responsibility for executing the test and being the third party to verify execution?
- Answer: Commissioning Agent shall witness (as a third party) the tests being performed by the trade contractors and/or Construction Manager who will supply the labor and testing equipment to execute.

END OF ADDENDUM NUMBER 001