

MEMORANDUM

CITY/BOROUGH OF JUNEAU

155 SOUTH SEWARD STREET, JUNEAU, ALASKA 99801

FAXED MEMORANDUM

TO: Anne Stadnychenko
CBJ Purchasing Officer

Date: December 5, 2013

FROM: Richard Ritter *RR*
Acting Contracts Officer

File: 1807

SUBJ: POSTING NOTICE OF BIDS
CBJ Water Utility Building Office Renovation
Contract No. E13-286

This memo is to post a notice of the results of the bid opening on December 3, 2013 for the subject project. The Total Bid in the chart below is based on the Base Bid with Deductive Alternate Nos. 2 and 4. The bidders and their bids are as follows:

Bidders	Base Bid	Deductive Alternate No. 1	Deductive Alternate No. 2	Deductive Alternate No. 3	Deductive Alternate No. 4	Total bid
North Pacific Erectors, Inc.	352,871	8,112	59,847	19,077	9,006	284,018
Carver Construction	387,863	15,766	60,258	14,389	11,759	315,846
Wolverine Supply, Inc.	377,000	14,000	36,000	12,000	8,000	333,000
Alaska Commercial Contractors, Inc.	421,000	34,200	67,413	22,200	19,260	334,327
Duran Construction Co., LLC	408,700	16,660	28,000	16,340	21,000	359,700
Silver Bow Construction Co.	523,000	19,200	57,700	48,000	43,500	421,800
Architect's Estimate	402,700	33,000	54,000	33,500	8,900	339,800

Section 012300 - Alternates states that "*Deductive alternate pricing should be stated as a positive cost to be deducted from the base bid amount.*" North Pacific Erectors, Inc. (NPE) submitted deductive alternate costs on the bid form as negative numbers

Section 00100 5.0 NON-RESPONSIVE BIDS details the method for determining BIDDER responsiveness and therefore whether the City should determine NPE's bid to be NON-RESPONSIVE.

In accordance with **00100 – 5.0 C**, we do not find the bid to be "*incomplete, indefinite ambiguous to its meaning*". It is clear to the CBJ that NPE did not intend to charge the CBJ an additional \$96,042 (the total of the deductive alternates) if large portions of the work were deleted. Additionally, on NPE's submitted bid modification form, the intent is supported by their calculated summation of modifications. For these reasons, we find NPE's bid to be RESPONSIVE.

In accordance with **Section 00030 OWNER'S RIGHTS RESERVED** we have determined that this issue is minor enough to be considered an informality that may be waived to *"best serve the interests of the owner."* In this circumstance, we can reasonably conclude that using negative numbers instead of positive ones is an informality of little consequence and should not be remedied by having the public reject NPE's bid and pay an additional \$31,828 for the same work to second lowest bidder.

The apparent low bidder is North Pacific Erectors, Inc. The CBJ intends to award the Base Bid and Deductive Alternate Nos. 2 and 4 in the amount of \$284,018.

This notice begins the protest period per Purchasing Code 53.50.062. Protests will be executed in accordance with CBJ Ordinance 53.50.062 "Protests", and 53.50.080 "Administration of Protest." The CBJ Purchasing Code is available online at: <http://www.juneau.org/law> or from the CBJ Purchasing Division at (907) 586-5258.

The apparent low bidder has until the close of business on **December 12, 2013**, to submit the Subcontractor Report, Section 00360 to the Engineering Department Contracts Office. The Subcontractor Report must be submitted even if there are no subcontractors planned for the job.

- c. Bidders
Nathan Coffee, CBJ Project Manager