



CITY OF EVERETT

Pope John Hazmat Removal

ADDENDUM NO. 1

Date Issued: July 27, 2026

Project: # MUN-26-97B Pope John Hazmat Removal

NOTICE TO ALL BIDDERS

This Addendum is issued to amend the bid documents for Pope John Hazmat Removal.

A. General:

1. As part of monthly pay applications, selected contractor must submit certified payroll on both Davis Bacon Form and MA State Prevailing Wage Form.
2. Sealed Bids will be received until **July 30, 2026 at 3:30 PM** at the Procurement Department City Hall, Room 14, 484 Broadway, Everett, MA 02149

B. Changes to Specifications:

None

C. Changes to the Drawings:

None

D. Bidder Questions:

1. Question: [Is there] Water & Power Available?

Answer: Yes.

2. Question: PART "A" 2nd Floor--In room A202 Auditorium what has to be cleaned seeing that there is no abatement in this area (circled in red).

Answer: Refer to Section 02 28 20 and drawings.

3. Question: It states that we own all of the moveable items to be disposed on our watch. Do these items (all moveable items) have to go out as contaminated or as general debris?

Answer: Refer to Section 02 28 20.

4. Question: I see the time frame is around start date August 24th with end date November 1st. Is there any flexibility there? Is there any penalty if not done by November 1st?.

Answer: No flexibility. Refer to Section 00700.

5. Question: Are there any minority requirements for this project?.

Answer: Yes, see Section 00700, Article 9, item G

6. Question: After the abatement is completed is the building going to be demo'd or is it a renovation?.

Answer: Renovated.

7. Question: Science Labs were observed to have left over chemicals and equipment. Has the city created an inventory of chemicals and equipment that may require special handling and disposal if available? If not, please confirm the contractor is responsible for all identification, sampling,

packaging and disposal for potentially hazardous materials or material that if mixed during load out and disposal could become hazardous.

Answer: It is the Contractor's responsibility to quantify, remove and properly dispose of all chemicals and equipment.

- 8. Question:** Are any fixed cabinets, casework or walls to be removed to access flooring materials and mastic that may or may not run below them?

Answer: All fixed items to remain.

- 9. Question:** Science lab sinks were observed to have glass waste piping. If lower science room casework needs to be removed for access to floor tile and mastic below, please confirm if the city has had a lab cleanup firm verify that the sink traps do not contain mercury or other hazardous materials or chemicals. If not, please confirm the quantity of sinks traps and linear footage of glass waste line if the contractor is responsible for verifying whether they are hazardous and removal.

Answer: All science related items shall remain in place.

- 10. Question:** Auditorium seating is bolted to the floor and there is ACM tile and mastic below. Please confirm if Auditorium seating is to be removed and disposed of or it must be removed and replaced.

Answer: Refer to drawings.

- 11. Question:** Section 02 28 20 – Note 10 states that there are TWO(2) operable elevators in Part B of the Building. At the site walk only ONE(1) was operable, please confirm that we will have an operable elevator dedicated to our use for the entire project, and if any repairs are required the City will pay for them to maintain an operable elevator.

Answer: Only one elevator is operable.

- 12. Question:** Can exterior Windows be removed for load out? If so are the window systems Asbestos Containing Materials? Do the Windows if removed require salvage and replacement or can they be boarded up with a weather tight enclosure?.

Answer: Caulking (framing/glazing) is ACM and therefore, windows might be removed, but must be re-installed in the same condition as prior to removal, or replaced with new windows to match existing in finish, profile, and grouping.

- 13. Question:** Can interior windows or non-load bearing walls be selectively removed in areas to improve access for load out?

Answer: Any interior windows or non-load bearing partitions removed will need to be replaced or rebuilt to new condition. Contractor responsible to hire a professional engineer to determine if partition is load-bearing or shear wall.

- 14. Question:** Section 02 28 20 – 3.01- D, states that only 40 CY Dumpsters can be used. Please confirm that if larger containers are used there can be a conversion on total volume of waste removed by Cubic Yards.

Answer: No change.

- 15. Question:** Section 02 28 20 – 3.01-F-Note 6 states that ceiling tile grids shall be fully decontaminated and left in place in good condition. Please confirm in areas where ceiling grids need to be removed for access to duct work or other items above the ceiling that are to be decontaminated that the ceiling grid can be removed for access and will not need to be replaced.

Answer: Grids to remain, if removed, new grids shall be professionally installed.

16. **Question:** Section 02 28 20 – Note 7 states that the contractor is do decontaminate all surfaces above the ceiling tiles. If paper jackets fiberglass insulation is encountered or other porous materials are encountered what procedure is to be followed?
Answer: Porous materials shall be removed and disposed of as ACM.
17. **Question:** Will a Temporary Construction Fence be required for this project? If so, what type of fence and at what locations. Please provide a drawing and spec if possible.
Answer: A six (6) foot fence chain link temp fence with scrim and a lockable gate, will be required during durations of the project and shall be installed at areas needed to secure and obscure contractor's exterior activities. Any trailers, lulls, or dumpsters shall be kept within this fenced area.
18. **Question:** Are there any areas or parking lots around the school that the contractor will not be able to use for access to the building?.
Answer: Owner will review with the low bidder upon award.
19. **Question:** Can building power and water be utilized for abatement and will the City be paying for consumption cost.
Answer: Yes with cost by the City.

This Addendum modifies and becomes part of the original bid documents.

All other terms and conditions of the bid documents remain unchanged. Bidders must acknowledge receipt of this Addendum with their Bids.

Kiara M. Freeman
Chief Procurement Officer
City of Everett

Project: 888 Broadway Hazardous Remediation

Contractor Walkthrough Attendance

Date: 7/22/2026, 10:00 am

Name	Company	Email
Stephen Michener	LeftField	Stephen.Michener@LeftFieldpm.com
Sopheak Men	Acme Abatement	Sopheak@acme-abatement.com
Jessie Cabrel	RAY Services	jcabrel@raysservicesinc.com
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Bill Finn	American Environmental	bfinn@amerenviro.com
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