

STATE OF HAWAII  
DEPARTMENT OF HAWAIIAN HOME LANDS

Land Development Division

NOVEMBER 15, 2022

Date


**ADDENDUM NO. 1**  
TO  
INVITATION FOR BIDS

**IFB-23-HHL-003**  
**SITE AND INFRASTRUCTURE IMPROVEMENTS FOR**  
**PU'UNANI HOMESTEAD SUBDIVISION**

**Notice to All Prospective Offerors**

This addendum is hereby made a part of the contract documents for Site and Infrastructure Improvements for Pu'unani Homestead Subdivision, IFB-23-HHL-003, and it shall amend the said contract documents as detailed within this Addendum document.

APPROVED:



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Stewart Matsunaga, Acting Administrator  
Land Development Division  
Department of Hawaiian Home Lands

# **ADDENDUM NO. 1 INCLUSIONS**

## **Site and Infrastructure Improvements for Pu'unani Homestead Subdivision (IFB-23-HHL-003)**

This Addendum No. 1 shall incorporate the following amendments to IFB-23-HHL-003:

1. COVER PAGE (Addendum No. 1)
2. INCLUSIONS (Addendum No. 1)
3. PRE-BID CONFERENCE AGENDA (9:30 a.m., November 9, 2022, at 82 Pulehu Place, Suite 201, Kahului, Maui, Hawaii 96732)
4. SIGN-IN SHEET for Pre-Bid Conference on November 9, 2022.
5. REVISED SC- 22 in 'Special Conditions' (Attachment -S5); SAMPLE DHHL CONTRACT
6. RESPONSES TO QUESTIONS during the Pre-Bid Conference and Site Inspection.
7. FULL SIZE PLANS in PDF were previously uploaded to HIePRO.

**Site and Infrastructure Improvements for  
Pu'unani Homestead Subdivision  
(IFB-23-HHL-003)**

**Pre-bid Conference & Site Inspection**

9:30 a.m., Wednesday, November 9, 2022  
82 Pulehu Place  
Kahului, Maui, Hawaii 96732

**AGENDA**

**1. INTRODUCTIONS**

DEPARTMENT OF HAWAIIAN HOME LANDS (DHHL)

- Stewart Matsunaga, Acting Administrator, Land Development Division
- Robert Ing, Land Agent
- Antonette Eaton, Homestead District Supervisor, Maui District Office

DDC, LLC (Developer)

- Brian Ige, Construction Manager
- Fujio Tsuneoka, Project Manager

**2. PURPOSE OF PRE-BID CONFERENCE**

- Project overview and job site visit
- Review procurement requirements
- Clarify bid documents.
- Submittal Schedule (Below)

**3. SCOPE OF WORK**

- General Grading.
- Roadway and Drain lines
- Drainage Basin
- Water and Sewer Lines (Onsite and Offsite)
- Electrical
- Landscape

**General**

- All work must be performed in accordance with the Technical Specifications and Plans included in this IFB.
- All work and responsibilities listed in the Plan's 'Construction Notes' (starting from page 76) and notes within the Plans covering specific aspects of the construction are incidental to the bid proposal and are made part of this contract.

**4. PROCUREMENT REMINDERS**

- Hawaii Project Preference is no longer applied in IFB procurements, pursuant to Act 174 on June 27, 2022. (Procurement Circular No. 2023-02, dated July 15, 2022).
- This project is not exempt from the General Excise Tax (GET). GET should be factored into the prices for each line item in the Bid Proposal Form;

- This project is subject to Chapter 104 HRS, Department of Labor and Industrial Relations (DLIR) prevailing wages and salaries (included in the IFB);
- After bid opening and prior to award of the contract, DHHL shall verify compliance with Sections 103D-310 and 103D-328 HRS via Hawaii Compliance Express (HCE) for the bidder and all subcontractors. Therefore, the bidder and all subcontractors should register with HCE. Instructions for registration are at the HCE website: <http://vendors.ehawaii.gov>;
- Failure by the bidder and/or any subcontractor to rectify a non-compliant status within ten business days of notification will be considered as sufficient for the disqualification of the bidder and rejection of its proposal;
- In accordance with the provisions of Chapter 104-25, Hawaii Revised Statutes, there are contractors who have been suspended from doing any work on State or County public work construction project. An updated list can be found at this web link: <http://labor.hawaii.gov/wsd/prevailing-wages-on-public-works/contractors-suspended-under-chapter-104-hawaii-revised-statutes/>

**5. COMPLETION SCHEDULE AND LIQUIDATED DAMAGES**

- Time to complete: Four Hundred Fifty (450) calendar days (15 months) from Notice to Proceed Date.
- Liquidated damages: \$1,000.00 per calendar day

**6. QUESTIONS/ANSWERS ISSUED BY LAST ADDENDA**

- A written summary of this pre-bid conference will be issued as an Addendum.
- Requests for clarifications and any questions after this meeting shall be submitted through HiePRO, no later than 2:00 p.m., November 16, 2022.
- Written answers to questions will be provided to all potential bidders via addenda on the State's HiePRO (Hawaii eProcurement System) website; any verbal responses to questions by DHHL and its Consultant shall not be binding.

Link- <https://hiepro.ehawaii.gov/sav-search.html>

- Interested bidders are responsible to check the HiePRO website for the issuance of any addenda up until the due date for bids.

**7. DEADLINES (See table below)**

**8. QUESTIONS AND ANSWERS**

**9. SITE INSPECTION TO FOLLOW PRE-BID CONFERENCE**, at Honoapiilani Highway, Waikapu, Maui, Hawaii 96793. Tax Map Key No. (2) 3-5-002:002

**DEADLINES FOR SUBMITTALS**

Site and Infrastructure Improvements for  
 Pu'unani Homestead Subdivision  
 IFB-23-HHL-003

SUBMITTAL	DEADLINE
Notice of Intention to Bid	2:00 P.M., November 15, 2022
Standard Qualification Questionnaire (SPO Form-21) (SQQ's for previous projects are NOT valid)	4:30 P.M., November 15, 2022
Written questions (Requests for Clarification)	2:00 P.M., November 16, 2022
Request for Substitutions (Refer to Item H in the 'Instructions for Bid Submittal')	2:00 P.M., November 16, 2022
Issuance of Last Addendum- * Interested bidders are required to check the HIEPRO website for any Addenda issued up until the Bid Opening date.	November 22, 2022
Bid Opening <ul style="list-style-type: none"> <li>• Sealed bids to be submitted through HIEPRO no later than <b><u>2:00 P.M., December 2, 2022</u></b>, according to its time clock.</li> <li>• Bids submitted after 2:00 P.M., December 2, 2022 will not be received by HIEPRO.</li> <li>• Bids <b><u>WILL NOT</u></b> be accepted at the DHHL's Main Office in Kapolei, Oahu.</li> <li>• All the required bid forms are included in the IFB package.</li> </ul>	2:00 P.M, December 2, 2022

SIGN-IN SHEET

\* PLEASE PRINT LEGIBLY

	Company Name	Name of Representative	Telephone	E-mail
1	<del>Alkan Construction</del> Alkan Construction	Rodney Alkan	344-1770	ra.alkanconstruction@gmail.com
2	Alkan Construction	Norman Ashkar		
3	WMC	Hienie Davis	392-1477	hienie@wmcinc.com
4	Good Fellow Bros	Todd MacFarlane	344-7607	toddjt@goodfellowbros.com
5	Cajuday Construction	Brandy & Eric Cajuday	276-3013	cajuday@yahoo.com
6	Goodfellow Bros.	Austin Fricke	868-6536	austinf@goodfellowbros.com
7	<del>Brian Tgc</del>			
8	Dowling Co.	Brian Tgc	808-270-0511	brian@dowlingco.com
9	"	Fujio Tsunooka	808-214-9385	fujio@dowlingco.com
10	MKB	Mike Jackman	808-268-8111	mike.j.tjg@gmail.com
11	Alpha Inc.	Greg Sado	808-446-5052	greg@alphahawaii.com
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Addendum No. 1  
**RESPONSES TO QUESTIONS**

From  
**PRE-BID CONFERENCE & SITE INSPECTION**  
(November 9, 2022)

**Site & Infrastructure Improvements for Pu'unani Homestead Subdivision**  
**IFB-23-HHL-003**

**1. What is the anticipated start date for this project?**

Response: The anticipated start date is March 2023, subject to procurement and contract certification requirements.

**2. Is water available for construction on site?**

Response: There is no water source on site. Contractor is to provide their own water for construction.

**3. Is Archaeological Monitoring required?**

Response: Yes. Archaeological monitoring is required and is included as an 'Allowance' item in the Bid Form. The Archaeological Monitoring Plan is also included as Exhibit "B" in the Sample DHHL Contract's 'SPECIAL CONDITIONS'.

**4. What are Hawaiian Electric Company's (aka MECO) Requirements?**

Response: Most of the power lines are overhead, which will be installed by MECO.

**5. Is a Grading Permit required?**

Response: Yes. The Contractor's scope of work includes obtaining the necessary permits for construction.

**6. Will the water system be turned over to the Department of Water Supply (DWS)?  
And if so, does DWS need inspections?**

Response: Yes. A license agreement will be issued to DWS. Contractor will need to arrange inspections and approvals from DWS.

**7. What is the cost estimate for this project?**

Response: The Cost Estimate/Control Amount will not be available until after the due date and time for bids.

**REVISION TO SC-22 in the SAMPLE DHHL CONTRACT'S  
'SPECIAL CONDITIONS' (Attachment- S5)**

*\* Revision highlighted in Bold*

SC-22 in the Sample DHHL Contract's 'Special Conditions (Attachment- S5) shall be replaced with:

**“SC-22            GEOTECHNICAL ENGINEER AND GEOTECHNICAL INVESTIGATION REPORT**

The services of a geotechnical engineering firm will be retained by DHHL or the DEVELOPER. The CONTRACTOR shall work with the project geotechnical engineer, per the project's Specifications. The CONTRACTOR is responsible for coordinating with the geotechnical engineer and scheduling in advance whenever the geotechnical engineer is needed at the site for any required inspections or testing. The geotechnical engineer shall be present to observe site grading and other work concerning excavation, placing and compacting soil materials, and to take field density tests. Also, the geotechnical engineer shall perform laboratory testing of all imported soils or on-site soils to determine its acceptability for its intended use as select material or general fill material. The geotechnical engineer shall compile the daily observations, test data, test results and recommendations into a weekly submittal to the Construction Manager. The geotechnical engineer shall ensure that the geotechnical work complies with the specifications and drawings. **Any additional testing or geotechnical costs caused by the CONTRACTOR'S error shall be at the CONTRACTOR'S sole expense and incidental to the contract.** No separate payment shall be made. The CONTRACTOR is responsible to provide all closing documentation required by the geotechnical engineer to complete the project and close all applicable permits.

Subsurface geotechnical investigations have been made at the project site. A copy of the complete geotechnical investigation report entitled "Geotechnical Investigation Report, Puunani Homestead, Wailuku, Maui, Hawaii", dated July 17, 2019 and "Additional Seepage Recommendations for Pu'unani Subdivision", dated August 8, 2019 prepared by Hawaii Geotechnical Consulting, Inc., is available with these bid documents. The soils report and its recommendations are made part of the project specifications except where expressly modified herein.

Contract specifications shall control over soils report on contradictory requirements.”