

OUZINKIE NATIVE CORPORATION – OFFICE AND GATHERING AREA BUILDING

INVITATION TO BID: [Revised: 04 December, 2017 – ADD. NO. 2]

03 November, 2017

1. The Ouzinkie Native Corporation (ONC) will receive Bids in two(2) copies for the construction of the project listed in the following documents.
 - a. Bids will be received until 2pm on **Thursday** 07 December,2017.
 - b. To SAJJ Architecture, LLC office at 6375 Kulis Dr, Anchorage, AK 99526
 - c. Notice of “Intent to Award” on or before 18 December, 2017.
 - d. POC: Scott Jones, A.I.A, 907-440-6606, sjones@sajjarchitecture.com, Architect and Design Team Manager / Willis Garner, 907-539-2240, willi_garner@yahoo.com, Owner Full-time On-Site Liaison with City of Ouzinkie and Ouzinkie Native Corporation.
 - e. Kodiak Land Surveying / Office 907.486.1945 / kodiaklandsurveying@ak.net / Jim Purdy (Staking and Surveying Services at expense of Owner)
 - f. **Electronic Submittals Allowed to sjones@sajjarchitecture.com**
2. Description of Project:
 - a. The project consists of a 11,185sf of Office with Gathering Room and Guest Units for the Ouzinkie Native Corporation in Ouzinkie, Alaska.
 - b. The work consists of construction of a 2 story, wood-frame building on conventional concrete foundation system. The floor systems consist of plywood sub-floor over Engineered wood I-joists. The roof system consists of an asphalt shingle roofing system on pre-manufactured wood trusses. The building is proposed as a IBC Type V-B (non-rated).
 - c. Project excludes site development and Utility rough-in.
 - d. Site “Pad” is currently to Bottom of Footing and compacted.
 - o Northern Geo Tech will be confirming compaction and recommended Bearing Capacity by the 15th of Nov, 2017.
3. Proposal Documents have been sent out for delivery on 03 Nov, 2017
 - a. See Itemized Bid Doc List (attached)
 - b. In addition, we can provide up to:
 - o (4) 11x17 sets of drawings
 - o (1) 22x34 sets of drawings
 - o Including mailing
 - c. For additional copies contact Northern Duplicating
 - o 4011 Arctic Blvd. #103
 - o Ph. 907-561-4060
 - o To be purchased at standard rates
 - o Or order through Scott Jones
4. Pre Bid Interviews have been completed.
 - a. (1) additional Pre Bid conference per Bidder can be requested through Scott Jones
 - o Architect and at least (1) Owner representative will be present
 - o Owner – On-Site Liaison available by phone during conference
 - o Mechanical and Electrical Engineers will be present

- o Structural Engineer and Fire Suppression Designer upon request
- 5. Proposal questions can be e-mailed to sjones@sajjarchitecture.com (allow 24 hrs for response)
- 6. A Certified Check or Bank Draft payable to Ouzinkie Native Corporation or satisfactory Bid Bond executed by the Bidder shall be submitted with each Bid.
 - a. Bid Securities or Bonds shall be no less than 2.5% of the Bid amount.
- 7. Successful Bidders will be required to furnish a Performance Bond in the amount of 100% of Contract Price.
- 8. ONC reserves the right to reject any or all bids.
- 9. **[[Delete]] Bid Doc List (See attached Transmittal / Bid Requirements / Docs) [[This was the original Transmittal]]**
- 10. Local Hire is strongly encouraged
- 11. Substitutions are allowed as line item "Deduct"
 - a. Provide attached explanation as narrative and/or drawings to describe Substitution...
- 12. [Item No. 12] Insurance Exhibits: (GC to Provide)
 - a. General Liability 1-mil per occurrence / 2-mil annual aggregate
 - b. Auto Liability 1-mil
 - c. Workman's Comp. Notice of...
 - d. Builders Risk to be "By Owner"**
- 13. Allowances List: See Schedule Outline w/ Allowances per Item and Total

END of Invitation for Bid

<u>EVALUATION CRITERIA:</u>	<u>Possible Points:</u>
o PRICE	100
• Calculated as a percentage of lowest bid	
o GC – QUALIFICATION	100 (total)
• Project Approach	30
• Experience on similar projects	20
• Logistical Experience with remote Sites	20
• Relevant Experience for construction type	20
• Demonstrate ability to perform the work within the proposed timeframe	10
o REFERENCES	30
• Provide a minimum of (3) References by 20November, 2017	
	230 Total

Per Owner discretion; final in-person interview / presentation of Bid may be requested.

[Developed in part by direction from AGC "Best Practices" as well as AIA.]

END of Evaluation Criteria