

STATE OF HAWAII
DEPARTMENT OF HAWAIIAN HOME LANDS

Land Development Division

Date: 2/6/2026

Addendum No. 3
to
Invitation For Bids
IFB-23-HHL-013

West O‘ahu Sewer Improvements – Princess Kahanu Estates (PKE) Subdivision

Notice to All Prospective Offerors

This addendum is hereby made a part of the contract documents for West O‘ahu Sewer Improvements – PKE Subdivision, IFB-23-HHL-013, and it shall amend the said contract documents as detailed within this Addendum document.

APPROVED:

R. Kalani Fronda

R. Kalani Fronda, CCIM, Acting Administrator
Land Development Division
Department of Hawaiian Home Lands

Please execute and immediately return the receipt below to the Department of Hawaiian Home Lands email: **Sara Okuda, Land Development Division, sara.t.okuda@hawaii.gov**.

Receipt of Addendum No. for West O‘ahu Sewer Improvements – Princess Kahanu Estates Subdivision, IFB-23-HHL-013, is hereby acknowledged.

Signature: _____
Print Name: _____

Title

Name of Firm/Company

Date

Addendum No. 3
February 6, 2026

**West O‘ahu Sewer Improvements – Princess Kahanu Estates Subdivision
Wai‘anae, Island of O‘ahu**

IFB No.: IFB-23-HHL-013

This Addendum No. 3 shall incorporate the following amendment:

Pre-bid Conference

A pre-bid conference was held virtually on Microsoft Teams, on Thursday, February 5, 2026. The meeting minutes are attached.

End of Addendum No. 3

PRE-BID CONFERENCE

IFB No.: IFB-23-HHL-013 WEST O'AHU SEWER IMPROVEMENTS PRINCESS KAHANU SUBDIVISION

Thursday, February 5, 2026, Start: 10:30 a.m.
Microsoft Teams Meeting
Meeting ID: 260 744 061 941 04
Passcode: nw9SP6Ft
or call +1 808-913-3667, Conference ID: 288 271 145#

MEETING INTRODUCTION

I. ATTENDEES

1. Sara Okuda, Department of Hawaiian Home Lands (DHHL)
2. Loida Chun, Department of Hawaiian Home Lands (DHHL)
3. Wei Chen, Fukunaga and Associates, Inc.
4. Brittney Oba, Fukunaga and Associates, Inc.
5. Eric K. Imada - Austin, Tsutsumi & Associates, Inc.
6. Sara Custer - V&A Consulting Engineers
7. John Y L Chen - Geolabs, Inc.
8. Kyle Kaneshiro, The Limtiaco Consulting Group (TLCG)
9. Eric Arakawa, TLCG
10. Brandon Whitaker, TLCG
11. Aaron Katagihara, TLCG
12. Keith Kaneshiro, Island Construction & Demolition LLC
13. Keola Galdeira, American Industrial, Inc.
14. Jack Miller, Hawaiian Dredging Construction Company
15. Kapiolani Mochizuki, Grace Pacific LLC
16. Cole Millare, Mega Construction, Inc.
17. Dewey Bailey, Alpha, Inc.
18. Tyler Maruno, Frank V. Coluccio Construction Co.
19. Jordan Bleasdale, Mocon Corporation

II. INTRODUCTION

- A. Owner – Department of Hawaiian Home Lands
 1. Sara Okuda, Project Manager, Land Development Division
 2. Kehaulani Quartero, Homestead Land Development Specialist V, Land Development Division
 3. Loida Chun, Labor Compliance Specialist, Land Development Division
 4. Kalani Fronda, Acting Administrator, Land Development Division
 5. Kana'i Kapeliela, District Supervisor, Oahu District Office
- B. Engineering Design Consultants
 1. Jon Muraoka, P.E. - Fukunaga & Associates, Inc.
 2. Wei Chen, P.E. - Fukunaga & Associates, Inc.
 3. Brittney Oba - Fukunaga & Associates, Inc.
 4. Eric K. Imada - Austin, Tsutsumi & Associates, Inc.
 5. John Y L Chen - Geolabs, Inc.
 6. Andy Weatherholtz - Hirata & Associates

7. Sara Custer - V&A Consulting Engineers
8. Glenn Willson - V&A Consulting Engineers

- C. Construction Manager – The Limtiaco Consulting Group, Inc.
1. Eric Arakawa, P.E.
 2. Brandon Whitaker, P.E.
 3. Aaron Katagihara, Construction Inspector

III. INVITATION FOR BID (IFB) OVERVIEW

- A. Bid documents are available for download via HlePRO.
- B. It is the responsibility of Interested Bidders to check the HlePRO website for any addenda issued by DHHL.

IV. SCOPE OF WORK (General Description)

This project consists of furnishing all labor, materials, equipment and supervision to satisfactorily repair and/or replace the existing sewer lines and manholes within DHHL's Princess Kahanu Estates (PKE) Subdivision, Nānākuli, O'ahu, State of Hawai'i.

PROCUREMENT REQUIREMENTS

- A. This project is not exempt from the State of Hawai'i's General Excise Tax. The Contractor's prices shall include the General Excise Tax (GET) for all work;
- B. Wage Rates:
1. This project is subject to the State Department of Labor and Industrial Relations (DLIR) Wages Rate Schedules, per Chapter 104, Hawaii Revised Statutes State Wage Rate Schedule (<https://labor.hawaii.gov/rs/home/wages/wage-rate-schedule/>) and,
 2. State Apprentice Wage Rate Schedule
 - i. Wage Rate Schedules are updated twice a year. Mid-February and Mid-September.
 - ii. Weekly submission of certified payroll is required.
 3. List of Construction Trades in Registered Apprenticeship Programs (<http://labor.hawaii.gov/wdd/files/2021/05/List-Construction-Apprenticeships-01.04.21.pdf>)
- C. Prior to contract award, DHHL shall verify Offeror compliances with Section 3-122- 112, Hawaii Administrative Rules, which involves clearances from the DCCA, DLIR, and State and Federal tax offices.

Failure to either provide the clearances noted in Sec. 3-122-112, HAR, or rectify a non-compliant status within ten (10) business days of notification may be grounds to disqualify a bidder. Therefore, it is highly recommended that Offerors register with Hawaii Compliance Express (HCE). To register with HCE, go to: <http://vendors.ehawaii.gov>

- D. Surety companies executing bonds must appear on the U.S. Department of Treasury's Listing of Certified Companies. (<https://www.fiscal.treasury.gov/surety-bonds/list-certified-companies.html>)
- E. A Bid Security covering 5% of the bid offer is required for this IFB.
 - 1. Bidders must upload a copy of the bid bond as an attachment when submitting a bid. The four (4) lowest bidders shall mail in their bid security, following the opening and checking of proposals.
- F. Payment Bond and Performance Bond will be required for the contract, each covering 100% of the contract price.
- G. Submission of the Standard Qualification Questionnaire as well as the Offeror's Statement of Qualifications by the required due date.

V. TIME OF PERFORMANCE, LIQUIDATED DAMAGES AND CHANGE ORDERS

- A. The **Contract Time of Performance** is as follows: **Seven Hundred Fifty (750) calendar days** from a written formal **Notice to Proceed (NTP)**.
- B. Contractor shall submit a Project Schedule within seven (7) calendar days of the formal Notice to Proceed date.
- C. Liquidated damages are **\$1,000.00** per calendar day.
- D. Change Orders: Agency (DHHL) approval is required before Change Orders are effective. A Work Change Directive cannot change the Contract amount or Contract duration without a subsequent Change Order.

VI. REQUESTS FOR INFORMATION & QUESTIONS

- A. All Requests for Information shall be made via HlePRO.
- B. Requests for Information and questions shall be submitted no later than **2:00 p.m. HST on Feb. 10, 2026**.

VII. INFORMATION FOR PROSPECTIVE BIDDERS

- A. A written summary of this Pre-Bid Conference will be issued by an **Addendum** posted on the HlePRO website.
- B. Any verbal responses by DHHL and Consultant shall not be binding.
- C. Interested bidders are responsible to check the HlePRO website for the issuance of any **Addenda** up until the due date for bids.

VIII. SUMMARY OF BID DEADLINES & CONTRACT AWARD

(as provided in IFB '**NOTICE TO BIDDERS**' and '**Instructions for Bid Submittal**')

SUBMITTALS	DEADLINES
Substitution Requests	Feb. 10, 2026 2:00 p.m. HST
Written questions (e.g. Request for Information or Clarification)	Feb. 10, 2026 2:00 p.m. HST
NOTICE OF INTENTION TO BID (E-mail to sara.t.okuda@hawaii.gov or Fax to 808-620-9299)	Feb. 13, 2026 2:00 p.m. HST
STANDARD QUALIFICATION QUESTIONNAIRE STATEMENT OF QUALIFICATIONS (Submittals from previous projects are <u>NOT</u> valid). (Submit to: The DHHL Land Development Division, 91-5420 Kapolei Parkway, Kapolei, HI 96707)	Feb. 23, 2026 4:00 p.m. HST
BID OFFER (Submit via HlePRO)	Feb. 26, 2026 2:00 p.m. HST
CONTRACT AWARD <ul style="list-style-type: none"> • Award of Contract will be made to the responsible and responsive Bidder with the lowest "Total Lump Sum Amount", approximately one (1) week following bid opening & certification of bid tabulation. 	

IX. ITEMS OF CONCERN

- A.** Offerors are strongly encouraged to walk through the project site to locate all storm drain inlets that may receive construction runoff, including those located at the downstream of construction runoff paths but not shown on the plans, which may require storm drain inlet protection.
- B.** ESCP Coordinator: Contractor's responsibility
- C.** Special Condition SC-17: NPDES Permit Requirement
 - 1. The Notice of Intent (NOI) for Construction Runoff has been obtained. The contractor is responsible for development, operation and maintenance of the SWPPP. The contractor is also responsible for the NPDES for Construction Dewatering.
- D.** Field verify all utility crossings prior to laying new sewers and manholes.
- E.** Sewer and water notes
 - 1. Most of the work is to replace in the same alignment.
 - 2. Remove the existing pipes to be abandoned/replaced.
 - 3. Follow Notes on Sheet G-4 for trench and backfill.
 - 4. Sewer bypass for temporary sewer services.
 - 5. Water service shutdown to be coordinated with BWS.
 - i. Temporary anchors or precast concrete jacketed pipes
- F.** At the locations where new and existing sewers connect with each other, provide a smooth flow transition. Reversed pipe slopes or backwater conditions are not allowed.
- G.** Sheet G-4 Sewer Notes #23 - City may ask for pictures or videos of the set Up and

copies of the mixes for off-island MH manufacturers. The end goal for DHHL is to turn over the sewer system to the City and County of Honolulu. This is a requirement requested by the City.

- H. Sheet C-1 - Locate primary sewer cleanouts (next to Property Line) and laterals to be replaced prior to trenching/excavation.
 - 1. The parcels with shallow laterals along La'anui St: Bring to the engineer's attention immediately for necessary sewer main invert adjustments.
 - 2. Trench shoring and dewatering: the contractor shall retain a geotechnical engineer for soil data interpretation and select a shoring and dewatering system that best fits the project site conditions including areas where sewers are located below or near the tidal zone. The shoring system shall be designed and stamped by a structural engineer licensed in Hawaii. The dewatering system shall also be designed and stamped by a civil engineer licensed in Hawaii.
 - I. Bid Item #81 and Special Condition SC-41: Additional sewer lateral work will follow the procedure below:
 - 1. Locate primary sewer cleanouts
 - 2. Locate smoke testing defects at cleanouts (surface) or laterals (underground)
 - 3. CCTV inspect the sewer lateral between the primary sewer cleanout and sewer main.
 - i. Identify substandard sewer laterals (<6" in diameter).
 - ii. Byproduct – identify structural defects that need to be fixed.
 - 4. Construction per unit prices
 - i. Raise or install new sewer cleanouts .
 - ii. Point repair sewer lateral defects.
 - iii. Replace substandard sewer laterals.
 - iv. Repair smoke testing defects.
 - 5. Specifications: use IDIQ Specifications or West Oahu Sewer Improvements Specifications, whichever is more stringent
 - J. Special Conditions SC-42 – Offeror's Statement of Qualifications: Statement of Qualifications (SOQ) shall be submitted by prospective bidders.
 - K. Sheet TCP-01: Driveways are to remain open for Lessees to access their property. The Contractor shall control traffic entering and exiting driveways.
 - L. Replacement of drain and water lines to provide adequate vertical clearance for new underlying sewer lines.
- X. OTHER DISCUSSION**
- A. A site visit is not mandatory. Offerors are strongly encouraged to visit the site.
 - B. Contractor shall be responsible for obtaining staging areas on their own at no additional expense to DHHL.
 - C. Restoration of traffic calming measures.

- D. Communication Logs with Lessees will need to be maintained by the Contractor. The Contractor will work with DHHL and the Construction Manager on outreach.

XI. QUESTIONS AND COMMENTS

- A. Jack Miller, Hawaiian Dredging Construction Company inquired regarding if utility relocation, specifically storm drain relocation, is incidental to installation.
 - 1. Construction Manager TLCG responded that this question should be formally submitted through HlePro.

- B. Jack Miller, Hawaiian Dredging Construction Company inquired regarding removal of sewer lines to be replaced located in concrete sidewalks.
 - 1. Construction Manager TLCG responded that this question should be formally submitted through HlePro.

PRE-BID CONFERENCE ATTENDANCE SHEET			
Name	Company / Organization	Phone No.	Email Address
Sara Okuda	DHHL - LDD	None Provided	Sara.t.okuda@hawaii.gov
Loida Chun	DHHL – LDD	None Provided	None Provided
Wei Chen	Fukunaga and Associates, Inc.	None Provided	None Provided
Brittney Oba	Fukunaga and Associates, Inc.	None Provided	None Provided
Eric K. Imada	Austin, Tsutsumi & Associates, Inc.	None Provided	None Provided
Sara Custer	V&A Consulting Engineers	None Provided	None Provided
John Y L Chen	Geolabs, Inc.	None Provided	None Provided
Kyle Kaneshiro	The Limtiaco Consulting Group (TLCG)	(808) 596-7790	kyle@tlcghawaii.com
Eric Arakawa	TLCG	(808) 596-7790	Eric.a@tlcghawaii.com
Brandon Whitaker	TLCG	(808) 596-7790	brandon@tlcghawaii.com
Aaron Katagihara	TLCG	(808) 596-7790	aaron@tlcghawaii.com
Keith Kaneshiro	Island Construction & Demolition LLC	None Provided	None Provided
Keola Galdeira	American Industrial, Inc.	(808) 479-0982	rockneg@ameindinc.com
Jack Miller	Hawaiian Dredging Construction Company	(808) 295-1632	jmiller@hdcc.com
Kapiolani Mochizuki	Grace Pacific LLC	(808) 294-9067	kchang@gracepacific.com
Cole Millare	Mega Construction, Inc.	(808) 272-5283	cole@mega-construction.org
Dewey Bailey	Alpha, Inc.	(808) 318-4135	deweyb@alphahawaii.com
Tyler Maruno	Frank V. Coluccio Construction	(808) 469-6849	tyler@fvcoluccio.com
Jordan Bleasdale	Mocon Corporation	(808) 749-2322	jordan@moconcorp.com