

CITY OF VALDEZ  
ALASKA

CONTRACT DOCUMENTS

Project: Departmental Storage Facility (FS1) Renovation

Project Number: 21-350-2004

Contract Number: 1889

Cost Code: 350-0310-55000.2004

Issued for Construction

Date: March 23, 2022



City of Valdez  
Capital Facilities and Engineering  
300 Airport Road, Suite 201  
P.O. Box 307  
Valdez, Alaska 99686

Project Manager:  
Lindy Vititow

Construction Plan Set Completed By:  
WOLF ARCHITECTURE, INC.  
625 Cobb Street, Ste. 200  
Palmer, AK 99645



**City of Valdez  
Contract Documents**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

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**City of Valdez  
Invitation to Bid**

**Date: March 23, 2022**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

This project includes, but is not necessarily limited to:

Base Bid:

1. Abatement of associated hazardous materials in areas as identified within the construction documents and specifications. Contractor is responsible for collecting, handling and disposal of all hazardous materials generated by project according to all governmental requirements.
2. Demolition and reconstruction of identified walls, floors and other assemblies, fixtures and finishes.
3. Cleaning, patching, filling, priming and painting.
4. Demolition of electrical and mechanical equipment and appurtenances as indicated and as required to complete the Work.
5. Replacement of existing lighting with new fixtures, switching and power supplies as required.
6. Relocation and installation of existing Owner owned SCBA equipment.

Alternate Bids:

Alternate 1: Demolition and reconstruction of wall and ceiling assemblies, plumbing, ventilation, lighting and associated systems, fixtures and finishes to serve Offices, Toilet Rooms, Break Room

Alternate 2: Removal and replacement of existing OH door with new wall and door; replacement of CUH; extension of data, power and switching

Alternate 3: Protect, remove and deliver wall applied artwork

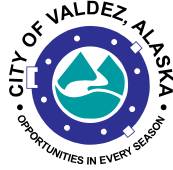
Architect's Estimate for construction of Base Bid is under \$ 610,000.00

Architect's Estimate for construction of Additive Alternate 1 is under \$ 250,000.00

Architect's Estimate for construction of Additive Alternate 2 is under \$ 8,000.00

Architect's Estimate for construction of Additive Alternate 3 is under \$ 3,000.00

**Sealed bids will be accepted electronically until 2:00 PM (AK Time) on April 25, 2022, at [www.bidexpress.com](http://www.bidexpress.com). The bids will be publicly opened at that time.**



**A non-mandatory but HIGHLY encouraged pre-bid conference will be held** at the office of the Capital Facilities Director, 300 Airport Road, Suite 201, Valdez, Alaska **on April 13, 2022 at 2:00 PM (AK Time)**. **A site visit will be offered to all in-person attendees directly after the pre-bid conference.**

**Deadline for all questions and/or clarification requests in regards to the bidding of this project is 4:00 PM (AK Time) on April 19, 2022.** Please note all questions must be submitted in writing through Bid Express.

Complete sets of the bid documents may be purchased from Digital Blueprint, 903 West Northern Lights Blvd., Anchorage, AK 99503, (907) 274-4060. Bid documents may also be downloaded from the City of Valdez solicitation page at [www.bidexpress.com](http://www.bidexpress.com). Bidders are encouraged to register as a plan holder at the link listed within the bid posting to ensure receipt of any addendum issued for this project.

Bid security in the amount of 5% of the total bid is required.

The City reserves the right to waive any irregularities or informalities in a bid and to reject any and all bids without cause.

Current minimum prevailing wage rates as published by the Alaska Department of Labor must be paid if required by law.

Requirements of the Alaska Employment Preference (AS 36.10) must be met.

The City of Valdez encourages disadvantaged, minority and women-owned firms to respond and is available to assist said firms in learning how to do business with the City.

The City of Valdez "Standard Specifications and Standard Details" shall be used. An electronic copy is available from the City of Valdez website at <http://www.valdezak.gov> under "standards and specifications" located on the "quick links" portion of the Capital Facilities Department page.



**City of Valdez  
Instructions to Bidders**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

**CAUTION:**

Your bid may be rejected if it is not properly executed. Check that the following items have been accomplished to help assure a responsive bid. Please read Sections 6 and 7 carefully.

1. Bid Form
  - A. The Bid Form has been executed and signed.
  - B. Addendum Acknowledgement Form has been executed and signed.
2. Bid Security or Bid Bond
  - A. An executed Bid Security (Bid Bond) in the amount indicated on the Invitation to Bid.
  - B. Verify that the Certificate showing the Corporate Principal on the form is executed if applicable.
3. Alaska Business License, a copy your current license must be included.
4. Alaska Contactor Certificate of Registration
  - A. A copy of your current Alaska Contractor License of Registration in the bidder's name must be included with the bid.
  - B. The Contractor is required to verify that the appropriate license(s) is in place prior to submitting their bid for the project's scope of work.
5. A bid may be rejected if it contains any alterations or erasures that are not initialed by the signer of the bid.

Note: Any certified checks may be held uncollected at the risk of bidders submitting them.

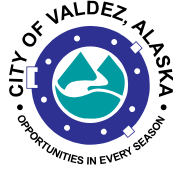
## **1. General**

Bidders are requested to study and follow these instructions about the method and form for submitting bids to avoid having their bid rejected.

Bidders will find all required forms and documents contained within this assembly. Please notice under Section 7, Required Documents for Bid, as to which forms and documents are required for your bid to be considered.

## **2. Explanation to Bidders**

Requests from bidders concerning interpretations or clarifications of the bid documents shall be made in writing to the project manager or project engineer. Such requests shall arrive at least three working days prior to the date for opening bids. There needs to be sufficient time allowed for a reply to reach all bidders before the submission of the bids. Explanations made will be in the form of an addendum to the specifications or drawings and will be furnished to all bidders and receipt of the addendum must be acknowledged on the Addendum Form.



### 3. Site Conditions

Bidders are highly encouraged to visit the site to ascertain pertinent local conditions, location, accessibility, terrain, labor conditions, conditions of surrounding areas, and any other aspect that may impact the project.

### 4. Addenda Requirements

All bids must include the Addendum Acknowledgement Form. If addendums have been issued the bidder must state on the form all the addendums have been acknowledged. If no addendums were issued then the bidder is to write “NONE” on the form. The Addendum Acknowledgement Form shall be reviewed prior to acceptance of the bid.

### 5. Submissions of Bids

**All bids must be submitted electronically through Bid Express at [www.bidexpress.com](http://www.bidexpress.com). Hard copy or paper submissions will not be accepted.**

All electronic bidders must first register on [bidexpress.com](http://bidexpress.com). Instead of paying paper bidding costs (hand or hired delivery costs), a fee of \$35 will be incurred for those who wish to bid electronically on a pay-per solicitation basis. Alternatively, you may subscribe for \$50 per month for unlimited electronic bid submission for all agencies posting solicitations on the [bidexpress.com](http://bidexpress.com) website, plus get email notifications by agency/work type/commodity code.

For bidders who are bidding online and wish to utilize the electronic bid bond option, please see the [FAQs](#) page regarding electronic bid bonds (bottom of the page in the link).

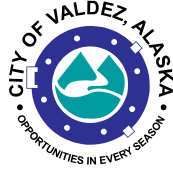
For additional guidance, please contact the Bid Express team at toll free (888) 352-2439 (select option 1) or at [support@bidexpress.com](mailto:support@bidexpress.com)

### 6. Preparation of Bids

Bids shall be submitted on the forms furnished, or copies thereof, and must be manually signed in ink. If erasures or other changes appear on the forms, the person signing the bid must initial each erasure or change.

The Bid Form will provide for quotation or price for all items. Bidders must quote on all items. Failure to do so may result in disqualification. Alternative bids will not be acceptable unless requested.

**Bids can be modified until the bid deadline on Bid Express. Modification by facsimile or email will NOT be allowed for bids.**



## **7. Required Documents for Bid**

The following listed documents are to be completed and submitted at the time of bidding. Deviation from these requirements will be grounds for rejection of the bid.

- A. Addendum Acknowledgement Form, fully completed original (see Item 6 above also)
- B. Bid Schedule, fully completed original (see Item 6 above also)
- C. Bid Bond, original
- D. Copy of current and appropriate Alaska Contractor License for this Scope of Work.
- E. Copy of current Alaska Business License

## **8. Required Documents for Award of the Contract**

The following documents must be executed prior to award of the contract and the initiation of work. Contractors are urged to expedite the completion of these documents. This will allow the contract award and notice to proceed to be issued expeditiously. These documents must be submitted within ten (10) working days after the date of notice of award.

- A. Agreement Pages (2 signed copies)
- B. Entity Acknowledgement (Corporate, LLC, Limited Partnership, Individual)
- C. Non-collusion Affidavit
- D. Contract Bond (Payment Bond: See Bonding Requirements below)
- E. Contract Bond (Performance Bond: See Bonding Requirements below)
- F. Certificate of Insurance naming City of Valdez as an "Additional Insured"
- G. Original signature pages (last page of bid schedule and bid bond)
- H. Certificate of good standing for a Corporation or LLC
- I. City of Valdez Business Registration
- J. Executed W-9 Form
- K. Proof of application for City of Valdez building permit submitted to the Planning Department.

## **9. Bonding Requirements**

- A. Bid Security (Bid Bond or Certified Check)

Bid Security is required and shall be in the form of a Certified Check for each bid or a Bid Bond prepared on the attached Bid Bond Form.

The Bid Bond must be executed by the bidder as principal and be executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

The Bid Security shall be issued for five percent (5%) of the bid amount.

Bid Securities will be returned to all except the three lowest bidders. The remaining certified checks or bid bonds will be returned, after the Owner and the accepted bidder have executed the Contract. Failure of the Owner to return the certified checks or bid bonds in a timely manner will create no liability on the part of the Owner. If no award



has been made within sixty (60) days after the bid opening, all bidders except the one who has received the notice of intent to award may request the return of their cash, check or bid bonds.

#### B. Contract Payment Bond

A Contract Payment Bond is not required if the total dollar amount of the contract is less than One Hundred Thousand Dollars (\$100,000).

A Contract Payment Bond is required if the total dollar amount of the contract is equal to or greater than One Hundred Thousand Dollars (\$100,000). Contract Payment Bond will be in the amount of One Hundred Percent (100%) of the Bid amount.

Contract Payment Bond shall be prepared on the Payment Bond Form that is attached. The Bond must be executed by the Contractor as principal and executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

#### C. Contract Performance Bond

A Contract Performance Bond is not required if the total dollar amount of the contract is less than One Hundred Thousand Dollars (\$100,000).

A Contract Performance Bond is required if the total dollar amount of the contract is equal to or greater than One Hundred Thousand Dollars (\$100,000). Contract Performance Bond) will be in the amount of One Hundred Percent (100%) of the Bid amount.

Contract Performance Bond shall be prepared on the Performance Bond Form that is attached. The Bond must execute by the Contractor as principal and executed by a surety company authorized to transact business in the State of Alaska. The Owner must approve the surety company.

Section 2.80.080 of Valdez City Code provides for a modified contractor bond. Bidders shall familiarize themselves with exemptions allowed and the requirements for exemptions.

### **10. Bidder Qualifications**

Before a bid is considered for award, the apparent low bidder may be requested to submit a statement of facts or proof in detail as to his previous experience in performing similar or comparable work, technical abilities, equipment, size, manpower and financial resources to complete and perform the work as outlined in the contract documents, plans and specifications.





### **11. Withdrawal of Bids**

Bids may be withdrawn by written request received from the bidder prior to the bid opening time. Errors on the part of the bidder in preparing the bid, confers no right for the withdrawal of the bid after the bid has been opened.

### **12. Bidders Interested in More than One Bid**

If any one party, by or in name of his or their agent, partner or other person, offers more than one bid, all such bids will be rejected. A party who quoted prices to a bidder is not disqualified from quoting prices to other bidders or from a bid directly for the work.

### **13. Rejection of Bids**

The Owner reserves the right to reject any and all bids, when such rejection is in the interest of the Owner; to reject the bid of a bidder who previously failed to perform properly or to complete on time; and to reject the bid of a bidder who is not, in the opinion of the Owner in, in a position to perform the contract; or to waive any irregularities or informalities in a bid.

### **14. Hiring of Local Labor**

The Owner encourages that every Contractor and Subcontractor, employ to the maximum extent practical and allowed by law, qualified people who regularly reside in the project area.

### **15. Local Bidder Preference**

The Valdez City Code provides for a local bidder preference as follows:

#### **Section 2.80.020 Definitions**

“Local bidder” means a bidder that is not delinquent in the payment of any taxes, fees, assessments, or other charges owing the city and satisfies one of the requirements set forth in subsections (1) through (3) of this definition for a period of eighteen consecutive months immediately prior to the opening of a competitive city bid for which the bidder wishes to utilize the local bidder preference:

1. If the bidder is a corporation or limited liability company, the bidder’s primary business address has a city of Valdez postal zip code, as reflected on the bidder’s state of Alaska business license or the records of the State of Alaska Department of Commerce, Community and Economic Development, Division of Corporations;
2. If the bidder is an individual, the bidder’s primary business or residential address has a city of Valdez postal zip code, as reflected on the bidder’s state of Alaska business license;
3. If the bidder is a general partnership, a limited partnership, or a joint venture, at least one of the general partners has a postal zip code compliant with subsection (1) or (2) of this definition.



## Section 2.80.065H Competitive Bidding

Except where prohibited by state or federal grant requirements, a local bidder, as defined in Section 2.80.020, may be given consideration as low bidder where the offer is the lesser of ten percent or fifty thousand dollars in excess of the lowest offer received from a bidder not qualified as a local bidder. The city may split the award between two or more suppliers in any manner the city deems to be in its best interest.

### 16. Award of Bid

The bid, if awarded, will be awarded to the lowest responsive responsible bidder as determined by the terms of the City Code and this document.

### 17. Pre-Bid Conference

**A non-mandatory but HIGHLY encouraged Pre-Bid Conference will be held April 13, 2022, at 2:00 PM (AK Time) , located at the office of the Capital Facilities Director, Suite 201 300 Airport Road, Valdez, Alaska. A site visit will be offered to all in-person attendees directly after the pre-bid conference.**

### 18. Pre-Award Conference

Before the award of the contract a Pre-Award Conference may be held between the Engineer or Project Manager and the apparent low bidder.



**City of Valdez**  
**Addendum Acknowledgement**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

The bidder acknowledges receipt of the following addenda and certifies that their contents have been considered in the preparation of this Bid. If there are no addendums please state NONE above your name.

|                       |             |                |
|-----------------------|-------------|----------------|
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |
| Addendum Number _____ | Dated _____ | Initials _____ |

\_\_\_\_\_  
 Company Name

\_\_\_\_\_  
 Authorizing Name

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Title

\_\_\_\_\_  
 Signature

# Addendum Acknowledgment

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The bidder acknowledges receipt of the following addenda and certifies that their contents have been considered in the preparation of this Bid. If an addendum is issued after you have submitted your bid, you will need to come back to this form and update your Addendum Acknowledgment to reflect the new addendum.

**Addendum Acknowledgment**  
**Addendum 1 issued April 6, 2022**  
  
**Initials \***  
MC

**Addendum 2 issued April 21, 2022**

**Initials \***

MC

**Company Name \***

Wolverine Summit JV

**Authorizing Name \***

Michelle Clapp

**Date \***

April 25, 2022

**Title \***

Vice President, JV Partner

.

**Signature \***

Michelle Clapp



**City of Valdez  
Bid Schedule  
Page 1 of 3**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

| <u>Item No.</u> | <u>Item Description</u>   | <u>Quantity</u> | <u>Unit</u> | <u>Total Item Price</u>   |
|-----------------|---|-----------------|-------------|---|
| <b>Base Bid</b> |   |                 |             |   |
| 1               | Mobilization and demobilization   | 1               | LS          |   |
| 2               | All labor/materials required for remediation of hazardous materials and repairs   | All Req'd       | LS          |   |
| 3               | All labor/ materials required to complete base bid upgrades as indicated in the architectural drawings and specifications   | All Req'd       | LS          |   |
| 4               | Field engineering, submittals, shop & record drawings, operating instructions, O&M manuals, and close-out punchlist   | 1               | LS          |   |
| 5               | Special Note: A 5%-8% Owner's Contingency will be added to the total contract amount, at the discretion of the City of Valdez, prior to the award of this contract. | 1               | LS          | TBD by the City of Valdez<br>Do <u>Not</u> Include Any Monetary Amount for this Line Item 5 in Your Total Base Bid Amount |

| Item No. | Item Description  | Quantity | Unit | Unit Price   | Extension           |
|----------|---|----------|------|--------------|---------------------|
| 1        | Mobilization and Demobilization   | 1.0000   | LS   | \$50,000.00  | \$50,000.00         |
| 2        | All labor/materials required for remediation of hazardous materials and repairs   | 1.0000   | LS   | \$327,000.00 | \$327,000.00        |
| 3        | All labor/ materials required to complete base bid upgrades as indicated in the architectural drawings and specifications   | 1.0000   | LS   | \$250,000.00 | \$250,000.00        |
| 4        | Field engineering, submittals, shop & record drawings, operating instructions, O&M manuals, and close-out punchlist   | 1.0000   | LS   | \$20,000.00  | \$20,000.00         |
| 5        | Special Note: A 5%-8% Owner's Contingency will be added to the total contract amount, at the discretion of the City of Valdez, prior to the award of this contract. TBD BY THE CITY OF VALDEZ - DO NOT INCLUDE ANY MONETARY AMOUNT FOR THIS LINE ITEM 5 IN YOUR TOTAL BASE BID AMOUNT | 1.0000   | LS   | \$0.00       | \$0.00              |
|          |   |          |      |              | Total: \$647,000.00 |



**City of Valdez  
Bid Schedule  
Page 2 of 3**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

| <u>Item No.</u>  | <u>Item Description</u>  | <u>Quantity</u> | <u>Unit</u> | <u>Total Item Price</u> |
|--|--|-----------------|-------------|-------------------------|
| <b>Additive Alternate Bid Items</b>  |  |                 |             |                         |
| <b>Note: Additive Alternates may or may not be awarded. Please do NOT include these additive alternate line item totals in your Total Base Bid Amount.</b> |  |                 |             |                         |
| AA1  | All labor/materials required to complete the demolition and reconstruction of wall and ceiling assemblies, plumbing, ventilation, lighting, and associated systems, fixtures and finishes to serve Offices, Toilet Rooms, and Break Room | All Req'd       | LS          |                         |
| AA2  | All labor/materials required for removal and replacement of existing OH door with new wall and door; replacement of CUH; extension of data, power and switching  | All Req'd       | LS          |                         |
| AA3  | All labor/materials required to protect, remove and deliver wall applied artwork   | All Req'd       | LS          |                         |

Alternate Item List Page 2 of 3

| Item No.   | Item Description   | Quantity | Unit | Unit Price                    | Extension    |
|--|--|----------|------|-------------------------------|--------------|
| Alternate: Owner-agency may award independently from entire bid. |  |          |      |                               |              |
| (Hidden Banner) Component is not included in bid total.          |  |          |      |                               |              |
| Alternates are not included in bid total.                        |  |          |      |                               |              |
| AA1  | All labor/materials required to complete the demolition and reconstruction of wall and ceiling assemblies, plumbing, ventilation, lighting, and associated systems, fixtures and finishes to serve Offices, Toilet Rooms, and Break Room | 1.0000   | LS   | \$407,000.00                  | \$407,000.00 |
| AA2  | All labor/materials required for removal and replacement of existing OH door with new wall and door; replacement of CUH; extension of data, power and switching  | 1.0000   | LS   | \$47,000.00                   | \$47,000.00  |
| AA3  | All labor/materials required to protect, remove and deliver wall applied artwork   | 1.0000   | LS   | \$3,000.00                    | \$3,000.00   |
|  |  |          |      | Alternate Total: \$457,000.00 |              |
|  |  |          |      | Total:                        |              |





**City of Valdez  
Bid Schedule  
Page 3 of 3**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

Total Base Bid Amount:

\_\_\_\_\_ Dollars \_\_\_\_\_ Cents  
(\$ \_\_\_\_\_)

I, \_\_\_\_\_, hereinafter called Bidder, an individual doing business as \_\_\_\_\_, (strike out inapplicable words:) a partnership, a corporation incorporated in the State of Alaska, a joint venture, hereby submits this bid and agrees: to hold this bid open for forty five (45) days, to accept the provisions of the Instruction to Bidders, to accomplish the work in accordance with the contract documents, plans, specifications, for the lump sum and unit price amounts as set forth in this bid schedule.

Respectfully submitted this \_\_\_\_\_ day of \_\_\_\_\_, 202\_\_\_\_

BIDDER:

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Authorizing Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
Title

\_\_\_\_\_  
City, State, Zip Code

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Telephone Number

\_\_\_\_\_  
Email Address

CORPORATE SEAL

\_\_\_\_\_  
Federal I.D. or S.S.N.

ATTEST:

\_\_\_\_\_  
Signature of Corporate Sec.

\_\_\_\_\_  
Print Name

## Bid Schedule Page 3 of 3 - ORIGINAL WILL NEED TO BE SUBMITTED BY SUCCESSFUL BIDDER

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I (*authorized name below*), hereinafter called Bidder, an individual doing business as (*company name below*), (strike out inapplicable words in original document:) a partnership, a corporation incorporated in the State of Alaska, a joint venture, hereby submits this bid and agrees: to hold this bid open for forty five (45) days, to accept the provisions of the Instruction to Bidders, to accomplish the work in accordance with the contract documents, plans, specifications for the lump sum and unit price amounts as set forth in this bid schedule.

**Company Name \***

Wolverine Summit JV

**Authorizing Name \***

Michelle Clapp

**Address \***

869 Cottonwood

**Date \***

April 25, 2022

**City, State, Zip Code \***

Valdez, Alaska 99686

**Title \***

Vice President, JV Partner

**Telephone Number \***

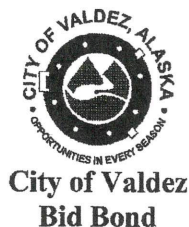
(907) 373-6572

**Signature (typed) \***

Michelle Clapp

**Federal I.D. or S.S.N. \***

86-3084605



**KNOW ALL MEN BY THERE PRESENTS**, that we Wolverine Summit JV

PO Box 825, Valdez, AK 99686

(Insert full name and address or legal title of Contractor)

as Principal, hereinafter called the Principal, and The Ohio Casualty Insurance Company

175 Berkeley Street, Boston, MA 02116

(Insert full name and address or legal title of Surety)

a corporation duly organized under the laws of the State of Alaska as surety, hereinafter called the Surety, are held and firmly bound unto

City of Valdez  
P.O. Box 307  
Valdez, Alaska 99686

as Obligee, hereinafter called the Obligee, in the sum of

Five Percent (5%) of the Total Bid Amount----- Dollars (\$ 5%----- ),

For the payment of which sum well and truly to be made, the said Principal and the Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

Whereas, the Principal has submitted a bid for

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

**NOW, THEREFORE**, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a Contract with Obligee in accordance with terms of such bid, and give such bond or bonds as may be specified in the bidding or Contract Documents with good and sufficient surety for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof, or in the event of the failure of the Principal to enter such Contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the Work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this 28th day of March, 2022

By: [Signature]  
(Witness)

By: Peggy Firth  
(Witness) Peggy Firth, Witness

Wolverine Summit JV

(Principal) \_\_\_\_\_ (Seal)  
By: Michelle Clapp  
(Title) Michelle Clapp, Vice President, JV Partner

The Ohio Casualty Insurance Company  
(Surety) \_\_\_\_\_ (Seal)  
By: Roxana Palacios  
(Title) Roxana Palacios, Attorney-in-Fact



This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Liberty Mutual Insurance Company  
The Ohio Casualty Insurance Company  
West American Insurance Company

Certificate No: **8206550-969071**

## POWER OF ATTORNEY

**KNOWN ALL PERSONS BY THESE PRESENTS:** That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Amber Engel; Deanna K. Nakashima; Debbie Lindstrom; Gail E. Tsuboi; Heather Cimuchowski; Holly E. Ulfers; Jamie Armfield; Kathleen M. Mitchell; Peggy A. Firth; Roxana Palacios; Scott Alderman

all of the city of Seattle state of WA each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

**IN WITNESS WHEREOF**, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 14th day of October, 2021.



Liberty Mutual Insurance Company  
The Ohio Casualty Insurance Company  
West American Insurance Company

By:

David M. Carey  
David M. Carey, Assistant Secretary

State of PENNSYLVANIA ss  
County of MONTGOMERY

On this 14th day of October, 2021 before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

**IN WITNESS WHEREOF**, I have hereunto subscribed my name and affixed my notarial seal at King of Prussia, Pennsylvania, on the day and year first above written.



Commonwealth of Pennsylvania - Notary Seal  
Teresa Pastella, Notary Public  
Montgomery County  
My commission expires March 28, 2025  
Commission number 1128044  
Member, Pennsylvania Association of Notaries

By:

Teresa Pastella  
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

### ARTICLE IV - OFFICERS: Section 12. Power of Attorney.

Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

### ARTICLE XIII - Execution of Contracts: Section 5. Surety Bonds and Undertakings.

Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

**Certificate of Designation** - The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

**Authorization** - By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

**IN TESTIMONY WHEREOF**, I have hereunto set my hand and affixed the seals of said Companies this 28th day of March, 2022.



By:

Renee C. Llewellyn  
Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.

License #: CONG340  
Effective: 11/17/2020  
Expires: 12/31/2022

# State of Alaska

Department of Commerce, Community, and Economic Development  
Division of Corporations, Business, and Professional Licensing

## Regulation of Construction Contractors and Home Inspectors

Licensee: **WOLVERINE SUPPLY, INC.**

License Type: **General Contractor With Residential Contractor Endorsement**

Status: **Active**

Doing Business As: **WOLVERINE SUPPLY INC**

Commissioner: Julie Anderson

### Relationships

| Relation Type                     | License # | License Type                       | Owners/Entities   | Name/DBA |
|-----------------------------------|-----------|------------------------------------|-------------------|----------|
| Electrical Administrator Assignee | EADE1478  | Electrical Administrator           | Dagwood Shoemaker |          |
| Residential Endorsement Assignee  | RESR1175  | Residential Contractor Endorsement | BILL VAN BUSKIRK  |          |
| Residential Endorsement Assignee  | RESR2515  | Residential Contractor Endorsement | BRUCE VAN BUSKIRK |          |

### Designations

No designations found.

### Wallet Card

|  |                         |                       |
|--|-------------------------|-----------------------|
| <b>State of Alaska</b><br>Department of Commerce, Community, and Economic Development<br>Division of Corporations, Business, and Professional Licensing<br>Regulation of Construction Contractors and Home Inspectors<br><br>WOLVERINE SUPPLY, INC.<br><br>DBA: WOLVERINE SUPPLY INC<br><br>As<br><br>General Contractor With Residential Contractor Endorsement |                         |                       |
| License<br>CONG340   | Effective<br>11/17/2020 | Expires<br>12/31/2022 |

WOLVERINE SUPPLY INC  
5099 E BLUE LUPINE DR  
WASILLA, AK 99654-8419

**Alaska Department of Commerce, Community, and Economic Development**

Division of Corporations, Business, and Professional Licensing  
PO Box 110806, Juneau, AK 99811-0806

This is to certify that

**WOLVERINE SUMMIT**

5099 E. BLUE LUPINE DRIVE, WASILLA, AK 99654

owned by

Summit Construction LLC; WOLVERINE SUPPLY, INC.

is licensed by the department to conduct business for the period

April 6, 2021 to December 31, 2022  
for the following line(s) of business:

23 - Construction

This license shall not be taken as permission to do business in the state without having complied with the other requirements of the laws of the State or of the United States.  
This license must be posted in a conspicuous place at the business location.  
It is not transferable or assignable.

Julie Anderson  
Commissioner





**City of Valdez**  
**Agreement Page 1 of 2**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

---

This agreement is made on the \_\_\_\_ day of May, 2022, by and between the City of Valdez, Alaska, hereinafter called the Owner, acting through its Mayor, and Wolverine Summit JV doing business as a joint venture located in Valdez, Alaska, hereinafter called the Contractor.

The Contractor agrees to this Contract known as:

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

Furthermore the Contractor agrees to accept as full and complete payment for all work to be done in this Contract for the lump sum and per unit prices as set forth in the Bid Form and Addendums in the Contract Documents for this project. The total amount of this Contract shall be: **seven hundred fifty-two thousand dollars and zero cents (\$752,000). (This total represents the base bid of \$702,000 and Alternates AA1 - \$47,000 and AA2 - \$3,000)**

The Contractor hereby agrees to commence work on this project within ten (10) working days after the date of the written Notice to Proceed and to complete all work in accordance with the contract documents and addendums within **one hundred ninety-five (195)** calendar days of the Notice to Proceed. Said contract documents are listed in the Table of Contents herein. All documents listed therein are by this reference made a part hereof.

The Contractor further agrees to pay, as liquidated damages, the sum of Two Hundred dollars (\$200.00) for each calendar day in excess of the completion date specified in the written Notice to Proceed in which this project remains incomplete.

The Owner agrees to pay the Contractor for the performance of the Contract, subject to additions and deductions, as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions of this of this Contract, and to make payments on account thereof as provided in the City of Valdez Standard Specifications Section 10 Standard General Provisions and City of Valdez City Code.



**City of Valdez**  
**Agreement Page 2 of 2**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

---

IN WITNESS WHEREOF, the parties to this presence have executed this Contract in two (2) counterparts, each of which shall be deemed as original, in the year and day first mentioned above.

**Wolverine Summit JV**

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Name

\_\_\_\_\_  
 Title

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Mailing Address

\_\_\_\_\_  
 City, State, Zip Code

\_\_\_\_\_  
 Federal I.D. or S.S.N.

\_\_\_\_\_  
 Corporate Secretary

Attest: \_\_\_\_\_  
 Corporate Secretary

**City of Valdez, Alaska, Authorized**

\_\_\_\_\_  
 Sharon Scheidt, Mayor

\_\_\_\_\_  
 Date

**Attested:**

\_\_\_\_\_  
 Sheri L. Pierce, MMC, City Clerk

\_\_\_\_\_  
 Date

**Recommended:**

\_\_\_\_\_  
 Mark Detter, City Manager

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Nathan Duval, Capital Facilities Director

\_\_\_\_\_  
 Date

**Approved as to Form:**  
 Brena, Bell & Walker, P.C.

\_\_\_\_\_  
 Jon S. Wakeland

\_\_\_\_\_  
 Date



**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2104 / Contract Number: 1889**

UNITED STATES OF AMERICA )  
 )SS.  
STATE OF ALASKA )

(Name)

(Title)

(Name of Joint Venture)

Notary Public

My Commission Expires: \_\_\_\_\_





**City of Valdez  
Labor and Material Payment Bond**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

Know all men by these presents that:

(Insert full name and address or legal title of Contractor)

as Principal, hereinafter called Principal, and,

(Here insert full name and address or legal title of Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez  
P.O. Box 307  
Valdez, Alaska 99686**

as Obligee, hereinafter called Owner, for the use and benefit of claimants as herein below defined, in the amount of

Dollars (\$ \_\_\_\_\_),  
(Here insert a sum equal to the contract amount)

for the payment whereof Principal and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

**WHEREAS,**

Principal has by written agreement dated \_\_\_\_\_, 2022, entered into a contract with Owner for

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004/ Contract Number: 1889**

in accordance with Drawings and Specifications prepared by

**WOLF ARCHITECTURE, INC.  
625 Cobb Street, Ste. 200  
Palmer, AK 99645**

which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez**  
**Labor and Material Payment Bond**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if Principal shall promptly make payment to all claimants as hereinafter defined, for all labor and material used or reasonably required for use in the performance of the Contract, then this obligation shall be void; otherwise it shall remain in full force and effect, subject, however, to the following conditions:

1. A claimant is defined as one having a direct contract with the Principal or with a Subcontractor of the Principal for labor, material, or both, used or reasonably required for use in the performance of the Contract, labor and material being construed to include that part of water, gas, power, light, heat, oil, gasoline, telephone service or rental of equipment directly applicable to the Contract.

2. The above named Principal and Surety hereby jointly and severally agree with the Owner that every claimant as herein defined, who has not been paid in full before the expirations of a period of ninety (90) days after the date on which the last of such claimant's work or labor was done or performed or materials were furnished by such claimant, may sue on this bond for the use of such claimant, prosecute the suit to final judgment for such sum or sums as may be justly due claimant, and have execution thereon. The Owner shall not be liable for the payment of any costs or expenses of any such suit.

3. No suit or action shall be commenced hereunder by any claimant:

a) Unless claimant, other than one having a direct contract with the Principal, shall have given written notice to any two of the following: the Principal, the Owner, or the Surety above named, within ninety (90) days after such claimant did or performed the last of the work or labor, or furnished the last of the materials for which said claim is made, stating with substantial accuracy the amount claimed and the name of the party to whom the materials are

furnished, or for whom the work or labor was done or performed. Such notice shall be served by mailing the same by registered mail or certified mail, postage prepaid, in an envelope addressed to the Principal, Owner or Surety, at any place where an office is regularly maintained for the transaction of business. Or served in any manner in which legal process may be served in the state in which aforesaid project is located, save that such service need not be made by a public officer.

b) After the expiration of one (1) year following the date on which Principal ceased Work on said Contract, it being understood, however, that if any limitation embodied in this bond is prohibited by any law controlling the construction hereof such limitation shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.

c) Other than in a state court of competent jurisdiction in and for the county of other political subdivision of the state in which the Project, or any part thereof is situated, or in the United States District Court for the district in which the Project, or any part thereof, is situated, and not elsewhere.

4. The amount of this bond shall be reduced by and to the extent of any payment of payments made in good faith hereunder, inclusive of the payment by Surety or mechanic's liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against the bond

Signed and Sealed this \_\_\_\_\_, day of \_\_\_\_\_, 2022

\_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Principal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Surety)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Title)



**City of Valdez  
Performance Bond**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

**KNOW ALL MEN BY THESE PRESENTS:** that

(Here insert full name and address or legal title of contractor)

as Principal, hereinafter called Contractor, and ,

(Here insert full name and address or legal title Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto

**City of Valdez  
P.O. Box 307  
Valdez, AK 99686**

as Obligee, hereinafter called Owner, in the amount of

Dollars (\$) )

for the payment whereof Contractor and Surety bind themselves, their heirs, executor, administrators, successors and assigns, jointly and severally, firmly by these presents.

**WHEREAS,**

Contractor has by written agreement dated \_\_\_\_\_, 2022, entered into a contract with Owner for

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

in accordance with Drawings and Specifications prepared by

**WOLF ARCHITECTURE, INC.  
625 Cobb Street, Ste. 200  
Palmer, AK 99645**

which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.



**City of Valdez  
Performance Bond**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

Now, therefore the condition of this obligation is such that, if Contractor shall promptly and faithfully perform said Contract, then this obligation shall be null and void; otherwise it shall remain in full force and effect.

The Surety hereby waives notice of any alteration or extension of time made by the Owner.

Whenever Contractor shall be, and declared by Owner to be in default under the Contract, the Owner having performed Owner's obligations thereunder, the Surety may promptly remedy the default, or shall promptly comply with one of the following:

1. Complete the Contract in accordance with its terms and conditions, or
2. Obtain a bid or bids for completing the Contract in accordance with its terms and conditions, and upon determination by Surety of the lowest responsible bidder, or, if the Owner elects, upon determination by the bidder, arrange for contract between such bidder and Owner, and make available as Work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the contract price; but not exceeding, including other costs and damages for which the Surety may be liable hereunder, the amount set forth in the first paragraph hereof. The term "balance of the contract price," as used in this paragraph, shall mean the total amount payable by Owner to contractor under the Contract and any amendments thereto, less the amount properly paid by Owner to Contractor.

Any suit under this bond must be instituted before the expiration of two (2) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the Owner named herein or the heirs, executors, administrators or successors of the Owner.

Signed and Sealed this \_\_\_\_ day of \_\_\_\_\_, 2022

\_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Principal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Surety)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Title)



**City of Valdez**  
**Contractor Certificate of Substantial Completion**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

CONTRACTOR: \_\_\_\_\_

This is to certify that I, \_\_\_\_\_, am a duly authorized official of the said CONTRACTOR working in the capacity of \_\_\_\_\_, and in my official capacity representing said CONTRACTOR do hereby certify as follows:

1. The work of the subject Contract above has been performed, and materials used and installed in accordance with and in conformity to, the Contract Drawings, Contract Specifications, City of Valdez Standard Specifications and Details.
2. The Contract work is now substantially complete in all parts and requirements.
3. I understand that neither the determination by the Engineer--Architect that the work is substantially complete nor the acceptance thereof by the Owner shall operate as a bar to claim against the Contractor under the terms of the guarantee provisions of the Contract Documents.
4. The work to which this Certificate applies has been properly inspected and that work is hereby declared to be substantially complete in accordance with the Contract Documents.
5. The date of Substantial Completion is the date upon which all guarantees and warranties begin.
6. The Owner accepts the Project or specified area as described under "REMARKS," of the Project as substantially complete and will assume full possession of the Project or specified area of the Project at \_\_\_\_\_(time) on \_\_\_\_\_day, \_\_\_\_\_, 2022.

CONTRACTOR

CITY OF VALDEZ, OWNER

\_\_\_\_\_  
 (Signature)

\_\_\_\_\_  
 Capital Facilities Director

\_\_\_\_\_  
 (Title)

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Date

REMARKS: \_\_\_\_\_  
 \_\_\_\_\_



**City of Valdez  
Contract Release Page 1 of 2**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

The undersigned, \_\_\_\_\_  
for itself, its successors in interest, assigns trustees, administrators, subcontractors, suppliers, and laborers do hereby release and forever discharge the CITY OF VALDEZ, ALASKA a municipal corporation, from all actions, causes of actions, suits, controversies, claims, damages and demands of every kind and nature, mature or to mature in the future, for and by reason of any matter, thing or claim arising out of the following Contract:

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

The undersigned also intends hereby to discharge the City of Valdez from all liability for any and all damages or injuries presently undiscovered or unanticipated. The undersigned's intention hereby is to waive any right it may subsequently have to set aside this release under the doctrine of Witt v. Watkins, 579 P.2d 1065 (Alaska 1978).

The undersigned further agrees to defend, indemnify and hold harmless the City of Valdez against any claims, liens, or causes of action arising under or by virtue of this Contract, including, but not limited to, any claim that the undersigned, any successor in interest, assignee, trustee, administrator, subcontractor, supplier or laborer of the undersigned or any other person might make or claim that he could possibly make against the City of Valdez.

The undersigned certifies that he has not assigned any amounts payable under this Contract to anyone.

The undersigned hereby acknowledges receipt of the amount of \$\_\_\_\_\_ as full and final payment in consideration for all services, materials and labors rendered in connection with this Contract.

The undersigned hereby declares that the terms of this RELEASE have been completely read and are fully understood, and said terms are voluntarily accepted for the purpose of making a full and final release of any and all claims, disputed or otherwise, arising under or by virtue of this Contract.



**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

Notary Public in and for Alaska  
My Commission expires:



**City of Valdez  
Special Provisions**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

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**City of Valdez  
Special Provisions**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

**SP 01 General Statement**

The Special Provisions set forth conditions and requirements unique to this Project and are supplemental to, and supersede, the City of Valdez “Standard Specifications and Standard Details.”

**SP 02 Scope of Work**

**Base Bid**

The Scope of Work of the **Base Bid** of this Contract shall include providing all labor, materials, tools, equipment, transportation, supervision and facilities necessary to:

All labor/materials required for remediation of hazardous materials and repairs, completion of base bid upgrades as indicated in the architectural drawings and specifications.

**Alternate Bid(s)**

The Scope of Work of the **Additive Alternate No. 1 Bid** of this Contract shall include providing all labor, materials, tools, equipment, transportation, supervision and facilities necessary to:

All labor/materials required to complete the demolition and reconstruction of wall and ceiling assemblies, plumbing, ventilation, lighting, and associated systems, fixtures and finishes to serve Offices, Toilet Rooms, and Break Room

The Scope of Work of the **Additive Alternate No. 2 Bid** of this Contract shall include providing all labor, materials, tools, equipment, transportation, supervision and facilities necessary to:

All labor/materials required for removal and replacement of existing OH door with new wall and door; replacement of CUH; extension of data, power and switching

The Scope of Work of the **Additive Alternate No. 3 Bid** of this Contract shall include providing all labor, materials, tools, equipment, transportation, supervision and facilities necessary to:

All labor/ materials required to protect, remove and deliver wall applied artwork

**SP 03 Time of Completion**

All work shall be completed in accordance with the Contract Documents within 195 calendar days of the date of the written Notice to Proceed.



Liquidated damages will be assessed in the sum of Two Hundred dollars (\$ 200.00) for each calendar day after the completion date during which the Project remains incomplete.

**Substantial Completion:** Substantial Completion shall be defined as the stage in the progress of the work when the work is sufficiently complete in accordance with the Contract Documents so the Owner (City) can occupy or use the structure or that which is the subject of the contract, for its intended use.

#### **SP 04 Special Site Conditions**

The Contractor will be responsible for the disposal of all refuse and debris generated by the project. The City has, on a limited 'first come first served' basis, dumpsters for use free of charge on City projects if available.

Dump fees will be waived. The Contractor will be responsible for hauling demolished materials and construction waste out to the City Baler facility on South Sawmill Drive. The Baler is located approximately 5 miles out of town. Please contact the Baler ahead of time to make arrangements for the disposal of such materials. The Baler's number is 907-835-2356. The project name or contract number will be required on all Baler disposal forms and when calling to reserve or empty dumpsters.

Local building permit fees are waived. The Contractor will be responsible for obtaining local building permits before the NTP is issued. The Contractor will need to call the City Building Department at 907-834-3401.

Staging area will be located on-site and coordinated by the City's Project Manager and awarded contractor.

The Contractor will be responsible for moving furniture and other items necessary to complete the work.

The Contractor is responsible for setting up detours or barricades if their work is in a public area and will interfere with normal traffic flow.

The Contractor is responsible for providing their own portable toilet facilities during construction and are not to use the restrooms at City Hall.



### **SP 05 Hazardous Waste Generation**

Every effort to minimize or eliminate the generations of hazardous waste shall be used by the Contractor in the performance of the work of this Contract. Unless there is no substitute, no hazardous material shall be used in the performance of the work of this Contract.

### **SP 06 Coordination and Schedule**

The Contractor shall, within ten (10) working days of the date of the Notice to Proceed, submit to the Engineer a schedule as required in Section 10.5, Control of Work, Article 5.3. The schedule shall be updated every week. An updated schedule shall be submitted with each of the Contractor's Periodic Payment Requests. Failure to provide an updated schedule will be cause to withhold partial payment.

### **SP 07 Site Preservation, Restoration, Cleanup and Environmental Reporting**

The Contractor shall be solely responsible for damage to public or private property caused by construction operations. The Contractor shall take all precautions necessary to control dust. The Contractor shall notify the City of any claims of damage, and shall clean and restore any property so damaged at the sole expense of the Contractor. All spills or releases of any hazardous substance shall be reported to the appropriate governmental agency as well as notice to the City. Contractor shall be responsible for all associated cleanup costs and fines.

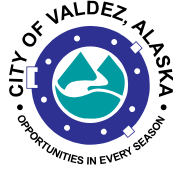
At all times during the work, keep the premises clean and orderly. Upon completion of the work, repair all damage caused by equipment and leave the Project free of rubbish and excess materials of any kind.

### **SP 08 Permits**

The Contractor shall obtain all licenses and permits that are required to do the work. A Building Permit will be required but there will be no charge, prior to the start of any work.

### **SP 09 Order of Award of Alternative Bids**

Additive Alternate and/or Deductive Alternative Bids will be awarded, if any are awarded, in any order determined to be the most advantageous combination by the owner.



## **SP 10 Payment**

Payments shall be in accordance with Section 10.07, Measurement and Payment of the CVSS. All invoices for payment must be submitted on a City of Valdez *Periodic Payment Request Form*. An electronic copy of this form (Excel Spreadsheet) will be made available for the Contractor's use.

Disbursement of money to a person, firm or corporation will be made only after all the various receivable accounts of the general government and any municipal utility or enterprise have been reviewed for outstanding balances owed, and the disbursement will be reduced by setting off the amount of any delinquent indebtedness due the city from such person, firm or corporation.

All contracts to which the city is a party which will or may involve the disbursement of city funds shall contain the following clause, or its substantial equivalent: "Disbursement of money by the City of Valdez hereunder shall subject to set-off pursuant to the provisions of the Valdez City Code." Such contracts include, but are not limited to, oral contracts, employment contracts, construction contracts, purchasing contracts and contracts of any municipal utility or enterprise, including customer's deposits.

## **SP 11 References to City of Valdez Standard Specifications (CVSS)**

The City of Valdez Standard Specifications & Standard Details, Streets-Drainage-Utilities-Parks, dated April 2003, hereafter referred to as CVSS, are incorporated in and become a part of the Contract Documents for the work, The Standard Specifications are available for purchase from the Engineer's Office of the City of Valdez, P.O. Box 307, Valdez, Alaska 99686. All work under this Contract shall comply with the latest edition and addenda to all applicable codes, ordinances, and standards.

It shall be the responsibility of the Bidder to prepare his bid so all materials and/or different arrangements of connections or fittings shall harmoniously conform with the intent of the Contract Drawings, CVSS, and the Special Provisions.

## **SP 12 Construction Specifications**

The Specifications for construction of the work of this Project are incorporated into the following pages and on the attached drawing titled "Valdez Departmental Storage Renovation". These drawings are by reference included herein.



**City of Valdez**  
**Modifications and Additions to the Standard Specifications**

**Project: Departmental Storage Facility (FS1) Renovation**  
**Project Number: 21-350-2004 / Contract Number: 1889**

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## City of Valdez

### Modifications and Additions to the Standard Specifications

**Project: Departmental Storage Facility (FS1) Renovation**

**Project Number: 21-350-2004 / Contract Number: 1889**

Division 10                      Standard General Provisions

#### Article 7.5    Progress Payments

Add the following:

Any request for payments for work accomplished within the calendar fiscal year (January 1<sup>st</sup> to December 31<sup>st</sup>) must be received by the city no later than January 31<sup>st</sup> of the following year. Failure to provide a request for payment by Jan. 31<sup>st</sup> for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31<sup>st</sup> for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1000 and up to 5% of the invoice not to exceed \$10,000.

#### Article 7.7    Final Payments

Add the following:

Any request for final payment for work accomplished within the calendar fiscal year (January 1<sup>st</sup> to December 31<sup>st</sup>) must be received by the city no later than January 31<sup>st</sup> of the following year. Failure to provide a request for final payment by January 31<sup>st</sup> for work accomplished the previous year will delay payment. Failure to provide a request for payment by January 31<sup>st</sup> for work accomplished the previous year will be subject to a penalty. Penalty may be assessed at a minimum of \$1000 and up to 5% of the invoice not to exceed \$10,000.





**City of Valdez  
Minimum Prevailing Wage Rates**

**Project: Departmental Storage Facility (FS1) Renovation  
Project Number: 21-350-2004 / Contract Number: 1889**

Minimum Prevailing Wage Rates and Title 36 Public Contracts Follows  
See attached Links:

<http://labor.state.ak.us/lss/pamp600.htm>  
<http://labor.alaska.gov/lss/forms/Pam400.pdf>

In accordance with the requirements of AS 36.05.070 and AS 36.05.080, the following provisions are included where applicable:

- (1) The Contractor or subcontractors of the Contractor shall pay all employees unconditionally and not less than once a week;
- (2) wages may not be less than those stated in the advertised specifications, regardless of the contractual relationship between the Contractor or subcontractors and laborers, mechanics, or field surveyors;
- (3) the scale of wages to be paid shall be posted by the Contractor in a prominent and easily accessible place at the site of the work;
- (4) Owner shall withhold so much of the accrued payments as is necessary to pay to laborers, mechanics, or field surveyors employed by the Contractor or subcontractors the difference between
  - (A) the rates of wages required by the contract to be paid laborers, mechanics, or field surveyors on the work; and
  - (B) the rates of wages in fact received by laborers, mechanics, or field surveyors.
- (5) If it is found that a laborer, mechanic, or field surveyor employed by the Contractor or subcontractor has been or is being paid a rate of wages less than the rate of wages required by the contract to be paid, the Owner may, by written notice to the Contractor, terminate the Contractor's right to proceed with the work or the part of the work for which there is a failure to pay the required wages and to prosecute the work to completion by contract or otherwise, and the Contractor and the Contractor's sureties are liable to Owner for excess costs for completing the work.