



City of Tacoma

Questions and Answers

Multiple Substation Retrofit RFB Specification No. PT25-0112F

All interested parties had the opportunity to submit questions via in-person mandatory pre-bid meeting. The answers to the questions received are provided below and posted to the City's website at www.TacomaPurchasing.org. Navigate to [Current Contracting Opportunities / Public Works and Improvements Solicitations](#), and then click *Questions and Answers* for this Specification. This information IS NOT considered an addendum. Respondents should consider this information when submitting their proposals.

1. Question: Is the intent to have contractors mobilize to perform all grounding wells across the three substation sites back-to-back? Or is there a separate mobilization for each of the three substations?

Answer: It is the intent of this solicitation to have one substation retrofit performed during the Fall of 2025 and the remaining two substations in the Spring to Fall of 2026. The exact schedule will be worked out after contract award during pre-construction meetings between the teams.

For purposes of bidding, it is recommended for vendors to utilize three mobilizations costs based on the current planned implementation. If vendors only submit with a single mobilization cost, a change order to update this cost will not be allowed later.

2. Question: For a basis of estimating, what are contractors supposed to assume for soil sampling and haul off that is going to be required?

Answer: There has been no testing on the soils in this area in recent years. The amount of contaminated soil vs non-contaminated soil is unknown. There has been no known potential contamination at any of the sites. Please see Section 5 of Appendix A for the soils management requirements of this contract. It is the expectation there will be minimal soil that needs to be disposed of and native soil will remain at the site.

3. Question: What type of backfill is required for the grounding wells that don't require the GEM backfill? Can we backfill with a neat cement grout mix?

Answer: It is preferred that native soil be the backfill for the wells that do not require the GEM backfill material.

4. Question: Of the 85 wells what % of them are expected to be in contaminated soils? Putting an accurate number to an item like this under a lump sum is very difficult to realistically quantify and puts a lot of risk on the contractors as testing and disposal can become very costly.

Answer: There has been no testing of the soils at any of the substations. There are no known potential contaminants at any of the sites. Section 6.07 of Appendix A allows for Reasonable Change Orders due to changing conditions during the contract work. It is anticipated the vendor will have open lines of communication with the Tacoma Power Engineering team during the time work is performed to address emergent issues that may require a change order. Large percentages of contaminated soil results would fall under the provisions of this clause.