



### **ADDENDUM #3**

DATE OF ISSUANCE: August 12, 2025

Proposal For: Elevator and Escalator Modernization and Service  
At New Haven Parking Authority Facilities  
New Haven, Connecticut  
NHPA Project #21-011

Proposal Opening Date: August 19, 2025 at 3:00 p.m. EDT

Prospective Proposers and all concerned are hereby informed that the following is made a part of the Proposal Documents, which shall be amended accordingly:

A. In Item 4, Inspection of Facilities, of the *Instructions to Proposers*, revise the procedure for visiting the sites. An additional site review meeting will be held on Friday, August 15, 2025 at 9:30 a.m. Meet William Cable, Director of Security, at the NHPA main office, 232 George Street, New Haven, CT 06510. Proposers wishing to view the hoistways must provide their own licensed elevator mechanic.

B. The following are questions from prospective proposers along with NHPA's Response:

1. QUESTION: Drawing TM-M-1 includes the electric unit heater schedule. It appears part of this schedule is missing. Can the full schedule be provided in an addendum?

1. NHPA RESPONSE: See revised Drawing TM-M-1 per attachment.

2. QUESTION: Do the elevator pits require waterproofing?

2. NHPA RESPONSE: In the event waterproofing is required, it will be added via Change Order.

3. QUESTION: Are the machine rooms required to be painted?

3. NHPA RESPONSE: Painting of machine room floors as well as any other features which are currently painted or customarily painted shall be the responsibility of the Contractor, and included in its Proposal Price.

4. QUESTION: Can the sprinkler in the Air Rights elevator pit be removed?

4. NHPA RESPONSE: No.

5. QUESTION: Re Temple Medical Garage, Drawing TM-E-1, New Work Key Note 2: Where is the main electrical room located that is referenced on this drawing and the one-line diagram on drawing TM-E-2?

5. NHPA RESPONSE: The main electrical room is in the basement level below the NHPA office area. Refer to Drawing CS-1.2 for location.

6. QUESTION: Re Temple Medical Garage, Which panel in the electrical room is the 125A breaker to be installed? What type of panel (Manufacturer and Type) is it?

6. NHPA RESPONSE: Delete the underlined portion of Drawing TM-E-1 New Work Key Note 2. A 125A breaker is not required. Refer to 1-line diagram on Drawing TM-E-2 for details on elevator feed.

7. QUESTION: Re Temple Medical Garage, Fixture type D8 is not on the fixture schedule, please provide catalogue number.

7. NHPA RESPONSE: Fixture D8 shall be an 8' version of fixture D4: Daybrite FSS-860L-840-UNV.

8. QUESTION: Re Air Rights Garage, Drawing AR-E-2, New Work Key Note 4: says to feed unit from existing power source/electrical panel and provide 25A-3P. The one-line diagram on Drawing AR-E-3 shows the non-fused disconnect to be tapped from new feed in existing wireway. Please clarify.

8. NHPA RESPONSE: The wireway and the feed into the wireway are existing. Contractor shall provide tap in wireway and new fused disconnect for power to the transformer.

9. QUESTION: Re Air Rights Garage, Drawing AR-E-3, one-line diagram: is a new feed required from panel EPDL to the existing wireway in the elevator machine room? If so, please provide size of conduit and conductor.

9. NHPA RESPONSE: No, the existing feed from EPDL to the machine room wireway remains. New fused disconnects are to be tapped off that wireway as shown on AR-E-3 with #8AWG conductors.

10. QUESTION: Re Air Rights Garage, where is the fire alarm panel located for the Air Rights Garage?

10. NHPA RESPONSE: The fire alarm control panel is located in the Security Office on Level 2 at approximately column 12/F.

11. QUESTION: Re Air Rights Garage, what is the manufacturer and model number of the fire alarm panel?

11. NHPA RESPONSE: The FACP is a Simplex model 4010.

12. QUESTION: Re Air Rights Garage, who is the fire alarm vendor that PROGRAMS the fire alarm panel?

12. NHPA RESPONSE: Johnson Controls is the current vendor used by NHPA. Contractor is responsible for engaging a vendor to program its work.

13. QUESTION: Re 270 State Street Garage, Drawing SS-E-1, New Work Key Note 2: "Provide 100A-3P circuit breaker in panel. 1 ¼" C, 4 #3 if existing feeder and breaker is not compatible with new connection." Please clarify what is meant by "if existing feeder and breaker is not compatible with new connection."

13. NHPA RESPONSE: The intent is for the existing branch circuits from panel DP to each machine room, and the existing circuit breakers in panel DP, to remain. New fused disconnects in each EMR shall be provided as noted.

14. QUESTION: Re 270 State Street Garage, same question for New Work Key Note 3.

14. NHPA RESPONSE: Response is the same as the main elevator feed except that these 120V circuits are from Panel LP.

15. QUESTION: Re 270 State Street Garage, Drawing SS-E-1, New Work Key Note 8 is calling for new circuit breakers, but that panel does not have any spaces left. Are additional breakers required, or are the existing breakers supposed to be swapped out?

15. NHPA RESPONSE: A 60A, 2-pole breaker to feed new panel LP-2 is required. At the time of the engineer's last site observation, spaces 17-19 were available. Proposal Price shall allow for installation of this breaker or tapping of the panel DP buss to a 60A, 2-pole fused disconnect switch.

16. QUESTION: Re 270 State Street Garage, where is the telephone demarcation, or phone board located to provide phone lines for the fire alarm panel?

16. NHPA RESPONSE: Phone demarcation point is in the storage room immediately to the right of the room with the new FACP.

17. QUESTION: Due to the fact that the answers to these questions are required in order to quote this job correctly, can a time extension be granted for the bid date?

17. NHPA RESPONSE: There is no change to the Proposal Opening Date and Time ("Deadline Submission").

18. QUESTION: Re Elevator Contractor, Reference: pg. 449 2.08 Pass Car. "Basis of Design shall be Crown Street Garage cab interiors". Please provide details on finishes, photos and drawings to provide accurate pricing.

18. NHPA RESPONSE: The existing cab interiors may be viewed on site for the Proposers to examine as a physical example. Proposers are welcome to take photos of existing features as they may desire.

19. QUESTION: Re Elevator Contractor, Reference: pg. 463 2.05 Hoistway "Car Frame and Platform: Undercoat platform with sound-deadening material". Please confirm existing platform is to be retained and isolation to be provided.

19. NHPA RESPONSE: Confirmed.

20. QUESTION: Re Elevator Contractor, pg. 463 2.05 Hoistway “Emergency Moving Device: Include emergency manual valve, to release hydraulic pressure and permit car to move from its stalled position due to power failure or equipment failure.” Please confirm emergency battery lowering device is acceptable.

20. NHPA RESPONSE: Hydraulic Power Unit Valve shall have manual release capability for Elevator Mechanic use as well as Battery Lowering in the case of a power outage.

21. QUESTION: Re Elevator Contractor, pg. 499 2.12 G “In the center of the rear cab panel provide a back lighted "MEDICAL EMERGENCY" LED illuminated display that shall flash on and off.” Please confirm required for this car only.

21. NHPA RESPONSE: Not needed at this time.

22. QUESTION: The bid form calls for a 5-year service agreement. As a GC we would not provide the agreement. We will carry the pricing for it as shown on the bid form. How can we show that an elevator contractor will be responsible for the service agreement?

22. NHPA RESPONSE: Describe it in appropriate places in the *Statement of Proposer's Qualifications* and *Statement of Items to be Discussed*, part of the Proposal Documents.

23. QUESTION: Will all ductwork and wire mesh screens be galvanized construction?

23. NHPA RESPONSE: Yes.

24. QUESTION: Will EF1-2 require vibrations isolation?

24. NHPA RESPONSE: In-line fans require vibration isolation per Section 23 34 23, 2.01 F.

25. QUESTION: Will EF1-2 require seismic restraints?

25. NHPA RESPONSE: No.

26. QUESTION: Does all the duct work require vibration isolation and seismic?

26. NHPA RESPONSE: No.

27. QUESTION: Are there any site photos of this project?

27. NHPA RESPONSE: Proposers may take photos during their site visits.

28. QUESTION: What is the schedule for this project?

28. NHPA RESPONSE: See *Instructions to Proposers*, Item 12, Preliminary Project Progress Schedule, for information regarding submitting the proposed dates of starting and completing each of the various sections of the work, as well as *Special Conditions* Section 308 for Time for Commencement and Completion.

29. QUESTION: Temple Medical Garage and 270 State Street Hydraulic elevators, 2.10 PASSENGER HOISTWAY ENTRANCES, please confirm that existing hoistway doors are to be retained?

29. NHPA RESPONSE: Design intent is to retain existing hoistway doors. On a separate sheet attached to the Proposal, provide unit pricing for new hoistway doors.

30. QUESTION: Temple Medical Garage and 270 State Street Hydraulic elevators, 2.10 PASSENGER HOISTWAY ENTRANCES, please confirm that existing hoistway sills are to be retained?

30. NHPA RESPONSE: Design intent is to retain existing hoistway sills. On a separate sheet attached to the Proposal, provide unit pricing for new hoistway sills.

31. QUESTION: Temple Medical Garage and 270 State Street Hydraulic elevators, 2.04 MACHINES AND COMPONENTS, 1 A. Jack Hole: How will a jack hole collapse be handled?

31. NHPA RESPONSE: If a bore hole collapse shall occur during cylinder replacement at no fault by the Contractor, re-drilling would be performed via change order by an approved subcontractor, with standby labor provided by the Elevator Contractor.

32. QUESTION: How will exceptions or clarifications to the bid documents be handled?

32. NHPA RESPONSE: See Item 2, Interpretations and Addenda, of the *Instructions to Proposers*.

33. QUESTION: Re Modernization, is there any federal money involved in this project?

33. NHPA RESPONSE: No.

34. QUESTION: Re Modernization The spec says that entrances can remain as long as they are approved by the engineer. Do we know if these entrances are currently approved to remain?

34. NHPA RESPONSE: The design intent is for all entrances to remain. If it is later determined and confirmed that a specific entrance requires replacement, that specific work would be performed via a Change Order.

35. QUESTION: Re Modernization Is the intent to replace the entire cab shell and interior? Or is it a standard cab interior only replacement?

35. NHPA RESPONSE: The design intent is to retain existing cab shells and refurbish the interiors.

36. QUESTION: Re Modernization The monitoring system mentioned in section 2.8, is that asking for an Elevator Management System? If so, it would only have a terminal in the machine room?

36. NHPA RESPONSE: Elevator Monitoring terminals are to be located in the respective machine rooms at each facility.

37. QUESTION: Re Modernization for Elevator C in Temple Street Parking, do we have to stay with a MEI design, or can other 3<sup>rd</sup> party vendors be approved to complete a roped hydro replacement?

37. NHPA RESPONSE: Proposers must price MEI as the design basis. Alternatives may be considered at NHPA's discretion – refer to specifications on alternatives.

38. QUESTION: Re Maintenance, is there an official specification to bid to for the service portion of the bid? The documents show a brief description of requirements for the 12-month modernization warranty period, but I don't see a detailed spec for the service contract portion. Should we be mirroring the warranty spec for the maintenance portion, sending a standard Otis contract, or is there a maintenance specific spec to bid to that I'm missing?

38. NHPA RESPONSE: Proposers are required to describe in detail the services they propose in the *Statement of Items to be Discussed* form provided in the Proposal Documents. There is also a standard form of service agreement provided in the Proposal Documents.

Attachments: See Revised Drawing TM-M-1.

**END OF ADDENDUM #3**