

Pre-Bid Meeting Agenda

MARSHALL AVENUE AUTO FACILITY (MAAF) PAVEMENT MAINTENANCE

PROJECT NO. 201243.01

PROCUREMENT NO. 022026-1023

June 10, 2026

1. Introductions

- a. Brett Ozolin – Engineering Project Manager II
- b. Anthony Ammirati, Sr. Contracts Administrator
- c. Michelle Walker, Procurement Analyst
- d. Mike Kisak, Lead Construction Inspector

2. Division 00 Procurement and Contracting Requirements

- a. Section 00 11 13 – Advertisement for Bids
 - i. Bid Opening **June 25, 2026**, at **2:00 PM** at the Port Administration Office, One Sitcum Plaza
 - ii. Estimated cost range is \$750,000 to \$850,000, plus Washington State Sales Tax (**WSST**).
 - iii. Site Visit: Following Pre-Bid
 - iv. Bidder questions submitted to procurement@portoftacoma.com by **June 18, 2026, at 2:00 PM**.
 - v. Bidding Documents: To receive all updates to this procurement, register for the Holder's List on the Port's Procurement webpage for this project - <https://www.portoftacoma.com/contracts/procurement>.
- b. Section 00 21 00 – Instructions to Bidders
 - i. Bidder Responsibility (Article 1.06, Post Bid Information)
- c. Section 00 41 00 – Bid Form
 - i. **Bid Items**
 - ii. **Fill in all blanks**
 - iii. **Acknowledge all addenda**
 - iv. **Bid Security**
 - v. **Bid form signed by AUTHORIZED person**
- d. Section 00 45 13 Responsibility Criteria
- e. Section 00 52 00 – Agreement Form
 - i. Contract Time: Begins at execution of Contract.
Substantial Completion of the entire Work not later than **September 30, 2026**.
Final Completion of the Work within **30 calendar days** of Substantial Completion.
 - ii. Liquidated Damages: \$ 450/calendar day (Substantial); \$450/calendar day (Final)
- f. Section 00 61 13.13-16 – Payment and Performance Bond



- g. Section 00 72 00 – General Conditions
- h. Section 00 73 16 – Insurance Requirements
- i. Section 00 73 46 – WA State Prevailing Wage Rates

3. Division 01 General Requirements

01 10 00 – Summary

01 14 00 - Work Restrictions

1.02 CONTRACTOR ACCESS AND USE OF PREMISES

A. Activity Regulations

1. All project work shall be scheduled to be complete in (7) seven consecutive days.
2. Ensure Contractor personnel deployed to the project become familiar with and follow all regulations or restrictions established by the Engineer.
3. Cars enter and exit from the warehouse shown on Drawing C1.0. Paving shall be scheduled so that traffic from the building is not blocked concurrently to the south and the west. Facility vehicles must have access to one side of the building during normal business hours Monday through Friday, 7 a.m. to 5 p.m.

B. Working Facility

1. The Facility will remain in operation for the duration of construction. The Contractor shall conduct all items of the Work in such a manner as to prevent interference with the normal operations of the Facility.
2. The Contractor shall limit their operations and traffic routes to the areas and paths provided by the Engineer.

C. Work Site Regulations

1. Keep within the limits of work and assigned avenues of ingress and egress. Do not enter any areas outside the designated work location unless previously approved by the Engineer. The Contractor must comply with the following conditions:
 - a. Restore all common areas to a clean and useable condition that permits the resumption of Tenant operations after the Contractor ceases daily work.
 - b. Be responsible for control and security of Contractor-owned equipment and materials at the work site. Report to Port Security (phone (253) 383-9472) any missing/lost/stolen property.
 - c. Ensure all materials, tools and equipment will be removed from the site or secured within the designated laydown area at the end of each shift.
2. Haul routes and gate access shall be coordinated through the Engineer. The Contractor shall expect gate access may change at the discretion of the Engineer.

01 41 00 - Regulatory Requirements_

01 50 00 - Temporary Facilities and Controls

01 55 00 - Vehicular Access and Parking

01 57 13 - TESC and Project SWPPP

01 74 16 - Soil Characteristics and Waste Management

4. Division 02 -- EXISTING CONDITIONS

02 41 19 - Selective Demolition

5. Division 31 -- EARTHWORK

31 05 16 - Aggregates

31 20 00 - Earthwork



THE NORTHWEST
SEAPORT ALLIANCE

31 23 19 - Dewatering

6. Division 32 -- EXTERIOR IMPROVEMENTS

32 12 16 - Asphalt Paving

4. Questions

Please send all question to procurement@portoftacoma.com

5. Site Visits

- a. Begin at 2810 Marshall Avenue, Tacoma, WA 98421