



OFFICE OF THE PURCHASING AGENT

TOWN OF ARLINGTON
730 Massachusetts Avenue
Arlington, MA 02476

Telephone (781) 316-3003
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DATE: May 6, 2016

TO ALL BIDDERS

BID NO. 16-11

SUBJECT: Lease of Space/Central School

ADDENDUM NO. 1

TO WHOM IT MAY CONCERN:

With reference to the bid request relative to the above subject, please note the following:

SEE ATTACHED

BIDDER MUST ACKNOWLEDGE ADDENDUM WITH SUBMISSION

All other terms, conditions and specifications remain unchanged.

Very truly yours,

Town of Arlington

Domenic R. Lanzillotti
Purchasing Officer



ARLINGTON REDEVELOPMENT BOARD

TOWN HALL ARLINGTON, MASSACHUSETTS 02476

TELEPHONE 781-316-3090

Re: Lease of Space/ Central School Building, RFP 16-11

To whom this may concern:

During the walkthrough at Central School on Thursday, May 5, 2016, the following questions were answered:

1. Would it be possible for future tenants to make structural changes to the space for lease?

The Arlington Redevelopment Board (ARB), through its Secretary Ex-Officio, Jennifer Raitt, would need to review and approve any proposed building plans.

2. Would the ARB be willing to further divide the available space and rent out smaller offices?

The ARB is willing to consider these proposals contingent upon further review.

3. What type of ventilation is available in each rentable space?

A new ventilation tower was installed at the building two years ago. The heating and cooling is individually-controlled and divided in the building as follows:

-4th floor is one zone.

-3rd floor is four zones: one of these zones is shared with an office suite rented by Mystic River Watershed Association. This floor has baseboard heating.

-1st floor is one zone.

4. What is the noise level of the system?

The ARB has not received complaints about the noise level of the system from any existing tenants.

5. Can tenants open the windows in the rentable spaces and hallways?

Yes, they can be opened.

6. How is the main room in the Senior Center used?

The main room in the Senior Center is primarily used for classes and other activities hosted by the Council on Aging and the Arlington Senior Association. This room and two

other rooms in the building are also available for rent by outside parties.

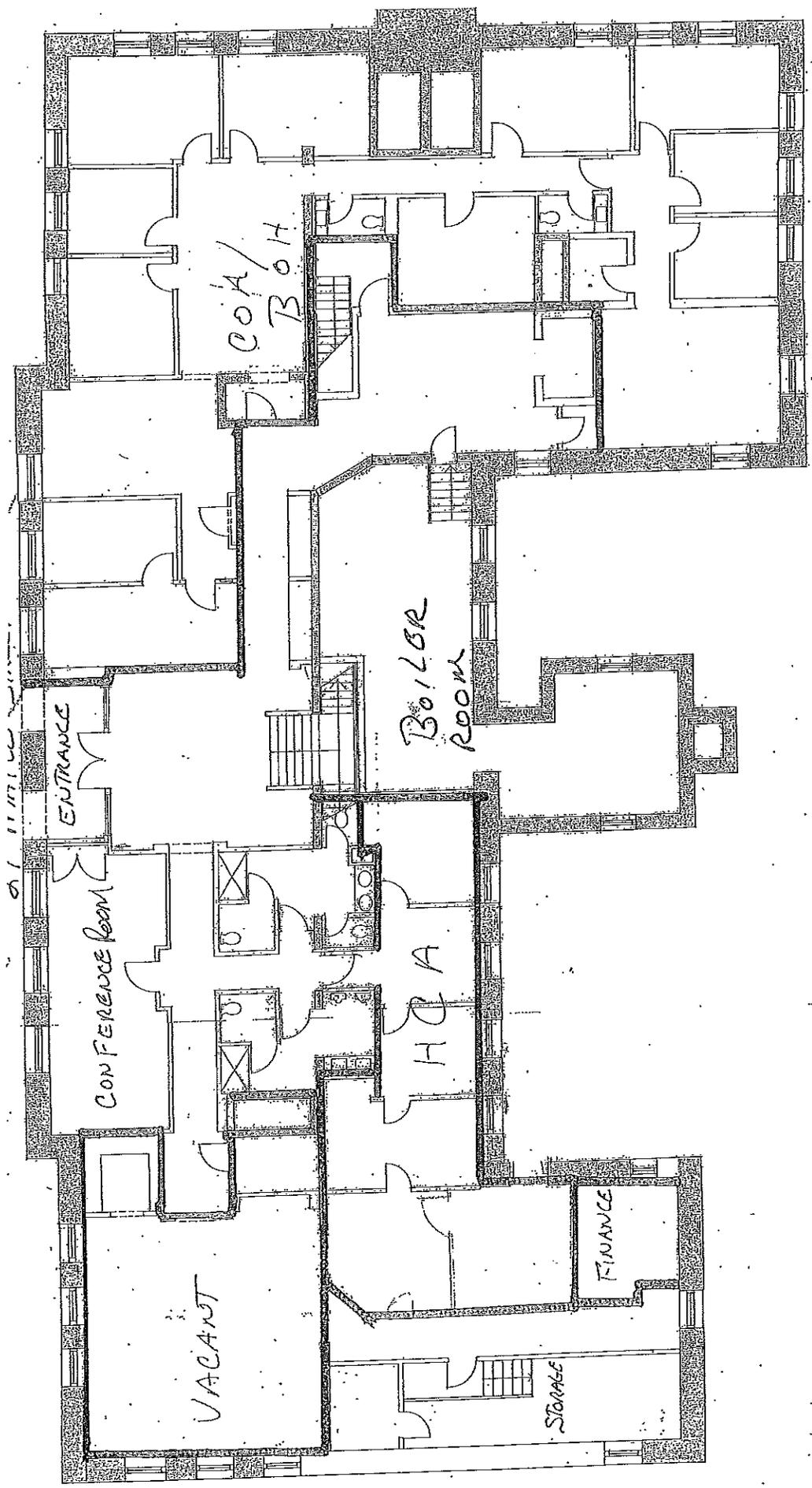
7. Would it be possible for future tenants to sinks and new plumbing in the space for lease?

The Arlington Redevelopment Board (ARB), through its Secretary Ex-Officio, Jennifer Raitt, would need to review and approve any proposed building plans. Building plans are provided as an attachment to this Addendum.

8. Would the ARB be willing to consider a longer-term lease greater than the three years stated in the RFP?

The ARB is willing to consider this leasing term contingent upon further details about the need for a longer-term lease as provided by a prospective tenant.

Submitted by:
Jennifer M. Raitt
Secretary ex officio



GROUND FLOOR

