



310 W. 19th Terrace  
Kansas City, MO 64108

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## Architect's Supplemental Instructions Addendum

310 West 19<sup>th</sup> Terrace, Kansas City, Missouri 64108 ph: 816.994.8970 fax: 816.994.8974

**Project:** Samish Xwch'ángteng Development on 34th Street  
Anacortes, WA

**Addendum/ASI No.:** Addendum 05  
**Date of Issuance:** June 8rd, 2022

**Owner:** Samish Indian Nation,  
8327 Summit Park Road  
Anacortes, WA 98221

**To Contractor:** All Potential Bidders

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**TO ALL BIDDERS:** This Addendum forms a part of the Contract Documents and modifies the original Bidding Documents, and all subsequent addenda. Receipt of this Addendum must be acknowledged in the space provided on the Bid Form.

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### Addendums & bid question procedure:

- All questions must be submitted in writing to Kim McKinnon, kmckinnon@samishtribe.nsn.us. Questions via phone will be required to be submitted in writing for an answer.
- Travois will collect questions and respond in addendums (one per week) that will be issued to all bidders. Deadline to submit questions is 12pm PDT on Thursdays (May 5, May 12, May 19, May 26, June 2,) for answer and inclusion in Addenda typically released on Mondays.
- Question period will end on Thursday June 2nd (12pm PDT) with response sent to group by Friday, June 3rd, EOB. **No additional questions will be allowed after that date.**

### Description:

The following questions have been posed of the project. Answers as follows:

1. Do we include WA state sales tax in the bid? **Yes – this project will pay WA state sales tax for Anacortes City jurisdiction. Contractor should include required taxes in bid.**
2. Is there an approved PSE energy plan and who is responsible for associated costs. **Owner is in process of completing a power plan and will pay PSE fee. A contingency allowance has been added to the project for \$20,000 to be used to cover any unknown contractor costs that come out of the PSE plan**
3. On the Civil Schedule of Values each item references an associated scope item in the WSDOT standard specifications. I wanted to ask how strictly these defined items of work are being used. For instance "Roadway Excavation Inc. Haul" is listed as having 2,101 CY as the estimated quantity. This seems like more volume than I would expect to be associated strictly with excavation in the roadway. If the excavation associated with the house footing foundations perhaps also included in that 2,101 CY quantity and its listed under roadway excavation as a general catch-all for excavation? **The 0310 Roadway Excavation Inc. Haul pay item includes all excavation for 34th Street, D Ave, and the site. The site excavation does include excavation associated with the house foundations, sidewalk subgrade, and road/driveways subgrade excavation.**
4. To clarify are the quantities provided and unit pricing is not how the items will be paid, each item will be paid based on percentage complete in monthly pay applications. Unit pricing is just for parity between the bids, so they can be compared, or perhaps for potential added work, correct? **Unit pricing is how bids are compared accurately. (apples to apples). % complete is the standard that we follow for pay requests. If there is a change order for additional work, the unit price can be used.**
5. Request for the CAD files for existing grade and finished grade for the 34th Street Housing Project. **Files uploaded to BXWA**

**CHANGES TO PROJECT DRAWINGS:**

N/A

**CHANGES TO PROJECT MANUAL:**

001116 Invitation to Bid: Firms of individuals wishing to be considered in the selection process must submit their bid no later than. [11:00am PDT, June 15, 2022](#)

Appendix C Schedule of Values [Contingency Allowance for PSE Plan \\$20,000](#)

**Attachments:**

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001116 Invitation to Bid, Appendix C Schedule of Values, Samish LIH Base.DWG, Samish LIH EG.DWG, Samish LIH FG.DWG



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By Rebecca Riden, Senior Architect/Project Manager, Travois Design and Construction Services

6/8/2022  
Date

DOCUMENT 001116 - INVITATION TO BID

INVITATION TO BID –

Samish Xwch'ángteng Development on 34<sup>th</sup> Street

From: Samish Indian Nation (hereinafter referred to as “the owner”)

PROJECT INFORMATION

Notice to Bidders: Qualified bidders are invited to submit bids for Project as described in this Document according to the Instructions to Bidders.

Project Identification: Samish\_Xwch'ángteng Development on 34<sup>th</sup> Street

Project Location: 2019 34th St, Anacortes, WA 98221

Owner: Samish Indian Nation

Owner's Representative: Kim McKinnon, Interim Project Manager - 360-726-3244

Architect: Travois Architecture, PC

Architect's Representative: Adam Teefey, Architect – 816-994-8970

Project Description: The Samish\_Xwch'ángteng Development on 34<sup>th</sup> Street consists of the new construction of (14) single family homes with carports and driveways, (1) community building, playground and associated parking area in Anacortes, Washington. The project consists of approximately 18,818 SF of buildings and 89,953 SF of site improvements.

Construction Contract - Bids will be received for the following Work: General Contract. Refer to other bidding requirements described in the Bidding Documents. Successful bidding process does not guarantee successful contracting process. Mitigating circumstances may delay or cancel contracting.

PRE-BID MEETING (non-mandatory)

Interested parties or their representative can sign up for and attend the following meeting by contacting Kim McKinnon at kmckinnon@samishtribe.nsn.us

Pre-Bid Meeting

Teams Meeting

Date/Time: May 3, 2022, 10:00 am PDT

BID SUBMITTAL AND OPENING Bids are to be received on the form provided. Owner will receive sealed bids until the bid time and date at the location indicated below. Owner will consider bids prepared in compliance with the Instructions to Bidders issued by Owner. Firms or individuals wishing to be considered in the selection process must submit their bid no later than **10:00am PDT, June 9, 2022.**

**11:00am PDT, June 15, 2022**

The complete bid package shall be plainly marked and delivered as follows:

**Digital submittal:** Submit a locked PDF via email to planning@samishtribe.nsn.us. Submit password to the locked PDF to via email Ateefey@travois.com.

**Physical submittal:** Owner will receive hard copies of sealed bids, labeled DO NOT OPEN, until the bid time and date at the location indicated below. Owner will consider bids prepared in compliance with the Instructions to Bidders issued by Owner, and hand delivered or mailed. Owner is not responsible for mail delivery delays resulting in missing bid deadline.

Samish Indian Nation,  
Project:34<sup>th</sup> Street Housing  
8327 Summit Park Road  
Anacortes, WA 98221

All bids will be time-stamped but not opened until bid opening.

Bids will be opened and read aloud via Microsoft Teams videoconference at a specified time after receipt of all bids. A link will be provided at [34th Street Housing Project \(samishtribe.nsn.us\)](https://www.samishtribe.nsn.us).

#### BIDDER'S LIST

To be placed on the accepted bidder's list and receive all updates, you must contact Kim McKinnon at [kmckinnon@samishtribe.nsn.us](mailto:kmckinnon@samishtribe.nsn.us) re: Samish 34<sup>th</sup> Street Bidders List.

#### BID DOCUMENTS

Free-of-charge access to project bid documents (plans, specifications, addenda, and Bidders List) is provided to Prime Bidders, Subcontractors, and Vendors by going to [www.bxwa.com](http://www.bxwa.com) and clicking on "Posted Projects", "Public Works", and "Samish Indian Nation." This online plan room provides Bidders with fully usable online documents with the ability to: download, view, print, order full/partial plan sets from numerous reprographic sources, and a free online digitizer/take-off tool.

It is recommended that Bidders "Register" in order to receive automatic e-mail notification of future addenda and to place themselves on the "Self-Registered Bidders List". Bidders that do not register will not be automatically notified of addenda and will need to periodically check the on-line plan room for addenda issued on this project. Contact Builders Exchange of Washington (BXWA) at (425) 258-1303 should you require assistance with access or registration.

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#### TIME OF COMPLETION

Bidders shall begin the Work upon receipt of the Notice to Proceed and shall complete the Work within the Contract Time.

**BIDDER'S QUALIFICATIONS**

Bidders must be properly licensed under the laws governing their respective trades and be able to obtain insurance and bonds required for the Work. A Bid Bond, Performance Bond, Payment bond, and Insurance in a form acceptable to Owner will be required of the successful Bidder.

**INDIAN PREFERENCE**

Samish procurement policies require application of the Samish Indian Preference Policy for projects that are federally funded. This project is funded with federal American Rescue Plan Act funds.

Samish Indian Nation will apply Indian Preference as set forth under its Finance Policy. The Samish Indian Preference Policy, [STP 4-90-020\(7\)\(c\)](#), requires that “both non-Indian and qualified Indian-owned economic enterprises or organizations [may] submit proposals. In the evaluation of proposals, if an Indian-owned contractor is within 10 percent of the lowest bid received, then they will be offered the opportunity to match the lowest bid and be awarded the contract.”

Bidders must include the following information in their bid to establish eligibility for Indian preference:

- (i) Evidence establishing eligibility as Indian-owned.
  - (A) “Indian” means any person who is a member of any Indian tribe, band, group, pueblo, or community which is recognized by the Federal government as eligible for services from the Bureau of Indian Affairs and any “Native” as defined in the Alaska Native Claims Settlement Act.
  - (B) Indian ownership must constitute not less than 51 percent ownership of the economic enterprise or Indian Organization as defined by the Indian Financing Act of 1974.
  - (C) Evidence showing that Indian owner(s) are actively involved in the management of the firm and participate proportionately in the profits;
- (ii) Evidence of structure, management and financing affecting the Indian character of the enterprise, including major subcontracts and purchase agreements; materials or equipment supply arrangements; and management salary or profit-sharing arrangements; and evidence showing the effect of these on the extent of Indian ownership and interest; and
- (iii) Evidence sufficient to demonstrate to the satisfaction of the Nation that the prospective contractor has the technical, administrative, and financial capability to perform contract work of the size and type involved.

Samish will notify in writing any contractor seeking Indian preference that the Nation has found not to qualify as Indian-owned under this section specifying the rationale for the determination.

Per [STP 4-90-020\(7\)\(f\)](#), Samish will require awarded contractors to provide Indian preference in subcontracting, training, and employment under the terms of the contract. All efforts in providing Indian preference shall be documented and retained, and the contractors must be prepared to furnish evidence of their efforts to the Nation upon request.

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There are no TERO requirements.

WORKER WAGES

This project is NOT subject to federal or state prevailing wage laws. For projects not following Davis Bacon Act, Funding source requires the following information be reported: number of employees of contractor and subcontractor(s) working on the project; number of employees hired directly and number hired through a third party; wages and benefits of workers on the project by classification; whether those wages are at rates less than prevailing wage.

CONTACT

Refer inquiries to Kim McKinnon, kmckinnon@samishtribe.nsn.us.

END OF DOCUMENT 001116

**Schedule of Allowance Values**  
**Samish Xwch'ángteng Development on 34th Street**

NEW CONSTRUCTION BREAKDOWN	Percentage	TOTAL	
Moblization	0.00%	\$	-
General Conditions	0.00%	\$	-
Site Survey	0.00%	\$	-
Footings/Foundation/Slab on grade	0.00%	\$	-
Metals/Flashings	0.00%	\$	-
Cabinetry/Countertop and Millwork	0.00%	\$	-
Finish Carpentry/Trim	0.00%	\$	-
Framing/Rough Carpentry	0.00%	\$	-
Insulation	0.00%	\$	-
Sealants	0.00%	\$	-
Moisture Protection	0.00%	\$	-
Roofing & Gutters	0.00%	\$	-
Exterior Siding	0.00%	\$	-
Windows	0.00%	\$	-
Interior Doors	0.00%	\$	-
Exterior Doors	0.00%	\$	-
Drywall	0.00%	\$	-
Flooring	0.00%	\$	-
Painting	0.00%	\$	-
Bathroom Accessories	0.00%	\$	-
Appliances	0.00%	\$	-
Window Coverings/Treatments	0.00%	\$	-
Fire Protection	0.00%	\$	-
Plumbing	0.00%	\$	-
HVAC	0.00%	\$	-
Electrical	0.00%	\$	-
Telecom	0.00%	\$	-
Pre-Treatments-Termite	0.00%	\$	-
Final Clean	0.00%	\$	-
Insurance	0.00%	\$	-
Overhead/Profit	0.00%	\$	-
Bonding	0.00%	\$	-
Construction Manager/Admin/Supervisor	0.00%	\$	-
Contingency Allowance for PSE Plan	0.00%	\$	20,000.00
<b>Total</b>	<b>0.00%</b>	<b>\$</b>	<b>-</b>