

# Cherokee Nation

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## ADDENDUM 01 – WASHINGTON COUNTY CHEROKEE ASSOCIATION REMODEL

SEPTEMBER 20, 2024



**CHEROKEE NATION**

P.O. Box 948

Tahlequah, OK 74465

(918) 453-5000

## ADDENDUM 01- WASHINGTON COUNTY CHEROKEE ASSOCIATION REMODEL

SEALED BIDS DUE NO LATER THAN FRIDAY, SEPTEMBER 27, 2024 BY 2:00 P.M. CT. A PUBLIC BID OPENING WILL BE HELD FRIDAY, SEPTEMBER 27, 2024 AT 2:00 P.M. IN THE FINANCIAL RESOURCES LARGE CONFERENCE ROOM (DIRECTLY BEHIND THE MAIN COMPLEX) 17665 S. MUSKOGEE, TAHLEQUAH, OK.

### QUESTIONS/ANSWERS:

1. Looking through the drawings I do not see much information about the kitchen. There are no elevation drawings that show the extent of millwork or a list of kitchen equipment. I do not see anything for the islands or the serving counter. Also, in room 107, the community room, it does not show furring out the exterior wall on the north side of the room. How does the new ceiling grid tie into this area?

ANSWER: See attached kitchen equipment list.

The serving counter is stainless steel with the top of counter being at 34" above finish floor.

Furr out columns as needed with the gypsum board extending 6" above the ceiling.

2. Is project on trust land?

ANSWER: This is TRUST Land.

3. Are all special inspections and testing costs by owner or general contractor? Project manual identifies an allowance in 012100 but that specification section is not in the project manual.

ANSWER: The General Contractor will be responsible for all testing cost and providing those results to the Cherokee Nation Representative.

4. Will there be any owner activities at the building during the course of construction? Community events, etc.?

ANSWER: Mainly on weekends and Holidays, however the contractor will leave the facility in a safe and clean manner every evening. Weekday activities are very limited, and the contractor will work with the owner in advanced in the rare event one a weekday is scheduled.

5. Is all new kitchen equipment provided by owner and installed by contractor?

ANSWER: All new kitchen equipment is provided and installed by the contractor.

6. If contractor is responsible for any kitchen equipment, please provide a complete kitchen equipment schedule.

ANSWER: See attached kitchen equipment list.

7. Are wood doors to be factory finished or field finished? Standard colors or full mfg colors?

ANSWER: Factory finished. Provide full mfg color selections.

8. Please provide specifications for coiling doors.

ANSWER: See attached coiling door specifications.

9. Will any doors on the project require access control? If so, please provide the hardware schedule.

ANSWER: There is no access control at the doors. Refer to door schedule on sheet A1.00.

10. Finish schedule item SC (sealed concrete) lists StoneCrete/Amber. This appears to be an epoxy flooring system and not "sealed concrete". Please confirm.

ANSWER: This is an epoxy flooring system and not "sealed concrete".

11. Please provide details and materials for countertops at coiling doors.

ANSWER: The countertops at the coiling doors are stainless steel.

12. Plans reference partition details on A5.00 but there is no sheet A5.00 in the index or in the drawing set.

ANSWER: See attached Sheet G0.00 with the revised sheet and A5.00.

13. Please provide species of wood door.

ANSWER: White Oak

14. Please confirm extent of FRP in Rm 103. Is this on exterior and east wall only?

*ANSWER: All walls should receive full height FRP. Omit P01.*

15. Additional Items:

a. See the attached geotechnical report that was completed for the adjacent property.

NOTE FROM OUR CIVIL ENGINEER:

Kalvin,

The geotech report would work as a good guideline for our site and we would recommend including it in any Addendum for the Contractors. For the pavement work, of course, we would recommend having a geotech on site to test the soils and compaction at this site and make recommendations during construction. The geotech on-site may identify that the existing soil material is suitable for scarifying and compacting, however, if the conditions are similar to the area adjacent site where the Geotech Report was prepared, the fatty clays may be an issue and the recommendation would be to undercut 8" and import 8" of suitable fill to place and compact. Based on rough calculations, there is approximately 14,000SF of new pavement, equating to approximately 350 CY of imported fill. I estimate on the high side that this would cost \$20,000 to import 350CY of suitable fill.

Thank you,

**eric lamont, pe**

civil engineering

**wallace design collective, pc**

structural • civil • landscape • survey

918.584.5858 o • 918.806.7397 d • 918.851.7096 c

atl • den • kc • nsh • nwa • okc • tul

FIVE (5) ADDENDUM 01 ATTACHMENTS ON THE CN WEBSITE

## **MANDATORY BID DOCUMENTS**

**ALL THE FOLLOWING PAGES AND INFORMATION MUST BE SUBMITTED WITH SEALED BID TO BE CONSIDERED FULLY RESPONSIVE & ELIGIBLE FOR AWARD.**

**PREPARATION OUTLINE  
WASHINGTON COUNTY CHEROKEE ASSOCIATION REMODEL**

The following information must be submitted and signed as indicated with sealed bid. All information must be submitted for bid to be considered responsive and reasonable.

- a. Preparation Outline (Attachment A, this page)
- b. Bid Form (Bid Packet, Page 18)
- c. Base Bid Form (Bid Packet, Page 19)
- d. Non-Collusive Affidavit (Bid Packet, Page 20)
- e. Previous Work History Form (Attachment B)
- f. TERO Certification (If applicable, to be provided by bidder)
- g. Statement on providing Indian Preference in Employment and Training Opportunities (Attachment C)
- h. Statement on providing Indian Preference in the award of Subcontracts (Attachment D)
- i. Bid Bond – 5% of Grand Total Bid Amount

**SPECIAL INSTRUCTIONS**

**\*\*Be advised that all responsive proposals will be evaluated as outlined in this solicitation packet.**

\_\_\_\_\_  
Authorized Signature

\_\_\_\_\_  
Title

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

\_\_\_\_\_  
Date



**SEALED BID – BID FORM**  
**WASHINGTON COUNTY CHEROKEE ASSOCIATION**

To the Cherokee Nation:

This Bidder, in compliance with your invitation for a sealed bid for the Washington County Cherokee Association Remodel located in Ochelata (Washington County), Oklahoma, and having examined the bid documents; and, being familiar with all of the conditions surrounding the scope of work of the proposed project, hereby proposes to furnish all labor, quality control, materials, supplies, and supervision to complete the project for each site in accordance with the Contract Documents, and at the prices stated below. These prices to cover all expenses and taxes incurred in performing the work required under the Contract Documents, of which this proposal is a part.

Bidder hereby agrees to commence work under his contract on dates to be specified in a written "Notice of Award" for the drawings and a "Notice to Proceed" for the construction from the NATION, if he is the successful bidder. The number of calendar days for project completion will be based on 270 Days to Complete as specified in bidder's response or \$100.00 per business day will be charged the Contractor for each day of extension over the presented construction end date.

Should any addenda be issued prior to the submission of this proposal, bidder acknowledges receipt of same by initials and date of the following addenda.

ADDENDUM #1 \_\_\_\_\_

ADDENDUM #2 \_\_\_\_\_

Bidder understands the NATION reserves the right to reject any or all bids and to waive any informalities in the bidding. Bidder understands award of this contract shall be subject to available funding.

Bidder agrees his bid shall be good and may not be withdrawn for a period of 90 calendar days from bid opening. Bidder will cooperate with the NATION to ensure a formal contract is fully executed within 10 days of his notice if he is the successful contractor.

Indian preference will be given on this project to firms certified as Indian-owned by the Cherokee Nation Tribal Employment Rights Office (TERO). Proof of certification must accompany all bids.

**BASE BID: WASHINGTON COUNTY CHEROKEE ASSOCIATION REMODEL**

The General Contractor, as Bidder, agrees to perform all work as shown and called for in the Plans and Specifications for the Cherokee Nation, that is shown to be the Base Bid.

The Bidder agrees to furnish all labor, quality control, materials, supplies, and supervision to complete the project in accordance with the scope of work and specifications for this project, and at the prices stated below.

**GRAND TOTAL:**            \$ \_\_\_\_\_ **Days to Complete** \_\_\_\_\_

NOTE TO BIDDERS REGARDING INDIAN PREFERENCE: (Check One)

TERO Certified Contractor: \_\_\_\_\_ Yes    \_\_\_\_\_ No  
(Proof of certification must accompany all bids)

Major Cherokee Employer: \_\_\_\_\_ Yes    \_\_\_\_\_ No  
(Bidder must contact TERO at 918-453-5000 for this preference)

SUBMITTED:

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

\_\_\_\_\_  
Company Address

\_\_\_\_\_  
Company Address

\_\_\_\_\_  
Authorized Signature

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

\_\_\_\_\_  
Title

**NON-COLLUSIVE AFFIDAVIT**

State of \_\_\_\_\_

County of \_\_\_\_\_

\_\_\_\_\_ being first duly sworn, deposed and says that he/she is a partner or officer of the firm of \_\_\_\_\_, the party making the foregoing proposal or bid, that such proposal or bid is genuine and not collusive or sham; that said bidder has not colluded, conspired, connived or agreed, directly or indirectly, with any bidder or person, to put in a sham bid or to refrain from bidding, and has not in any manner, directly or indirectly, sought, by agreement or collusion, or communication or conference, with any person to fix the bid price of affiant or any other bidder, or to fix overhead, profit or cost element of said bid price, or that of any other bidder, or to secure any advantage against the Cherokee Nation, or any person interested in the proposed contract; and, that all statements in said proposal or bid are true.

Signed: \_\_\_\_\_  
(Bidder, if the bid is an individual;  
Partner, if the bid is a partnership;  
Officer, if the bid is a corporation)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

My commission expires \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
Notary Public Signature

\_\_\_\_\_  
Commission Number

## PREVIOUS WORK HISTORY FORM

**NOTE:** This form is a required submission from each bidder/offeror and is the Nation's documentation to determine responsible bidders/offerors. In the spaces below, complete all information requested, providing all telephone numbers and any available facsimile numbers for all employers, companies and vendors listed. In the disclosure space, enter any defaults, assignments or foreclosures.

Employer/Company name, address, phone & fax	Contract Amount	Contract start and completion dates	Describe type of work performed/completed	Disclosures	Contractor's Current and previous vendors – give address and phone/fax
<b>Please attach additional sheets as required to sufficiently provide a minimum of three (3) years work history</b>					

**TERO CERTIFICATE**  
**(if applicable)**

## **Statement on Providing Indian Preference In Employment and Training Opportunities**

The Cherokee Nation has determined that all bidders this solicitation shall to the greatest extent feasible comply with Indian Preferences in providing training and employment opportunities.

Detail your employment and training opportunities and plans to provide preference to Indians in implementing the contract:

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Provide the number or percentage of Indians anticipated to be employed and trained.

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If less than 100% Indian for new hires explain why:

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Provide a list of all core crew (permanent full-time employees) members:

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Describe the methods that will be used to train Indian employees

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**Comparable statements from all subcontracts must be submitted.**

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

\_\_\_\_\_  
**Signature**

\_\_\_\_\_  
**Date**



**BID BOND**

**OR**

**CASHIER'S CHECK**

**(5% of Grand Total Amount on Base Bid Form)**