

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

To:	Bidders of IFB 25-79 Cummings Warming Center Renovations				
From:	: Thupten Chukhatsang, Senior Procurement Manager				
Date:	7/21/25				
Re:	Response to Bidder Questions Appendix A: Attachments - Plan Holder's List, Parking Permit Application Sample				
	Addendum No. 1 to IFB 25-79				
This ad	dendum responds to bidder questions.				
	ub-Bids with certifications for the DCAMM categories of Resilient Flooring, Plumbing, HVAC, and cal are still due by 07/24/2025 at 3:00pm :				
Sealed 3:00pn	General Bids with DCAMM certification in General Construction are still due by 07/31/2025 at n.				
	** Failure to acknowledge this addendum may result in bid disqualification.**				
NAME	OF COMPANY / INDIVIDUAL:				
ADDRE	SSS:				
CITY/S	TATE/ZIP:				
TELEPH	IONE/FAX/EMAIL:				
SIGNA	TURE OF AUTHORIZED INDIVIDUAL:				
ACKNO	OWLEDGEMENT OF ADDENDA:				
	Addendum #1 #2 #3 #4				

#	Questions	Response
1	What is the estimated plumbing contract	Here are the estimates for all Filed Sub bids:
	value?	
		Resilient Flooring:\$36,880
		Plumbing: \$51,000,
		HVAC: \$78,000
		Electrical: 76,500
2	Please confirm you need an electronic	If you submit online via BidExpress, then it would
	copy of the bid forms for the filed sub bid.	naturally be an electronic copy. There is a
		separate bid for File Sub Bids and another for
		General Bids. If you are sending a hard copy
		physical bid then kindly include a flash drive with
		the bid for ease of upload.
3	Please confirm if we submit on BidExpress	Yes, you do not have to submit a hard copy if you
	we do not need to deliver a hard copy.	submit via BidExpress.
4	Will professional liability be required by	No, professional liability will not be required of
-	GC?	the General Contractor awarded the contract.
5	Will rodent control be required? If so	No
	define the scope.	
6	Will police details be required? If so when	Yes, if street access is impacted by construction.
	will they be required and what is the cost?	Contractor schedules police details and City
		covers the cost.
7	Is there ACM beneath the carpeting?	Assume yes, City has a third-party testing
		company that can test the area.
8	Is there a mandatory set a side	No
	requirement for MWBE participation?	
9	Section 064023 Architectural millwork, is	Yes
	AWI certification required?	
11	Drawing A101 is there footings and	There are no footings required for the rear exit
	foundations beneath rear exit slab, if so	slabs. As shown on Detail 1 on Sheet A201.
4.2	provide details.	The tuesday duals is becomed the control 400
12	Since the new trench drain is within the	The trench drain is beyond the typical 10'
	proximity of the building and tied into the existing drainage system, is this part of the	distance away from the building, and is not believed to connect to the interior of the
	plumbing file sub-bid scope?	building. Therefore the trench drain work is part
	אומווואוווק וווב שטייטוע שניטףב:	of the GC's site contractor.
13	Drawing H101 is the existing OA louver	The existing louver opening is to be infilled with
13	infill part of the HVAC file sub bid scope?	CMU on the exterior with an insulated metal
	part of the fire and bid scope:	panel on the outside, as part of the GC's work.
14	Section 096500-2.1.02.A.7. Base bid to	GC is responsible under base bid for abatement
	include removal and replacement of 9"x9"	
	VCT floor tile, including abatement, and	
	replace with new 12" x 12" VCT tile to	
	match the existing in the followings	
	rooms. Question: Who is responsible for	
	the abatement/Demolition of existing	
	VCT/ Resilient Base?	

16	Section 096500-2.1.02.A.8. Alternate No:1 to include removal and replacement of 9"x9" VCT floor tile, including abatement, and replace with new 12" x 12" VCT tile to match the existing in the followings rooms. Question: Who is responsible for the abatement/Demolition of existing VCT/ Resilient Base? Temporary Parking Passes:	GC is responsible under base bid for abatement if Alternate is accepted, filed sub bid preps and installs new VCT. Temporary parking passes for contractors are available through the City's Traffic & Parking division at a weekly fee of \$35.00. These fees are the responsibility of the contractors that apply Note: A sample Parking Permit Application is
18	Please confirm HVAC sub is responsible for their own a. Staging b. Hoisting c. Coring d. Firestopping i. Similar to Plumbing/ Electrical.	The HVAC filed sub-bid is responsible for their own hoisting, staging, coring and firestopping.
19	Can parking or a staging area be made available to the contractor at the rear of the building, accessed from School Street?	The School Steet lot and alley way will not be available for parking but deliveries can be accepted via the lot.
	Please confirm that the building will only be occupied between the hours of 5PM and 8AM when the building is in use. It is understood that the building is being used as a warming center when the weather curtails, expected usage would begin November/ December of 2025.	Confirmed
20	Painting Scope: The plans and specs are vague regarding the painting scope. Can you please clarify exactly what surfaces (walls, ceilings, trim, etc.) are to be painted?	As indicated in Section 09 00 00 Para. 1.02.B painting shall include all walls for the renovated bathrooms, inside and outside, the interior walls of the vestibule, the wall of the Main Office that are being altered, and the walls in the Dormitory rooms that are affected by the work. Painting of isolated walls shall extend to the nearest corner or natural break in either direction.
21	Sidewalk Equipment Permits: Does the City require any permits or approvals for placing equipment on the sidewalk during construction?	Yes, temporary occupancy permits would be required for the sidewalk and streets. Pedestrian detours with directional signage would be needed if a section of sidewalk needs to be closed for a duration of time during construction

22	Flagpole Area: What is the final design plan for the area where the current flagpole and concrete base are located? Will this are be replaced with grass, asphalt or another material?	The existing flagpole and concrete base will remain in its current location
23	Wall Preparation & Painting: Please clarify the note, "Prepare and paint all walls affected by the work (new and existing)." Does this refer only to walls disturbed during construction, or does it include adjacent existing walls as well?	See Item 20 above.
24	Site Access and Staging: Is the contractor permitted to use the parking lot or the small driveway access on School Street for equipment staging or deliveries?	Not for parking, but some deliveries could be received via the School St. lot. The main project entry point will be at Prescott Street side of the building.
25	Playground Bench: What is to be done with the existing bench against the wall in the playground area where the new ramp is planned? Should it be removed, relocated, or reinstalled elsewhere?	This bench will be relocated in the playground with city direction
26	Existing BMS Controller	The existing BMS controller (FX 80) will require additional user licenses to add the new MEP Equipment. The city would be recommending license upgrades for a minimum of 10-12 devices

APPENDIX A: ATTACHMENTS

Plan Holder's List
Parking Permit Application Sample

IFB 25-79 Cummings Warming Center Renovations Register of Prospective Bidders / Holders of Bid Documents

Name of Contact	Company	Address	Phone/Fax	E-mail Address
Dave Ferraro	APC Development	https://apcdevelopment.com/	office (774)-696-7491	bids@apcdevelopment.com
Steve Difilippo	GVW	https://gvwinc.com/	617-567-6000 x304,	sdifilippo@gvwinc.com
Mark Morosoi	Eagle Point Builders			epbbuilders@gmail.com
Chris Quinn	Thomas Snowden Construction	https://tesnowden.com/		cquinn@tesnowden.com
Thomas Crawford	Boston Building and Bridge	https://www.bbbcorp.com/		tcrawford525@gmail.com
	Boston Building and Bridge	https://www.bbbcorp.com/		info@bbbcorp.com
Felix Casazza	TM Construction			felix@t-mconstruction.com
Patrick Heavey	TM Construction			patrick@t-mconstruction.com
	CityWright	100 Weymouth Street, H1 I Rockland,	617.852.2271	
Jen DeAmicis	www.citywright.com	MA 02370	617.680.4894	jdeamicis@citywright.com
	Commonwealth Construction &	10 Walnut Hill Park, Suite 3		
Vanessa Pino	Consulting	Woburn, MA 01801	978-854-5809	vanessa@commonwealth-construction.com
Va.1.0354 1 1110	eea.tg	68 Jackson Street	Phone: (781) 821- 4200	pradipm@northerncontractingcorp.com;
Pradip Maharjan	Northern Contracting Corp	Canton, MA 02021	Ext. 4123	ncc@northerncontractingcorp.com;
radip ividilarjan	Delulis Brothers Construction Co.,	31 Collins Street Terrace, Lynn, MA	LAC. 7123	wdeiulis@deiulisbrothers.com;
Will DeIulis	Inc.	01902		estimating@dbbids.com;
vviii Delulis	United Service Specialists LLC	01302		kmartins@us-specialists.com
	Officed Service Specialists LLC		+	Kittai titis@us-specialistS.COIII
Emanuel Rezende	United Service Specialists LLC			erezende@us-specialists.com
Euris Gomzalez	R. Mullen & Associates		978-885-3047	bmullen@rmullenassociates.com
Euris Gomzalez	R. Mullen & Associates		970-003-3047	gonzaleze3113@gmail.com
Euris Gonzalez	R. Mullett & Associates	74.C D Ct		gonzalezes115@gmail.com
		716 Beacon St		
7 16 1 .	B :16:	PO Box 590304	647 004 0604	
Zack Sambucci	Rapid Construction	Newton MA 02459	617-831-0684	zacks@rapidcm.com
				bhawes@cannistraro.com;
Brad Hawes	JC Cannistraro			doconnor@cannistraro.com;
Ray Hanley	PJ Kennedy			rhanley@pjkennedy.com
	Brothers Electric			joejr@brotherselectricalcorp.com
Cary Chu	Brite-Lite Electrical Co., Inc.	65B Sharp Street, Hingham, MA 02043	T-781-340-9102	cchu@brite-lite-electrical.com
Maureen Crozier	Capital Carpet	https://www.capitalcarpetonline.com	781-935-9430	maureenc@capitalcarpetonline.com
Thaya	Capital Carpet			thaya@capitalcarpetonline.com
	Performance Plumbing & Heating,	93 West St. Suite A3		
Kayla DeSousa	Inc.	Medfield, MA 02052	774-226-0702 (M)	kdesousa@performancepandh.com
	Performance Plumbing & Heating,			
Sam Taylor	Inc.			staylor@performancepandh.com
	Setronics Corporation – Integrated			
TJ Bannister	Security Solutions		339-927-6444	tbannister@setronics.com
	North America Procurement			
	Council, Inc. PBC			bids@napc.me
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CITY OF SOMERVILLE, MASSACHUSETTS DEPARTMENT OF PARKING

133 Holland St, Somerville, MA 02144

Tel: 311 or from outside Somerville (617) 666-3311 www.parksomerville.com

CONTRACTOR PARKING PERMIT APPLICATION

Applicant Information:	
Today's Date	
Name of Contractor	
Address of Work Site	
Phone #	
Email	
Plate Number	
Vehicle Year / Make	Vehicle Color
Permit Information:	
Effective Date	
Expiration Date	
Permit Number(s)	

Cost: \$35.00

Duration: 30 days

Hours: 7:00AM-7:00PM

Location: On street or adjacent street to property or properties

currently under construction.

Application Checklist:

- Application Form
- Copy of building permit or proof of contractor license
- Copy of vehicle registration(s)
- Check, money order, cash, MC,
 Visa or Discover
- ♦ Cost \$35.00

All outstanding parking tickets must be paid in full prior to issuance.

Tickets may be paid online or by calling 844-807-9069.

Permits may be address-specific with various plates OR plate-specific with various addresses.

Permits requested at window will be processed immediately. In person orders of more than 5 permits cannot be processed immediately – contractors should apply by mail in advance to expedite order or arrange pick up at a later date.

Permits requested by mail will be mailed within 14 business days after receipt of paperwork and payment.