

CHUGACH ELECTRIC ASSOCIATION, INC.  
Anchorage, Alaska

May 5, 2026

ADDENDUM #1

P1900043 – Gambell Street Undergrounding: 3<sup>rd</sup> to 16<sup>th</sup> Avenue  
E2320071 – Gambell Street Transmission Pole Relocate  
GCI – Joint-work  
ACS – Joint-work

The following changes and additions have been made to the contract documents. Incorporate these changes and additions in your bid, sign the acknowledgement, and attach a signed copy of this addendum to your bid when submitted.

1. Addendum #1 (attached).

ACKNOWLEDGEMENT

The undersigned bidder hereby certifies that the revisions herein set forth have been incorporated in this bid and form a part of the contract documents.

\_\_\_\_\_  
Bidder

\_\_\_\_\_  
Address

\_\_\_\_\_  
Title

\_\_\_\_\_  
Date

APPROVED FOR DISTRIBUTION: *Darvin Thornton*  
Darvin Thornton, Sr. Manager Distribution & Construction

**CHUGACH ELECTRIC ASSOCIATION, INC.**  
**Anchorage, Alaska**

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**Description of Project**

This bid includes two CEA projects, a GCI project, and an ACS project located along Gambell Street in Anchorage, Alaska. Chugach intends to award these projects to the Contractor with the lowest combined bid for all four projects.

**P1900043 - Gambell Street Undergrounding: 3rd Avenue to 16th Avenue**

This project replaces existing overhead 12kV and 35kV circuits with new underground conductors and facilities along Gambell Street from 3rd Avenue to 16th Avenue. Also, work in the alleys of Gambell Street is required to remove the poles out of Gambell Street. This project will maintain street lighting on the existing poles until a future DOT project will replace lighting along Gambell Street. This project complies with the MOA Title 21.07.050 Ordinance.

**E2320071 - Gambell Street Transmission Pole Relocate**

This project will relocate a transmission pole and replace another transmission pole between the 10th-11th Avenue alley near Gambell Street. This will allow for the eventual removal of the existing transmission pole in the current sidewalk along Gambell Street.

**GCI – Joint-work along Gambell Street**

This project will install facilities for GCI to eventually underground facilities along Gambell Street.

**ACS – Joint-work along Gambell Street**

This project will install facilities for ACS to eventually underground facilities along Gambell Street.

**Property Stakeholders**

The primary landholder involved with this project:

1. State of Alaska
2. Municipality of Anchorage
3. Residential Property Owners
4. Commercial Property Owners
5. Chugach Electric Members

### **Bid Requirements**

1. Bid Bond – 10% of bid (include with bid)
2. Standard Certification of Insurance (CEA needs on file prior to bidding see OELCC exhibit BB for example and limits)
3. Construction Schedule (include with bid)
4. Work plan (include with bid)

### **Pre-NTP Requirements**

1. Performance Bond – Amount of construction contract (needed prior to NTP)
2. Builders Risk – to ensure material (needed prior to NTP)
  - a. P1900043 OFM cost: \$1,382,989.04
  - b. E2320071 OFM cost: \$16,367.71
3. Project Specific HSE Plan (needed prior to NTP)
4. Approved Traffic Control Plans (needed prior to NTP)
5. Approved Traffic Management Plan (needed prior to NTP)
6. Approved Work Plan (needed prior to NTP)
7. All preconstruction requirements in DOT Special Provisions listed in DOT ROW Permit
8. Up to date Construction Schedule (needed prior to NTP)
9. Communication Plan (needed prior to NTP)

### **Access**

Contractor is required to plan its own lane closures, driveway closures, coordination with businesses and private residents along the route of the project and to conform to the rules, standards and safety procedures on open trenches, traffic control, flagging and all other project activities. The Contractor is responsible for all Traffic Control Plans, DOT Traffic Management Plans, permits, signage, flagging and safe pedestrian detours and access along the project route.

Blocking access to businesses can only be done during non-business hours, and emergency access to buildings must be maintained. Under no circumstance shall the public be denied access to the adjoining lots unless proper notification to the property owners and/or tenants has been provided, and alternate access has been provided. All work shall ensure that there is no disruption of mail service, school bus service, trash collection, or general access to any business or private residence.

### **Permitting**

Contractors should note that the Notice to Proceed (NTP) on this project **will not be issued** until all required permits are fully executed.

This process will take an undetermined amount of time and, as such, the Contractor should not count on receiving Notice to Proceed (NTP) immediately upon Notice of Intent to Award (NOA). Chugach Electric Association (Chugach) will work with the Contractor should permitting impose any abnormal conditions beyond what is normally required by such permits based on experience.

**All approved TCP's must be submitted to CEA prior to construction.** Contractor should note that LCP permits through the DOT take up to 60 days.

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Except as otherwise provided in the Contract Documents, the Contractor shall procure all permits and licenses, pay all charges and fees, and give all notices necessary and incident to the due and lawful prosecution of the project. Copies of all permit-related correspondence and the permits are to be transmitted to Chugach.

### **CEA Trenching/Boring/Excavation/Pole**

The Contractor shall secure locates and assume responsibility for damage to all overhead and underground facilities.

#### **P1900043 - Gambell Street Undergrounding: 3rd Avenue to 16th Avenue**

This project includes installing six distribution poles, pole topping 31 poles, removing 6 poles, boring roughly 5,115 feet, and trenching and hand-digging roughly 1,415 feet. All "TOPPED" poles to remain in place slope/angle cut, treated with copper naphthenate and capped with a molded mastic cap. Poles should be cut 12" above the highest attachment left on the pole.

#### **E2320071 - Gambell Street Transmission Pole Relocate**

This project includes installing two transmission poles.

#### **GCI & ACS Joint-work**

See attached GCI and ACS drawings for trench details

### **Storm Water Pollution Prevention Plan (SWPPP)**

A SWPPP has been created for the Contractor. The Contractor is responsible for Stormwater plan compliance, implementation, recordkeeping, and installation and maintenance of Best Management Practices all in accordance with the 2026 Alaska Construction General (ACGP) permit and/or the Municipality of Anchorage Stormwater Treatment Plan Guidance Manual. The Contractor is responsible for determining the expected area of disturbance on the project and implementing the proper stormwater plan type as required by state and local regulations. If a Notice of Intent (NOI) is required, the Contractor and Chugach will both submit an NOI to the Alaska Department of Environmental Conservation (ADEC), and the Contractor shall pay the NOI submittal fees with the Contractor's NOI. The Contractor may not file a Notice of Termination (NOT) without written approval by the Chugach Project Manager. The cost of providing all measures required in the SWPPP must be accounted for in the SWPPP assembly unit. No additional compensation will be paid.

### **Restoration**

The Contractor will be responsible for documenting existing conditions for paving, sidewalk, curb/gutter, landscaping, trees/shrubs, fencing, slope/drainage, etc. prior to construction. All property disturbed by construction will be restored to its original condition by the Contractor and needs to be accounted for in bids (sidewalk, curb/gutter will be removed and restored "joint to joint"). Any roadway features disturbed by construction shall be restored per AKDOT&PF's Standard Specifications for Highway Construction (2020 Edition) or Municipality of Anchorage Standard Specifications (MASS) or by special provisions supplied in DOT Utility Permit. The Contractor will be responsible for any additional work if there is a need for landscaping to be reseeded and/or

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regraded following the winter season. Items damaged by the Contractor shall be repaired or replaced in kind by the Contractor. Repairing or replacing damaged items shall be considered incidental to the Contract and no separate payment shall be made.

The Contractor to restore the roadway structural section (if disturbed) with the following:

Roadway

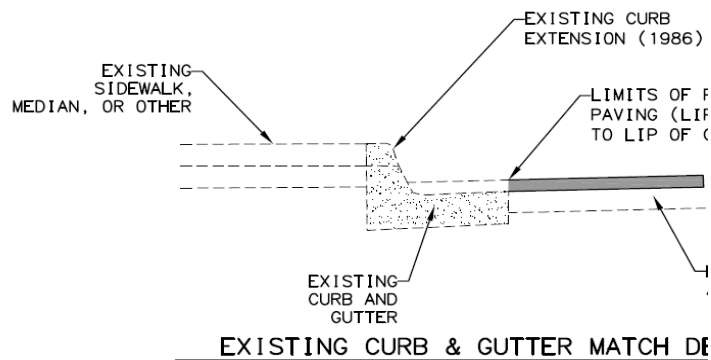
- HMA, Type VH, PG 64-40 (match existing pavement thickness with 2"-3" (max.) lifts, with STE-1 tack coat between each pavement lift)
- 2" Crushed Aggregate Base Course, D-1
- Select Material, Type A (36" (min.))
- Bedding material (as defined by the utility)

Sidewalk

- 4" Concrete Sidewalk
- 4" Aggregate Base Course
- 24" Selected Material, Type A
- Existing Embankment

New pavement areas that deviate more than 3/16 inch from existing (as measured with a 10-foot straightedge) shall be considered defective. Perform corrective work by removing, replacing, grinding, cold milling or infrared heating such areas as required. Surface patching shall not be used.

This area of Gambell has been paved many times over the last 50 years without full reconstruction. This has resulted in a variable asphalt depth and curb configuration. See detail below. Reconstructing disturbed areas of the non-standard roadway may require adaptation, field coordination, and field approval from DOT&PF.



See special provisions of DOT Utility Permit for additional pavement and traffic marking replacement details.

**Materials**

All owner furnished material is listed under List of Owner Furnished Material in the bid package. If materials are not listed under List of Owner Furnished Material, the Contractor is responsible for providing the material as a part of the appropriate bid unit.

When loading at Chugach’s warehouse, the Contractor shall be responsible for loading any poles and any material weighing more than 9,000 lbs. All other material loaded at Chugach’s warehouse shall be done by Chugach.

The Contractor will be providing signs, nuts & bolts, and miscellaneous hardware. Please check List of Owner Furnished Materials (OFM) for the material requirements. OFM materials in the Contractor's possession shall be properly stored in accordance with the specifications and industry standards and practices.

### **Schedule**

A construction schedule shall be provided with the bid. The schedule shall note manpower loading and cash flow. The schedule shall be submitted using a Microsoft Project format. The schedule shall be saved to a baseline and submitted electronically.

The Contractor should note the requirement for substantial completion by **October 1, 2026**. Substantial completion is defined as having all the new underground facilities installed, energized, and in service. Final completion of all items of work and punch list (including restoration) shall be completed by **October 15, 2026**.

### **Bid Evaluation**

The bid evaluation will consider price, project schedule/duration, work plan/narrative, and responsiveness to the specifications. Chugach reserves the right to reject a bid for any justifiable reason, including an incomplete bid.

The Contractor's attention is especially called to the desirability of proper balance between prices for labor and materials and between total prices for the respective Construction Units. Lack of such a balance may be grounds for rejecting the bid.

Bidders shall identify any exceptions to the terms and conditions in the proposed contract included in the ITB and design package. All exceptions must be submitted with questions on **May 19, 2026**. These exceptions will be reviewed and all exceptions that are acceptable to CEA will be shared with all bidders on the same day CEA answers are due back to contractors **May 26, 2026**. Contractors will be able to select from the approved exceptions to put in with their Bids. Exceptions proposed after the provided due date will not be considered.

### **Survey**

Contractor will be required to hire and provide its own project surveying, staking and production of as-built drawings per Chugach standards for all trenches, vaults, pads, and equipment. Stamped professional survey as-built drawings for final construction are required. Hardcopy as-built drawings for final construction must be stamped by an Alaska Professional Land Surveyor. Electronic files of the as-built must be provided in AutoCAD v.2023 format and must follow Chugach's CAD Standard and Survey Standard.

A Survey unit is included on P1900043 to cover the above-mentioned Survey requirements for all four projects.

### **Communication Plan**

The Contractor shall develop and submit a project communication plan for approval. The plan shall include, but not be limited to, direct communications with businesses and residential properties along

the project route, hand and mail delivered notices of scheduled outages and any other communication needed to keep the public informed about the project, website notices, roadside placard installations, and daily notices to the principally affected parties.

The Contractor shall provide a representative if Chugach elects to host a community construction kickoff meeting or present at a community council meeting. The Contractor shall attend any DOT required meetings on this project. The Contractor shall attend any progress meetings that Chugach deems necessary.

### **Outages**

All work around and near energized facilities shall be coordinated with Chugach's Power Control Center. Business and residential outages will be handled using normal Chugach outage notification procedures. Parties affected by scheduled outages should be informed up to 72 hours prior but no less than 24 hours in advance. For streetlights, traffic load centers, and other services that cannot take an outage, a Generator unit has been added to the bid as a lump sum unit.

### **Submittals**

The Contractor shall submit a general work plan. The work plan shall at a minimum, indicate:

- Anticipated General Foreman and Crew Foremen (with contact information) representing the Contractor for construction.
- Where the Contractor plans to stage materials for the project.
- Access sites to be developed.
- Planned outages and work to be accomplished during each outage.
- Equipment intended for use on the project.

Chugach Electric will provide bidders with Bid Units in Excel format. Bidders will be required to submit their bid sheets with pricing in Excel format via the Chugach website or e-mail to: [Denise\\_Elsenbast@chugachelectric.com](mailto:Denise_Elsenbast@chugachelectric.com), [Sharlene\\_Oyao@chugachelectric.com](mailto:Sharlene_Oyao@chugachelectric.com) CC: [Darvin\\_Thornton@chugachelectric.com](mailto:Darvin_Thornton@chugachelectric.com), [Jake\\_Moe@chugachelectric.com](mailto:Jake_Moe@chugachelectric.com) and [Devonr\\_Lamothe@chugachelectric.com](mailto:Devonr_Lamothe@chugachelectric.com) prior to **2:00 PM on June 2, 2026** (confidentiality will be maintained). Bidders are expected to review their Excel files to confirm correct rounding on numbers per unit and totals to ensure there are no variances prior to submitting.

### **Bid Questions**

All questions regarding the bid documents are to be directed to Chugach's Senior Manager of Distribution Design & Construction, via email to [Darvin\\_Thornton@chugachelectric.com](mailto:Darvin_Thornton@chugachelectric.com) CC [Jake\\_Moe@chugachelectric.com](mailto:Jake_Moe@chugachelectric.com), [Devon\\_Lamothe@chugachelectric.com](mailto:Devon_Lamothe@chugachelectric.com), [Denise\\_Elsenbast@chugachelectric.com](mailto:Denise_Elsenbast@chugachelectric.com), and [Sharlene\\_Oyao@chugachelectric.com](mailto:Sharlene_Oyao@chugachelectric.com). Questions shall be submitted no later than **12:00 PM, May 19, 2026**. Answers will be distributed to all potential bidders by C.O.B. on **May 26, 2026**.

### **Dates**

- Invitation to Bid on **May 5, 2026**
- Bid Questions and exceptions are due by **May 19, 2026, at 12:00 PM**
- CEA Chugach response to questions and accepted exceptions are due by **May 26, 2026, at 5:00 PM**
- Bids are due **June 2, 2026, prior to 2:00 PM**