

Tender # 2026-T4

AMENDMENT NO. 1

Owner: Town of Grand Falls-Windsor

Project Name: Exploits Valley YMCA - Main Pool Rehabilitation

Project Number: 2026-T4

Date Issued: August 20, 2026

I. This Amendment shall form an integral part of the specification to be read in conjunction therewith. This Amendment shall take precedence over all forms of the aforementioned specification with which it may prove to be at variance or may otherwise be qualified in writing by authorized personnel.

II. The General Conditions and all documents issued with this specification shall apply to govern all phases of the work covered by this Amendment.

III. The purpose of this Amendment is to inform bidders of clarifications to the contract documents.

To advise Contractors of the following changes:

1. Please note the closing date as noted in amendment #1 to this tender is being revised to **Thursday, September 3rd, 2026 at 2:00 pm.**

2. This project has been assigned the following project reference number: **2026-T4**

3. Clarification of Relining Scope

The automatic water-level control work described in Section 4.7 of this addendum applies to the main swimming pool, kiddie/wading pool and hot tub/whirlpool.

4. Section 4.3 – Substrate Preparation

Section 4.3 is deleted and replaced in its entirety with the following:

4.3 Substrate Preparation

- Inspect the existing main pool substrate and identify visible deficiencies affecting installation.
- Complete all paint removal, cleaning, grinding, repair, levelling, filling and other preparation required by the proposed membrane manufacturer's current written installation requirements.
- At a minimum, remove all loose, peeling, flaking, stained, contaminated, sharp, incompatible or otherwise unsound paint and material.

- Where the membrane manufacturer requires complete removal of the existing paint, complete paint removal shall be included in the lump sum Tender price.
- Prepare the substrate so that it is clean, dry, smooth, stable and suitable for the proposed membrane system.
- Patch or repair cracks, voids, honeycombing and localized damage reasonably required to provide a sound substrate.
- Provide compatible geotextile or manufacturer-required underlayment.
- Complete fixture replacement and preparation of penetrations before final membrane installation.

Installation of the membrane shall constitute the Contractor's acceptance of the prepared substrate. No additional payment will be made for preparation required by the manufacturer's instructions or for conditions visible or reasonably ascertainable before bidding. Genuinely concealed conditions shall be handled in accordance with Sections 3 and 14 of the Tender.

5. Section 4.4 – Reinforced Commercial Pool Membrane System

Under Section 4.4 the following has been deleted from the tender:

- Smooth membrane on general floor/wall surfaces except where anti-slip membrane is required. (Anti-slip membrane required on stairs, benches, ledges, and designated walking surfaces).

It is replaced with the following:

- The finished main pool floor, including steps, ledges and other submerged walking or standing surfaces, shall have a non-slip surface. Wall surfaces may use the manufacturer's smooth membrane where permitted by applicable requirements.
- The proposed membrane finish shall comply with the Newfoundland and Labrador Public Pools Regulations, CNLR 1023/96, and all other applicable requirements.
- The Bidder shall submit manufacturer documentation demonstrating that the proposed floor membrane or finish is suitable as a non-slip surface in a submerged commercial/public pool application.

In addition, the following bullet is added to the end of Section 4.4:

- Final colours and layout shall be approved by the Town in writing before materials are ordered or installation begins.

6. Section 4.5 – Membrane Installation and Termination

Section 4.5 remains in effect and is supplemented by the following:

- The membrane shall be installed and terminated in accordance with the membrane manufacturer's current written commercial installation requirements.
- The perimeter termination shall be flush or recessed, continuous, secure and watertight, and shall not leave an exposed or projecting membrane edge that can be lifted, peeled, picked at or otherwise accessed by pool users.

- The termination system shall be suitable for continuous exposure to pool water, pool chemicals and routine cleaning, and shall not contain sharp edges or projections.
- Each Bidder shall submit with its Tender a proposed termination drawing or clearly illustrated detail showing the membrane, termination profile or bar, fasteners, sealants, adjoining materials and finished pool edge.
- The proposed termination detail shall be supported by the membrane manufacturer's installation instructions or written confirmation that the detail is acceptable and will maintain the applicable warranties.
- The final termination detail is subject to the Town's written acceptance before materials are ordered or installation begins. Acceptance does not relieve the Contractor of responsibility for design, performance, watertightness or warranty.

7. Section 4.6 – Anti-Slip Surfaces and Markings

Section 4.6 is deleted and replaced in its entirety with the following:

4.6 Anti-Slip Surfaces and Markings

- Provide reinforced non-slip membrane over the main pool floor, entry steps, access areas, ledges and all other submerged walking or standing surfaces.
- Provide three contrasting non-slip swim lane markings generally matching the existing configuration.
- Provide a contrasting non-slip perimeter border/waterline treatment generally matching the existing functional layout.
- Final layout, colours and any proposed variation shall be approved by the Town in writing before installation.

8. Section 4.7 – Automatic Water-Level Control Integration

Section 4.7 is deleted and replaced in its entirety with the following:

4.7 Automatic Water Level Control Integration

A Jandy Levolor® Electronic Water Leveler system has been purchased and will be Owner supplied (See Appendix B). The Contractor shall provide all labour, supervision, coordination, wiring, conduit, piping, valves, sensors, fittings, connections, supports, backflow protection and other materials or incidentals required to install, connect, test and commission automatic water level control for:

- The main swimming pool;
- The kiddie/wading pool; and
- The hot tub/whirlpool.

Each pool shall be independently sensed and controlled so that the water level in one pool does not control or interfere with another pool. The Contractor shall inspect the Town supplied equipment, confirm the proposed configuration and include in the Tender price all additional components required for a complete operational installation.

Contractor scope includes:

- Install Town supplied controller and associated equipment in accordance with the manufacturer's instructions and applicable electrical, plumbing, public health and building requirements.
- Install the main pool sensor at the selected new skimmer or another manufacturer approved location.
- Install suitable sensor locations for the kiddie/wading pool and hot tub/whirlpool.
- Install and route all required sensor conduit, control wiring, water piping and valve connections.
- Complete required channeling, concrete removal, reinstatement and making good associated with the installations.
- Coordinate any required electrical and plumbing subcontractors and include their work in the lump sum Tender price.
- Test, commission and demonstrate proper independent operation of the system to the Town/YMCA.

9. Section 8 – Product Submittals with Tender

Section 8 is supplemented by adding the following required submittals:

- The membrane manufacturer's complete current installation manual, specifications and written recommendations.
- The manufacturer's requirements for paint removal and substrate preparation.
- Supporting product information for the proposed non-slip floor membrane or finish.
- The proposed pool edge termination detail required by Section 5 of this addendum.

Failure to provide sufficient technical information to demonstrate compliance may result in the Tender being considered incomplete.

10. Section 9 – Warranty and Closeout

Section 8 is supplemented by adding the following:

- The manufacturer's warranty submission shall clearly identify whether coverage is full or prorated, the extent of labour and material coverage, staining or discolouration coverage, exclusions, maintenance requirements and required water chemistry parameters.

11. Section 10 – Owner-Supplied Work / Responsibilities

Under Section 10 the following has been deleted from the tender:

- Provide the Owner purchased Jandy Levelor® Electronic Water Leveler system for installation and integration as specified in Section 4.7.
- Arrange final fresh water supply/valve plumbing and other connections specifically identified as outside the membrane Contractor's scope.

It is replaced with the following:

- The Town will provide the Jandy Levolor® Electronic Water Leveler control units and associated components presently in its possession for installation under Section 4.7, as amended by this addendum.
- The Contractor is responsible for the complete installation, connection, testing and commissioning of the automatic water level control systems for all three pools, including required plumbing and electrical work and any components not supplied by the Town.

All other Owner responsibilities in Section 10 remain unchanged.

12. Bid Form

Replace the Bid Form with the form attached to this addendum.

13. Remaining Tender Requirements

Except as specifically amended or clarified by this addendum, all other terms, conditions, specifications and requirements of the Tender Documents remain unchanged.

Bidders are advised to acknowledge receipt of this Amendment as per the Information to Tenderers.

Town of Grand Falls-Windsor
tenders@townofgfw.com

END

REVISED BID FORM

Tender - Exploits Valley YMCA Main Pool Rehabilitation Project 2026-T4

Closing: Thursday, September 3, 2026 at 2:00 p.m. Newfoundland Time

Bidder Information

Bidder / Company Name	
Address	
Contact Person	
Telephone	
Email	

Construction Schedule Confirmation

The Bidder confirms that the Work can be completed within the required construction window of November 15, 2026 to December 19, 2026.

☐ Yes

Lump Sum Price

Lump Sum Price, excluding HST	\$
HST	\$
Total Price, including HST	\$

Acknowledgement of Addenda

The Bidder acknowledges receipt of the following addenda and confirms that all requirements, clarifications and changes contained in the addenda have been incorporated into the Tender price and submission.

Addendum No.	Date Issued	Received (check)	Bidder Initials
1	August 20, 2026	☐	
		☐	
		☐	

Bidder Confirmation

The undersigned confirms that the Bidder has reviewed the Tender Documents, including all addenda acknowledged above; has satisfied itself as to the scope and conditions of the Work; and offers to complete the Work for the lump sum price stated above, subject only to exceptions expressly identified in the submission. The Bidder further acknowledges that substitutions, deviations, additional work and other items not specified in the Tender Documents require prior written approval from the Town.

Exceptions / Qualifications

State 'None' if there are no exceptions or qualifications.

References

Reference 1

Project / Facility	
Location / Year	
Description	
Client Contact / Phone / Email	

Reference 2

Project / Facility	
Location / Year	
Description	
Client Contact / Phone / Email	

Reference 3

Project / Facility	
Location / Year	
Description	
Client Contact / Phone / Email	

Authorization

Authorized Representative	
Title	
Signature	
Date	

The authorized representative confirms that they have authority to bind the Bidder.