

# REQUEST FOR PROPOSAL

2025-BLD-11B

Residential Duplex – Lot 11B

NISQUALLY INDIAN TRIBE

**ADDENDUM 1**

Prepared By:  
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Nisqually Project Manager Kevin Sutterli  
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PROJECT: REQUEST FOR PROPOSAL #RFP 2025- BLD-11B

ADDENDUM NO: 1

ISSUE DATE: July 9, 2025

BID DATE: 5:00 pm on ~~July 16, 2025~~ **July 18, 2025**

TO: Public

FROM: Kevin Sutterliet, Building Department Project Manager

The following modifications and supplemental information are to be incorporated into qualification submittals. ACKNOWLEDGE RECEIPT OF THIS ADDENDUM ON BID FORM AND REVISE THE CONTRACT DOCUMENTS AS FOLLOWS:

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### **Modifications to Bid Documents**

#### **1) RFP DUE DATE**

- A. Closing date for Submittal is listed as Friday July 16, 2025 by 5 pm. The date should be Friday July 18, 2025 by 5 pm

### **Bidder Questions and Observations**

Questions are listed first, answers are listed as the "A":

- 1) The two heaters on the plan upstairs stay?  
A. They can be eliminated. Upstairs on the back exterior wall, the plans show wall heaters. These will not be needed with the Slim duct units that will be installed in the attic.
- 2) The electric water heater in the garage is per the scope of work? or heat pump per plans?  
A. The electrical water heat pump shall be used per plan due to compliance of energy code.
- 3) All remaining concrete work is done by other?  
A. Yes
- 4) Framing dimensions for ceiling heights on the plans is what the house is being built to?  
A. Yes, follow dimensions on the plans.
- 5) Are we altering the subfloor to I-joists or per plan?  
A. The house is not engineered for I-joist, so follow the plans.
- 6) Are we responsible for providing and grading the top soil for the hydroseed?  
A. Remove hydroseed and top soil from the scope of work. You are not responsible for any grading or backfilling. Our equipment operator will coordinate with you to schedule your needs.
- 7) What is the timeframe to begin construction?

- A. The project will be awarded in August. Construction can start immediately upon signed contract and Notice to Proceed.
- 8) Will contractor be working alongside people doing the trenching?
  - A. Yes. Our equipment operator will coordinate with you to schedule your needs.
- 9) Is a bid bond required?
  - A. A bid bond is not required for this project.
- 10) What grade bathroom fan do you want?
  - A. Mid-grade with no light. Must comply with Washington State energy code. Refer to Construction notes if any question.
- 11) Provide details for blinds.
  - A. Use Home Decoration Collection blinds. Cordless, cellular shade, color; shadow white. Can be purchased from Home Depot. Substitutions need to be approved.
- 12) Are contractors responsible for the septic system?
  - A. No, our equipment operator will install these after the trusses are placed. He will coordinate with you to schedule.
- 13) Are we following Thurston County codes?
  - A. Yes, the Nisqually Tribe has adopted the jurisdiction requirements for Thurston County.
- 14) What is the work schedule?
  - A. You can work in residential areas between the hours of 7 a.m. – 9 pm on weekdays. The tribe is closed for several holidays during the year, you do not need to stop work for tribal observed holidays. In the event of a funeral closure, work may be limited or paused for the funeral.

END OF ADDENDUM