

**Addendum No. 1 to IFB #25-75**



**CITY OF SOMERVILLE, MASSACHUSETTS**  
**Department of Procurement and Contracting Services**  
**KATJANA BALLANTYNE**  
**MAYOR**

To: All Parties on Record with the City of Somerville as Holding IFB #25-75

165 Broadway Abatement and Cleanout

From: Jordan T. Remy

Date: 6/16/2025

Re: Deadline Extension and Questions & Answers

**Addendum No. 1 to IFB #25-75**

---

**Please acknowledge receipt of this Addendum by signing below and including this form in your proposal package. Failure to do so may subject the proposer to disqualification.**

**NAME OF COMPANY / INDIVIDUAL:** \_\_\_\_\_

**ADDRESS:** \_\_\_\_\_

**CITY/STATE/ZIP:** \_\_\_\_\_

**TELEPHONE/FAX/EMAIL:** \_\_\_\_\_

**SIGNATURE OF AUTHORIZED INDIVIDUAL:** \_\_\_\_\_

**ACKNOWLEDGEMENT OF ADDENDA:**

**Addendum #1** \_\_\_\_\_ **#2** \_\_\_\_\_ **#3** \_\_\_\_\_ **#4** \_\_\_\_\_

## **Addendum No. 1 to IFB #25-75**

### **Deadline Extension**

The deadline for submitting a bid has been extended to Friday, June 20, 2025, at 12:00pm EST.

### **Addition to Scope of Work**

There is spalling plaster leading from the staircase down to the basement which measures approximately 96" x 30". This will be removed as part of this contract and the egress stairs cleared and broom cleaned of debris.

### **Question and Answers**

**Question 1:** In the survey it states that there are 57 windows in the 2nd and 3rd floor on all sides except in the front. Are these windows being done? They are in the survey see photo #1. In the survey it states that there is roofing cement on the outside wall. Is this being done? Look at photo #2

Answer: The scope of work for this project is specific to the basement of the building only, no windows or roofing cement noted in the Axiom report are included in the scope of work

**Question 2:** The bid package references pipe insulation in 2 places in the survey 480 linear feet and 150 linear feet. Are we to assume that we are doing both as a total?

Answer: The amount of pipe insulation for the basement project is 150 Linear Feet.

**Question 3:** Will there be a dumpster on site? Where will it be located? Or will the contractor be responsible for trucking material out daily?

Answer: There is limited space available for a dumpster, bidders should assume daily removal of debris

**Question 4:** How much of the pit will need to be abated? Pit depth measurements:

- 30" at the very end area closest to the bulkhead with the small rectangular profile
- 48" at the start of the larger rectangle area which also had a presence of water

Answer: The entire pit area needs to be abated and cleaned out

**Question 5:** How much soil will need to be removed? How deep down in areas where no cement is present?

Answer: In the concrete vault, remove debris down to cement. If no bottom cement is found, remove approximately the top 6 in. of dirt.

**Question 6:** Is there an established depth to dig in all areas where soil is visible (i.e., 6in)?

## **Addendum No. 1 to IFB #25-75**

Answer: In the concrete vault, remove debris down to cement. If no bottom cement is found, remove approximately the top 6 in. of dirt.

### **Question 7: How much coal will be removed?**

Answer: All of it, down to the slab.

### **Question 8: What electrical access will there be for the contractor?**

Answer: The power supply's box rating in the basement has a 200-amp electrical service panel, two duplex outlets are available in the basement area

### **Question 9: What water access will there be for the contractor?**

Answer: There is water available, the service connection will require minor plumbing work to be suitable for use. Example, Pro-press a ½ ball valve and a male hose adapter for a hose connection.

### **Question 10: How many access points are there?**

Answer: Two

### **Question 11: Is the basement bulkhead operational?**

Answer: Yes

### **Question 12: Who uses this building?**

Answer: A food pantry and teen club.

### **Question 13: Will the food pantry and teen club stay open during abatement?**

Answer: Yes

### **Question 14: How should bid prices be submitted — lump sum or unit prices?**

Answer: Bids should be submitted as a lump sum.

### **Question 15: Will the outside need to be fenced off? Will that be the contractor's responsibility or the City's?**

Answer: Yes, awarded contractor will be responsible for site safety including perimeter fencing and signage

### **Question 16: There are 2 photos of 1, 2, 3 and 5. In photo #5 it states that there is asbestos**

## **Addendum No. 1 to IFB #25-75**

**in the glue from the ceramic tiles but nowhere in the survey say that this material is being abated. This material is in the bathrooms?**

Answer: The scope of work for this project is specific to the basement of the building only

**Question 17: In the survey it states 2 sinks. I did not see them in the basement. Look at photo 3. Would it be easy to have axiom partners produce an accurate survey so we are only doing what is supposed to be done and we are all bidding apples for apples?**

Answer: The scope of work for this project is specific to the basement of the building only

**Question 18: What material needs to be removed?**

Answer: Just the basement, not the entire property, needs to be cleaned out of all foreign material.

**Question 19: Can the bulkhead stairs be removed?**

Answer: Temporary removal will be considered for the project but awarded contractor will need to return the steps to original position

**Question 20: What are the dimensions of bulkhead opening?**

Answer: The bulkhead dimensions are 47 inches wide clearance; basement egress door has a clear width of 30 inches.

**Question 21: What kind of materials will be disposed of?**

Answer: All material will be disposed of as ACM (Asbestos Containing Materials) unless properly cleaned and inspected.

**Question 22: What happens to the new heating equipment in the basement?**

Answer: All parts of the new heating system must be cleaned, the fiberglass insulation and the boiler air filters removed. The boilers will need to be protected during the course of the work. Other than that, the new heating system will remain untouched.

**Question 23: Who will sign off on empty tanks? How will the fire department certify tanks are empty and ready for disposal.**

Answer: All mitigation and removal must be completed before the fire department enters to sign off on tanks for removal.

**Addendum No. 1 to IFB #25-75**

**Question 24: What kind of contamination containment will be required outside. I.E. fencing a portable tent covering the bulkhead?**

Answer: A containment area will need to be utilized over the bulkhead area and the bulkhead and site must be closed/secured at the end of every day.

**Question 25: Where will the dumpster be placed can material be left overnight?**

Answer: Trash and hazardous material must be removed at end of each business day.

**Question 26: Can we use the lot across the street for a laydown area?**

Answer: No lot across the street has already been committed to other projects.

**Question 27: Is DCAMM (Division of Capital Asset Management and Maintenance) certification required?**

Answer: The estimated cost is less than \$150,000, the City does not believe DCAMM certification will be required.

**IFB 25-75 165 Broadway Abatement and Cleanout**  
**Pre-Bid/Site Visit Attendance Sheet**  
**June 10, 2025 at 11:00 AM**

[illegible]

**IFB 25-75 165 Broadway Abatement and Cleanout  
Pre-Bid/Site Visit Attendance Sheet  
June 12, 2025 at 11:00 AM**

[illegible]