



**STATE OF ALASKA**

**DEPARTMENT OF NATURAL RESOURCES**

**INVITATION TO BID (ITB)  
ITB No. 10-025-22**

**DATE OF ISSUE: February 23, 2022**

**TITLE:  
Tip Levarg Road Construction**

Important Notice: If you receive this solicitation from the State's Online Public Notice website you must register with the DNR Procurement Section to receive subsequent amendments. Registration must be in writing and may be made via email to [dnr.ssd.procurement@alaska.gov](mailto:dnr.ssd.procurement@alaska.gov) . Failure to register with the DNR Procurement Section may result in rejection of your offer.

ADA: The State of Alaska complies with Title II of the Americans with Disabilities Act of 1990. Individuals with disabilities who may need auxiliary aids, services, and/or special modifications to submit a bid should contact the DNR Procurement Section via email to [dnr.ssd.procurement@alaska.gov](mailto:dnr.ssd.procurement@alaska.gov) or telephone at 907-269-8666 not later than 10 calendar days prior to the bid closing date to make necessary arrangements.

Procurement Officer: Chris Brooks  
Phone Number: (907)269-8666  
Email: [christopher.brooks@alaska.gov](mailto:christopher.brooks@alaska.gov)

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STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES



**INVITATION FOR BIDS**  
for Construction Contract

Date **February 23, 2022**

**TIP LEVARG ROAD CONSTRUCTION – ITB No. 10-025-22**

	<b>Project Name and Number</b>
Location of Project:	<b>Kasilof, Alaska</b>
Contracting Officer:	Christopher Brooks, DNR Procurement Officer
Issuing Office:	Division of Support Services
	State Funded <input checked="" type="checkbox"/> Federal Aid <input type="checkbox"/>

Description of Work:

Road construction services near MP 14.5 Cohoe Loop Road and Tehama Avenue, Kasilof, Alaska. See Scope of Work for project specifications and requirements.

The Engineer's Estimate is:	<input type="checkbox"/> Less than \$100,000	<input type="checkbox"/> Between \$1,000,000 and \$2,500,000
	<input type="checkbox"/> Between \$100,000 and \$250,000	<input type="checkbox"/> Between \$2,500,000 and \$5,000,000
	<input type="checkbox"/> Between \$250,000 and \$500,000	<input type="checkbox"/> Greater than \$5,000,000
	<input checked="" type="checkbox"/> Between \$500,000 and \$1,000,000	

All work shall be completed in NA Calendar Days, or by **September 1, 2022**.  
Interim Completion dates, if applicable, will be shown in the Special Provisions.

**Bidders are invited to submit sealed bids, in single copy, for furnishing all labor, equipment, and materials and for performing all work for the project described above. Bids will be opened publicly at 2:00 PM local time, at 550 W. 7<sup>th</sup> Ave., Suite 1330; Anchorage, AK 99501 on the 16<sup>th</sup> of March 2022.**

**SUBMISSION OF BIDS**

ALL BIDS INCLUDING ANY AMENDMENTS OR WITHDRAWALS MUST BE RECEIVED PRIOR TO BID OPENING. BIDS SHALL BE SUBMITTED ON THE FORMS FURNISHED AND MUST BE MARKED AS FOLLOWS:

**Bid for Project:**

**TIP LEVARG ROAD CONSTRUCTION  
ITB No. 10-025-22**

**ATTN:**

**Procurement Officer  
Dept. Natural Resources  
550 W. 7<sup>th</sup> Ave., Suite 1330  
Anchorage AK 99501-3564  
Phone: (907) 269-8666 / Email: christopher.brooks@alaska.gov**

Bids, amendments or withdrawals transmitted by mail must be received at the above specified address no later than 30 minutes prior to the scheduled time of bid opening. Hand-delivered bids, amendments or withdrawals must be received at the above specified address prior to the scheduled time of bid opening. Faxed bid amendments must be addressed to the above specific address. Fax number: (907) 269-8909.

*A bid guaranty is required with each bid in the amount of 5% of the amount bid. (Alternate bid items as well as supplemental bid items appearing on the bid schedule shall be included as part of the total amount bid when determining the amount of bid guaranty required for the project.)*

The Department hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this Invitation, Disadvantaged Business Enterprises (DBEs) will be afforded full opportunity to submit bids and will not be discriminated against on the grounds of race, color, national origin, or sex in consideration for an award.

## NOTICE TO BIDDERS

Bidders are hereby notified that data to assist in preparing bids is available as follows:

See Scope of Work for project specifications and requirements.

Any questions about bidding procedures, site conditions, or contract requirements must be submitted in writing to the Procurement Officer designated on the Invitation to Bid. Questions must be submitted in sufficient time to get a reply before submitting a bid. No oral responses or other oral statements are binding on the department. Any response to a material question shall be issued by addendum sent to all bidders. Questions submitted within two business days of bid opening may or may not be considered at the department's discretion. If a significant question is asked just prior to bid opening, the department will determine whether the issue raised is significant enough to delay the bid opening and issue an addendum or to proceed with the scheduled bid opening. At increments of time determined by the department, all questions and answers on the project received will be published on the On-line Public Notice Site.

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Plans and Specifications may be downloaded from: <https://aws.state.ak.us/OnlinePublicNotices/default.aspx>

For additional information contact:

Chris Brooks, Procurement Officer  
Dept. of Natural Resources  
550 W. 7th Avenue, Suite 1330  
Anchorage, AK 99501-3564  
Phone: (907) 269-8666 / Email: christopher.brooks@alaska.gov

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All questions relating to design features, constructability, quantities, or other technical aspects of the project should be directed to the following:

David Ciampa, Land Surveyor 2  
Project Manager  
3700 Airport Way  
Fairbanks, AK 99709  
Phone: (907) 458-6795 / Email: david.ciampa@alaska.gov

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All questions concerning bidding procedures should be directed to:

Chris Brooks, MAM, MBA  
Procurement Officer  
Dept. of Natural Resources  
550 West 7th Avenue, Suite 1330  
Anchorage, AK 99501  
Phone: (907) 269-8666 / Email: christopher.brooks@alaska.gov

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STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

## REQUIRED DOCUMENTS

**REQUIRED FOR BID.** Bids will not be considered if the following documents are not completely filled out and submitted at the time of bidding:

1. **Bid Form (Form 25D-9)**
  2. **Bid Schedule**
  3. **Bid Bond**
  4. Any bid revisions must be submitted by the bidder prior to bid opening on the following form:  
**Bid Modification (Form 25D-16)**
- 

**REQUIRED AFTER NOTICE OF APPARENT LOW BIDDER.** The apparent low bidder is required to complete and submit the following document within 5 working days after receipt of written notification:

1. **Subcontractor List (Form 25D-5)**
- 

**REQUIRED FOR AWARD.** In order to be awarded the contract, the successful bidder must completely fill out and submit the following documents within the time specified in the intent to award letter:

1. **Construction Contract (Form 25D-10A)**
2. **Payment Bond (Form 25D-12)**
3. **Performance Bond (Form 25D-13)**
4. **Contractor's Questionnaire (25D-8)**
5. **Certificate of Insurance**
6. **Work Schedule**



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

## SUBCONTRACTOR LIST

Tip Levarg Road Construction – ITB No. 10-025-22

### Project Name and Number

The apparent low bidder shall complete this form and submit it so as to be received by the Contracting Officer prior to the close of business day on the fifth working day after receipt of written or verbal notice from the Department.

Failure to submit this form with all required information by the due date will result in the bidder being declared nonresponsive and may result in the forfeiture of the Bid Security.

Scope of work must be clearly defined. If an item of work is to be performed by more than one firm, indicate the portion or percent of work to be done by each.

**Check as applicable:** ☐ All Work on the above-referenced project will be accomplished without subcontracts greater than ½ of 1% of the contract amount.

OR

☐ Subcontractor List is as follows:

### LIST FIRST TIER SUBCONTRACTORS ONLY

FIRM NAME, ADDRESS, PHONE NUMBER	AK BUSINESS LICENSE NO., CONTRACTOR'S REGISTRATION NO.	SCOPE OF WORK TO BE PERFORMED

CONTINUE SUBCONTRACTOR INFORMATION ON REVERSE SIDE

I hereby certify that the listed licenses and registrations were valid at the time bids were received for this project. For contracts involving Federal-aid funding, Alaska Business License and Contractor Registration will be required prior to award of subcontract.

Signature of Authorized Company Representative

Title

Company Name

Company Address (Street or PO Box, City, State, Zip)

Date

( )

Phone Number





STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

## CONTRACTOR'S QUESTIONNAIRE

Tip Levarg Road Construction – ITB No. 10-025-22

**Project Name and Number**

### A. FINANCIAL

1. Have you ever failed to complete a contract due to insufficient resources?

☐ NO

☐ YES

If YES, explain:

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2. Describe any arrangements you have made to finance this work: \_\_\_\_\_

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### B. EQUIPMENT

1. Describe below the equipment you have available and intend to use for this project:

ITEM	QUAN.	MAKE	MODEL	SIZE / CAPACITY	PRESENT MARKET VALUE



2. What percent of the total value of this contract do you intend to subcontract? \_\_\_\_\_%

3. Do you propose to purchase any equipment for use on this project?

☐ NO      ☐ YES      If YES, describe type, quantity, and approximate cost:

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4. Do you propose to rent any equipment for this work?

☐ NO      ☐ YES      If YES, describe type and quantity:

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5. Is your bid based on firm offers for all material necessary for this project?

☐ NO      ☐ YES      If NO, explain:

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### C. EXPERIENCE

1. Have you had previous construction contracts or subcontracts with the State of Alaska?

☐ NO      ☐ YES      If YES, explain:

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2. List, as an attachment to this questionnaire, other construction projects you have completed, the dates of completion, scope of work, and total contract amount for each project completed in the past 12 months.

**I hereby certify that the above statements are true and complete.**

\_\_\_\_\_  
Name of Contractor

\_\_\_\_\_  
Name & Title of Person Signing

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

**BID FORM**

for

**Tip Levarg Road Construction – ITB No. 10-025-22**

Project Name and Number

by

Company Name

Company Address (Street or PO Box, City, State, Zip)

**TO THE CONTRACTING OFFICER,  
DEPARTMENT OF NATURAL RESOURCES:**

In compliance with your Invitation for Bids dated **February 23, 2022**, the Undersigned proposes to furnish and deliver all the materials and do all the work and labor required in the construction of the above-referenced Project, located at Gravina Island near Ketchikan, Alaska, according to the plans and specifications and for the amount and prices named herein as indicated on the Bid Schedule consisting of **one** sheet, which is made a part of this Bid.

The Undersigned declares that he has carefully examined the contract requirements and that he has made a personal examination of the site of the work; that he understands that the quantities, where such are specified in the Bid Schedule or on the plans for this project, are approximate only and subject to increase or decrease, and that he is willing to perform increased or decreased quantities of work at unit prices bid under the conditions set forth in the Contract Documents.

The Undersigned hereby agrees to execute the said contract and bonds within fifteen calendar days, or such further time as may be allowed in writing by the Contracting Officer, after receiving notification of the acceptance of this bid, and it is hereby mutually understood and agreed that in case the Undersigned does not, the accompanying bid guarantee shall be forfeited to the State of Alaska, Department of Natural Resources as liquidated damages, and the said Contracting officer may proceed to award the contract to others.

The Undersigned agrees to commence the work within 10 calendar days, and to complete the work within **N/A** calendar days, after the effective date of the Notice to Proceed, or by **September 1, 2022**, unless extended in writing by the Contracting Officer.

The Undersigned proposes to furnish Payment Bond in the amount of **50%** (of the contract) and Performance Bond in the amount of **50%** (of the contract), as surety conditioned for the full, complete and faithful performance of this contract.

The Undersigned acknowledges receipt of the following addenda to the drawings and/or specifications (give number and date of each).

Addenda Number	Date Issued	Addenda Number	Date Issued	Addenda Number	Date Issued

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### NON-COLLUSION DECLARATION

The Undersigned declares, under penalty of perjury under the laws of the United States, that neither he nor the firm, association, or corporation of which he is a member, has, either directly or indirectly, entered into any agreement, participated in any collusion, or otherwise taken any action in restraint of free competitive bidding in connection with this bid.

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**The Undersigned has read the foregoing and hereby agrees to the conditions stated therein by affixing his signature below:**

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**Signature of Authorized Company Representative**

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**Typed Name and Title**

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(     )

**Phone Number**

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(     )

**Fax Number**

---

**Email Address**

(See Reverse Side for Instructions)

Bid Phase: \_\_\_\_\_ Bidder: \_\_\_\_\_

1. This worksheet accurately reports the type and quantity of product(s) that: (a) qualify for application of the Alaska Product Preference under AS 36.30.321 *et seq.* and (b) this bidder will use in performing the advertised project, if awarded the contract; and
2. All listed product(s) are specified for use on the project and will be permanently incorporated; and
3. I am the duly appointed representative of this bidder, which has authorized and empowered me to legally bind it concerning its proposal.

Date \_\_\_\_\_

Page 1 of 2

## INSTRUCTIONS FOR ALASKA PRODUCTS PREFERENCE WORKSHEET

**Special Notice:** All procurements, except those funded from Federal sources, shall contain Contract provisions for the preference of Alaska products. To be considered for the Alaska Product Preference, each product listed by the Bidder on this worksheet must have current certification from the Alaska Products Preference Program at the time of Bid Opening or the proposal due date. A product with expired certification at the bid opening or proposal due date will not be considered eligible. Products that are not specified for use on the project will not be considered eligible.

The Alaska Product Preference Program List of certified products is available online at:

<https://www.commerce.alaska.gov/web/dcra/AlaskaProductPreferenceProgram.aspx> or may be obtained by contacting Dept. of Commerce & Economic Development Alaska Division of Community and Regional Affairs, Alaska Products Preference Program, 550 W. 7th Ave., Suite 1650, Anchorage AK 99501-3510; Phone: (907) 269- 4501 Fax: (907) 269-4563, E-mail: [madeinalaska@alaska.gov](mailto:madeinalaska@alaska.gov)

### BIDDERS INSTRUCTIONS:

**A. General.** The contracting Agency may request documentation to support entries made on this form. False presentations may be subject to AS 36.30.687. All Bidder's entries must conform to the requirements covering bid preparations in general. Discrepancies in price extensions shall be resolved by multiplying the declared total value times the preference percentage and adjusting any resulting computation(s) accordingly.

#### **B. Form Completion – BASIC BIDS.**

- (1) Enter project number and name, the words "Basic Bid" and the CONTRACTOR'S name in the heading of each page as provided.
- (2) The Bidder shall compare those candidate products appearing on the preference listing (see Special Notice comments above) against the requirements of the technical specifications appearing in the contract documents. If the Bidder determines that a candidate product can suitably meet the contract requirements, then that product may be included in the worksheet as follows.
- (3) For each suitable product submitted under the "Basic Bid" enter:
  - The product name, generic description and its corresponding technical specification section number under the heading "PRODUCT",
  - The company name of the Alaska producer under the heading "Manufacturer", and
  - The product class (I, II, or III) and preference percentage (3, 5, or 7% respectively) under the "CLASS/% heading.
- (4) For each product appearing on the list and to be utilized by the CONTRACTOR enter:
  - Under the heading "TOTAL DECLARED VALUE" the manufacturer's quoted price of the product, (caution: this value is to be the manufacturer's quoted price at the place of origin and shall not include costs for freight, handling or miscellaneous charges of incorporating the product into the Work,) and
  - The resulting preference – i.e. the preference percentage times the total declared value amount – under the heading "REDUCTION AMOUNT".
- (5) Continue for all "suitable" basic bid products. If the listing exceeds one page enter the words "Page # \_\_ SUB" in front of the word "TOTAL" and on the first line of the following pages enter "SUBTOTAL OF REDUCTION AMOUNT FROM PREVIOUS PAGE".
- (6) On the final page of the listing enter "BASIC BID PREFERENCE GRAND" immediately before the word "TOTAL".
- (7) Total the entries in the "REDUCTION AMOUNT" column for each page by commencing at the first entry for that page. If a continuation page exists, ensure that the subtotal from the previous page is computed into the running total. Number pages as appropriate.
- (8) Compute a Grand Total for the Basic Bid Preference. Enter the amount on the final page of the worksheet. (Note: When solicitations require written bids this amount should also be entered on line "C" of the Basic Bid Schedule.) Submit worksheet(s) with the Bid Schedule.

#### **C. Form Completion – ALTERNATE BIDS.**

- (1) Enter project number and name, the words "ALTERNATE BID # \_\_", and CONTRACTOR'S name in the heading of each page as provided.
- (2) On the first entry line enter "ADDITIONAL ALASKA PRODUCTS FOR ALTERNATE BID # \_\_", and repeat procedures 2 through 5 under part B these Bidder's instructions except that references to "Basic Bid" shall be replaced with the words "Alternate Bid # \_\_."
- (3) Following the listing of all additional Alaska products enter the words "ADDITIONAL PRODUCTS PREFERENCE FOR ALTERNATE BID # \_\_ - SUBTOTAL" and enter a subtotal amount for all additional products as listed. Subtotal amount to be determined by adding all additional product entries in the "REDUCTION AMOUNT" column.
- (4) Skip three lines and enter "LESS THE FOLLOWING NON-APPLICABLE ALASKA PRODUCTS:
- (5) Beginning on the next line, enter the product name and manufacturer of each Alaska Product appearing on the "Basic Bid" listing which would be deleted or reduced from the Project should the "Alternate Bid" be selected. Details of entry need only be sufficient to clearly reference the subject product. (i.e. "Pre-hung doors by Alaska Door Co., Anchorage.") Products being reduced shall specify the amount of the reduction. Should no products require deletion enter "None". When a product is listed as a "NON-APPLICABLE ALASKA PRODUCT" for this alternate bid and if under the basic bid the Bidder received a preference on his basic bid as a result of that product, then the applicable entries under the headings "TOTAL DECLARED VALUE" and "REDUCTION AMOUNT" (for each product and from the basic bid listing) shall also be entered into the corresponding headings of this form. Where only a portion of the products has been deleted, the entry (which will differ from those on the basic bid listing) may be "pro-rated" or as otherwise substantiated.
- (6) Following the listing of all non-applicable Alaska products enter the words "NON-APPLICABLE PRODUCTS PREFERENCE FROM BASIC BID \_\_ SUBTOTAL" and enter a subtotal amount for all non-applicable products listed. Subtotal amount to be determined by adding all non-applicable entries in the "REDUCTION AMOUNT" column.
- (7) At the bottom of the final page enter the words "ALTERNATE BID # \_\_ PREFERENCE GRAND" immediately before the word "TOTAL".
- (8) Compute a Grand Total for the Alternate Bid Preference (for Alternate # \_\_) by subtracting the non-applicable product preference subtotal from the additional product preference subtotal. Enter on the final page. (Note: When solicitations require written bids this amount should also be entered on line "C" of the Alternate Bid Schedule.) Submit separate worksheet(s) with each Alternate Bid

**STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES**

**ALASKA BIDDER PREFERENCE CERTIFICATION**

In response to the advertised procurement for:

Project Name and Number: \_\_\_\_\_

Bidder/Proposer (company name): \_\_\_\_\_

**Operation of Alaska Bidder Preference**

Procurement preferences under the Alaska Procurement Code are benefits that the State grants only to qualified bidders. Under AS 36.30.990(2), if a bidder is an eligible "Alaska Bidder", the Department will apply a five percent preference to the price of the bidder's proposal.

**Instructions regarding Alaska Bidder Preference**

A bidder that claims the Alaska Bidder Preference must review and then certify that each statement appearing under the heading "Alaska Bidder Certification" is true. The individual that signs the certification shall include his/her printed name and position within bidder's organization, *e.g.*, sole proprietor, partner, etc. If a bidder fails to submit a signed certification, the Department will not apply the claimed preference.

**Alaska Bidder Certification**

The bidding entity for which I am the duly authorized representative:

- (A) Holds a current Alaska business license;
- (B) Is submitting a bid or proposal for goods, services, or construction under the name appearing on the bidder's current Alaska business license;
- (C) Has maintained a place of business in the State staffed by the bidder or an employee of the bidder for a period of six months immediately preceding the date of the proposal;
- (D) Is incorporated or qualified to do business under the laws of the State, is a sole proprietorship and the proprietor is a resident of the State, is a limited liability company organized under AS 10.50 and all members are residents of the State, or is a partnership under former AS 32.05, AS 32.06, or AS 32.11 and all partners are residents of the State; and
- (E) If a joint venture, is composed entirely of ventures that qualify under the four preceding paragraphs of this Alaska Bidder Certification.

By applying my signature below, I certify under penalty of perjury that I am the duly appointed representative of this bidder, which has authorized and empowered me to legally bind it concerning its proposal, and that the foregoing statements are true and correct.

\_\_\_\_\_  
By (signature)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed name

\_\_\_\_\_  
Alaska Business License Number

\_\_\_\_\_  
Title:

**STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES**

**ALASKA VETERAN PREFERENCE CERTIFICATION**

In response to the advertised procurement for:

Project Name and Number \_\_\_\_\_,

Bidder (Contractor) \_\_\_\_\_

**Operation of Alaska Veteran Preference**

Procurement preferences under the Alaska Procurement Code are benefits that the State grants only to qualified bidders. Under AS 36.30.321, an eligible entity receives a five percent preference to the price of in the bidder's proposal if the bidder meets three requirements.

The bidder must be:

1. an "Alaska Veteran";
2. a "Qualifying Entity"; and
3. an "Alaska Bidder".

Unless a bidder satisfies all three requirements and furnishes corresponding certifications, it is not eligible for the Alaska Veteran Preference. This preference may not exceed \$5,000.

**Instructions regarding Alaska Veteran Preference**

A bidder that claims the Alaska Veteran Preference must review and complete the "Alaska Veteran Certification", the "Qualifying Entity Certification", and the "Alaska Bidder Certification". The individual that signs a certification shall include his/her printed name and position within bidder's organization, *e.g.*, sole proprietor, partner, etc. If a bidder fails to submit properly completed certifications, the Department will not apply the claimed preference.

**Alaska Veteran Certification**

*(To be completed by individual(s) upon whom the bidder relies in claiming the Alaska Veteran status. If bidder is a partnership, limited liability company, or corporation, then a majority of partners, members, or shareholders who are Alaska Veterans must sign this Alaska Veteran Certification for the Bidder to be eligible for this preference.)*

I hereby represent to the Department that:

I served in the armed forces of the United States, a reserve unit of the United States armed forces, the Alaska Territorial Guard, the Alaska Army National Guard, the Alaska Air National Guard, or the Alaska Naval Militia; and

I was separated from service under a condition that was not dishonorable; and

I am Alaska resident in that I am physically present in the State of Alaska with the intent to remain in the State indefinitely and to make a home in the State.

I certify under penalty of perjury that the foregoing statements are true and correct as they apply to me.

\_\_\_\_\_  
By (signature)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed name

\_\_\_\_\_  
Title

### Qualifying Entity Veteran Certification

The bidding entity for which I am the duly authorized representative is a:

***(Check the appropriate box)***

- ☐ sole proprietorship owned by an Alaska Veteran;
- ☐ partnership under AS 32.06 or AS 32.11 and a majority of the partners are Alaska Veterans;
- ☐ limited liability company organized under AS 10.50 and a majority of the members are Alaska Veterans;  
or
- ☐ corporation that is wholly owned by individuals and a majority of the individuals are Alaska Veterans.

By applying my signature below, I certify under penalty of perjury that I am the duly appointed representative of this bidder, which has authorized and empowered me to legally bind it concerning the proposal and that the statement I have acknowledged above by checking the appropriate box is true and correct.

\_\_\_\_\_  
By (signature)

\_\_\_\_\_  
Date

\_\_\_\_\_  
Printed name

\_\_\_\_\_  
Title

### Alaska Bidder Certification

*(To complete your claim for the Alaska Veteran Preference, you must also submit an Alaska Bidder Certification, which the bidder can view, download, and print from the AKDOT&PF's Bid Express Proposal page.)*



**Tip Levarg Road Construction****Project # 10-025-22**

The Department of Natural Resources (DNR), Division of Mining, Land and Water (DMLW), is soliciting bids for road construction services near MP 14.5 Cohoe Loop Road and Tehama Avenue, Kasilof, Alaska.

**SCOPE OF WORK: BASIC BID**

Contractor shall provide all necessary materials, equipment, and labor to construct and install the following (Reference Attachment A):

**Kenai Peninsula Borough (KPB) Category I Road**

**Quintin Circle:** 629' +/- from CL Potbelly Stove Road to center of cul-de-sac; construct turnaround.

**KPB Category III Roads**

**Potbelly Stove Road (North of Tehama Ave):** 1551' +/- from CL Tehama Ave to center of Temporary Turnaround; construct turnaround.

**Potbelly Stove Road (South of Tehama Ave):** 2340' +/- from CL Tehama Ave to center of Temporary Turnaround; construct turnaround.

**SCOPE OF WORK: ADDITIVE ALTERNATE #1**

Contractor shall provide all necessary materials, equipment, and labor to construct and install the following (Reference Attachment A):

**Tehama Avenue Approach (East of Cohoe Loop Road):** Construct new paved approach in accordance with Alaska DOT&PF standards, the DOT&PF approach permit (Reference Attachment B), and any applicable KPB standards. This approach will include a 24" culvert.

**KPB Category I Roads**

**Alevin Circle:** 523' +/- from CL intersection with Tehama Ave and Roe Circle to center of cul-de-sac; construct turnaround.

**Roe Circle:** 525' +/- from CL intersection with Tehama Ave and Alevin Circle to center of cul-de-sac; construct turnaround.

**KPB Category II Road**

**Tehama Avenue (East of Cohoe Loop Road):** 386' +/- from CL Cohoe Loop Road to CL intersection with Roe Circle and Alevin Circle (note "Tehama Avenue Approach" requirements above).

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**Signs**

Nameplate signs will be required at all intersections. A stop sign and a nameplate will be required at the new Tehama Avenue Approach to the east side Cohoe Loop Road. Speed limit signs will not be required. All signage materials shall be provided and installed by the Contractor.

**For All Construction**

Obtain KPB acceptance into road maintenance program.

Contractor is required to:

- Participate in pre-construction meeting with the Project Manager;
- Perform all work required for a Storm Water Pollution Prevention Plan (SWPPP) in compliance with all applicable requirements;
- Request inspection by KPB Roads Department (KPBRD) at the completion of clearing and grubbing (C&G). During the C&G inspection, coordinate with KPBRD inspector for additional inspections required throughout the remaining road construction;
- Construct 5,954 ft. +/- of road plus five turnarounds to KPB subdivision acceptable road standards. Contractor shall adhere to KPB Chapter 14.06 Road Standards (see link to standards below):  
[https://library.municode.com/ak/kenai\\_peninsula\\_borough/codes/code\\_of\\_ordinances?nodeId=TIT14STSIROTR\\_CH14.06ROST#TOPTITLE](https://library.municode.com/ak/kenai_peninsula_borough/codes/code_of_ordinances?nodeId=TIT14STSIROTR_CH14.06ROST#TOPTITLE)
- Submit application for maintenance to the Road Service Area Board before September 1, 2022;
- Obtain acceptance from KPB public works for road service maintenance before final payment.

DNR/DMLW is required to:

- Provide Contractor with centerline alignment and location of road construction:
  - DNR's contracted surveyor will stake proposed road centerlines with lath and flagging every 50';
  - DNR's contracted surveyor will mark the north boundary of Lot 2, Block 1 to delineate the northerly limit of the disposal area.

### **NOTICE REGARDING CONSTRUCTION MATERIAL**

The Contractor shall provide all materials for the project. A material site managed by the DNR Material Sales unit exists adjacent to the project, casefile number ADL 231493. DNR makes no warranty as to the suitability or availability of that material for this project. However, the Contractor may contact DNR Material Sales to assess the suitability and availability of material and to apply for a negotiated material sale contract at the Contractor's option and expense. Visit <https://dnr.alaska.gov/mlw/lands/material-sales/> for further information. Contact [amber.taber@alaska.gov](mailto:amber.taber@alaska.gov) with questions regarding material sales.

### **NOTICE REGARDING DISPOSAL OF CLEARING DEBRIS**

Clearing debris may be burned on site at the Contractor's sole risk and responsibility. Following burning, no slash piles may remain, and a natural material cover must be placed over the burn area.

Unsuitable soils shall be disposed of in the northerly portion of proposed Lot 2, Block 1 as indicated on Attachment C. Disposal material in excess of the quantity that can be naturally graded shall be hauled away and disposed of at the Contractor's expense. Access to this area for disposal shall be constructed from Potbelly Stove Road in such a way that the access route will remain and be suitable as a future residential driveway. Natural material cover must be placed over the soil disposal area upon completion of earthwork. Final grading of the disposal material shall conform to the adjacent topography to the extent practical.

### **MOBILIZATION AND DEMOBILIZATION**

Mobilization and Demobilization costs must be included in the bid prices offered for this Invitation to Bid (ITB).

### **SITE INSPECTION**

Offerors are encouraged to visit the work site to evaluate this project and to see the conditions under which the work described in this ITB will be performed. The offeror's failure to visit the work site will in no way relieve the offeror of the responsibility of performing the work in strict compliance with the true intent and meaning of the terms, conditions and specifications of this ITB. See attached map for project location.

A pre-construction meeting will be required before the contractor begins road construction services. DMLW will coordinate a date and time with the contractor to conduct the pre-construction meeting.

### **CONTRACT TERM**

From Notice to Proceed (NTP) to September 1, 2022.

### **METHOD OF AWARD**

Contract award will be made on the basis of Basic Bid plus Additive Alternate #1, in the order listed and to the extent of available funding.

Engineer's Estimate for Basic Bid plus Additive Alternate #1 is \$500,000 to \$1,000,000.

### **CONTRACT ADMINISTRATION**

Contract administration will be the responsibility of DNR Procurement Officer Chris Brooks or his designated representative. Mr. Brooks may be contacted by phone at (907) 269-8666 or by email at [christopher.brooks@alaska.gov](mailto:christopher.brooks@alaska.gov). Only the Procurement Officer has full authority to alter, amend, or change a contract resulting from this ITB.

### **DAY-TO-DAY CONTRACT ADMINISTRATION**

Day-to-day contract administration is the responsibility of the Project Manager, David Ciampa, or his designated representative. Mr. Ciampa may be contacted by phone at (907) 458-6795 or by email at [david.ciampa@alaska.gov](mailto:david.ciampa@alaska.gov). Neither Mr. Ciampa nor his designated representative can substantially change or alter a contract resulting from this ITB.

### **INSPECTION & MODIFICATION - REIMBURSEMENT FOR UNACCEPTABLE DELIVERABLES**

The Contractor is responsible for the completion of all work set out in the contract. All work is subject to inspection, evaluation, and approval by the Project Manager, responsible for coordinating this project. The State may employ all reasonable means to ensure that the work is progressing and being performed in compliance with the contract. The State may instruct the Contractor to make corrections or modifications if needed in order to accomplish the contract's intent. The Contractor will not unreasonably withhold such changes. Substantial failure of the contractor to perform the contract may cause the State to terminate the contract. In this event, the State may require the Contractor to reimburse monies paid (based on the identified portion of unacceptable work received) and may seek associated damages.

### **SUBCONTRACTORS**

A list of subcontractors must be provided along with the offeror's bid.

### **CONTRACT CHANGES – UNANTICIPATED AMENDMENTS**

During the course of this contract, the Contractor may be required to perform additional work. That work will be within the general scope of the initial contract. When additional work is required, the Project Manager in charge will provide the Contractor a written description of the additional work and request the Contractor to submit a firm time schedule for accomplishing the additional work and a firm price for the additional work. Cost and pricing data must be provided to justify the cost of such amendments per AS 36.30.400. The Contractor will not commence additional work until the State has secured any required approvals necessary for the amendment and issued a written contract amendment.

### **TERMINATION FOR DEFAULT**

If the Project Manager determines that the Contractor has refused to perform the work or has failed to perform the work with such diligence as to ensure its timely and accurate completion, the State may, by providing written notice to the Contractor, terminate the Contractor's right to proceed with part or all of the remaining work.

### **PAYMENT OF WORK**

Complete payment will be made 1) upon completion of the project to the satisfaction of the Project Manager 2) upon receipt of the contractor's original, accurate and complete invoice, 3) upon receipt of an approved Notice of Completion from the Department of Labor and Workforce Development and 4) and a Final Completion letter issued by DNR.

#### **Submit Invoices to:**

State of Alaska  
Department of Natural Resources  
Division of Mining, Land and Water  
David Ciampa, Land Surveyor 2  
3700 Airport Way  
Fairbanks, Alaska 99709  
Email: [david.ciampa@alaska.gov](mailto:david.ciampa@alaska.gov)  
Phone: (907) 458-6795

### **PROJECT COMPLETION DEADLINE**

Work may begin as soon as weather permits and continue as weather allows with all project work completed by no later than September 1, 2022.



**BID SCHEDULE**  
STATE OF ALASKA – DEPARTMENT OF NATURAL RESOURCES

Project Name: Tip Levarg Road Construction

Project Number: 10-025-22

The Bidder shall insert, as called for, a lump sum price in figures opposite each pay item as it appears on the bid schedule. A lump sum price is not to be entered or tendered for any pay item not appearing in the bid schedule.

Conditioned or qualified bids or a bidders failure to provide pricing for the Basic Bid and Additive Alternate #1 will be considered non-responsive.

Notice: Contract award will be made on the basis of Basic Bid plus Additive Alternate #1, in the order listed and to the extent of available funding.

The bidder shall insert a bid price for each pay item listed below. Type or print legibly.

Pay Item Number	Pay Item Description	Pay Unit	Quantity	Bid Price
<b>BASIC BID</b>				
1A	KPB Category I Road Quintin Circle	LS	ALL REQ'D	\$
1B	KPB Category III Road Potbelly Stove Road (North and South of Tehama Ave)	LS	ALL REQ'D	\$
<b>ADDITIVE ALTERNATE #1</b>				
2A	Tehama Avenue Approach (East of Cohoe Loop Road)	LS	ALL REQ'D	\$
2B	KPB Category I Roads Alevin Circle and Roe Circle	LS	ALL REQ'D	\$
2C	KPB Category II Road Tehama Avenue (East of Cohoe Loop Road)	LS	ALL REQ'D	\$
<b>Total Bid Price OF Basic Bid (1A and 1B) and Additive Alternate #1 (2A, 2B, and 2C)</b>				
\$ _____.				
Written Amount: _____ DOLLARS				



## BID SCHEDULE

**Company Name:**

Authorized Representative's Printed Name:

Authorized Representative's Signature:

Date Bid Schedule Signed:



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

## CONSTRUCTION CONTRACT

**Tip Levarg Road Construction – ITB No. 10-025-22**

Project Name and Number

This CONTRACT, between the STATE OF ALASKA, DEPARTMENT OF NATURAL RESOURCES, herein called the Department, acting by and through its Contracting Officer, and

\_\_\_\_\_  
**Company Name**

\_\_\_\_\_  
**Company Address (Street or PO Box, City, State, Zip)**

a/an ☐ Individual ☐ Partnership ☐ Joint Venture ☐ Sole Proprietorship ☐ Corporation incorporated under the laws of the State of \_\_\_\_\_ its successors and assigns, herein called the Contractor, is effective the date of the signature of the Contracting Officer on this document.

WITNESSETH: That the Contractor, for and in consideration of the payment or payments herein specified and agreed to by the Department, hereby covenants and agrees to furnish and deliver all the materials and to do and perform all the work and labor required in the construction of the above-referenced project at the prices bid by the Contractor for the respective estimated quantities aggregating approximately the sum of

\_\_\_\_\_  
**Dollars**

(\$ \_\_\_\_\_), and such other items as are mentioned in the original Bid, which Bid and prices named, together with the Contract Documents are made a part of this Contract and accepted as such.

It is distinctly understood and agreed that no claim for additional work or materials, done or furnished by the Contractor and not specifically herein provided for, will be allowed by the Department, nor shall the Contractor do any work or furnish any material not covered by this Contract, unless such work is ordered in writing by the Department. In no event shall the Department be liable for any materials furnished or used, or for any work or labor done, unless the materials, work, or labor are required by the Contract or on written order furnished by the Department. Any such work or materials which may be done or furnished by the Contractor without written order first being given shall be at the Contractor's own risk, cost, and expense and the Contractor hereby covenants and agrees to make no claim for compensation for work or materials done or furnished without such written order.

The Contractor further covenants and agrees that all materials shall be furnished and delivered and all labor shall be done and performed, in every respect, to the satisfaction of the Department, on or before: **September 1, 2022** or within N/A calendar days.



The bonds given by the Contractor in the sum of \$\_\_\_\_\_ Payment Bond, and \$\_\_\_\_\_ Performance Bond, to secure the proper compliance with the terms and provisions of this Contract, are submitted herewith and made a part hereof.

IN WITNESS WHEREOF, the parties hereto have executed this Contract and hereby agree to its terms and conditions.

---

## CONTRACTOR

---

Company Name

---

Signature of Authorized Company Representative

---

Typed Name and Title

---

Email Address

---

Date

(Corporate Seal)

---

## STATE OF ALASKA DEPARTMENT OF NATURAL RESOURCES

---

Design & Construction Duly Authorized Representative (Signature)

Date

---

Typed Name

---

Signature of Contracting Officer

Date

---

Typed Name



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

**PAYMENT BOND**

Bond No. \_\_\_\_\_

For

**Tip Levarg Road Construction – ITB No. 10-025-22**

**Project Name and Number**

KNOW ALL WHO SHALL SEE THESE PRESENTS:

That

of \_\_\_\_\_ as Principal,

and \_\_\_\_\_

of \_\_\_\_\_ as Surety,

firmly bound and held unto the State of Alaska in the penal sum of

\_\_\_\_\_ Dollars

(\$ \_\_\_\_\_) good and lawful money of the United States of America for the payment whereof,

well and truly to be paid to the State of Alaska, we bind ourselves, our heirs, successors, executors, administrators, and assigns, jointly and severally, firmly by these presents.

WHEREAS, the said Principal has entered into a written contract with said State of Alaska, on the \_\_\_\_\_ of \_\_\_\_\_ A.D., 20\_\_\_\_, for construction of the above-referenced project, said work to be done according to the terms of said contract.

Now, THEREFORE, the conditions of the foregoing obligation are such that if the said Principal shall comply with all requirements of law and pay, as they become due, all just claims for labor performed and materials and supplies furnished upon or for the work under said contract, whether said labor be performed and said materials and supplies be furnished under the original contract, any subcontract, or any and all duly authorized modifications thereto, then these presents shall become null and void; otherwise they shall remain in full force and effect.

IN WITNESS WHEREOF, we have hereunto set our hands and seals at \_\_\_\_\_, \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20\_\_\_\_.

**Principal:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**By:** \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Phone:** (     ) \_\_\_\_\_

**Surety:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**By:** \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Phone:** (     ) \_\_\_\_\_

The offered bond has been checked for adequacy under the applicable statutes and regulations:

\_\_\_\_\_  
Alaska Department of Natural Resources Authorized Representative

\_\_\_\_\_  
Date

## **INSTRUCTIONS**

1. This form, for the protection of persons supplying labor and material, shall be used whenever a payment bond is required. There shall be no deviation from this form without approval from the Contracting Officer.
2. The full legal name, business address, phone number, and point of contact of the Principal and Surety shall be typed on the face of the form. Where more than a single surety is involved, a separate form shall be executed for each surety.
3. The penal amount of the bond, or in the case of more than one surety the amount of obligation, shall be typed in words and in figures.
4. Where individual sureties are involved, a completed Affidavit of Individual Surety shall accompany the bond. Such forms are available upon request from the Contracting Officer.
5. The bond shall be signed by authorized persons. Where such persons are signing in a representative capacity (e.g., an attorney-in-fact), but is not a member of the firm, partnership, or joint venture, or an officer of the corporation involved, evidence of authority must be furnished.



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

**PERFORMANCE BOND**

Bond No. \_\_\_\_\_

For

**Tip Levarg Road Construction – ITB No. 10-025-22**

Project Name and Number

KNOW ALL WHO SHALL SEE THESE PRESENTS:

That \_\_\_\_\_  
of \_\_\_\_\_ as Principal,  
and \_\_\_\_\_  
of \_\_\_\_\_ as Surety,  
firmly bound and held unto the State of Alaska in the penal sum of \_\_\_\_\_ Dollars

(\$ \_\_\_\_\_) good and lawful money of the United States of America for the payment whereof,  
well and truly to be paid to the State of Alaska, we bind ourselves, our heirs, successors, executors, administrators, and assigns,  
jointly and severally, firmly by these presents.

WHEREAS, the said Principal has entered into a written contract with said State of Alaska, on the \_\_\_\_\_ of \_\_\_\_\_  
A.D., 20\_\_\_\_, for construction of the above-named project, said work to be done according to the terms of said contract.

Now, THEREFORE, the conditions of the foregoing obligation are such that if the said Principal shall well and truly perform and  
complete all obligations and work under said contract and if the Principal shall reimburse upon demand of the Department of Natural  
Resources any sums paid him which exceed the final payment determined to be due upon completion of the project, then these  
presents shall become null and void; otherwise they shall remain in full force and effect.

IN WITNESS WHEREOF, we have hereunto set our hands and seals at \_\_\_\_\_,  
\_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_ A.D., 20\_\_\_\_.

**Principal:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**By:** \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Phone: (     )** \_\_\_\_\_

**Surety:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**By:** \_\_\_\_\_

**Contact Name:** \_\_\_\_\_

**Phone: (     )** \_\_\_\_\_

The offered bond has been checked for adequacy under the applicable statutes and regulations:

\_\_\_\_\_  
Alaska Department of Natural Resources Authorized Representative

\_\_\_\_\_  
Date

## **INSTRUCTIONS**

1. This form shall be used whenever a performance bond is required. There shall be no deviation from this form without approval from the Contracting Officer.
2. The full legal name, business address, phone number, and point of contact of the Principal and Surety shall be typed on the face of the form. Where more than a single surety is involved, a separate form shall be executed for each surety.
3. The penal amount of the bond, or in the case of more than one surety the amount of obligation, shall be typed in words and in figures.
4. Where individual sureties are involved, a completed Affidavit of Individual Surety shall accompany the bond. Such forms are available upon request from the Contracting Officer.
5. The bond shall be signed by authorized persons. Where such person is signing in a representative capacity (e.g., an attorney-in-fact), but is not a member of the firm, partnership, or joint venture, or an officer of the corporation involved, evidence of authority must be furnished.



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

**BID BOND**

For

Tip Levarg Road Construction – ITB No. 10-025-22

**Project Name and Number**

DATE BOND EXECUTED: \_\_\_\_\_

PRINCIPAL (Legal name and business address):

TYPE OF ORGANIZATION:

	<input type="checkbox"/> Individual	<input type="checkbox"/> Partnership
	<input type="checkbox"/> Joint Venture	<input type="checkbox"/> Corporation
STATE OF INCORPORATION:		

SURETY(IES) (Name and business address):

<b>A.</b>	<b>B.</b>	<b>C.</b>
PENAL SUM OF BOND:		DATE OF BID:

We, the PRINCIPAL and SURETY above named, are held and firmly bound to the State (State of Alaska), in the penal sum of the amount stated above, for the payment of which sum will be made, we bind ourselves and our legal representatives and successors, jointly and severally, by this instrument.

THE CONDITION OF THE FOREGOING OBLIGATION is that the Principal has submitted the accompanying bid in writing, date as shown above, on the above-referenced Project in accordance with contract documents filed in the office of the Contracting Officer, and under the Invitation for Bids therefor, and is required to furnish a bond in the amount stated above.

If the Principal's bid is accepted and he is offered the proposed contract for award, and if the Principal fails to enter into the contract, then the obligation to the State created by this bond shall be in full force and effect.

If the Principal enters into the contract, then the foregoing obligation is null and void.

**PRINCIPAL**

Signature(s)	1.	2.	3.
Name(s) & Title(s) (Typed)	1.	2.	3.

Corporate  
Seal

See Instructions on Reverse

**CORPORATE SURETY(IES)**

<b>Surety A</b>	Name of Corporation	State of Incorporation	Liability Limit \$
Signature(s)	1.	2.	Corporate Seal
Name(s) & Titles (Typed)	1.	2.	

<b>Surety B</b>	Name of Corporation	State of Incorporation	Liability Limit \$
Signature(s)	1.	2.	Corporate Seal
Name(s) & Titles (Typed)	1.	2.	

<b>Surety C</b>	Name of Corporation	State of Incorporation	Liability Limit \$
Signature(s)	1.	2.	Corporate Seal
Name(s) & Titles (Typed)	1.	2.	

**INSTRUCTIONS**

1. This form shall be used whenever a bid bond is submitted.
2. Insert the full legal name and business address of the Principal in the space designated. If the Principal is a partnership or joint venture, the names of all principal parties must be included (e.g., "Smith Construction, Inc. and Jones Contracting, Inc. DBA Smith/Jones Builders, a joint venture"). If the Principal is a corporation, the name of the state in which incorporated shall be inserted in the space provided.
3. Insert the full legal name and business address of the Surety in the space designated. The Surety on the bond may be any corporation or partnership authorized to do business in Alaska as an insurer under AS 21.09. Individual sureties will not be accepted.
4. The penal amount of the bond may be shown either as an amount (in words and figures) or as a percent of the contract bid price (a not-to-exceed amount may be included).
5. The scheduled bid opening date shall be entered in the space marked Date of Bid.
6. The bond shall be executed by authorized representatives of the Principal and Surety. Corporations executing the bond shall also affix their corporate seal.
7. Any person signing in a representative capacity (e.g., an attorney-in-fact) must furnish evidence of authority if that representative is not a member of the firm, partnership, or joint venture, or an officer of the corporation involved.
8. The states of incorporation and the limits of liability of each surety shall be indicated in the spaces provided.
9. The date that bond is executed must not be later than the bid opening date.



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES

## BID MODIFICATION

**Tip Levarg Road Construction – ITB No. 10-025-22**

Project Name and Number

Modification Number: \_\_\_\_\_

Note: All revisions shall be made to the unadjusted bid amount(s).

Changes to the adjusted bid amounts will be computed by the Department.

PAY ITEM NO.	PAY ITEM DESCRIPTION	REVISION TO UNIT BID PRICE +/-	REVISION TO BID AMOUNT +/-

**TOTAL REVISION: \$** \_\_\_\_\_

\_\_\_\_\_  
Name of Bidding Firm

\_\_\_\_\_  
Responsible Party Signature

\_\_\_\_\_  
Date

This form may be duplicated if additional pages are needed.



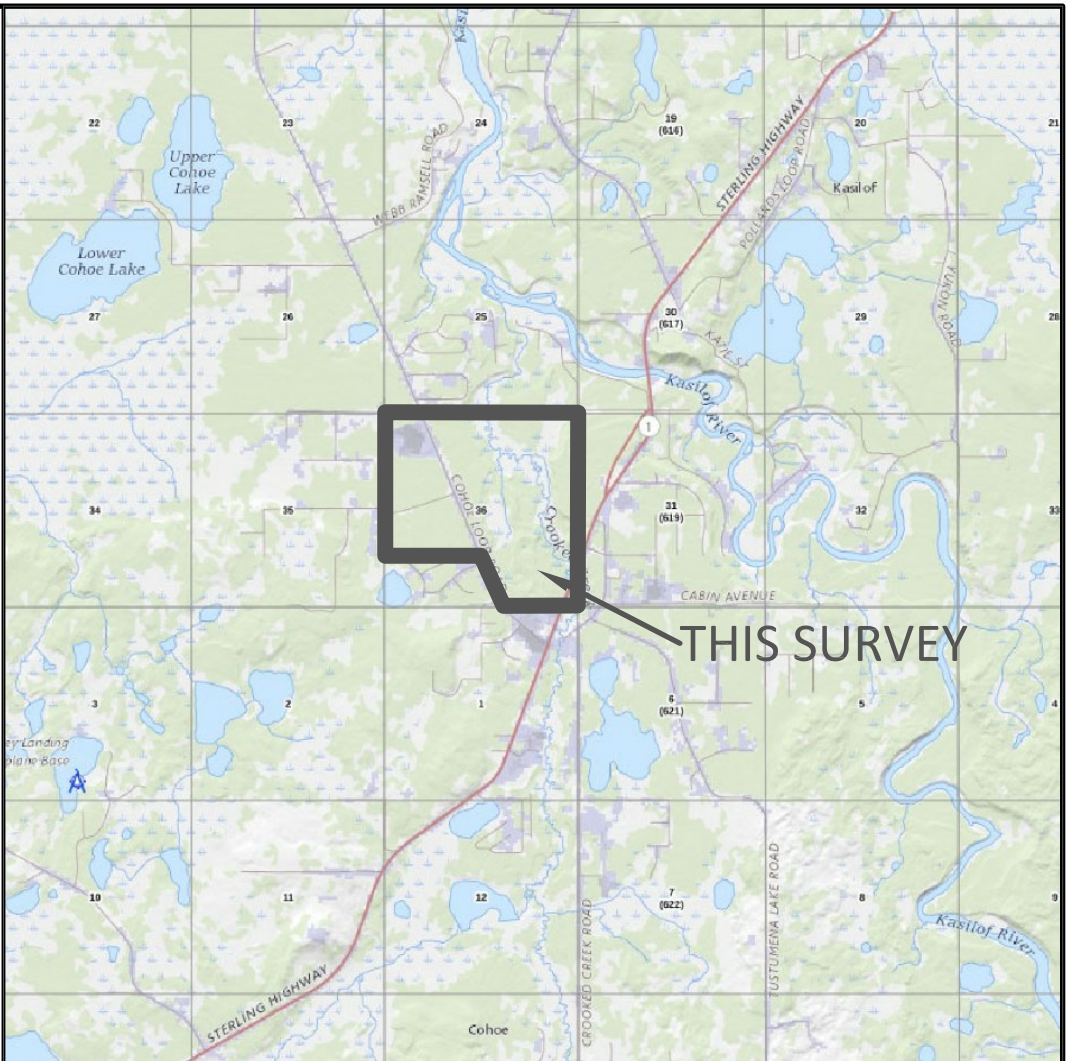
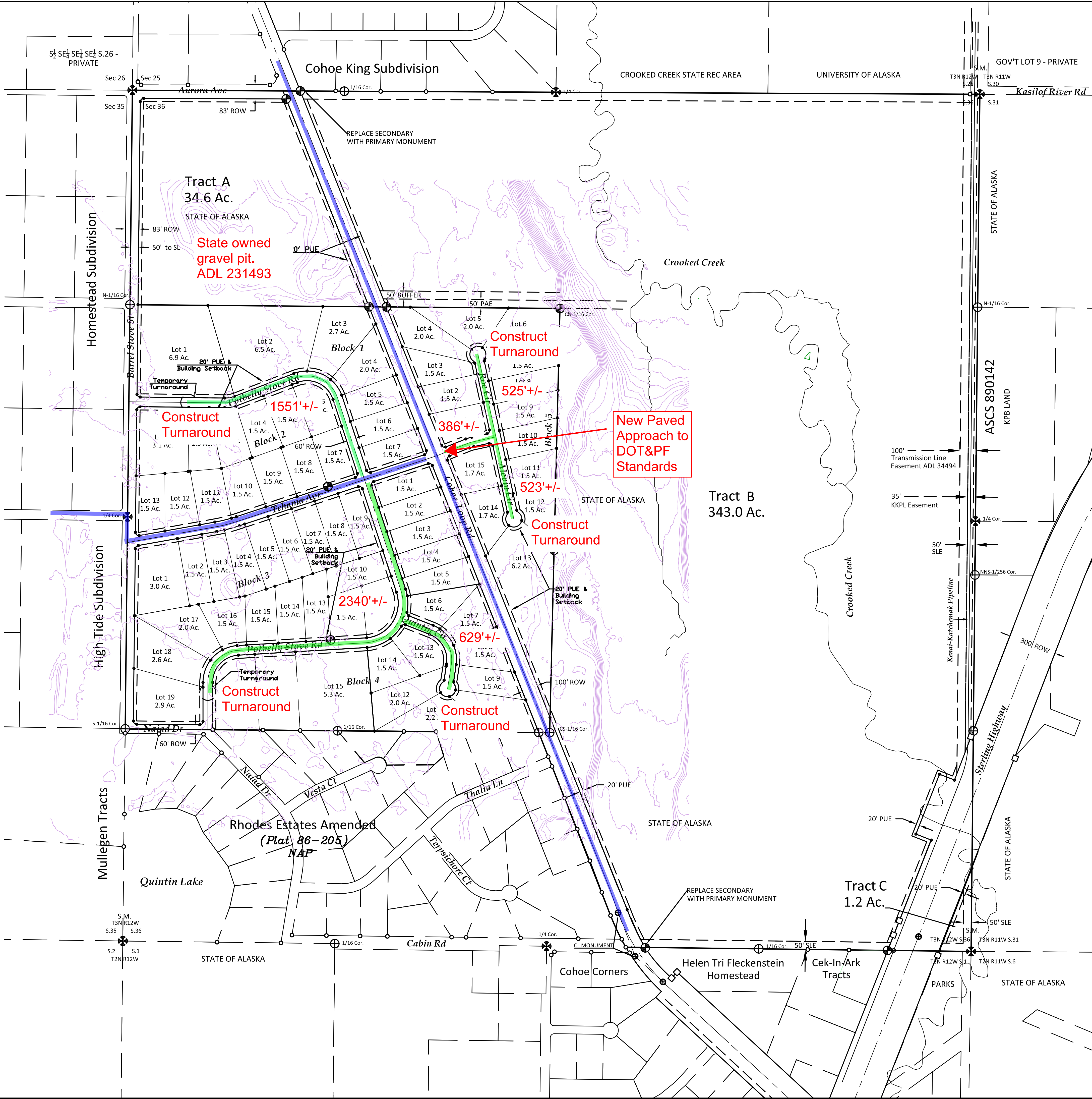
Attachment A

LEGEND

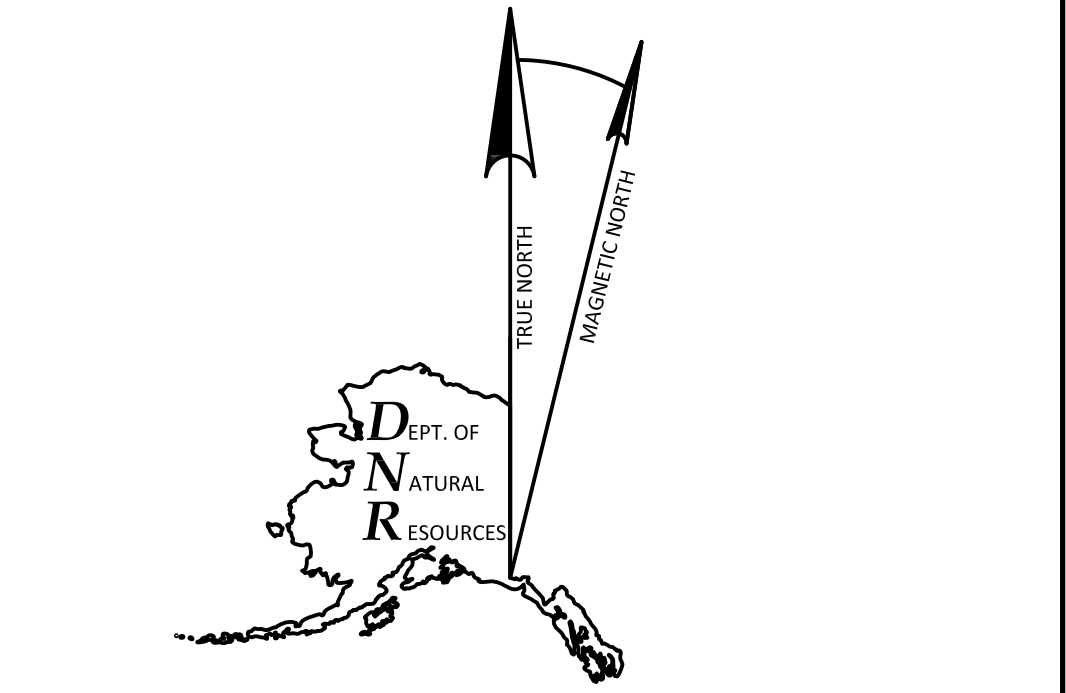
- BLM/GLO MONUMENT OF RECORD  
PRIMARY MONUMENT TO BE SET  
PRIMARY MONUMENT OF RECORD  
SECONDARY MONUMENT TO BE SET  
SECONDARY MONUMENT OF RECORD  
DOT/PF CONCRETE ROW MARKER OF RECORD  
DOT/PF CENTERLINE MONUMENT OF RECORD  
SECTION LINE EASEMENT  
PUBLIC ACCESS EASEMENT  
PUBLIC UTILITY EASEMENT  
KENAI-KATCHEMAK PIPELINE  
NOT A PART OF THIS SURVEY  
BLOCK NUMBER  
EASEMENT LINE

NOTES

- THE ASLS 2021-25 PARENT PARCEL IS SECTION 36 TOWNSHIP 3 NORTH, RANGE 12 WEST, SEWARD MERIDIAN, ALASKA, EXCLUDING RHODES ESTATES AMENDED.
- THE SURVEYOR SHALL ASBUILT THE ENCROACHMENT OF TRACT A GRAVEL PIT INTO LOT 2, BLOCK 1, AND LAY OUT NORTH PROPERTY LINE OF SAID LOT 2.
- COHOE LOOP RD., TEHAMA AVE., AND AURORA AVE. ARE ALREADY CONSTRUCTED. SURVEYOR SHALL STAKE OUT SUBDIVISION ROADS AS DESCRIBED IN SURVEY INSTRUCTIONS. BARREL STOVE ST. AND NAIAD DR. WILL BE PLATTED, BUT NOT CONSTRUCTED. ALL ROW WIDTHS ARE 60' UNLESS OTHERWISE NOTED. THERE WILL BE A 20' PUBLIC UTILITY EASEMENT ALONG ALL ROADS IN THE SUBDIVISION.
- THERE WILL BE A 50' PUBLIC ACCESS EASEMENT AND 50' BUFFER BETWEEN THE NORTH SIDE OF BLOCK 5 AND TRACT B, BOTH STAKED OUT AS DESCRIBED IN THE SURVEY INSTRUCTIONS.
- NO LOTS WILL HAVE DIRECT ACCESS ON TO COHOE LOOP RD. ALL LOTS BORDERING COHOE LOOP RD. WILL HAVE OTHER ACCESS.
- TOPOGRAPHY IN THE PROJECT AREA IS RELATIVELY FLAT.
- ALL PARCELS OF LAND OWNED BY THE STATE OF ALASKA, LOCATED WITHIN 50.00 FEET OF, OR BISECTED BY A SURVEYED OR PROTRACTED SECTION LINE, ARE SUBJECT TO A 50 FOOT (50') EASEMENT, ON EACH SIDE OF THE SECTION LINE, WHICH IS RESERVED TO THE STATE OF ALASKA FOR PUBLIC HIGHWAYS UNDER A.S.19.10.010.
- THE EASEMENT SIDELINES SHALL BE EXTENDED OR SHORTENED TO MEET AT THE ANGLE POINTS AND TERMINATE A THE BOUNDARIES WITH NON-STATE OWNED LANDS.



VICINITY MAP  
Scale: 1"=1 Mile  
Source:  
AK Mapper - National Map Topo

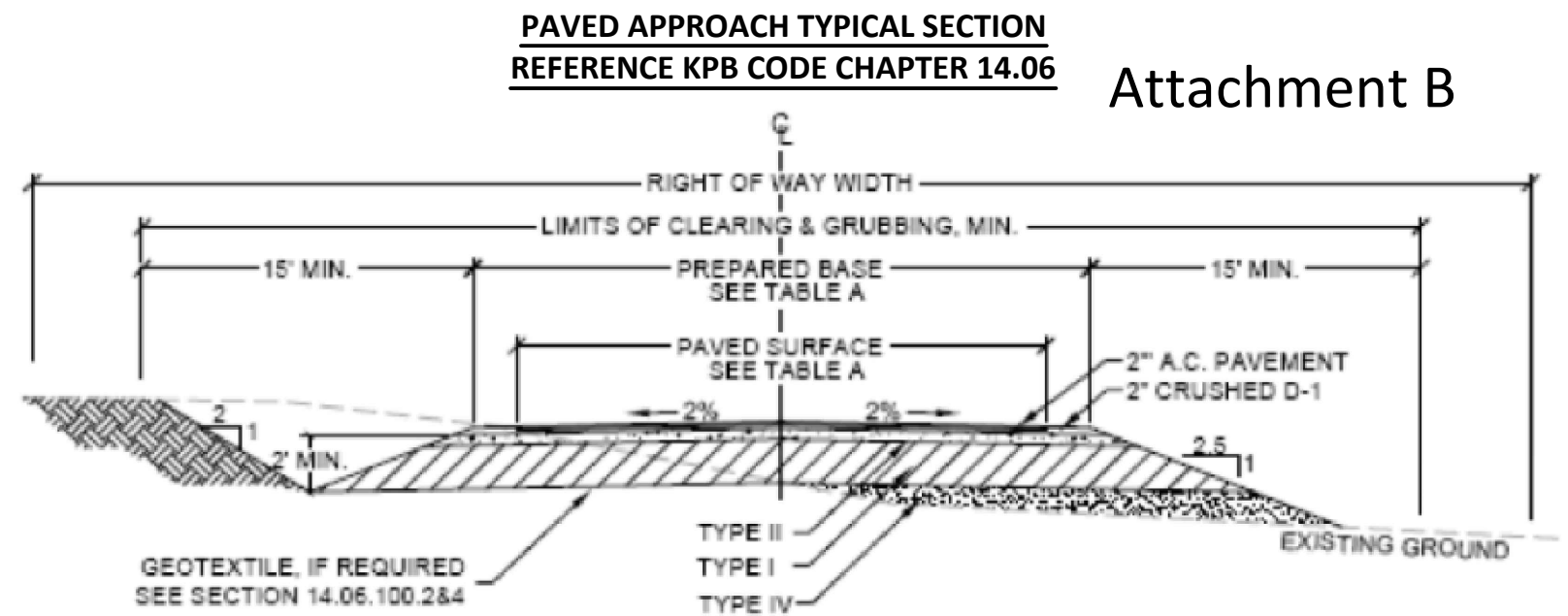
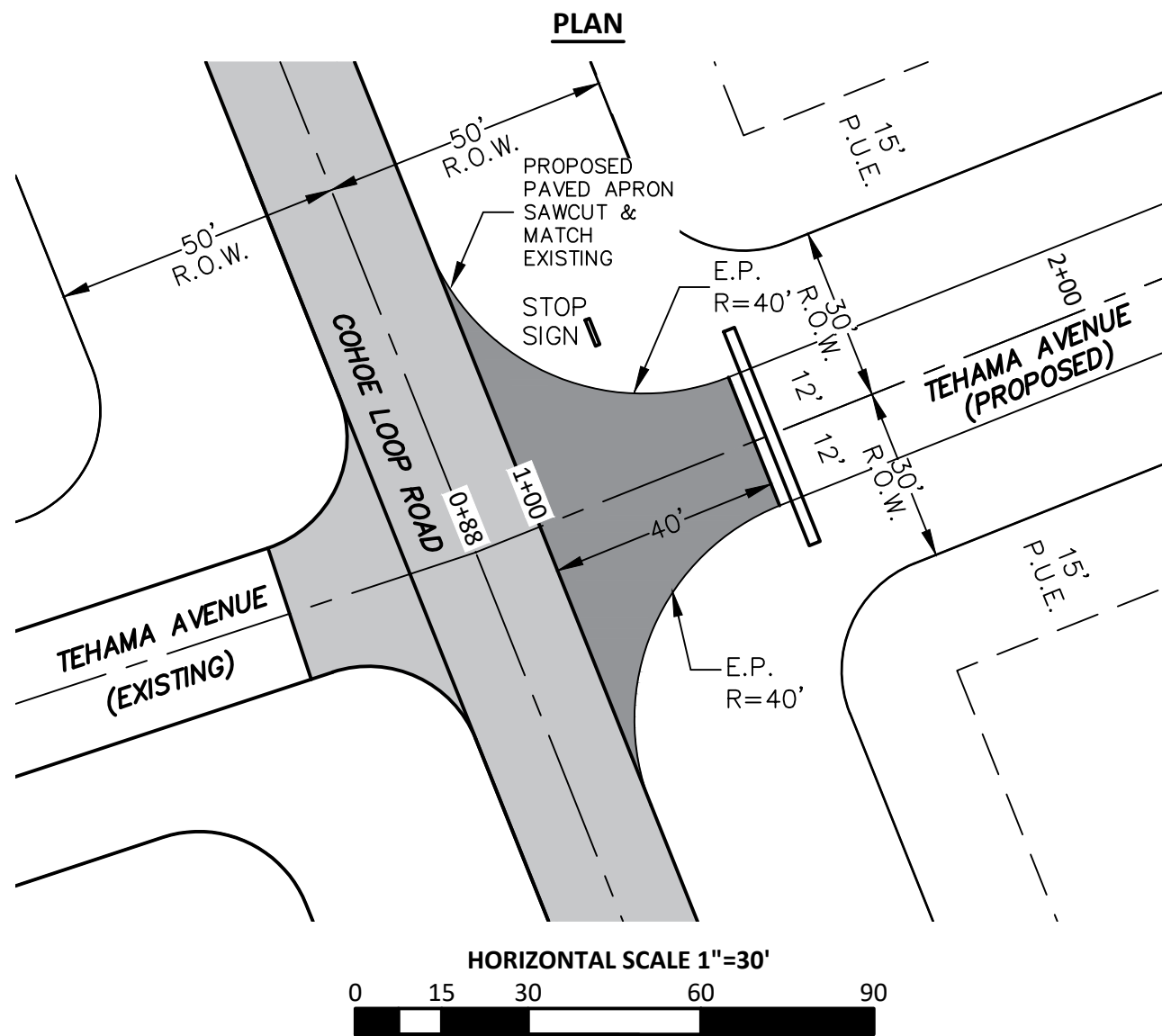


GRAPHIC SCALE  
0 150 300 600 900 1200 FEET  
0 60 150 300 METERS  
1 METER = 3.280833 U.S. SURVEY FEET, 1 U.S. ACRE = 0.4047 HECTARE

EXISTING ROAD  
ROAD TO BE CONSTRUCTED  
Approximately 5,954' Total

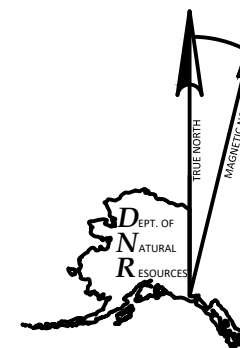
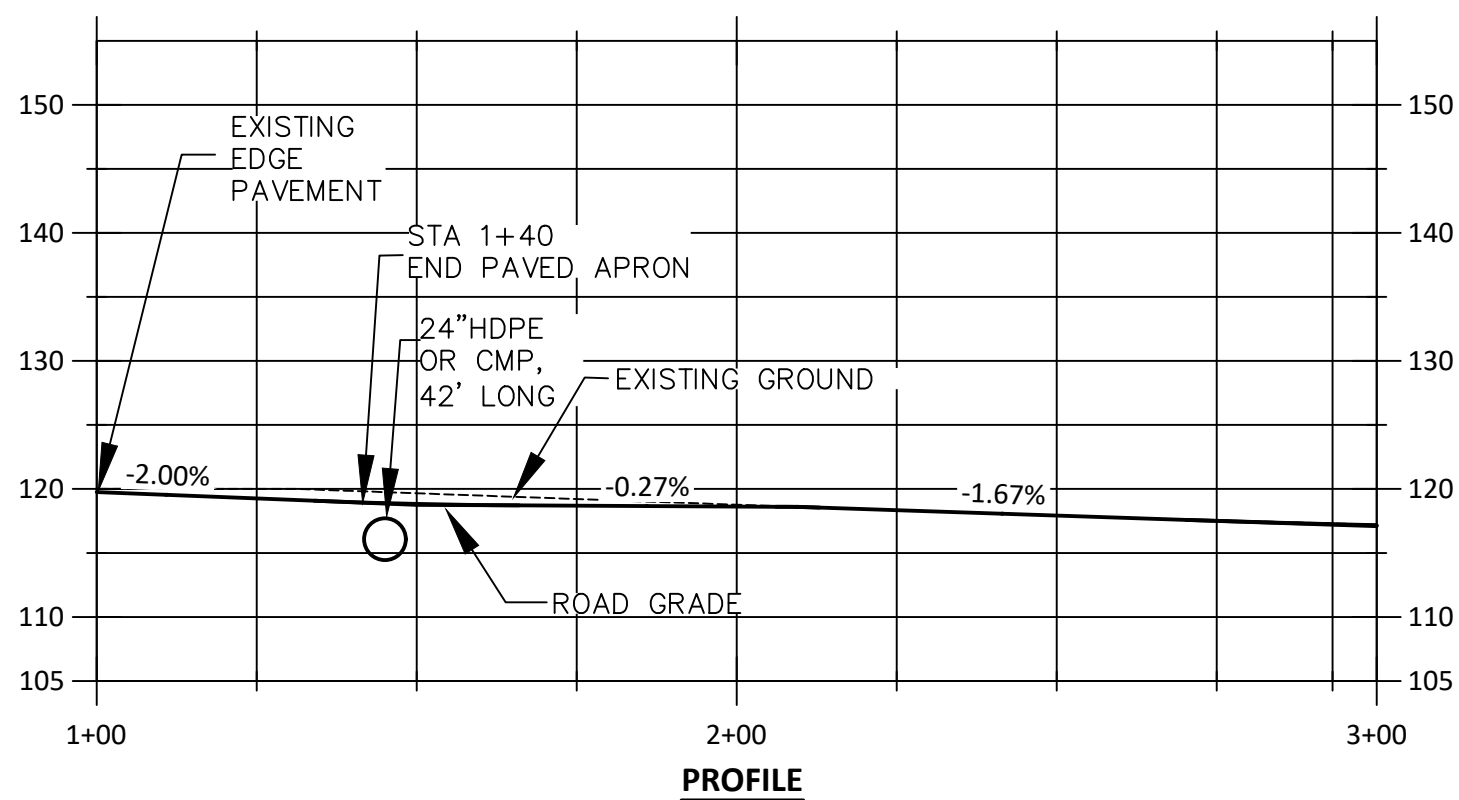
DATE OF SURVEY: BEGINNING: TBD ENDING: TBD	SURVEYOR: TBD
STATE OF ALASKA DEPARTMENT OF NATURAL RESOURCES DIVISION OF MINING, LAND, AND WATER ANCHORAGE, ALASKA	
ALASKA STATE LAND SURVEY No. 2021-25	
PLAN OF SURVEY TIP LEVARG SUBDIVISION	
A SUBDIVISION OF Section 36, Township 3 North, Range 12 West, Seward Meridian, Alaska, Excluding Rhodes Estates Amended CREATING Lots 1-7, Block 1; Lots 1-13, Block 2; Lots 1-19, Block 3; Lots 1-17, Block 4; Lots 1-15, Block 5; and Tracts A, B, & C Containing 552.09 acres, more or less.	
DRAWN BY: JMD DATE: 1/11/2022 SCALE: 1"=300'	APPROVAL RECOMMENDED STATEWIDE PLATTING SUPERVISOR DATE: CHECKED: FILE NO. ASLS 20210025





### NOTES

1. THIS DEVELOPMENT DOES NOT INCREASE DRAINAGE INTO THE STATE RIGHT OF WAY. THE PROPOSED 24" CULVERT IS ADEQUATE TO PROVIDE CROSS EQUALIZATION OF DRAINAGE FROM EACH SIDE OF THE APPROACH ROAD. LITTLE CHANNELIZED FLOW EXISTS.
2. THE NEW CONSTRUCTION OF TEHAMA AVENUE EAST OF COHOE LOOP ROAD WILL BE A KENAI PENINSULA BOROUGH (KPB) CATEGORY 2 GRAVEL ROAD. THE PAVED TYPICAL SECTION SHOWN ON THIS SHEET IS FOR THE PAVED APPROACH ONLY. REFERENCE KPB CODE CHAPTER 14.06 FOR MATERIAL CLASSIFICATIONS SHOWN IN THIS TYPICAL SECTION. TYPE II MATERIAL SHALL BE 4" THICK; TYPE I MATERIAL SHALL BE 6" THICK; AND TYPE IV MATERIAL MUST MEET KPB STANDARDS AND CONTAIN NO MUCK, PEAT, FROZEN MATERIAL, ROOTS, SOD, OR OTHER DELETERIOUS MATTER AND BE COMPACTABLE.



STATE OF ALASKA  
DEPARTMENT OF NATURAL RESOURCES  
DIVISION OF MINING, LAND, AND WATER  
ANCHORAGE, ALASKA

DOT&PF PAVED APPROACH  
PROPOSED TEHAMA AVENUE APPROACH ONTO  
COHOE LOOP ROAD  
WITHIN  
PROPOSED TIP LEVARG SUBDIVISION  
ALASKA STATE LAND SURVEY No. 2021-25  
WITHIN SECTION 36, T. 3 N., R. 12 W.  
SEWARD RIVER MERIDIAN  
KENAI RECORDING DISTRICT

DRAWN BY: DNC

DATE: 02/17/2022

DNR, DMLW, SURVEY SECTION  
550 W. 7TH AVE, SUITE 650  
ANCHORAGE, AK 99501-3576

SCALE:

1"=30'

CHECKED BY:

SHEET:

1 OF 1

FILE NO.



Attachment C

**LEGEND**

BLM/GLO MONUMENT OF RECORD

PRIMARY MONUMENT TO BE SET

PRIMARY MONUMENT OF RECORD

SECONDARY MONUMENT TO BE SET

SECONDARY MONUMENT OF RECORD

DOT/PF CONCRETE ROW MARKER OF RECORD

DOT/PF CENTERLINE MONUMENT OF RECORD

SLE SECTION LINE EASEMENT

PAE PUBLIC ACCESS EASEMENT

PUE PUBLIC UTILITY EASEMENT

KKPL KENAI-KATCHEMAK PIPELINE

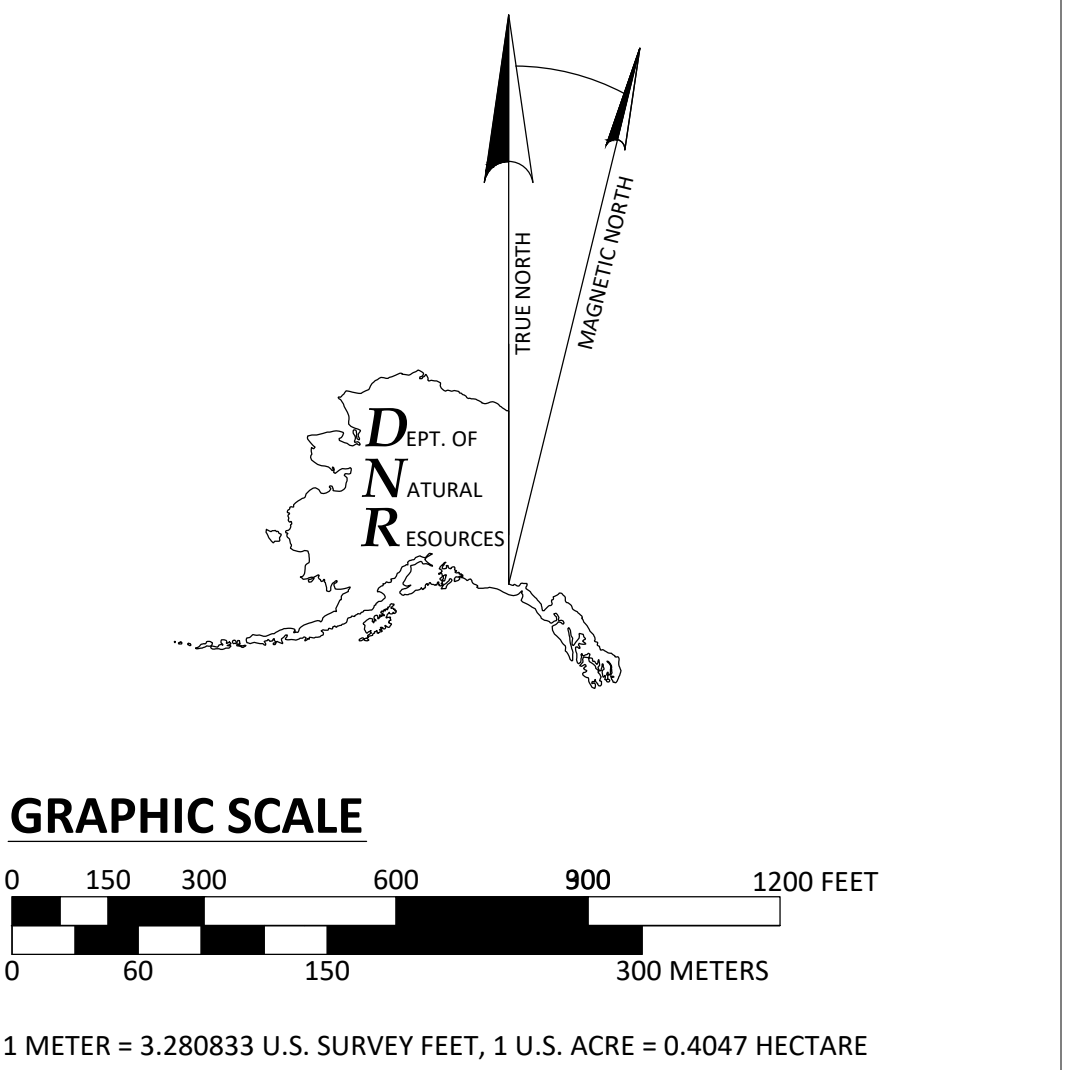
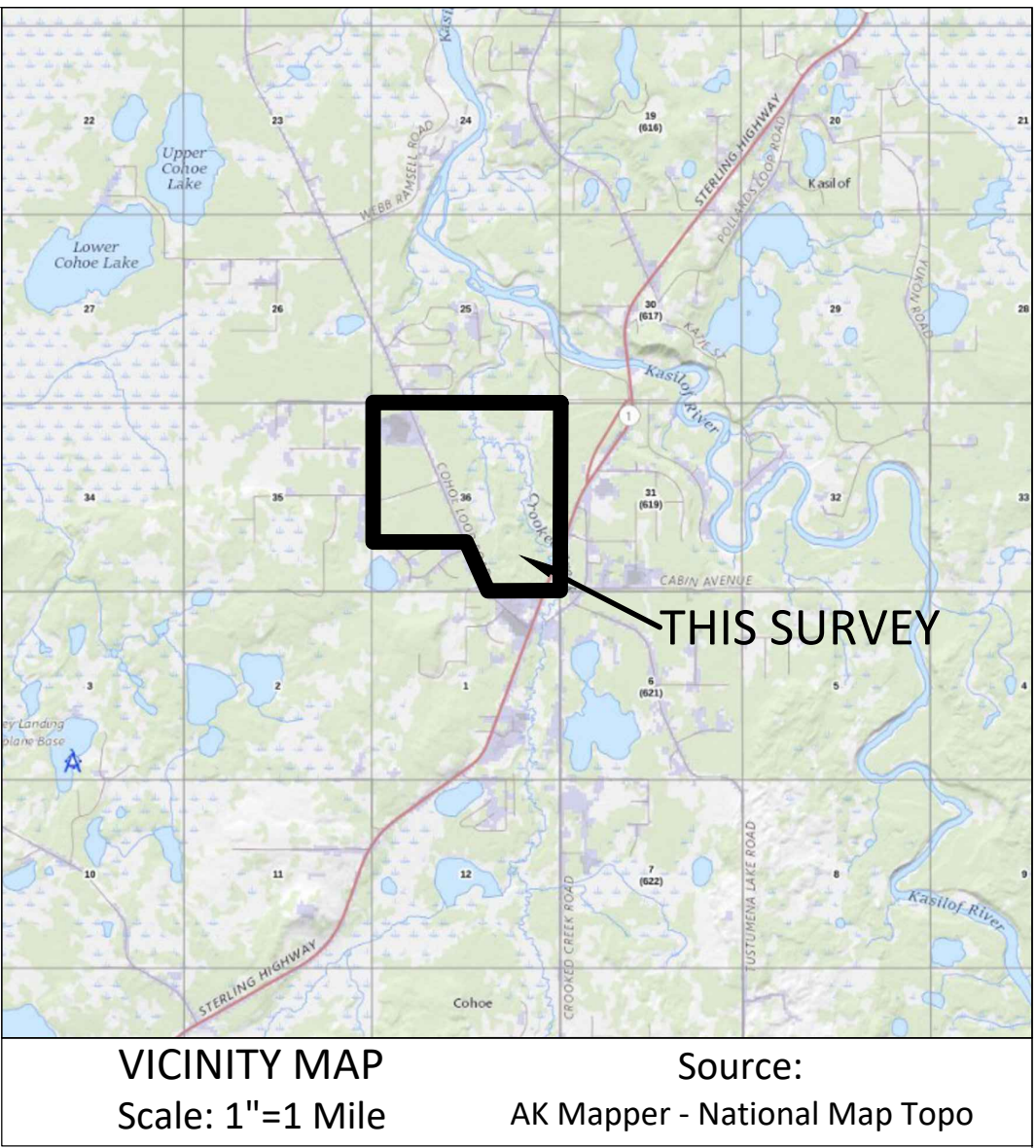
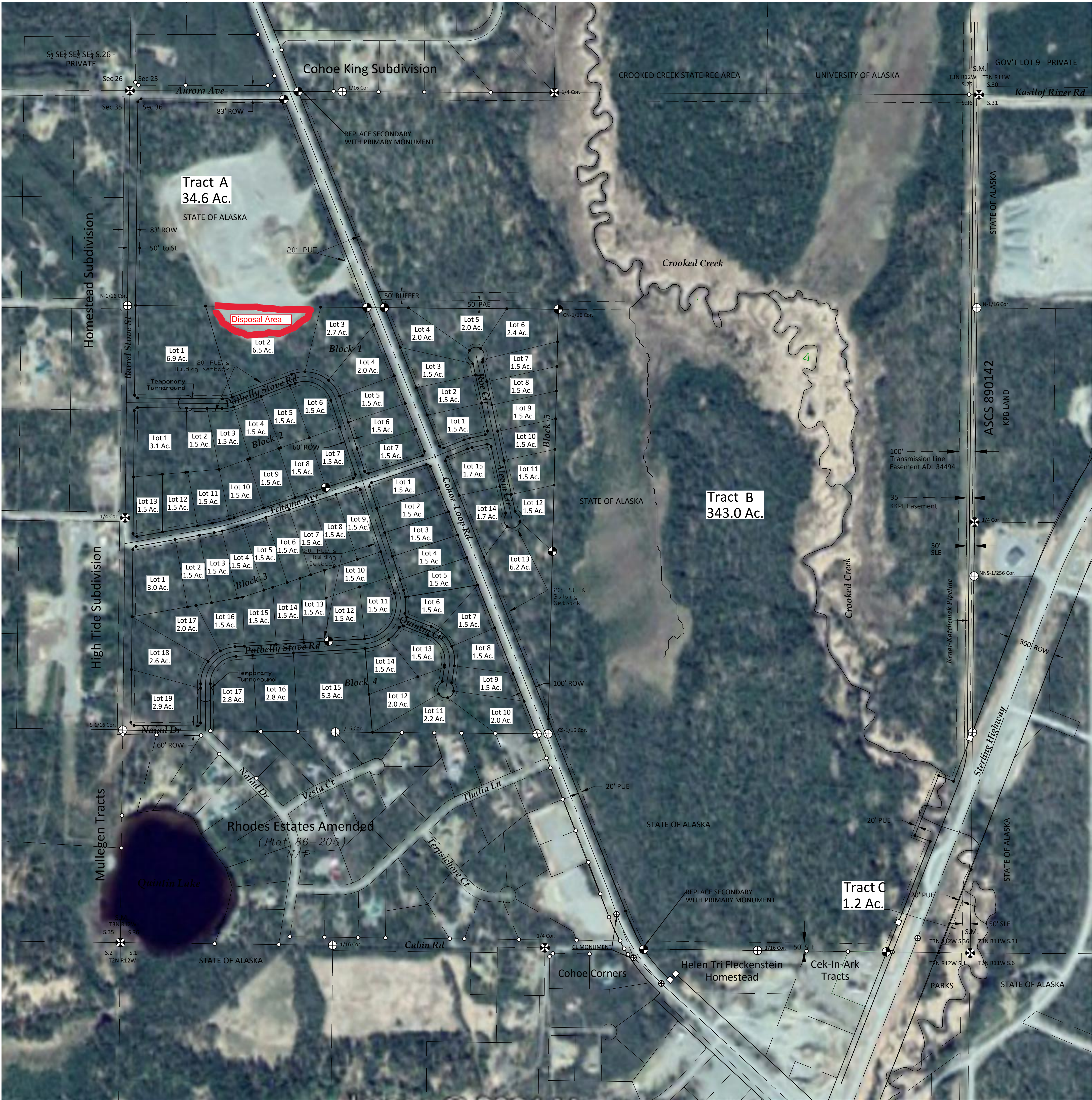
NAP NOT A PART OF THIS SURVEY

BLOCK NUMBER

EASEMENT LINE

NOTES

- THE ASLS 2021-25 PARENT PARCEL IS SECTION 36 TOWNSHIP 3 NORTH, RANGE 12 WEST, SEWARD MERIDIAN, ALASKA, EXCLUDING RHODES ESTATES AMENDED.
- THE SURVEYOR SHALL ASBUILT THE ENCROACHMENT OF TRACT A GRAVEL PIT INTO LOT 2, BLOCK 1, AND LAY OUT NORTH PROPERTY LINE OF SAID LOT 2.
- COHOE LOOP RD., TEHAMA AVE., AND AURORA AVE. ARE ALREADY CONSTRUCTED. SURVEYOR SHALL STAKE OUT SUBDIVISION ROADS AS DESCRIBED IN SURVEY INSTRUCTIONS. BARREL STOVE ST. AND NAIAD DR. WILL BE PLATTED, BUT NOT CONSTRUCTED. ALL ROW WIDTHS ARE 60' UNLESS OTHERWISE NOTED. THERE WILL BE A 20' PUBLIC UTILITY EASEMENT ALONG ALL ROADS IN THE SUBDIVISION.
- THERE WILL BE A 50' PUBLIC ACCESS EASEMENT AND 50' BUFFER BETWEEN THE NORTH SIDE OF BLOCK 5 AND TRACT B, BOTH STAKED OUT AS DESCRIBED IN THE SURVEY INSTRUCTIONS.
- NO LOTS WILL HAVE DIRECT ACCESS ON TO COHOE LOOP RD. ALL LOTS BORDERING COHOE LOOP RD. WILL HAVE OTHER ACCESS.
- TOPOGRAPHY IN THE PROJECT AREA IS RELATIVELY FLAT.
- ALL PARCELS OF LAND OWNED BY THE STATE OF ALASKA, LOCATED WITHIN 50.00 FEET OF, OR BISECTED BY A SURVEYED OR PROTRACTED SECTION LINE, ARE SUBJECT TO A 50 FOOT (50') EASEMENT, ON EACH SIDE OF THE SECTION LINE, WHICH IS RESERVED TO THE STATE OF ALASKA FOR PUBLIC HIGHWAYS UNDER A.S.19.10.010.
- THE EASEMENT SIDELINES SHALL BE EXTENDED OR SHORTENED TO MEET AT THE ANGLE POINTS AND TERMINATE AT THE BOUNDARIES WITH NON-STATE OWNED LANDS.



PLAN OF SURVEY  
ATTACHMENT C

DATE OF SURVEY: BEGINNING: TBD ENDING: TBD	SURVEYOR: TBD
STATE OF ALASKA DEPARTMENT OF NATURAL RESOURCES DIVISION OF MINING, LAND, AND WATER ANCHORAGE, ALASKA	
ALASKA STATE LAND SURVEY No. 2021-25	
PLAN OF SURVEY TIP LEVARG SUBDIVISION	
A SUBDIVISION OF Section 36, Township 3 North, Range 12 West, Seward Meridian, Alaska, Excluding Rhodes Estates Amended CREATING Lots 1-7, Block 1; Lots 1-13, Block 2; Lots 1-19, Block 3; Lots 1-17, Block 4; Lots 1-15, Block 5; and Tracts A, B, & C Containing 552.09 acres, more or less.	
DRAWN BY: JMD DATE: 1/11/2022	APPROVAL RECOMMENDED
SCALE: 1"=300'	STATEWIDE PLATTING SUPERVISOR CHECKED: FILE NO. ASLS 20210025