



STAFF REPORT

Report To: Board of Supervisors **Meeting Date:** June 3, 2021

Staff Contact: Carol Akers, Purchasing & Contracts Administrator and Darren Schulz, Public Works Director

Agenda Title: For Possible Action: Discussion and possible action regarding a determination that Aspen Developers Corp. ("Aspen"), is the lowest responsive and responsible bidder pursuant to NRS Chapter 338 and whether to award Contract No. 20300326, Long Street Reconstruction Project, to Aspen for a total amount not to exceed \$2,858,460.00. (Carol Akers, cakers@carson.org and Randall Rice, rrice@carson.org)

Staff Summary: The Long Street Reconstruction Project consists of installation of 8-inch PVC water main, 8-inch sewer main, 18-inch RCP storm drainpipe as well as reconstruction of Long Street between Roop Street and Saliman Road. The contract is for the base bid amount of \$2,569,000.00, plus \$29,600.00 for Item 67 of Additive Alternate 1, for a total of \$2,598,600.00, and staff is requesting a 10% contingency amount of \$259,860.00. The engineer's base bid estimate was \$2,150,000.00.

Agenda Action: Formal Action / Motion **Time Requested:** 5 minutes

Proposed Motion

I move to award the contract as presented.

Board's Strategic Goal

Sustainable Infrastructure

Previous Action

None

Background/Issues & Analysis

A notice to contractors regarding the opportunity to bid on this project was published in the Reno Gazette Journal on April 28, 2021. Two bids were opened at approximately 11:30 a.m. on May 18, 2021, via online Cisco Webex bid opening. Present during the bid opening were: Leslie Skinner, Spanish Springs Construction, Inc.; Brian Elder, Kate Allen and Courtney Melhaff, Carson City Public Works Department; and Carol Akers, Carson City Purchasing and Contracts Administrator. The two bids received were as follows:

1. Aspen Developers Corp.

Base Bid	\$2,569,000
Alternate 1	\$688,178.75
Alternate 2	\$319,000
Alternate 3	\$194,175

2. Spanish Springs Construction, Inc.

Base Bid	\$3,624,444
Alternate 1	\$912,000

Alternate 2	\$391,000
Alternate 3	\$270,000

Staff recommends award to Aspen as the lowest responsive and responsible bidder pursuant to NRS Chapter 338.

Applicable Statute, Code, Policy, Rule or Regulation

NRS Chapter 338

Financial Information

Is there a fiscal impact? Yes

If yes, account name/number: Project # P303520001

V&T Infrastructure Fund Capital Improvements Account / 2535005-507010

Regional Transportation Fund Capital Improvements Account / 2503035-507010

Wastewater Fund Capital Improvements Account / 5103205-507010

Stormwater Drainage Fund Capital Improvements Account / 5053705-507010

Water Fund Capital Improvements Account / 5203505-507010

Is it currently budgeted? Yes

Explanation of Fiscal Impact: Project # P303520001

Account # 2535005-507010 will be reduced by a not to exceed amount of \$465,662; the available budget is \$465,662.

Account # 2503035-507010 will be reduced by a not to exceed amount of \$23,014; the available budget is \$206,065.

Account # 5103205-507010 will be reduced by a not to exceed amount of \$711,391; the available budget is \$732,573

Account # 5053705-507010 will be reduced by a not to exceed amount of \$377,035; the available budget is \$391,777.

Account # 5203505-507010 will be reduced by a not to exceed amount of \$1,281,358; the available budget is \$1,359,002.

In addition to the construction contract expenditures, portions of the remaining available budget will be used to fund project management and construction management services during the construction of the project. Any funds remaining after the project is complete will be returned to the appropriate funds to be used on future capital projects.

Alternatives

Do not approve the contract and provide alternative direction to staff.

Attachments:

[20300326 Bid Tab Detail.pdf](#)

[20300326 Draft Contract.pdf](#)

Board Action Taken:

Motion: _____

1) _____
2) _____

Aye/Nay

(Vote Recorded By)

Bid Tabulation Report from Carson City Purchasing & Contracts

775-283-7362

<http://www.carson.org/index.aspx?page=998>

Notice to Contractors Bid# 20300326 Long Street Reconstruction Project

Date and Time of Opening: May 18, 2021 @ 11:30am

Description			Bidder # 1		Bidder # 2	
			Aspen Developers, Corp.		Spanish Spirngs Construction, Inc.	
BONDING Provided, \$, %, or no			5%		5%	
BIDDER acknowledges receipt addendums			Y		Y	
Description	Sched Value	Unit	Unit price	Total price	Unit price	Total price
Base Bid Schedule A: Long Street General Construction Items						
1 Mob/Demob	1	LS	\$147,102.50	\$147,102.50	\$155,272.00	\$155,272.00
2 Traffic Control	1	LS	\$165,000.00	\$165,000.00	\$241,100.00	\$241,100.00
3 Stormwater Protection	1	LS	\$10,000.00	\$10,000.00	\$25,000.00	\$25,000.00
4 Survey and Record Drawings	1	LS	\$25,000.00	\$25,000.00	\$30,000.00	\$30,000.00
5 Sawcut and Remove Existing AC Pavement for Utility Trenching	47,350	SF	\$0.50	\$23,675.00	\$3.20	\$151,520.00
Sawcut and Remove Additional AC Pavement Not Included in Utility Trenching – See Attachment C for approximate location of additional patching (Final location to be marked by the City prior to work being performed)	2,860	SF	\$3.00	\$8,580.00	\$5.50	\$15,730.00
7 Sawcut and Remove Existing PCC Curb and Gutter	595	LF	\$16.00	\$9,520.00	\$31.00	\$18,445.00
8 Sawcut and Remove PCC Driveway Apron	357	SF	\$7.50	\$2,677.50	\$7.00	\$2,499.00
9 Sawcut and Remove Existing PCC Sidewalk	1,915	SF	\$7.50	\$14,362.50	\$4.80	\$9,192.00
10 Sawcut and Remove Existing PCC Spandrel/Valley Gutter	470	SF	\$7.50	\$3,525.00	\$6.80	\$3,196.00
11 Sawcut and Remove Existing PCC Pedestrian Curb Ramp	210	SF	\$16.00	\$3,360.00	\$7.60	\$1,596.00
Permanent AC Patching for Utility Trenches and Other Areas of Pavement Failures	47,350	SF	\$4.50	\$213,075.00	\$6.60	\$312,510.00
Additional Permanent AC Pavement Patching Not Included in Utility Trenching – See Attachment C for approximate location of additional patching (Final location to be marked by the City prior to work being performed)	2,860	SF	\$10.00	\$28,600.00	\$10.60	\$30,316.00
14 Construct Type 1 PCC Curb and Gutter	560	LF	\$35.00	\$19,600.00	\$57.00	\$31,920.00
15 Construct PCC Driveway	245	SF	\$17.00	\$4,165.00	\$29.40	\$7,203.00
16 Construct Type A PCC Sidewalk	1,915	SF	\$11.00	\$21,065.00	\$15.00	\$28,725.00
17 Construct PCC Spandrel/Valley Gutter	470	SF	\$27.00	\$12,690.00	\$30.00	\$14,100.00
18 Construct PCC Pedestrian Curb Ramp w/ Detectable Warning Plate	210	SF	\$36.00	\$7,560.00	\$30.00	\$6,300.00
19 Remove and Replace Chain Link Fence (if needed)	76	LF	\$100.00	\$7,600.00	\$159.00	\$12,084.00
20 Remove and Replace CMU Wall w/ Wood Fence (if needed)	48	LF	\$350.00	\$16,800.00	\$240.00	\$11,520.00
21 Remove and Replace CMU Wall w/ Rod Iron Fence (if needed)	8	LF	\$700.00	\$5,600.00	\$630.00	\$5,040.00
22 Remove and Replace Wood Picket Fence (if needed)	8	LF	\$115.00	\$920.00	\$580.00	\$4,640.00
23 Remove and Replace Vinyl Picket Fence (if needed)	20	LF	\$135.00	\$2,700.00	\$355.00	\$7,100.00
24 Remove and Replace Wood Split Rail Fence (if needed)	20	LF	\$85.00	\$1,700.00	\$346.00	\$6,920.00
Base Bid Schedule B: Long Street Water Main Replacement Items						
25 Install 8" C900 PVC Water Main, Including Bends and Line Location Boxes	2,950	LF	\$155.00	\$457,250.00	\$204.00	\$601,800.00
26 Install 6" PVC Waterline	130	LF	\$200.00	\$26,000.00	\$500.00	\$65,000.00
27 Construct Waterline Lowering/Raising	4	EA	\$11,000.00	\$44,000.00	\$19,600.00	\$78,400.00
28 Install ARV	7	EA	\$4,000.00	\$28,000.00	\$6,780.00	\$47,460.00
29 Install 8" Gate Valve	13	EA	\$2,300.00	\$29,900.00	\$3,670.00	\$47,710.00
30 Install 6" Gate Valve	5	EA	\$2,100.00	\$10,500.00	\$3,110.00	\$15,550.00
31 Remove Hydrant and Salvage to PW yard	3	EA	\$1,100.00	\$3,300.00	\$3,650.00	\$10,950.00
32 Remove Hydrant and Haul to Landfill	4	EA	\$1,100.00	\$4,400.00	\$3,600.00	\$14,400.00
33 Replace 8" AC Fire Service Lateral w/ 8" PVC	33	LF	\$250.00	\$8,250.00	\$416.00	\$13,728.00
34 Connect 4" PVC Fire/Water Services	2	EA	\$7,000.00	\$14,000.00	\$7,470.00	\$14,940.00
35 Install 6" Water Valve and Connect to existing hydrant assembly	1	EA	\$5,000.00	\$5,000.00	\$7,600.00	\$7,600.00
36 Install Fire Hydrant Assembly, Including 6" Lateral and Valve Assembly	7	EA	\$11,000.00	\$77,000.00	\$16,360.00	\$114,520.00
37 Remove and Replace Water Service w/ 1" Meter and Pit Setter (Non-Traffic Rated)	13	EA	\$5,200.00	\$67,600.00	\$4,890.00	\$63,570.00
38 Remove and Replace Water Service w/ 1" Meter and Pit Setter (Traffic Rated)	3	EA	\$6,000.00	\$18,000.00	\$5,350.00	\$16,050.00
39 Remove and Replace Water Service w/ 1-1/2" Meter and Pit Setter	3	EA	\$8,000.00	\$24,000.00	\$8,160.00	\$24,480.00
40 Remove and Replace Water Service w/ 2" Meter and Pit Setter	2	EA	\$13,000.00	\$26,000.00	\$12,850.00	\$25,700.00
41 Cap and Slurry Fill 8" Water Main	1375.00	LF	\$7.00	\$9,625.00	\$11.20	\$15,400.00
42 Cap and Slurry Fill 6" Water Main	1,580	LF	\$7.00	\$11,060.00	\$9.00	\$14,220.00
43 Abandon Water Valves	23	EA	\$300.00	\$6,900.00	\$1,640.00	\$37,720.00
Base Bid Schedule C: Long Street Sewer Main Replacement Items						
44 Remove Existing 8" Sewer Main	135	LF	\$100.00	\$13,500.00	\$215.00	\$29,025.00
45 Remove/Abandon Existing Sewer Manhole	6	EA	\$2,500.00	\$15,000.00	\$4,820.00	\$28,920.00
46 Remove Existing Sewer Clean-out	1	EA	\$500.00	\$500.00	\$365.00	\$365.00
47 Install 8" PVC Sewer Main	790	LF	\$280.00	\$221,200.00	\$425.00	\$335,750.00
48 Install 4" Sewer Clean-out	9	EA	\$700.00	\$6,300.00	\$2,500.00	\$22,500.00
49 Install 4" Sewer Lateral	155	LF	\$200.00	\$31,000.00	\$615.00	\$95,325.00
50 Construct Sewer Manhole	5	EA	\$10,000.00	\$50,000.00	\$16,485.00	\$82,425.00
51 Cap and Slurry 8" Sewer Main	1065	LF	\$8.00	\$8,520.00	\$15.20	\$16,188.00
52 Temporary Bypass Pumping	1	LS	\$20,000.00	\$20,000.00	\$34,710.00	\$34,710.00

	Base Bid Schedule D: Long Street Pavement Reconstruction Construction						
53	Install PCC Median Curb	210	LF	\$35.00	\$7,350.00	\$34.50	\$7,245.00
54	Construct Stamped Concrete Center Islands – Dark Grey Concrete w/ Brick Pattern – Carson City to Provide Stamp to Contractor	885	SF	\$27.00	\$23,895.00	\$18.00	\$15,930.00
55	Construct Plowable Island Curb Nose	2	EA	\$1,800.00	\$3,600.00	\$2,320.00	\$4,640.00
56	Lower and Raise Existing SS/SD Manhole to Finish Grade	4	EA	\$1,000.00	\$4,000.00	\$1,940.00	\$7,760.00
57	2" Mill and Overlay with Fiber Reinforced AC	115.725	SF	\$3.10	\$358,747.50	\$2.60	\$300,885.00
58	Striping/Signage – Two Applications of Type 2 Waterborne Paint Shall be Applied on All Pavement Striping and Markings	1	LS	\$14,000.00	\$14,000.00	\$16,500.00	\$16,500.00
	Base Bid Schedule E: Rand Ave. Stormdrain – E. William Street to SD Inlets North of Long Street						
59	Install 18" RCP Stormdrain Pipe	625	LF	\$165.00	\$103,125.00	\$250.00	\$156,250.00
60	Install 15" RCP Stormdrain Pipe	40	LF	\$165.00	\$6,600.00	\$270.00	\$10,800.00
61	Install 48" Storm drain Manhole	4	EA	\$8,400.00	\$33,600.00	\$14,855.00	\$59,420.00
62	Install 60" Storm drain Manhole	1	EA	\$9,000.00	\$9,000.00	\$16,500.00	\$16,500.00
63	Install Type 4-R Drop Inlet	3	EA	\$3,600.00	\$10,800.00	\$6,260.00	\$18,780.00
64	Install Bollards	4	EA	\$650.00	\$2,600.00	\$850.00	\$3,400.00
	Total Base Bid Price: (Schedule A, B, C, D and E)				\$2,569,000.00	\$3,624,444.00	
	Additive Alternate 1 Bid Items - Schedule F: Long Street Full Depth Pavement Reconstruction						
65	Temporary AC Pavement Patching for Utility Trenching – If selected this item will replace permanent utility trench patching, Item 12 of this bid proposal and Remove Additional Pavement Patching, Item 13.	39,450	SF	\$1.00	\$39,450.00	\$5.00	\$197,250.00
66	Full Depth AC Reconstruction – 4" PG64-28NV Asphalt on 8" Type 2 Aggregate Base - If selected this item will replace 2" Mill and Fill, Item 57 of this bid proposal	115.725	SF	\$5.35	\$619,128.75	\$6.00	\$694,350.00
67	Additional PCC Sidewalk Removal and Replacement – Form Against Wood Fencing as Close as Possible	1,600	SF	\$18.50	\$29,600.00	\$12.75	\$20,400.00
	Total Additive Alternate 1 Bid Price: (Schedule F)				\$688,178.75	\$912,000.00	
	Additive Alternate 2 Bid Items - Schedule G: Rand Avenue Stormdrain – Inlets North of Long to Inlets North of Camille						
68	Additional Traffic Control	1	LS	\$43,865.50	\$43,865.50	\$42,615.00	\$42,615.00
69	Sawcut and Remove Existing AC Pavement for Storm Drain	7,585	SF	\$1.00	\$7,585.00	\$3.00	\$22,755.00
70	Remove PCC Curb and Gutter	27	LF	\$16.00	\$432.00	\$27.00	\$729.00
71	Remove PCC Sidewalk	125	SF	\$7.50	\$937.50	\$4.80	\$600.00
72	Remove PCC Valley Gutter/Spandrel	590	SF	\$7.50	\$4,425.00	\$6.00	\$3,540.00
73	Remove PCC Curb Ramp	110	SF	\$7.50	\$825.00	\$5.40	\$594.00
74	Install 18" RCP Stormdrain Pipe	440	LF	\$165.00	\$72,600.00	\$235.00	\$103,400.00
75	Install 15" RCP Stormdrain Pipe	35	LF	\$165.00	\$5,775.00	\$265.00	\$9,275.00
76	Install 48" Stormdrain Manhole	3	EA	\$8,500.00	\$25,500.00	\$13,600.00	\$40,800.00
77	Install Type 4-R Drop Inlet	2	EA	\$3,500.00	\$7,000.00	\$5,665.00	\$11,330.00
78	Water Main Lowering	3	EA	\$11,000.00	\$33,000.00	\$20,900.00	\$62,700.00
79	Install ARV	3	EA	\$4,000.00	\$12,000.00	\$6,680.00	\$20,040.00
80	Construct Permanent AC Pavement Patch for Storm Drain	7,585	SF	\$11.00	\$83,435.00	\$6.00	\$45,510.00
81	Construct PCC Curb and Gutter	27	LF	\$35.00	\$945.00	\$126.00	\$3,402.00
82	Construct PCC Sidewalk	125	SF	\$11.00	\$1,375.00	\$22.00	\$2,750.00
83	Construct PCC Valley Gutter/Spandrel	590	SF	\$26.00	\$15,340.00	\$29.00	\$17,110.00
84	Construct PCC Curb Ramp	110	SF	\$36.00	\$3,960.00	\$35.00	\$3,850.00
	Total Additive Alternate 2 Bid Price: (Schedule G)				\$319,000.00	\$391,000.00	
	Additive Alternate 3 Bid Items - Schedule H: Camille Drive Stormdrain from Rand to Sunland Drive						
85	Additional Traffic Control	1	LS	\$27,000.00	\$27,000.00	\$25,450.00	\$25,450.00
86	Sawcut and Remove Existing AC Pavement for Storm Drain	3,200	SF	\$1.00	\$3,200.00	\$4.80	\$15,360.00
87	Remove PCC Curb and Gutter	20	LF	\$20.00	\$400.00	\$29.50	\$590.00
88	Remove PCC Sidewalk	75	SF	\$10.00	\$750.00	\$6.00	\$450.00
89	Remove 24" CMP Stormdrain Pipe	65	LF	\$170.00	\$11,050.00	\$215.00	\$13,975.00
90	Install 18" RCP Stormdrain Pipe	415	LF	\$165.00	\$68,475.00	\$240.00	\$99,600.00
91	Install 15" RCP Stormdrain Pipe	65	LF	\$165.00	\$10,725.00	\$260.00	\$16,900.00
92	Remove and Replace Grouted Rock on Sidehill to Match Existing	635	SF	\$10.00	\$6,350.00	\$22.00	\$13,970.00
93	Construct Water Stop Cut-Off Collar	1	LS	\$4,000.00	\$4,000.00	\$3,900.00	\$3,900.00
94	Install 48" Stormdrain Manhole	3	EA	\$8,500.00	\$25,500.00	\$13,800.00	\$41,400.00
95	Construct Permanent AC Pavement Patch for Storm Drain	3,200	SF	\$11.00	\$35,200.00	\$10.50	\$33,600.00
96	Construct PCC Curb and Gutter	20	LF	\$35.00	\$700.00	\$124.00	\$2,480.00
97	Construct PCC Sidewalk	75	SF	\$11.00	\$825.00	\$31.00	\$2,325.00
	Total Additive Alternate 3 Bid Price: (Schedule H)				\$194,175.00	\$270,000.00	

	Total Bid Price (Schedule A)		\$2,569,000.00	\$3,624,444.00
	Alternate 1 - Line #67		\$29,600.00	
	Total Bid Price to be awarded		\$2,598,600.00	
<hr/>				
Total Bid Price written in words? y/n		Y	Y	
Bidder Information provided? y/n		Y	Y	
Sub Contractors listed? y/n or none		Y	Y	
Bidder Pref? y/n		Y	Y	
Bid Document executed? y/n		Y	Y	
Req. Forms? y/n		Y	N	
Carson City will be recommending award of the contract to Aspen Developers, Corp. and is tentatively scheduled for approval and award at the June 3, 2021 Board of Supervisors meeting.				

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

THIS CONTRACT is made and entered into this 3rd day of June 2021, by and between Carson City, a consolidated municipality, a political subdivision of the State of Nevada, hereinafter referred to as "**CITY**", and Aspen Developers, Corp., hereinafter referred to as "**CONTRACTOR**".

WITNESSETH:

WHEREAS, the Purchasing and Contracts Manager for **CITY** is authorized pursuant to Nevada Revised Statutes (hereinafter referred to as "NRS") 338 and Carson City Purchasing Resolution #1990-R71, to approve and accept this Contract as set forth in and by the following provisions; and

WHEREAS, this Contract involves a "public work," which pursuant to NRS 338.010(18) means any project for the new construction, repair or reconstruction of an applicable project financed in whole or in part from public money; and

WHEREAS, CONTRACTOR'S compensation under this agreement (does) (does not X) utilize in whole or in part money derived from one or more federal grant funding source(s); and

WHEREAS, it is deemed necessary that the services of **CONTRACTOR** for **CONTRACT No. 20300326**, titled **Long Street Reconstruction Project** (hereinafter referred to as "Contract") are both necessary and in the best interest of **CITY**; and

NOW, THEREFORE, in consideration of the aforesaid premises, and the following terms, conditions and other valuable consideration, the parties mutually agree as follows:

1. REQUIRED APPROVAL:

This Contract shall not become effective until and unless approved by the Carson City Board of Supervisors.

2. SCOPE OF WORK (Incorporated Contract Documents):

2.1 The parties agree that the Scope of Work will be specifically described and hereinafter referred to as the "WORK." This Contract incorporates the following attachments, and a **CONTRACTOR'S** attachment shall not contradict or supersede any **CITY** specifications and/or terms or conditions without written evidence of mutual assent to such change appearing in this Contract:

2.1.1 **CONTRACTOR** agrees that the Contract Documents for Bid No. 20300326 including, but not limited to, the Notice to Contractors, Table of Contents, Project Coordination, Instructions to Bidders, Contract Award Information, General Conditions, Special Conditions, Technical Specification, Prevailing Wages, Contract Drawings, and Addenda, if any, are intended to be complete and complementary and are intended to describe a complete WORK. These documents are incorporated herein by reference and made a part of this Contract. All of these documents can be reviewed in person at the Public Works Department 3505 Butti Way, Carson City, Nevada, 89701 or on the Carson City Website <https://nevada.ionwave.net/PublicDetail.aspx?bidID=8659&ret=AWAR&pg=0&bidNumber=&title=&type=&org=>.

2.1.2 **CONTRACTOR** additionally agrees **CONTRACTOR'S** Bid Bond, Bid Proposal, Proposal Summary, Executed Contract, Performance Bond, Labor and Material Bond, Certificate of Eligibility, Insurance Certificates, Permits, Notice of Award, Notice to Proceed and Executed Change Orders, hereinafter all referred to as **Exhibit A**, are incorporated herein and made a part of this Contract.

For P&C Use Only

CCBL expires _____

NVCL expires _____

GL expires _____

AL expires _____

WC expires _____

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

3. CONTRACT TERM AND LIQUIDATED DAMAGES:

3.1 **CONTRACTOR** agrees to complete the WORK on or before the date specified in the Notice to Proceed or any executed Change Orders to the entire satisfaction of **CITY** before final payment is made, unless sooner termination by either party as specified in **Section 6** (CONTRACT TERMINATION) and the General Conditions, Section GC 3.18.

3.2 Pursuant to the provisions under Time for Completion and Liquidated Damages in the Contract Documents of said Specifications, **CONTRACTOR** will complete the WORK within the Contract time. Since **CITY** and **CONTRACTOR** agree it is difficult to ascertain the actual amount of damages incurred due to delay of the Project, it is agreed that **CITY** will be paid the liquidated damages as specified in the Contract Special Conditions for each and every calendar day of delay in the completion of the WORK, in addition to any direct charges incurred by **CITY** as a result of delay of the Project, including engineering fees and additional damages due to late construction. **CITY** also reserves the right to deduct any amounts due **CITY** from any monies earned by **CONTRACTOR** under this Contract.

3.3 That in the performance of this Contract, **CONTRACTOR** and any subcontractors, as employers, shall pay 1 ½ times an employee's regular wage rate whenever an employee who received compensation for employment at a rate less than 1 ½ time the minimum wage who works more than forty (40) hours in any scheduled work week, more than eight (8) hours in a day, unless by mutual agreement the employee works a scheduled ten (10) hours per day for four (4) calendar days within a work week. Employers should refer to NRS 608.018, NRS 338.020 and A.O. 2013-04 for further details on overtime requirements.

4. NOTICE:

4.1 Except the bid and award process where notices may be limited to postings by **CITY** on its Bid Opportunities website (www.carson.org), all notices or other communications required or permitted to be given under this Contract shall be in writing and shall be deemed to have been duly given if delivered personally in hand, by e-mail, by regular mail, by telephonic facsimile with simultaneous regular mail, or by certified mail, return receipt requested, postage prepaid on the date posted, and addressed to the other party at the address specified below.

4.2 Notice to **CONTRACTOR** shall be addressed to:

Eric Luster, President
Aspen Developers, Corp.
2340 E. 5th Street
Reno, NV 89512
775-786-3310
eric@aspendevs.com

4.3 Notice to **CITY** shall be addressed to:

Carson City Purchasing and Contracts Department
Carol Akers, Purchasing and Contracts Administrator
201 North Carson Street, Suite 2
Carson City, NV 89701
775-283-7362 / FAX 775-887-2286
CAkers@carson.org

5. COMPENSATION:

5.1 The parties agree that **CONTRACTOR** will perform the WORK making up the Total Base Bid (Items 1-64 from pages BP-2 to BP-4 in Exhibit A), plus Item 67 from the Additive Alternative 1 on page

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

BP-4 of Exhibit A, for the Contract Amount of Two Million Five Hundred Ninety Eight Thousand Six Hundred Dollars and 00/100 (\$2,598,600.00).

5.2 **CITY** will pay **CONTRACTOR** progress payments and the final payment computed from the actual quantities of WORK performed and accepted and the materials furnished at the Unit and Lump Sum prices shown on **CONTRACTOR'S** Bid Proposal and any executed Change Orders.

5.3 Contract Amount represents full and adequate compensation for the complete WORK, and includes the furnishing of all materials, all labor, equipment, tools, transportation, services, appliances, and all expenses, direct or indirect connected with the proper execution of the WORK.

5.4 **CITY** does not agree to reimburse **CONTRACTOR** for expenses unless otherwise specified.

6. **CONTRACT TERMINATION:**

6.1 Termination Without Cause:

6.1.1 Any discretionary or vested right of renewal notwithstanding, this Contract may be terminated upon written notice by mutual consent of both parties or unilaterally by either party without cause.

6.1.2 **CITY** reserves the right to terminate this Contract for convenience whenever it considers termination, in its sole and unfettered discretion, to be in the public interest. In the event that the Contract is terminated in this manner, payment will be made for WORK actually completed. If termination occurs under this provision, in no event shall **CONTRACTOR** be entitled to anticipated profits on items of WORK not performed as of the effective date of the termination or compensation for any other item, including but not limited to, unabsorbed overhead. **CONTRACTOR** shall require that all subcontracts which it enters related to this Contract likewise contain a termination for convenience clause which precludes the ability of any subcontractor to make claims against **CONTRACTOR** for damages due to breach of contract, lost profit on items of WORK not performed, or unabsorbed overhead, in the event of a convenience termination.

6.2 Termination for Nonappropriation:

6.2.1 All payments and WORK provided under this Contract are contingent upon the availability of the necessary public funding, which may include various internal and external sources. In the event that Carson City does not acquire and appropriate the funding necessary to perform in accordance with the terms of the Contract, the Contract shall automatically terminate upon **CITY'S** notice to **CONTRACTOR** of such nonappropriation, and no claim or cause of action may be based upon any such nonappropriation.

6.3 Cause Termination for Default or Breach:

6.3.1 A default or breach may be declared with or without termination.

6.3.2 This Contract may be terminated by either party upon written notice of default or breach to the other party as follows:

6.3.2.1 If **CONTRACTOR** fails to provide or satisfactorily perform any of the conditions, WORK, deliverables, goods, or any services called for by this Contract within the time requirements specified in this Contract or within any granted extension of those time requirements; or

6.3.2.2 If any state, county, city or federal license, authorization, waiver, permit, qualification or certification required by statute, ordinance, law, or regulation to be held by **CONTRACTOR** to provide the goods or WORK or any services required by this Contract

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

is for any reason denied, revoked, debarred, excluded, terminated, suspended, lapsed, or not renewed; or

6.3.2.3 If **CONTRACTOR** becomes insolvent, subject to receivership, or becomes voluntarily or involuntarily subject to the jurisdiction of the bankruptcy court; or

6.3.2.4 If **CITY** materially breaches any material duty under this Contract and any such breach impairs **CONTRACTOR'S** ability to perform; or

6.3.2.5 If it is found by **CITY** that any quid pro quo or gratuities in the form of money, services, entertainment, gifts, or otherwise were offered or given by **CONTRACTOR**, or any agent or representative of **CONTRACTOR**, to any officer or employee of **CITY** with a view toward securing a contract or securing favorable treatment with respect to awarding, extending, amending, or making any determination with respect to the performing of such contract; or

6.3.2.6 If it is found by **CITY** that **CONTRACTOR** has failed to disclose any material conflict of interest relative to the performance of this Contract.

6.3.2.7 **CITY** may terminate this Contract if **CONTRACTOR**:

6.3.2.7.1 Fails to maintain bonding, Nevada State Contractors' Board License, State Industrial Insurance requirements or insurance policies for limits as defined in this Contract; or

6.3.2.7.2 Persistently or materially refuses or fails to supply properly skilled workers or proper materials; or

6.3.2.7.3 Fails to make payment to subcontractors for materials or labor in accordance with the respective agreements between **CONTRACTOR** and the subcontractors; or

6.3.2.7.4 Disregards laws, ordinances, or rules, regulations or order of a public authority having jurisdiction; or

6.3.2.7.5 Otherwise makes a material breach of a provision of this Contract; or

6.3.2.7.6 **CONTRACTOR** fails to maintain safe working conditions.

6.3.3 When any of the **Subsection 6.3.2.7.1 through 6.3.2.7.6, inclusive**, cause reasons exist, and without prejudice to any other rights or remedies of **CITY**, **CITY** may terminate this Contract at any time after giving **CONTRACTOR** and **CONTRACTOR'S** Surety seven (7) calendar days written notice of default or breach and intent to terminate and **CONTRACTOR'S** subsequent failure to timely correct as provided below, and subject to any prior rights of the Surety, **CITY** may:

6.3.3.1 Take possession of the site and of all materials, equipment, tools and construction equipment and machinery thereon owned by **CONTRACTOR**;

6.3.3.2 Accept assignment of subcontractors pursuant to this Contract (Contingent Assignment of Subcontracts to Carson City if this Contract is terminated); and

6.3.3.3 Finish the WORK by whatever reasonable method **CITY** may deem expedient.

6.3.4 If **CITY** terminates this Contract for any of the cause reasons stated in **Section 6.3**:

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

6.3.4.1 **CONTRACTOR** shall not be entitled to receive further payment until the WORK is finished.

6.3.4.2 If the unpaid balance of the Contract Amount exceeds the cost of finishing the WORK including expenses made necessary thereby, such excess shall be paid to **CONTRACTOR**. If the costs of finishing the WORK exceed the unpaid balance, **CONTRACTOR** shall pay the difference to **CITY**. The amount to be paid to **CONTRACTOR** or **CITY**, as the case may be, shall survive termination of this Contract.

6.3.4.3 In the event of such cause termination, all monies due **CONTRACTOR** or retained under the terms of this Contract shall be held by **CITY**, however, such holdings will not release **CONTRACTOR** or its Sureties from liability for failure to fulfill this Contract. Any excess cost over and above the Contract Amount incurred by **CITY** arising from the termination of the operations of this Contract and the completion of the WORK by **CITY** as provided above shall be paid for by any available funds held by **CITY**. **CONTRACTOR** will be so credited with any surplus remaining after all just claims for such completion have been paid.

6.4 If at any time before completion of the WORK under this Contract, the WORK shall be stopped by an injunction of a court of competent jurisdiction or by order of any competent government authority, **CITY** may give immediate notice to **CONTRACTOR** to discontinue the WORK and terminate this Contract. **CONTRACTOR** shall discontinue the WORK in such manner, sequence, and at such times as **CITY** may direct. **CONTRACTOR** shall have no claim for damages for such discontinuance or termination, nor any claim for anticipated profits on the WORK thus dispensed with, nor for any claim for penalty, nor for any other claim such as unabsorbed overhead, except for the WORK actually performed up to the time of discontinuance, including any extra WORK ordered by **CITY** to be done.

6.5 Time to Correct (Declared Default or Breach):

6.5.1 Termination upon a declared default or breach may be exercised only after providing 7 (seven) calendar days written notice of default or breach, and the subsequent failure of the defaulting or breaching party, within five (5) calendar days of providing that default or breach notice, to provide evidence satisfactory to the aggrieved party demonstrating that the declared default or breach has been corrected. Time to correct shall run concurrently with any notice of default or breach and such time to correct is not subject to any stay with respect to the nonexistence of any Notice of Termination. Untimely correction shall not void the right to termination otherwise properly noticed unless waiver of the noticed default or breach is expressly provided in writing by the aggrieved party. There shall be no time to correct with respect to any notice of termination without cause, termination for nonappropriation or termination due to court injunction or order of a competent government authority.

6.6 Winding Up Affairs Upon Termination:

6.6.1 In the event of termination of this Contract for any reason, the parties agree that the provisions of this Subsection 6.6 survive termination:

6.6.1.1 The parties shall account for and properly present to each other all claims for fees and expenses and pay those which are undisputed and otherwise not subject to set off under this Contract. Neither party may withhold performance of winding up provisions solely based on nonpayment of fees or expenses accrued up to the time of termination; and

6.6.1.2 **CONTRACTOR** shall satisfactorily complete WORK in progress at the agreed rate (or a pro rata basis if necessary) if so requested by **CITY**; and

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

6.6.1.3 **CONTRACTOR** shall execute any documents and take any actions necessary to effectuate an assignment of this Contract if so requested by **CITY**; and

6.6.1.4 **CONTRACTOR** shall preserve, protect, and promptly deliver into **CITY** possession all proprietary information in accordance with **Section 21**.

6.7 Notice of Termination:

6.7.1 Unless otherwise specified in this Contract, termination shall not be effective until seven (7) calendar days after a party has provided written notice of default or breach, or notice of without cause termination. Notice of Termination may be given at the time of notice of default or breach, or notice of without cause termination. Notice of Termination may be provided separately at any time after the running of the 7-day notice period, and such termination shall be effective on the date the Notice of Termination is provided to the party unless a specific effective date is otherwise set forth therein. Any delay in providing a Notice of Termination after the 7-day notice period has run without a timely correction by the defaulting or breaching party shall not constitute any waiver of the right to terminate under the existing notice(s).

7. DAVIS-BACON & RELATED ACTS 29 CFR PARTS 1,3,5,6,&7 AND NRS 338.070(5):

7.1 **CONTRACTOR** shall comply with Davis-Bacon Act and NRS 338.070(5). **CONTRACTOR** and each covered contractor or subcontractor must provide a weekly statement of wages paid to each of its employees engaged in covered WORK. The statement shall be executed by **CONTRACTOR** or subcontractor or by an authorized officer or employee of **CONTRACTOR** or subcontractor who supervised the payment of wages and shall be on the "Statement of Compliance" form. **CONTRACTOR** shall submit a Statement of Compliance that is prescribed by the Nevada Labor Commissioner or contains identical wording. Per NRS 338.070(6) the records maintained pursuant to subsection 5 must be open at all reasonable hours to the inspection of the public body (the **CITY'S** representative) awarding the contract. The **CONTRACTOR** engaged on the public work or subcontractor engaged on the public work shall ensure that a copy of each record for each calendar month is received by the public body awarding the contract (the **City**) **no later than 15 days after the end of the month**.

7.2 In the event federal funds are used for payment of all or part of this Contract, **CONTRACTOR** shall submit a Statement of Compliance form WH347 or a form with identical wording and a Statement of Compliance prescribed by the Nevada Labor Commissioner **within 7 days after the regular pay date for the pay period**. The original Statements shall be delivered to Carson City Public Works, 3505 Butti Way, Carson City, Nevada 89703, attention Davis-Bacon/Federal Funding Compliance.

7.3 CERTIFIED PAYROLLS FOR DAVIS-BACON AND PREVAILING WAGE PROJECTS:

7.3.1 The higher of the Federal or local prevailing wage rates for **CITY**, as established by the Nevada Labor Commission and the Davis-Bacon Act, shall be paid for all classifications of labor on this project WORK. Should a classification be missing from the Davis-Bacon rates the **CONTRACTOR** shall complete a request of authorization for additional classification or rate form SF1444 in its entirety and submit it to the **CITY** for approval and submission to the U.S. Department of Labor. Also, in accordance with NRS 338, the hourly and daily wage rates for the State and Davis-Bacon must be posted at the work site by **CONTRACTOR**. **CONTRACTOR** shall ensure that a copy of **CONTRACTOR'S** and subcontractor's certified payrolls for each calendar week are received by **CITY**.

7.3.2 Per NRS 338.070(5) a **CONTRACTOR** engaged on a public work and each subcontractor engaged on the public work shall keep or cause to be kept:

(a) An accurate record showing, for each worker employed by the contractor or subcontractor in connection with the public work:

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

- (1) The name of the worker;
- (2) The occupation of the worker;
- (3) The gender of the worker, if the worker voluntarily agreed to specify that information pursuant to subsection 4, or an entry indicating that the worker declined to specify such information;
- (4) The ethnicity of the worker, if the worker voluntarily agreed to specify that information pursuant to subsection 4, or an entry indicating that the worker declined to specify such information;
- (5) If the worker has a driver's license or identification card, an indication of the state or other jurisdiction that issued the license or card; and
- (6) The actual per diem, wages and benefits paid to the worker; and

(b) An additional accurate record showing, for each worker employed by the contractor or subcontractor in connection with the public work who has a driver's license or identification card:

- (1) The name of the worker;
- (2) The driver's license number or identification card number of the worker; and
- (3) The state or other jurisdiction that issued the license or card.

7.3.3 The original payroll records shall be certified and shall be submitted weekly to Carson City Public Works, 3505 Butti Way, Carson City, Nevada 89703, attention Davis-Bacon/Federal Funding Compliance. Submission of such certified payrolls shall be a condition precedent for processing the monthly progress payment. **CONTRACTOR**, as General Contractor, shall collect the wage reports from the subcontractors and ensure the receipt of a certified copy of each weekly payroll for submission to **CITY** as one complete package.

7.3.4 Pursuant to NRS 338.060 and 338.070, **CONTRACTOR** hereby agrees to forfeit, as a penalty to **CITY**, not less than Twenty Dollars (\$20) nor more than Fifty Dollars (\$50) for each calendar day or portion thereof that each worker employed on the Contract is paid less than the designated rate for any WORK done under the Contract, by **CONTRACTOR** or any subcontractor under him/her, or is not reported to **CITY** as required by NRS 338.070.

8. FAIR EMPLOYMENT PRACTICES:

8.1 Pursuant to NRS 338.125, Fair Employment Practices, the following provisions must be included in any contract between **CONTRACTOR** and a public body such as **CITY**:

8.1.1 *In connection with the performance of work under this Contract, **CONTRACTOR** agrees not to discriminate against any employee or applicant for employment because of race, creed, color, national origin, sex, sexual orientation, gender identity, or age, including, without limitation, with regard to employment, upgrading, demotion or transfer, recruitment or recruitment advertising, layoff or termination, rates of pay or other forms of compensation, and selection for training, including without limitation, apprenticeship.*

8.1.2 **CONTRACTOR** further agrees to insert this provision in all subcontracts hereunder, except subcontracts for standard commercial supplies or raw materials.

8.2 If the **CITY** was required by NRS 332.039(1) to advertise or request a proposal for this Agreement, by signing this Agreement, the **CONTRACTOR** provides a written certification that the

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

CONTRACTOR is not currently engaged in, and during the Term shall not engage in, a Boycott of Israel. The term "Boycott of Israel" has the meaning ascribed to that term in Section 3 of Nevada Senate Bill 26 (2017). The CONTRACTOR shall be responsible for fines, penalties, and payment of any State of Nevada or federal funds that may arise (including those that the CITY pays, becomes liable to pay, or becomes liable to repay) as a direct result of the CONTRACTOR's non-compliance with this Section.

9. PREFERENTIAL EMPLOYMENT:

9.1 Unless, and except if, this Contract is funded in whole or in part by federal grant funding (see 40 C.F.R. § 31.36(c) *Competition*), pursuant to NRS 338.130, in all cases where persons are employed in the construction of public works, preference must be given, the qualifications of the applicants being equal: (1) First: To persons who have been honorably discharged from the Army, Navy, Air Force, Marine Corps or Coast Guard of the United States, a reserve component thereof or the National Guard; and are citizens of the State of Nevada. (2) Second: To other citizens of the State of Nevada.

9.2 Unless, and except if, this Contract is funded in whole or in part by federal grant funding (see 40 CFR § 31.36(c) *Competition*), in connection with the performance of WORK under this Contract, **CONTRACTOR** agrees to comply with the provisions of NRS 338.130 requiring certain preferences to be given to which persons are employed in the construction of a public work. If **CONTRACTOR** fails to comply with the provisions of NRS 338.130, pursuant to the terms of NRS 338.130(3), this Contract is void, and any failure or refusal to comply with any of the provisions of this section renders this Contract void.

10. REMEDIES:

Except as otherwise provided for by law or this Contract, the rights and remedies of the parties shall not be exclusive and are in addition to any other rights and remedies provided by law or equity, including, without limitation, actual damages, and to a prevailing party reasonable attorney's fees and costs. The parties agree that, in the event a lawsuit is filed and a party is awarded attorney's fees by the court, for any reason, the amount of recoverable attorney's fees shall not exceed the rate of \$125 per hour. **CITY** may set off consideration against any unpaid obligation of **CONTRACTOR** to **CITY**.

11. LIMITED LIABILITY:

CITY will not waive and intends to assert available NRS Chapter 41 liability limitations in all cases. Contract liability of both parties shall not be subject to punitive damages. Liquidated damages shall not apply unless otherwise expressly provided for elsewhere in this Contract. Damages for any **CITY** breach shall never exceed the amount of funds appropriated for payment under this Contract, but not yet paid to **CONTRACTOR**, for the fiscal year budget in existence at the time of the breach. **CONTRACTOR'S** tort liability shall not be limited.

12. FORCE MAJEURE:

Neither party shall be deemed to be in violation of this Contract if it is prevented from performing any of its obligations hereunder due to strikes, failure of public transportation, civil or military authority, act of public enemy, accidents, fires, explosions, or acts of God, including, without limitation, earthquakes, floods, winds, or storms. In such an event the intervening cause must not be through the fault of the party asserting such an excuse, and the excused party is obligated to promptly perform in accordance with the terms of this Contract after the intervening cause ceases.

13. INDEMNIFICATION:

13.1 To the extent permitted by law, including, but not limited to, the provisions of NRS Chapter 41, each party shall indemnify, hold harmless and defend, not excluding the other's right to participate, the other party from and against all liability, claims, actions, damages, losses, and expenses, including but not limited to reasonable attorney's fees and costs, arising out of any alleged negligent or willful acts or omissions of the indemnifying party, its officers, employees and agents. Such obligation shall not be construed to negate, abridge, or otherwise reduce any other right or obligation of the indemnity which would otherwise exist as to any party or person described in this Section.

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

13.2 Except as otherwise provided in **Subsection 13.4** below, the indemnifying party shall not be obligated to provide a legal defense to the indemnified party, nor reimburse the indemnified party for the same, for any period occurring before the indemnified party provides written notice of the pending claim(s) or cause(s) of action to the indemnifying party, along with:

- 13.2.1 a written request for a legal defense for such pending claim(s) or cause(s) of action; and
- 13.2.2 a detailed explanation of the basis upon which the indemnified party believes that the claim or cause of action asserted against the indemnified party implicates the culpable conduct of the indemnifying party, its officers, employees, and/or agents.

13.3 After the indemnifying party has begun to provide a legal defense for the indemnified party, the indemnifying party shall not be obligated to fund or reimburse any fees or costs provided by any additional counsel for the indemnified party, including counsel through which the indemnified party might voluntarily choose to participate in its defense of the same matter.

13.4 After the indemnifying party has begun to provide a legal defense for the indemnified party, the indemnifying party shall be obligated to reimburse the reasonable attorney's fees and costs incurred by the indemnified party during the initial thirty (30) day period of the claim or cause of action, if any, incurred by separate counsel.

14. INDEPENDENT CONTRACTOR:

14.1 **CONTRACTOR**, as an independent contractor, is a natural person, firm or corporation who agrees to perform WORK for a fixed price according to his or its own methods and without subjection to the supervision or control of the **CITY**, except as to the results of the WORK, and not as to the means by which the WORK are accomplished.

14.2 It is mutually agreed that **CONTRACTOR** is associated with **CITY** only for the purposes and to the extent specified in this Contract, and in respect to performance of the contracted WORK pursuant to this Contract. **CONTRACTOR** is and shall be an independent contractor and, subject only to the terms of this Contract, shall have the sole right to supervise, manage, operate, control, and direct performance of the details incident to its duties under this Contract.

14.3 Nothing contained in this Contract shall be deemed or construed to create a partnership or joint venture, to create relationships of an employer-employee or principal-agent, or to otherwise create any liability for **CITY** whatsoever with respect to the indebtedness, liabilities, and obligations of **CONTRACTOR** or any other party.

14.4 **CONTRACTOR**, in addition to **Section 13** (INDEMNIFICATION), shall indemnify and hold **CITY** harmless from, and defend **CITY** against, any and all losses, damages, claims, costs, penalties, liabilities, expenses arising out of or incurred in any way because of, but not limited to, **CONTRACTOR'S** obligations or legal duties regarding any taxes, fees, assessments, benefits, entitlements, notice of benefits, employee's eligibility to work, to any third party, subcontractor, employee, state, local or federal governmental entity.

14.5 Neither **CONTRACTOR** nor its employees, agents, or representatives shall be considered employees, agents, or representatives of **CITY**.

15. INSURANCE REQUIREMENTS (GENERAL):

15.1 **NOTICE: The following general insurance requirements shall apply unless these general requirements are altered by the specific requirements set forth in CITY'S solicitation for bid document, the adopted bid or other document incorporated into this Contract by the parties. These general insurance requirements do not include terms related to bond(s) required for this Contract, which are set forth in the CITY'S solicitation and below in this Contract following the execution pages.**

15.2 **CONTRACTOR**, as an independent contractor and not an employee of **CITY**, must carry policies of insurance in amounts specified and pay all taxes and fees incident hereunto. **CITY** shall have no liability except as specifically provided in this Contract.

15.3 **CONTRACTOR** shall not commence work before: (1) **CONTRACTOR** has provided the required

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

evidence of insurance to **CITY** Purchasing and Contracts, and (2) **CITY** has approved the insurance policies provided by **CONTRACTOR**.

15.4 Prior approval of the insurance policies by **CITY** shall be a condition precedent to any payment of consideration under this Contract and **CITY'S** approval of any changes to insurance coverage during the course of performance shall constitute an ongoing condition subsequent this Contract. Any failure of **CITY** to timely approve shall not constitute a waiver of the condition.

15.5 *Insurance Coverage (15.6 through 15.23):*

15.6 **CONTRACTOR** shall, at **CONTRACTOR'S** sole expense, procure, maintain and keep in force for the duration of this Contract the following insurance conforming to the minimum requirements specified below. Unless specifically specified herein or otherwise agreed to by **CITY**, the required insurance shall be in effect prior to the commencement of work by **CONTRACTOR** and shall continue in force as appropriate until the later of:

15.6.1 Final acceptance by **CITY** of the completion of this Contract; or

15.6.2 Such time as the insurance is no longer required by **CITY** under the terms of this Contract.

15.6.3 Any insurance or self-insurance available to **CITY** under its coverage(s) shall be in excess of and non-contributing with any insurance required from **CONTRACTOR**.

CONTRACTOR'S insurance policies shall apply on a primary basis. Until such time as the insurance is no longer required by **CITY**, **CONTRACTOR** shall provide **CITY** with renewal or replacement evidence of insurance no less than thirty (30) calendar days before the expiration or replacement of the required insurance. If at any time during the period when insurance is required by this Contract, an insurer or surety shall fail to comply with the requirements of this Contract, as soon as **CONTRACTOR** has knowledge of any such failure, **CONTRACTOR** shall immediately notify **CITY** and immediately replace such insurance or bond with an insurer meeting the requirements.

15.7 *General Insurance Requirements (15.8 through 15.23):*

15.8 **Certificate Holder:** Each certificate shall list Carson City c/o Carson City Purchasing and Contracts, 201 N. Carson Street, Suite 2, Carson City, NV 89701 as a certificate holder.

15.9 **Additional Insured:** By endorsement to the general liability insurance policy evidenced by **CONTRACTOR**, The City and County of Carson City, Nevada, its officers, employees and immune contractors shall be named as additional insureds for all liability arising from this Contract.

15.10 **Waiver of Subrogation:** Each liability insurance policy, except for professional liability, shall provide for a waiver of subrogation in favor of the City.

15.11 **Cross-Liability:** All required liability policies shall provide cross-liability coverage as would be achieved under the standard ISO separation of insureds clause.

15.12 **Deductibles and Self-Insured Retentions:** Insurance maintained by **CONTRACTOR** shall apply on a first dollar basis without application of a deductible or self-insured retention unless otherwise specifically agreed to by **CITY**. Such approval shall not relieve **CONTRACTOR** from the obligation to pay any deductible or self-insured retention. Any deductible or self-insured retention shall not exceed \$5,000.00 per occurrence, unless otherwise approved by **CITY**.

15.13 **Policy Cancellation:** Except for ten (10) calendar days notice for non-payment of premium, **CONTRACTOR** or its insurers must provide thirty (30) calendar days prior written notice to Carson City Purchasing and Contracts if any policy will be canceled, non-renewed or if required coverage and /or limits reduced or materially altered, and shall provide that notices required by this paragraph shall be sent by mail to Carson City Purchasing and Contracts, 201 N. Carson Street, Suite 2, Carson City, NV 89701. When available, each insurance policy shall be endorsed to provide thirty (30) days' notice of cancellation, except for ten (10) days' notice for non-payment of premium, to City.

15.14 **Approved Insurer:** Each insurance policy shall be issued by insurance companies authorized to do business in the State of Nevada or eligible surplus lines insurers under federal and Nevada law and

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

having agents in Nevada upon whom service of process may be made, and currently rated by A.M. Best as "A-VII" or better.

15.15 **Evidence of Insurance:** Prior to commencement of work, **CONTRACTOR** must provide the following documents to Carson City Purchasing and Contracts, 201 North Carson Street, Suite 2, Carson City, NV 89701:

15.16 **Certificate of Insurance:** Contractor shall furnish City with a certificate(s) of insurance, executed by a duly authorized representative of each insurer, showing compliance with the insurance requirements set forth herein. The Acord 25 Certificate of Insurance form or a form substantially similar must be submitted to Carson City Purchasing and Contracts to evidence the insurance policies and coverages required of **CONTRACTOR**.

15.17 **Additional Insured Endorsement:** An Additional Insured Endorsement (CG20 10 or C20 26), signed by an authorized insurance company representative, must be submitted to Carson City Purchasing and Contracts to evidence the endorsement of **CITY** as an additional insured per Subsection 15.9 (Additional Insured).

15.18 **Schedule of Underlying Insurance Policies:** If Umbrella or Excess policy is evidenced to comply with minimum limits, a copy of the Underlying Schedule from the Umbrella or Excess insurance policy may be required.

15.19 **Review and Approval:** Documents specified above must be submitted for review and approval by **CITY** Purchasing and Contracts prior to the commencement of work by **CONTRACTOR**. Neither approval by **CITY** nor failure to disapprove the insurance furnished by **CONTRACTOR** shall relieve **CONTRACTOR** of **CONTRACTOR'S** full responsibility to provide the insurance required by this Contract. Compliance with the insurance requirements of this Contract shall not limit the liability of **CONTRACTOR** or its sub-contractors, employees or agents to **CITY** or others, and shall be in addition to and not in lieu of any other remedy available to **CITY** under this Contract or otherwise. **CITY** reserves the right to request and review a copy of any required insurance policy or endorsement to assure compliance with these requirements.

15.20 COMMERCIAL GENERAL LIABILITY INSURANCE:

Contractor shall maintain commercial general liability (CGL) and, if necessary, commercial umbrella insurance with a limit of not less than \$1,000,000 each occurrence.

- 15.20.1 *Minimum Limits required:*
- 15.20.2 Two Million Dollars (\$2,000,000.00) - General Aggregate.
- 15.20.3 Two Million Dollars (\$2,000,000.00) - Products & Completed Operations. Aggregate
- 15.20.4 One Million Dollars (\$1,000,000.00) - Each Occurrence.
- 15.20.5 CGL insurance shall be written on ISO occurrence form CG 00 01 04 13 (or a substitute form providing equivalent coverage) and shall cover liability arising from premises, operations, products-completed operations, personal and advertising injury, and liability assumed under an insured contract [(including the tort liability of another assumed in a business contract)].
- 15.20.6 City and County of Carson City, Nevada, its officers, employees and immune contractors shall be included as an insured under the CGL, using ISO additional insured endorsement CG 20 10 or CG 20 26, or a substitute providing equivalent coverage, and under the commercial umbrella, if any.
- 15.20.7 This insurance shall apply as primary insurance with respect to any other insurance or self-insurance programs afforded to City. There shall be no endorsement or modification of the CGL to make it excess over other available insurance; alternatively, if the CGL states that it is excess or pro rata, the policy shall be endorsed to be primary with respect to the additional insured.

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

15.20.8 There shall be no endorsement or modification of the CGL limiting the scope of coverage for liability assumed under a contract.

15.20.9 Contractor waives all rights against City and its agents, officers, directors and employees for recovery of damages to the extent these damages are covered by the commercial general liability or commercial umbrella liability insurance maintained pursuant to this Contract. Insurer shall endorse CGL policy as required to waive subrogation against City with respect to any loss paid under the policy

15.21 BUSINESS AUTOMOBILE LIABILITY INSURANCE:

15.21.1 *Minimum Limit required:*

15.21.2 Contractor shall maintain automobile liability and, if necessary, commercial umbrella liability insurance with a limit of not less than \$1,000,000 each accident for bodily injury and property damage.

15.21.3 Such insurance shall cover liability arising out of owned, hired, and non-owned autos (as applicable). Coverage as required above shall be written on ISO form CA 00 01, CA 00 05, CA 00 25, or a substitute form providing equivalent liability coverage.

15.21.4 Contractor waives all rights against City and its agents, officers, directors and employees for recovery of damages to the extent these damages are covered by the automobile liability or other liability insurance obtained by Contractor pursuant this Contract.

15.22 PROFESSIONAL LIABILITY INSURANCE (Architects, Engineers and Land Surveyors)

15.22.1 *Minimum Limit required:*

15.22.2 CONTRACTOR shall maintain professional liability insurance applying to all activities performed under this Contract with limits not less than One Million Dollars (\$1,000,000.00) and Two Million Dollars (\$2,000,000) in the aggregate.

15.22.3 Retroactive date: Prior to commencement of the performance of this Contract.

15.22.4 CONTRACTOR will maintain professional liability insurance during the term of this Contract and for a period of three (3) years after termination of this Contract unless waived by the City. In the event of non-renewal or other lapse in coverage during the term of this Contract or the three (3) year period described above, CONTRACTOR shall purchase Extended Reporting Period coverage for claims arising out of CONTRACTOR's negligence acts, errors and omissions committed during the term of the Professional Liability Policy. The Extended Reporting Period shall continue through a minimum of three (3) years after termination date of this Contract.

15.22.5 A certified copy of this policy may be required.

15.23 WORKERS' COMPENSATION AND EMPLOYER'S LIABILITY INSURANCE:

15.23.1 **CONTRACTOR** shall provide workers' compensation insurance as required by NRS Chapters 616A through 616D inclusive and Employer's Liability insurance with a minimum limit not less than \$1,000,000 each accident for bodily injury by accident or \$1,000,000 each employee for bodily injury by disease

15.23.2 **CONTRACTOR** may, in lieu of furnishing a certificate of an insurer, provide an affidavit indicating that **CONTRACTOR** is a sole proprietor; that **CONTRACTOR** will not use the services of any employees in the performance of this Contract; that **CONTRACTOR** has elected to not be included in the terms, conditions, and provisions of NRS Chapters 616A-616D, inclusive; and that **CONTRACTOR** is otherwise in compliance with the terms, conditions, and provisions of NRS Chapters 616A-616D, inclusive.

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

15.23.3 **CONTRACTOR** waives all rights against City and its agents, officers, directors, and employees for recovery of damages to the extent these damages are covered by the workers' compensation and employer's liability or commercial umbrella liability insurance obtained by Contractor pursuant to this Contract. Contractor shall obtain an endorsement equivalent to WC 00 03 13 to affect this waiver.

16. BUSINESS LICENSE:

16.1 **CONTRACTOR** shall not commence work before **CONTRACTOR** has provided a copy of his Carson City business license to Carson City Purchasing and Contracts.

16.2 The Carson City business license shall continue in force until the later of: (1) final acceptance by **CITY** of the completion of this Contract; or (2) such time as the Carson City business license is no longer required by **CITY** under the terms of this Contract.

17. COMPLIANCE WITH LEGAL OBLIGATIONS:

CONTRACTOR shall procure and maintain for the duration of this Contract any state, county, city, or federal license, authorization, waiver, permit, qualification or certification required by statute, ordinance, law, or regulation to be held by **CONTRACTOR** to provide the goods or WORK or any services of this Contract. **CONTRACTOR** will be responsible to pay all government obligations, including, but not limited to, all taxes, assessments, fees, fines, judgments, premiums, permits, and licenses required or imposed by law or a court. Real property and personal property taxes are the responsibility of **CONTRACTOR** in accordance with NRS Chapter 361 generally and NRS 361.157 and 361.159, specifically regarding for profit activity. **CONTRACTOR** agrees to be responsible for payment of any such government obligations not paid by its subcontractors during performance of this Contract. **CITY** may set-off against consideration due any delinquent government obligation.

18. WAIVER OF BREACH:

Failure to declare a breach or the actual waiver of any particular breach of this Contract or its material or nonmaterial terms by either party shall not operate as a waiver by such party of any of its rights or remedies as to any other breach.

19. SEVERABILITY:

If any provision contained in this Contract is held to be unenforceable by a court of law or equity, this Contract shall be construed as if such provision did not exist and the nonenforceability of such provision shall not be held to render any other provision or provisions of this Contract unenforceable.

20. ASSIGNMENT / DELEGATION:

To the extent that any assignment of any right under this Contract changes the duty of either party, increases the burden or risk involved, impairs the chances of obtaining the performance of this Contract, attempts to operate as a novation, or includes a waiver or abrogation of any defense to payment by **CITY**, such offending portion of the assignment shall be void, and shall be a breach of this Contract. **CONTRACTOR** shall neither assign, transfer nor delegate any rights, obligations or duties under this Contract without the prior written approval of **CITY**. The parties do not intend to benefit any third party beneficiary regarding their respective performance under this Contract.

21. CITY OWNERSHIP OF PROPRIETARY INFORMATION:

21.1 Any files, reports, histories, studies, tests, manuals, instructions, photographs, negatives, blue prints, plans, maps, data, system designs, computer programs, computer codes, and computer records (which are intended to be consideration under this Contract), or any other documents or drawings, prepared or in the course of preparation by **CONTRACTOR** (or its subcontractors) in performance of its obligations under this Contract shall be the exclusive property of **CITY** and all such materials shall be delivered into **CITY** possession by **CONTRACTOR** upon completion, termination, or cancellation of this Contract. **CONTRACTOR** shall not use, willingly allow, or cause to have such materials used for any purpose other than performance of **CONTRACTOR'S** obligations under this Contract without the prior written consent of **CITY**. Notwithstanding the foregoing, **CITY** shall have no proprietary interest in any materials licensed for use by **CITY** that are subject to patent, trademark or copyright protection.

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

21.2 **CITY** shall be permitted to retain copies, including reproducible copies, of **CONTRACTOR'S** drawings, specifications, and other documents for information and reference in connection with this Contract.

21.3 **CONTRACTOR'S** drawings, specifications and other documents shall not be used by **CITY** or others without expressed permission of **CONTRACTOR**.

22. PUBLIC RECORDS:

Pursuant to NRS 239.010, information or documents received from **CONTRACTOR** may be open to public inspection and copying. **CITY** will have the duty to disclose unless a particular record is made confidential by law or a common law balancing of interests. **CONTRACTOR** may clearly label specific parts of an individual document as a "trade secret" or "confidential" in accordance with NRS 332.061, provided that **CONTRACTOR** thereby agrees to indemnify and defend **CITY** for honoring such a designation. The failure to so label any document that is released by **CITY** shall constitute a complete waiver of any and all claims for damages caused by any release of the records.

23. CONFIDENTIALITY:

CONTRACTOR shall keep confidential all information, in whatever form, produced, prepared, observed or received by **CONTRACTOR** to the extent that such information is confidential by law or otherwise required by this Contract.

24. FEDERAL FUNDING:

24.1 *In the event federal grant funds are used for payment of all or part of this Contract:*

24.1.1 **CONTRACTOR** certifies, by signing this Contract, that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency. This certification is made pursuant to the regulations implementing Executive Order 12549, Debarment and Suspension, 28 C.F.R. pt. 67, § 67.510, as published as pt. VII of the May 26, 1988, Federal Register (pp. 19160-19211), and any relevant program-specific regulations. This provision shall be required of every subcontractor receiving any payment in whole or in part from federal funds.

24.1.2 **CONTRACTOR** and its subcontractors must be registered in the US Government System for Award Management (SAM) for verification on projects with federal funding.

24.1.3 **CONTRACTOR** and its subcontractors shall comply with all terms, conditions, and requirements of the Americans with Disabilities Act of 1990 (P.L. 101-136), 42 U.S.C. 12101, as amended, and regulations adopted thereunder contained in 28 C.F.R. 26.101-36.999, inclusive, and any relevant program-specific regulations.

24.1.4 **CONTRACTOR** and its subcontractors shall comply with the requirements of the Civil Rights Act of 1964, as amended, the Rehabilitation Act of 1973, P.L. 93-112, as amended, and any relevant program-specific regulations, and Executive Order 11478 (July 21, 2014) and shall not discriminate against any employee or offeror for employment because of race, national origin, creed, color, sex, sexual orientation, gender identity, religion, age, disability or handicap condition (including AIDS and AIDS-related conditions).

24.14.1 If and when applicable to the particular federal funding and the Scope of Work under this Contract, **CONTRACTOR** and its subcontractors shall comply with: American Iron and Steel (AIS) provisions of P.L. 113-76, Consolidated Appropriations Act, 2014, Section 1605 – Buy American (100% Domestic Content of iron, steel and manufactured goods); Federal Highway Administration (FHWA) 23 U.S.C. § 313 – Buy America, 23 C.F.R. §635.410 (100% Domestic Content of steel, iron and manufactured products); Federal Transit Administration (FTA) 49 U.S.C. § 5323(j), 49 C.F.R. Part 661 – Buy America Requirements (See 60% Domestic Content for buses and other Rolling Stock).

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

25. LOBBYING:

25.1 The parties agree, whether expressly prohibited by federal law, or otherwise, that no funding associated with this Contract will be used for any purpose associated with or related to lobbying or influencing or attempting to lobby or influence for any purpose the following:

25.1.1 Any federal, state, county or local agency, legislature, commission, council or board;

25.1.2 Any federal, state, county or local legislator, commission member, council member, board member, or other elected official; or

25.1.3 Any officer or employee of any federal, state, county or local agency; legislature, commission, council or board.

26. GENERAL WARRANTY:

CONTRACTOR warrants that it will perform all WORK required hereunder in accordance with the prevailing standard of care by exercising the skill and care normally required of individuals performing the same or similar WORK, under the same or similar circumstances, in the State of Nevada.

27. PROPER AUTHORITY:

The parties hereto represent and warrant that the person executing this Contract on behalf of each party has full power and authority to enter into this Contract. **CONTRACTOR** acknowledges that this Contract is effective only after approval by the Carson City Board of Supervisors and only for the period of time specified in this Contract. Any WORK performed by **CONTRACTOR** before this Contract is effective or after it ceases to be effective is performed at the sole risk of **CONTRACTOR**.

28. ALTERNATIVE DISPUTE RESOLUTION (Public Work):

If the WORK under this Contract involves a "public work" as defined under NRS 338.010(18), then pursuant to NRS 338.150, a public body charged with the drafting of specifications for a public work shall include in the specifications a clause requiring the use of a method of alternative dispute resolution ("ADR") before initiation of a judicial action if a dispute arising between the public body and the **CONTRACTOR** engaged on the public work cannot otherwise be settled. Therefore, unless ADR is otherwise provided for by the parties in any other incorporated attachment to this Contract, in the event that a dispute arising between **CITY** and **CONTRACTOR** regarding that public work cannot otherwise be settled, **CITY** and **CONTRACTOR** agree that, before judicial action may be initiated, **CITY** and **CONTRACTOR** will submit the dispute to non-binding mediation. **CITY** shall present **CONTRACTOR** with a list of three potential mediators. **CONTRACTOR** shall select one person to serve as the mediator from the list of potential mediators presented by **CITY**. The person selected as mediator shall determine the rules governing the mediation.

29. GOVERNING LAW / JURISDICTION:

This Contract and the rights and obligations of the parties hereto shall be governed by, and construed according to, the laws of the State of Nevada, without giving effect to any principle of conflict-of-law that would require the application of the law of any other jurisdiction. **CONTRACTOR** consents and agrees to the jurisdiction of the courts of the State of Nevada located in Carson City, Nevada for enforcement of this Contract.

30. ENTIRE CONTRACT AND MODIFICATION:

This Contract and its integrated attachment(s) constitute the entire Contract of the parties and such are intended as a complete and exclusive statement of the promises, representations, negotiations, discussions, and other Contracts that may have been made in connection with the subject matter hereof. Unless an integrated attachment to this Contract specifically displays a mutual intent to amend a particular part of this Contract, general conflicts in language between any such attachment and this Contract shall be construed consistent with the terms of this Contract. Unless otherwise expressly authorized by the terms of this Contract, no modification or amendment to this Contract shall be binding upon the parties unless the same is in writing and signed by the respective parties hereto and approved by the Carson City Board of Supervisors. Conflicts in language between this Contract and any other agreement between **CITY** and **CONTRACTOR** on this same matter shall be construed consistent with the terms of this Contract. The parties agree that each has had their respective counsel

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

review this Contract which shall be construed as if it was jointly drafted.

31. ACKNOWLEDGMENT AND EXECUTION:

This Contract may be executed in counterparts. The parties hereto have caused this Contract to be signed and intend to be legally bound thereby as follows:

AND ALL SUPPLEMENTAL AGREEMENTS AMENDING OR EXTENDING THE WORK CONTEMPLATED.

ACKNOWLEDGMENT AND EXECUTION:

In witness whereof, the parties hereto have caused this Contract to be signed and intend to be legally bound thereby.

CITY

Executive Office
Purchasing and Contracts Department
201 North Carson Street, Suite 2
Carson City, Nevada 89701
Telephone: 775-283-7362
Fax: 775-887-2286
CAkers@carson.org

CITY'S LEGAL COUNSEL

Carson City District Attorney
I have reviewed this Contract and approve
as to its legal form.

By: _____
Sheri Russell, Chief Financial Officer

By: _____
Deputy District Attorney

Dated _____

Dated _____

**CONTRACTOR will not be given authorization
to begin work until this Contract has been
signed by Purchasing and Contracts**

BY: Carol Akers
Purchasing & Contracts Administrator

Project# P303520001
Account # 2535005-507010
2503035-507010
5053705-507010
5103205-507010
5203505-507010

By: _____

Dated _____

PROJECT CONTACT PERSON:

Brian Elder, Project Manager
Telephone: 775-283-7586

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT
Contract No: 20300326
Title: Long Street Reconstruction Project

Undersigned deposes and says under penalty of perjury: That he/she is **CONTRACTOR** or authorized agent of **CONTRACTOR**; that he/she has read the foregoing Contract; and that he/she understands the terms, conditions and requirements thereof.

CONTRACTOR

BY: Eric Luster

TITLE: President

FIRM: Aspen Developers Corp.

CARSON CITY BUSINESS LICENSE #: BL-004446-2020

NEVADA CONTRACTORS LICENSE #: 55758

Address: 2340 E. 5th Street

Telephone: 775-786-3310

E-mail Address: eric@aspendevs.com

(Signature of Contractor)

DATED

STATE OF _____)
County of _____) *(ss)*

Signed and sworn (or affirmed before me on this _____ day of _____, 20_____.)

(Signature of Notary)

(Notary Stamp)

CONSTRUCTION INDEPENDENT CONTRACTOR AGREEMENT

Contract No: 20300326

Title: Long Street Reconstruction Project

CONTRACT ACCEPTANCE AND EXECUTION:

The Board of Supervisors for Carson City, Nevada at their publicly noticed meeting of June 3, 2021, approved the acceptance of the attached Contract hereinbefore identified as **CONTRACT No. 20300326** and titled **Long Street Reconstruction Project**. Further, the Board of Supervisors authorizes the Mayor of Carson City, Nevada to sign this document and record the signature for the execution of this Contract in accordance with the action taken.

CARSON CITY, NEVADA

LORI BAGWELL, MAYOR

DATED this 3rd day of June 2021.

ATTEST:

AUBREY ROWLATT, CLERK-RECORDER

DATED this 3rd day of June 2021.

PERFORMANCE BOND

Doc. No. 2151
(Rev. 11-17-99)

Bond #: _____

KNOW ALL MEN BY THESE PRESENTS, that I/we _____ as Principal, hereinafter called CONTRACTOR, and

a corporation duly organized under the laws of _____, as Surety, hereinafter called the Surety, are held and firmly bound unto Carson City, Nevada a consolidated municipality of the State of Nevada, hereinafter called CITY, for the sum of \$ _____ (state sum in Words) _____

for the payment whereof CONTRACTOR and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, CONTRACTOR has by written agreement dated _____, entered into a contract with CITY for **BID# 20300326** and titled **Long Street Reconstruction Project** in accordance with drawings and specifications prepared by CITY and which contract is by reference made a part hereof, and is hereinafter referred to as the Contract.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if CONTRACTOR shall promptly and faithfully perform said Contract then this obligation shall be null and void; otherwise it shall remain in full force and effect. The Surety hereby waives notice of any alteration or extension of time made by CITY and its obligation is not affected by any such alteration or extension provided the same is within the scope of the Contract. Whenever CONTRACTOR shall be, and is declared by CITY to be in default under the Contract, CITY having performed CITY'S obligations thereunder, the Surety may promptly remedy the default or shall promptly:

- 1) Complete the Contract in accordance with its terms and conditions; or
- 2) Obtain a bid or bids for completing the Contract in accordance with its terms and conditions, and upon determination by CITY and the Surety jointly of the lowest responsive, responsible bidder, arrange for a contract between such bidder and CITY, and make available as work progresses (even though there should be a default or a succession of defaults under the contract or contracts of completion arranged under this paragraph) sufficient funds to pay the cost of completion less the balance of the Contract price, but not exceeding, including other costs and damages for which the Surety may be liable hereunder, the amount set forth in the first paragraph hereof. The term "balance of the Contract price", as used in this paragraph, shall mean the total amount payable by CITY to CONTRACTOR under the Contract and any amendments thereto, less the amount properly paid by CITY to CONTRACTOR. No right of action shall accrue on this bond to or for the use of any person or corporation other than CITY or successors of CITY.

PERFORMANCE BOND

Continued for **BID# 20300326** and titled **Long Street Reconstruction Project**

BY:	(Signature of Principal)
TITLE:	
FIRM:	
Address:	
City, State, Zip:	
Phone:	L.S.

Printed Name of Principal:

Attest By: _____ **(Signature of Notary)**
Subscribed and Sworn before me this _____ **day of** _____, 20____

**CLAIMS UNDER THIS BOND
MAY BE ADDRESSED TO:**

Name of Surety:	
Address:	
City:	
State/Zip Code:	
Name:	
Title:	
Telephone:	
Surety's Acknowledgment:	
By:	

NOTICE:

No substitution or revision to this bond form will be accepted. Sureties must be authorized to do business in and have an agent for service of process in the State of Nevada. Certified copy of Power of Attorney must be attached.

LABOR AND MATERIAL PAYMENT BOND

Bond #: _____

Doc. No. 2152
(Rev. 11-17-99)

KNOW ALL MEN BY THESE PRESENTS, that I/we _____
as Principal, hereinafter called
CONTRACTOR, and

corporation duly organized under the laws of the State of Nevada, as Surety, hereinafter called the Surety, are
held and firmly bound unto Carson City, Nevada a consolidated municipality of the State of Nevada, hereinafter
called CITY, for the \$ _____ Dollars (state sum in words) _____
a
for
the payment whereof CONTRACTOR and Surety bind themselves, their heirs, executors, administrators,
successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, CONTRACTOR has by written agreement dated _____ entered into a contract with
CITY for **BID# 20300326** and titled **Long Street Reconstruction Project** in accordance with drawings and
specifications prepared by CITY and which contract is by reference made a part hereof, and is hereinafter
referred to as the Contract.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION is such that, if
CONTRACTOR shall promptly make payment to all claimants as hereinafter defined, for all labor and material
used or reasonably required for use in the performance of the Contract, then this obligation shall be void;
otherwise it shall remain in full force and effect, subject, however, to the following conditions:

- 1) A claimant is defined as one having a direct contract with CONTRACTOR or with a Subcontractor
of the Principal for labor, material, or both, used or reasonably required for use in the
performance of the Contract, labor and material being construed to include that part of water, gas,
power, light, heat, oil, gasoline, telephone service, or rental of equipment directly applicable to the
Contract.
- 2) The above-named Principal and Surety hereby jointly and severally agree with CITY that every
claimant as herein defined, who has not been paid in full before the expiration of a period of
ninety (90) days after the date on which the last of such claimant's work or labor was done or
performed, or materials were furnished by such claimant, may sue on this bond for the use of
such claimant, prosecute the suit to final judgment for such sum or sums as may be justly due
claimant, and have execution thereon. CITY shall not be liable for the payment of any costs or
expenses of any such suit.
- 3) No suit or action shall be commenced hereunder by any claimant:
 - a) Unless claimant, other than one having a direct contract with CONTRACTOR, shall have
given written notice to any two of the following: CONTRACTOR, CITY, or the Surety
above named, within ninety (90) days after such claimant did or performed the last of the
work or labor, or furnished the last of the materials for which said claim is made, stating
with substantial accuracy the amount claimed and the name of the party to whom the
materials were furnished, or for whom the work or labor was done or performed. Such
notice shall be personally served or served by mailing the same by registered mail or
certified mail, postage prepaid, in an envelope addressed to the Principal at any place the
Principal maintains an office or conducts its business.
 - b) After the expiration of one (1) year following the date on which the last of the labor was
performed or material was supplied by the party bringing suit.
 - c) Other than in a court of competent jurisdiction for the county or district in which the
construction Contract was to be performed.

LABOR AND MATERIAL PAYMENT BOND

Continued for **BID# 20300326** and titled **Long Street Reconstruction Project**

4) The amount of this bond shall be reduced by and to the extent of any payment or payments made in good faith hereunder, inclusive of the payment by Surety of mechanics' liens which may be filed of record against said improvement, whether or not claim for the amount of such lien be presented under and against this bond.

BY:	(signature of Principal)
TITLE:	
FIRM:	
Address:	L.S.
City, State, Zip:	
Phone:	

Printed Name of Principal:

Attest by:

(signature of notary)

Subscribed and Sworn before me this _____ day of _____, 20____

**CLAIMS UNDER THIS BOND
MAY BE ADDRESSED TO:**

Name of Surety:	
Address:	
City:	
State/Zip Code:	
Name:	
Title:	
Telephone:	
Surety's Acknowledgment:	
By:	

NOTICE:

No substitution or revision to this bond form will be accepted. Sureties must be authorized to do business in and have an agent for service of process in the State of Nevada. Certified copy of Power of Attorney must be attached.

NOTICE TO CONTRACTORS
CARSON CITY PURCHASING AND CONTRACTS
201 NORTH CARSON STREET, SUITE 2
CARSON CITY, NEVADA 89701
775-283-7362 / FAX 775-887-2286
http://www.carson.org/bids



**ADVERTISED BID# 20300326
PROJECT # P303520001
PWP# CC-2021-273**

**BID TITLE "Long Street Reconstruction Project"
Engineer's Estimate: \$2,150,000 (Base Bid)**

BID PROPOSAL

CITY OF CARSON CITY, NEVADA – BID BOND

KNOW ALL MEN BY THESE PRESENTS: That we the undersigned Aspen Developers Corp, as "Principal," and The Ohio Casualty Insurance Company, as "Surety," are hereby held and firmly bound unto the City of Carson City, Nevada, as "Obligee," in the penal sum of Five Percent of * dollars (\$ 5% ***) for the payment of which, well and truly to be made, the Principal and Surety bind themselves, their heirs, executors, and administrators, successors and assigns, jointly and severally, by this instrument. The condition of the obligation of this bid bond is as follows: * Total Amount Bid ***

WHEREAS, NRS 332.105 authorizes local governments to require bid bonds to insure execution and proper performance of the Contract and the Bonding Company has an "A" or better rating with Moody's or A.M. Best and T-Listed with the U.S. Treasury Department;

AND, WHEREAS, the Principal has submitted a bid for Bid # 20300326, PWP # CC-2021-273, for the Project Title: "Long Street Reconstruction Project".

NOW, THEREFORE,

- (a) If said Bid shall be rejected; or
- (b) If said Bid shall be accepted and the Principal shall execute and deliver the contract in the bid documents ("Contract") to Obligee in accordance with the terms of the bid documents, and give such bond or bonds as may be specified in the bid or contract documents with good and sufficient surety for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or
- (c) If the Principal shall pay to the Obligee the full amount of the bid bond as a penalty irrespective of the Obligee's actual damages in the event of the failure of the Principal to enter into such Contract and give such bond or bonds,

then, this obligation shall be null and void. Otherwise it shall remain in full force and effect, it being expressly understood and agreed that the liability of the Surety (but not of the Principal) for any and all claims hereunder shall, in no event, exceed the penal amount of the obligation as herein stated.

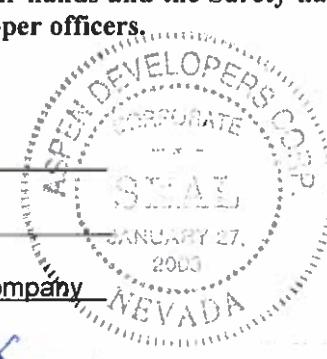
The Surety, for the consideration for which this bond was executed, hereby stipulates and agrees that the obligations of said Surety and its bond shall be in no way impaired or affected by any extension of the time within which the Obligee may accept such bid, and hereby waives notice of any such extension.

IN WITNESS WHEREOF, the Principal and the Surety have hereunto set their hands and the Surety has caused their seal to be hereto affixed and these present to be signed by their proper officers.

Signed, Sealed and dated: May 18, 2021

Aspen Developers Corp
 Principal
 By: 

The Ohio Casualty Insurance Company
 Surety
 By: 
 Vicki Mather, Attorney-in-Fact





This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Exhibit A

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

Certificate No: 8202305-905001

POWER OF ATTORNEY

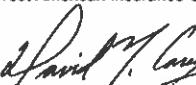
KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint, Gloria Bruning, Joel Dietzman, J. Patrick Dooney, Philip O. Forker, Richard W. Kowalski, Vicki Mather, Brent Olson, Ray M. Paiement, Gail A. Price, Christopher A. Reburn

all of the city of Portland state of Oregon each individually if there be more than one named, its true and lawful attorney-in-fact to make, execute, seal, acknowledge and deliver, for and on its behalf as surety and as its act and deed, any and all undertakings, bonds, recognizances and other surety obligations, in pursuance of these presents and shall be as binding upon the Companies as if they have been duly signed by the president and attested by the secretary of the Companies in their own proper persons.

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 7th day of October, 2019.



Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: 
David M. Carey, Assistant Secretary

State of PENNSYLVANIA ss
County of MONTGOMERY

On this 7th day of October, 2019 before me personally appeared David M. Carey, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at King of Prussia, Pennsylvania, on the day and year first above written.



COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Teresa Pastella, Notary Public
Upper Merion Twp., Montgomery County
My Commission Expires March 28, 2021
Member Pennsylvania Association of Notaries

By: 
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV – OFFICERS: Section 12. Power of Attorney.

Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII – Execution of Contracts: Section 5. Surety Bonds and Undertakings.

Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation – The President of the Company, acting pursuant to the Bylaws of the Company, authorizes David M. Carey, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization – By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company do hereby certify that the original power of attorney of which the foregoing is a full, true and correct copy of the Power of Attorney executed by said Companies, is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 28th day of May, 2021.



By: 
Renee C. Llewellyn, Assistant Secretary

BID PROPOSAL

BID# 20300326

BID TITLE: "Long Street Reconstruction Project"

NOTICE: No substitution or revision to this Bid Proposal form will be accepted. Carson City will reject any Bid that is received that has changes or alterations to this document. Although the Prevailing Wages are provided in this bid document, the bidder is responsible to verify with the Labor Commissioner if any addendums have been issued. The successful bidder will be required to provide the current Prevailing Wages used in preparation of their bid within 24 hours of bid submission.

PRICES will be valid for sixty (60) calendar days after the bid opening which is indicated in the Notice to Contractors.

A COPY OF CONTRACTOR'S "CERTIFICATE" of eligibility issued by the State of Nevada Contractors' Board as proof of Bidder's compliance with the provisions of N.R.S. 338.147 must be submitted with his/her bid for the preference to be considered. This Statute does not apply to projects expected to cost less than \$250,000.

COMPLETION of this project is expected **PURSUANT TO THE BID DOCUMENTS**.

BIDDER acknowledges receipt of 2 Addendums.

BP.1 SUMMARY

Item Description		Scheduled Value	Unit	Unit Price	Total Price
Item No.	Base Bid Schedule A: Long Street General Construction Items				
1	Mob/Demob	1	LS	147,102 ⁵⁰	147,102 ⁵⁰
2	Traffic Control	1	LS	165,000-	165,000-
3	Stormwater Protection	1	LS	10,000	10,000-
4	Survey and Record Drawings	1	LS	25000	25,000-
5	Sawcut and Remove Existing AC Pavement for Utility Trenching	47,350	SF	.50	23,675-
6	Sawcut and Remove Additional AC Pavement Not Included in Utility Trenching – See Attachment C for approximate location of additional patching (Final location to be marked by the City prior to work being performed)	2,860	SF	3.00	8,580-
7	Sawcut and Remove Existing PCC Curb and Gutter	595	LF	16 ⁰⁰	9,520-
8	Sawcut and Remove PCC Driveway Apron	357	SF	7.50	2,667 ⁵⁰
9	Sawcut and Remove Existing PCC Sidewalk	1,915	SF	7.50	14,362 ⁵⁰
10	Sawcut and Remove Existing PCC Spandrel/Valley Gutter	470	SF	7 ⁵⁰	3525-
11	Sawcut and Remove Existing PCC Pedestrian Curb Ramp	210	SF	16-	3360-
12	Permanent AC Patching for Utility Trenches and Other Areas of Pavement Failures	47,350	SF	4 ⁵⁰	213075-
13	Additional Permanent AC Pavement Patching Not Included in Utility Trenching – See Attachment C for	2,860	SF	10-	28600-

BID PROPOSAL

	approximate location of additional patching (Final location to be marked by the City prior to work being performed)				
14	Construct Type 1 PCC Curb and Gutter	560	LF	35-	19,600-
15	Construct PCC Driveway	245	SF	17-	4,165-
16	Construct Type A PCC Sidewalk	1,915	SF	11-	21,065-
17	Construct PCC Spandrel/Valley Gutter	470	SF	27-	12,690-
18	Construct PCC Pedestrian Curb Ramp w/ Detectable Warning Plate	210	SF	36-	7,560-
19	Remove and Replace Chain Link Fence (if needed)	76	LF	100-	7,600-
20	Remove and Replace CMU Wall w/ Wood Fence (if needed)	48	LF	350-	16,800-
21	Remove and Replace CMU Wall w/ Rod Iron Fence (if needed)	8	LF	700-	5600-
22	Remove and Replace Wood Picket Fence (if needed)	8	LF	115-	920-
23	Remove and Replace Vinyl Picket Fence (if needed)	20	LF	135-	2,700-
24	Remove and Replace Wood Split Rail Fence (if needed)	20	LF	85-	1,700-

Base Bid Schedule B: Long Street Water Main Replacement Items

25	Install 8" C900 PVC Water Main, Including Bends and Line Location Boxes	2,950	LF	155-	457,250-
26	Install 6" PVC Waterline	130	LF	200-	26,000-
27	Construct Waterline Lowering/Raising	4	EA	11,000-	44,000-
28	Install ARV	7	EA	4,000-	28,000-
29	Install 8" Gate Valve	13	EA	2,300-	29,900-
30	Install 6" Gate Valve	5	EA	2,100-	10,500-
31	Remove Hydrant and Salvage to PW yard	3	EA	1,100-	3,300-
32	Remove Hydrant and Haul to Landfill	4	EA	1,100-	4,400-
33	Replace 8" AC Fire Service Lateral w/ 8" PVC	33	LF	250-	8,250-
34	Connect 4" PVC Fire/Water Services	2	EA	7,000-	14,000-
35	Install 6" Water Valve and Connect to existing hydrant assembly	1	EA	5,000-	5,000-
36	Install Fire Hydrant Assembly, Including 6" Lateral and Valve Assembly	7	EA	11,000-	77,000-
37	Remove and Replace Water Service w/ 1" Meter and Pit Setter (Non-Traffic Rated)	13	EA	5,200-	67,600-
38	Remove and Replace Water Service w/ 1" Meter and Pit Setter (Traffic Rated)	3	EA	6,000-	18,000-
39	Remove and Replace Water Service w/ 1-1/2" Meter and Pit Setter	3	EA	8,000-	24,000-
40	Remove and Replace Water Service w/ 2" Meter and Pit Setter	2	EA	13,000-	26,000-
41	Cap and Slurry Fill 8" Water Main	1,375	LF	7-	9,625-
42	Cap and Slurry Fill 6" Water Main	1,580	LF	7-	11,060-

BID PROPOSAL

43	Abandon Water Valves	23	EA	300-	6900-		
Base Bid Schedule C: Long Street Sewer Main Replacement Items							
44	Remove Existing 8" Sewer Main	135	LF	100-	13500-		
45	Remove/Abandon Existing Sewer Manhole	6	EA	2500-	15000-		
46	Remove Existing Sewer Clean-out	1	EA	500-	500-		
47	Install 8" PVC Sewer Main	790	LF	280-	221,200-		
48	Install 4" Sewer Clean-out	9	EA	700-	6300-		
49	Install 4" Sewer Lateral	155	LF	200-	31,000-		
50	Construct Sewer Manhole	5	EA	10,000	50,000-		
51	Cap and Slurry 8" Sewer Main	1,065	LF	8-	8520-		
52	Temporary Bypass Pumping	1	LS	20,000-	20,000-		
Base Bid Schedule D: Long Street Pavement Reconstruction Construction							
53	Install PCC Median Curb	210	LF	35-	7350-		
54	Construct Stamped Concrete Center Islands – Dark Grey Concrete w/ Brick Pattern – Carson City to Provide Stamp to Contractor	885	SF	27-	23895-		
55	Construct Plowable Island Curb Nose	2	EA	1800-	3600-		
56	Lower and Raise Existing SS/SD Manhole to Finish Grade	4	EA	100-	4000-		
57	2" Mill and Overlay with Fiber Reinforced AC	115,725	SF	30-	358747 ⁵⁰		
58	Striping/Signage – Two Applications of Type 2 Waterborne Paint Shall be Applied on All Pavement Striping and Markings	1	LS	14000-	14000-		
Base Bid Schedule E: Rand Ave. Stormdrain – E. William Street to SD Inlets North of Long Street							
59	Install 18" RCP Stormdrain Pipe	625	LF	165-	103125-		
60	Install 15" RCP Stormdrain Pipe	40	LF	165-	6600-		
61	Install 48" Storm drain Manhole	4	EA	8900-	33600-		
62	Install 60" Storm drain Manhole	1	EA	9000-	9000-		
63	Install Type 4-R Drop Inlet	3	EA	3600-	10800-		
64	Install Bollards	4	EA	650-	2600-		
BP.2 Total Base Bid Price: (Schedule A, B, C, D and E)				2,569,000 -			
Additive Alternate Bid Items							
Additive Alternate 1 Bid Items - Schedule F: Long Street Full Depth Pavement Reconstruction							
65	Temporary AC Pavement Patching for Utility Trenching – If selected this item will replace permanent utility trench patching, Item 12 of this bid proposal and Remove Additional Pavement Patching, Item 13.	39,450	SF	1-	39450-		
66	Full Depth AC Reconstruction – 4" PG64-28NV Asphalt on 8" Type 2 Aggregate Base - If selected this item will replace 2" Mill and Fill, Item 57 of this bid proposal	115,725	SF	535-	619,128 ²⁵		
67	Additional PCC Sidewalk Removal and	1,600	SF	18.50	29,600-		

BID PROPOSAL

	Replacement – Form Against Wood Fencing as Close as Possible				
BP.3	Total Additive Alternate 1 Bid Price: (Schedule F)			688,178 ²⁵	
Additive Alternate 2 Bid Items - Schedule G: Rand Avenue Stormdrain – Inlets North of Long to Inlets North of Camille as Shown on Plan Sheets C17 and C18 (Sta.108+68 to Sta.112+81)					
68	Additional Traffic Control	1	LS	13865 ³⁹	13865 ³⁹
69	Sawcut and Remove Existing AC Pavement for Storm Drain	7,585	SF	1-	7585-
70	Remove PCC Curb and Gutter	27	LF	16-	932-
71	Remove PCC Sidewalk	125	SF	750-	937 ⁵⁴
72	Remove PCC Valley Gutter/Spandrel	590	SF	750-	4425-
73	Remove PCC Curb Ramp	110	SF	750-	825-
74	Install 18" RCP Stormdrain Pipe	440	LF	165-	72600-
75	Install 15" RCP Stormdrain Pipe	35	LF	165-	5775-
76	Install 48" Stormdrain Manhole	3	EA	8500-	25500-
77	Install Type 4-R Drop Inlet	2	EA	3500-	7000-
78	Water Main Lowering	3	EA	11000-	33000-
79	Install ARV	3	EA	4000-	12000-
80	Construct Permanent AC Pavement Patch for Storm Drain	7,585	SF	11-	83435-
81	Construct PCC Curb and Gutter	27	LF	35-	995-
82	Construct PCC Sidewalk	125	SF	11-	1375-
83	Construct PCC Valley Gutter/Spandrel	590	SF	36-	15340-
84	Construct PCC Curb Ramp	110	SF	36-	3960-
BP.4	Total Additive Alternate 2 Bid Price: (Schedule G)			319,000-	
Additive Alternate 3 Bid Items - Schedule H: Camille Drive Stormdrain from Rand to Sunland Drive as Shown on Plan Sheets C14 and C15 (Sta.51+72 to Sta.56+66)					
85	Additional Traffic Control	1	LS	27000 ¹	27000-
86	Sawcut and Remove Existing AC Pavement for Storm Drain	3,200	SF	1-	3200-
87	Remove PCC Curb and Gutter	20	LF	20-	400-
88	Remove PCC Sidewalk	75	SF	10-	750-
89	Remove 24" CMP Stormdrain Pipe	65	LF	170-	11,050-
90	Install 18" RCP Stormdrain Pipe	415	LF	165-	68475-
91	Install 15" RCP Stormdrain Pipe	65	LF	165-	10,725-
92	Remove and Replace Grouted Rock on Sidehill to Match Existing	635	SF	10-	6350-
93	Construct Water Stop Cut-Off Collar	1	LS	4,000 ¹	4,000-
94	Install 48" Stormdrain Manhole	3	EA	8500-	25500-
95	Construct Permanent AC Pavement Patch for Storm Drain	3,200	SF	11-	35200-
96	Construct PCC Curb and Gutter	20	LF	35-	700-
97	Construct PCC Sidewalk	75	SF	11-	825-
BP.5	Total Additive Alternate 3 Bid Price: (Schedule G)			194,175-	

BID PROPOSAL

BP.6 Total Base (Schedule (A,B,C,D and E)) Bid Price Written in Words:

Two Million Five Hundred Sixty Nine Thousand & ⁰⁰/

BP.7 Total Additive Alternate 1 (Schedule (F)) Bid Price Written in Words:

Six Hundred Eighty Eight Thousand One Hundred Seventy Eight ⁷⁸/

BP.8 Total Additive Alternate 2 (Schedule (G)) Bid Price Written in Words:

Three Hundred Nineteen Thousand & ⁰⁰/

BP.9 Total Additive Alternate 3 (Schedule (H)) Bid Price Written in Words:

One Hundred Ninety Four Thousand One Hundred Seventy Five ⁰⁰/

BP.10 BIDDER INFORMATION:

Company Name:	Aspen Developers Corp.
Federal ID No.:	75-3091622
Mailing Address:	2340 E 5th ST
City, State, Zip Code:	RENO NV 89512
Complete Telephone Number:	775 786-3310
Complete Fax Number:	775 786-0790
Fax Number including area code:	
E-mail:	MIKE@ASPENDEVS.COM

Contact Person / Title:	MIKE DOUGLAS PM
Mailing Address:	2340 E 5th
City, State, Zip Code:	RENO NV 89512
Complete Telephone Number:	775 786-3310
Complete Fax Number:	775 786-0790
E-mail Address:	MIKE@ASPENDEVS.COM

BID PROPOSAL

BP.11 LICENSING INFORMATION:

Nevada State Contractor's License Number:	55758
License Classification(s):	A
Limitation(s) of License:	9.7m
Date Issued:	5/9/03
Date of Expiration:	5/31/22
Name of Licensee:	Aspen Developers Corp.
Carson City Business License Number:	BC-L-004446-2020
Date Issued:	1/1/21
Date of Expiration:	12/31/21
Name of Licensee:	Aspen Developers Corp.

BP.12 DISCLOSURE OF PRINCIPALS:
Individual and/or Partnership:

Owner 1) Name:	
Address:	
City, State, Zip Code:	
Telephone Number:	
Owner 2) Name:	
Address:	
City, State, Zip Code:	
Telephone Number:	
Other 1) Title:	
Name:	
Other 2) Title:	
Name:	
Corporation:	

BID PROPOSAL

State in which Company is Incorporated:	NV
Date Incorporated:	1/23/07
Name of Corporation:	Aspen Developers Corp.
Mailing Address	2340 E 5th
City, State, Zip Code:	RENO NV 89512
Telephone Number:	775 786-3312
President's Name:	Mike
Vice-President's Name:	N/A
Other 1) Name & Title:	Eric Lister SEC/Treas

BP.13 MANAGEMENT AND SUPERVISORY PERSONNEL:

Persons and Positions	Years With Firm
Name 1) MIKE DOUGLES	2

Title 1) P/M

Name 2) MIKE PAQUID	2
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Title 2) S/ED

Name 3)	
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Title 3)

Name 4)	
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Title 4)

Name 5)	
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Title 5)

Name 6)	
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Title 6)

(If additional space is needed, attach a separate page)

BID PROPOSAL

BP.14 REFERENCES:**Instructions:**

List at least three (3) contracts of a similar nature performed by your firm in the last three (3) years. If **NONE**, use your Company's letterhead (and submit with your bid proposal) to list what your qualifications are for this contract. Carson City reserves the right to contact and verify, with any and all references listed, the quality of and the degree of satisfaction for such performance.

Clients: (if additional space is needed attach a separate page)

Company Name 1):	
Contract Person:	
Mailing Address:	
City, State, Zip Code:	
Complete Telephone Number:	
E-Mail Address:	
Project Title:	
Amount of Contract:	
Scope of Work:	
Company Name 2):	
Contract Person:	
Mailing Address:	
City, State, Zip Code:	
Complete Telephone Number:	
E-Mail Address:	
Project Title:	
Amount of Contract:	
Scope of Work:	

SEE ATTACHED

Aspen Developers 5 Yr Resume

Name and Location	Description of project	Owner	Design Engineer	Completed	Date Completed	Contract Price	Reference/Contact Address and Phone
Verdi Elementary School	18" Ductile main replacement	Washoe County School	Manhard	Complete	5/30/2020	\$1,299,000.00	CM Works William Hoffman (775) 857-3317
Carson City Transmision 2 main	24" Ductile Tranmission Main	Carson City Pud	Carson City	Complete	4/28/2020	\$5,250,000.00	Carson Akers (775)283-7362
3 Swan Lake	Dewatering Swan Lake	City of Reno	Farr West	Complete	4/20/2020	\$2,286,978.71	Farr West Dan Newton (775) 851-4788
TMWA California-4 Marsh Water Main	Water Main Replacement	Truckee Meadows Water Authority	Juan Espanza	Complete	5/10/2019	\$1,400,000.00	TMWA David Diegle (775) 834-8073 (916) 316-1765
5 Zone 6 Fernley Rehab PRS	Sewer line replacement	City of Fernley	AM Engineering	Complete	5/7/2019	\$339,334.00	Jessica Dover (775) 744-9919
Yellow Pine Rd. Reno, NV	Yellow Pine Main and Water Main Replacement	Truckee Meadows Water Authority	Kelly McGlynn (775) 250-8259	Complete	8/1/2018	\$320,000.00	TMWA David Diegle (775) 834-8073 (916) 316-1765
Cedar Street Sanitary Sewer Rehabilitation Project	Sewer Rehabilitation	City of Fernley	AM Engineering	Complete	7/15/2018	\$450,000.00	Jessica Dover (775) 744-9919
7 Fernley, NV	Pershing County School District Athletic Field and Track Improvement Project	Pershing County School District	Shaw	Complete	6/1/2018	\$3,400,000.00	Steve Brigman, P.E. (775)329-5999
8 Lovelock, NV	Athletic Field and Track Improvement Project	Athletic Field and Track Improvement Project	Prestige	Manhard	On Going	\$1,800,000.00	TJ Melima (360)815-3940
9 Carson City	Building pad, underground, site work						Steve Brigman, P.E. (775)329-5999
10 Water	Lovelock Sewer and Sewer main and Water Main Lovelock		Shaw	Complete	10/15/2017	\$2,000,000.00	Tim Russel (775)329-5999
Topaz Ranch Estates Wellington Nv	Water Line Replacement	Topaz Ranch Estates	Lumos	Complete	10/1/2017	\$1,800,000.00	Tim Russel (775)883-7077
11 Phase 1B							
Topaz Ranch Estates , Wellington Nv	Water line Replacement	Topaz Ranch Estates	Lumos Tim Russel (775)883-7077	Complete	4/1/2017	\$2,200,000.00	Tim Russel (775)883-7078
12 Phase 1A							

BID PROPOSAL

Company Name 3):
Contract Person:
Mailing Address:
City, State, Zip Code:
Complete Telephone Number:
E-Mail Address:
Project Title:
Amount of Contract
Scope of Work:
Company Name 4):
Contract Person:
Mailing Address:
City, State, Zip Code:
Complete Telephone Number:
E-Mail Address:
Project Title:
Amount of Contract:
Scope of Work:

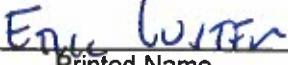
BID PROPOSAL

BP. 15 CERTIFICATION REGARDING DEBARMENT, SUSPENSION, AND OTHER RESPONSIBILITY MATTERS PRIMARY COVERED TRANSACTIONS

1. The prospective primary participant certifies to the best of its knowledge and belief, that it and its principals:
 - a) Are not presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded by any Federal, State or Local department or agency.
 - b) Have not within a three-year period preceding this bid been convicted of or had a civil judgment rendered against them for commission of fraud or a criminal offense in connection with obtaining, attempting to obtain, or performing a public (Federal, State or Local) transaction or contract under a public transaction; violation of Federal or State antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements, or receiving stolen property.
 - c) Are not presently indicted for or otherwise criminally or civilly charged by a government entity (Federal, State or Local) with commission of any of the offenses enumerated in paragraph (1)(b) of this certification; and
 - d) Have not within a three-year period preceding this bid had one or more public transactions (Federal, State or Local) terminated for cause or default.
2. Where the prospective primary participant is unable to certify to any of the statements in this certification, such prospective participant shall attach an explanation to this bid.



Signature of Authorized Certifying Official



Printed Name



Title



Date

I am unable to certify to the above statement. My explanation is attached.

Signature

Date

BIDDER'S SAFETY INFORMATION

Bidder's Safety Factors:

Year	"E-Mod" Factor ¹	OSHA Incident Rate ²
2019	.86	5.12
2020	.89	8

¹ E-Mod (Experience Modification) Factors are issued by the Employer's Insurance Company of Nevada.

² OSHA Incident Rate is the number of OSHA Recordable Accidents per 100 employees and is calculated as the number of accidents divided by 208,000.

BID PROPOSAL

SUBCONTRACTORS

BP.16 INSTRUCTIONS: for Subcontractors and General Contractors who self-perform in amounts exceeding five (5) percent of bid amount. This information must be submitted with your bid proposal. Per NRS 338.141 the prime contractor shall list itself on the subcontractor's list if it will be providing any of the work on the project. (This form must be complete in all respects. If, additional space is needed, attach a separate page).

Name of Subcontractor <i>Aspen Developers Corp.</i>	Address <i>2340 E 5th TEND NV 89512</i>	
Phone <i>786-3710</i>	Nevada Contractor License # <i>55758</i>	Limit of License <i>9.7m</i>
Description of work <i>ALL OTHER WORK NOT LISTED BELOW</i>		
Name of Subcontractor <i>West Coast Paving</i>	Address <i>P.O Box 19102, Reno, NV 89511</i>	
Phone <i>(775) 852-3101</i>	Nevada Contractor License # <i>50397 A</i>	Limit of License <i>7,000,000</i>
Description of work <i>Paving</i>		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		

BID PROPOSAL

SUBCONTRACTORS

BP.17 INSTRUCTIONS: for Subcontractors exceeding one (1) percent of bid amount or \$50,000 whichever is greater. This information must be submitted by the three lowest bidders within two (2) hours after the completion of the opening of the bids. The bidder may elect to submit this information with the bid proposal and, in that case, the bidder will be considered as having submitted this information within the above two hours.

Name of Subcontractor Aspen Developers Corp.	Address 2340 E 5 th TERR NV 89512	
Phone 786-7360	Nevada Contractor License # 55754	Limit of License 9,722
Description of work ALL OTHER WORK NOT LISTED BELOW		
Name of Subcontractor SNC	Address 2055 East Gray St Sparks NV 89431	
Phone 775 355 6420	Nevada Contractor License # 255165	Limit of License UNLIMITED
Description of work Concrete		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		

BID PROPOSAL

SUBCONTRACTORS

BP. 18 INSTRUCTIONS: for all Subcontractors not previously listed on the 5% and 1% pages. This information must be submitted by the three lowest bidders within twenty four (24) hours after the completion of the opening of the bids. The bidder may elect to submit this information with the bid proposal and, in that case, the bidder will be considered as having submitted this information within the above twenty four hours.

Name of Subcontractor <i>F3 & Associates</i>	Address <i>2415 Pyramid Wy unit B Sparks NV 89431</i>	
Phone <i>775 451-7255</i>	Nevada Contractor License # <i>N/A</i>	Limit of License <i>N/A</i>
Description of work <i>Survey</i>		
Name of Subcontractor <i>ISS</i>	Address <i>1120 Terminal Way</i>	
Phone <i>775 358 1355</i>	Nevada Contractor License # <i>0023657</i>	Limit of License <i>UNLIMITED</i>
Description of work <i>STRIPPING</i>		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		
Name of Subcontractor	Address	
Phone	Nevada Contractor License #	Limit of License
Description of work		

BID PROPOSAL

Local Preference Affidavit

(This form is required to receive a preference in bidding)

I, Eric Luster, on behalf of the Contractor, Aspen Developers Corp., swear and affirm that in order to be in compliance with NRS 338.147 and NRS 338.1389 and be eligible to receive a preference in bidding on Bid No. 20300326, Project Name "Long Street Reconstruction", certify that the following requirement will be adhered to, documented and attained on completion of the contract. Upon submission of this affidavit on behalf of Aspen Developers Corp., I recognize and accept that failure to comply with any requirements is a material breach of the contract and entitles the City to damages. In addition, the Contractor may lose their preference designation and/or lose their ability to bid on public works for one year, pursuant to NRS 338. 147 and NRS 338.1389:

1. The Contractor shall ensure that 50 percent of the workers employed on the job possess a Nevada driver's license or identification card;
2. The Contractor shall ensure all vehicles used primarily for the public work will be registered and (where applicable) partially apportioned to Nevada;
3. The Contractor shall ensure at least 50 percent of the design professionals who work on the project (including sub-contractors) have a Nevada driver's license or identification card.
4. The Contractor shall ensure payroll records related to this project are maintained and available within the State of Nevada.

*Note that specific sections of NRS 338 detailing the continued procedures associated with the use of the "bidder's preference" have been amended by the passage of Assembly Bill 172 effective 7/1/13, requiring this affidavit and subsequent record keeping and reporting by the General Contractor using the preference program and awarded this project. These requirements are not applicable to Contractors who do not use the "Bidder's Preference" eligibility certificate in their bid.

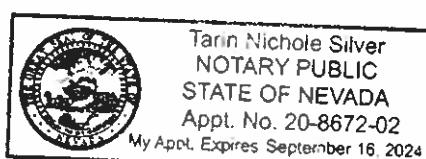
By: Eric Luster Title: PMI
 Signature: Eric Luster Date: 5/18/21

Signed and sworn to (or affirmed) before me on this 18 day of May, 2021,
 by Eric Luster (name of person making statement).

State of Nevada)
)ss.

County of Washoe)

Tarin STAMP AND SEAL
 Notary Signature



BID PROPOSAL

BP.19 ACKNOWLEDGMENT AND EXECUTION:

STATE OF NEVADA)
COUNTY OF WASHOE)

I Eric Luster (Name of party signing this Bid Proposal), do depose and say: That I am the Bidder or authorized agent of the Bidder; and that I have read and agree to abide by this Bid which includes, but is not limited to the following documents: Notice to Contractors, Table of Contents, Project Coordination, Instructions to Bidders, Bid Bond, Proposal Summary, Contract Award Instructions and Information, Sample Contract, Sample Performance Bond, Sample Labor and Material Payment Bond, General Conditions, Special Conditions, Standard Specifications, Prevailing Wage Rates, Technical Specifications, Geotechnical Report (if any), Contract Drawings, Permits (if any), and any addenda issued and understands the terms, conditions, and requirements thereof; that if his/her bid is accepted that he/she agrees to furnish and deliver all materials except those specified to be furnished by the City (Owner) and to do and perform all work for the "Long Street Reconstruction Project", contract number 20300326, together with incidental items necessary to complete the work to be constructed in accordance with the Contract Documents, Contract Drawings, and Specifications annexed hereto.

BIDDER:

PRINTED NAME OF BIDDER: Eric Luster
 TITLE: PMI
 FIRM: Aspen Developers Corp.
 Address: 2340 E 56th
 City, State, Zip: RENO NV 89512
 Telephone: 786-3710
 Fax: 786-0792
 E-mail Address: ERIC@ASPENDEV.COM

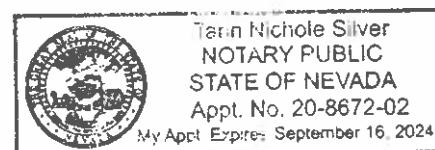
EB (Signature of Bidder)

DATED: 5/18/21

Signed and sworn (or affirmed) before me on this 18 day of May, 2021, by
Eric Luster

Jain
 (Signature of Notary)

(Notary Stamp)





NEVADA STATE CONTRACTORS BOARD

5300 KIETZKE LANE, SUITE 102, RENO, NEVADA, 89511 (775) 688-1141 FAX (775) 688-1271, INVESTIGATIONS (775) 688-1150
 2310 CORPORATE CIRCLE, SUITE 200, HENDERSON, NEVADA, 89074, (702) 486-1100 FAX (702) 486-1190, INVESTIGATIONS (702) 486-1110

DUPLICATE CERTIFICATE OF ELIGIBILITY PER NRS 338.147 and NRS 338.1389

CERTIFICATE NUMBER: **BPC-08-06-20-0361**

ASPEN DEVELOPERS CORP (HEREIN THE "GENERAL CONTRACTOR") NEVADA STATE CONTRACTORS' LICENSE NUMBER: **0055758** ORIGINAL ISSUE DATE: **05/09/2003** BUSINESS TYPE: **CORPORATION** CLASSIFICATION: **A-GENERAL ENGINEERING** MONETARY LICENSE LIMIT: **\$9,700,000** STATUS: **ACTIVE** IS HEREBY ISSUED THIS CERTIFICATE BY THE NEVADA STATE CONTRACTORS' BOARD, BASED UPON THE INFORMATION CONTAINED IN THE STATEMENT OF COMPLIANCE WITH NEVADA REVISED STATUTES (NRS) 338.147 AND NRS 338.1389 AND THE AFFIDAVIT OF CERTIFIED PUBLIC ACCOUNTANT SUBMITTED TO THE NEVADA STATE CONTRACTORS BOARD AS PROOF OF CONTRACTOR'S COMPLIANCE WITH THE PROVISIONS OF NRS 338.147 AND NRS 338.1389. IN ACCORDANCE WITH THE PROVISIONS OF NRS 338.147(3), THE ABOVE-NAMED GENERAL CONTRACTOR AND A CERTIFIED PUBLIC ACCOUNTANT HAVE SUBMITTED FULLY EXECUTED AND NOTARIZED SWORN AFFIDAVITS AS PROOF OF PREFERENTIAL BIDDER STATUS, UNDER PENALTY OF PERJURY, CERTIFYING THAT THE GENERAL CONTRACTOR IS QUALIFIED TO RECEIVE A PREFERENCE IN BIDDING AS SET FORTH IN NRS 338.147 AND NRS 338.1389 AND OTHER MATTERS RELATING THERETO.

THIS CERTIFICATE OF ELIGIBILITY IS ISSUED ON **JUNE 1, 2020** AND EXPIRES ON **MAY 31, 2021**, UNLESS SOONER REVOKED OR SUSPENDED BY THE NEVADA STATE CONTRACTORS BOARD.

(Signature)

NANCY MATHIAS, LICENSING ADMINISTRATOR
 FOR MARGI A. GREIN, EXECUTIVE OFFICER

5/26/2020
 DATE

The Nevada State Contractors Board assumes no liability or responsibility for the accuracy or validity of the information contained in the Contractors Statement of Compliance or the Affidavit of Certified Public Accountant as Proof of Contractors Compliance with the Provisions of NRS 338.147 and NRS 338.1389. The above-named General Contractor shall bear the responsibility to ascertain the accuracy and validity of the affidavits provided to support the issuance of this certificate.



Southern Nevada Office
2310 Corporate Circle, Suite 200
Henderson, Nevada 89074
(702) 486-1100

Northern Nevada Office
5390 Kietzke Lane, Suite 102
Reno, Nevada 89511
(775) 688-1141

STATE CONTRACTORS BOARD

The Nevada State Contractors Board certifies that

ASPEN DEVELOPERS CORP

Licensed since May 09, 2003

License No. **0055758**

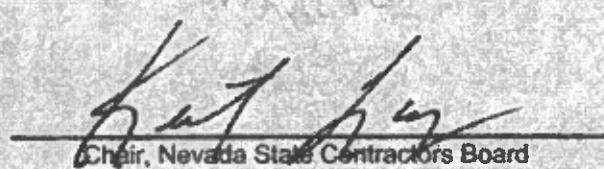
Is duly licensed as a contractor in the following classification(s):

PRINCIPALS:

ERIC LUSTER, President, QI

A General Engineering

LIMIT: \$9,700,000
EXPIRES: 05/31/2022


Chair, Nevada State Contractors Board



**STATE OF NEVADA
CONTRACTORS LICENSE**

THIS IS TO CERTIFY THAT THE COMPANY
LISTED BELOW IS LICENSED IN THE STATE OF
NEVADA FOR THE CLASSIFICATION(S) SHOWN:

ASPEN DEVELOPERS CORP
2340 E 5th St.
RENO, NV 89512

LIC. NO.

0055758

EXPIRES.

05/31/2022

LIMIT:

\$9,700,000

Class: A

**STATE OF NEVADA
STATE CONTRACTORS BOARD**

6390 Kietzke Lane, Suite 102, Reno, Nevada 89511
2310 Corporate Circle, Suite 200, Henderson, Nevada 89074

POCKET CARD RE-ORDER FORM

Enclosed is 5 _____ to cover the cost of _____ additional
pocket cards at ten dollars (\$10.00) each.

Firm Name _____

License No. _____

Date: _____ By: _____

**ASPEN DEVELOPERS CORP
2340 E. 5th St.
RENO, NV 89512**

Attachment B

Certification of Authorization and UnderstandingProject Name: LONG STREET RECONSTRUCTIONProject Number: P303520001

This is to certify that the principals, and the authorized payroll officer certify the following person(s) is designated as the payroll officer for the undersigned and is authorized to sign the Statement of Compliance which will accompany each weekly certified payroll report for this project.

Tarri Silver
Payroll Officer (Name)Jain
Payroll Officer (Signature)

Aspen Developers Corp.

(Name of Contractor/Subcontractor)

By J
(Owner's Signature)Pres
(Title)55755
(Contractor/Subcontractor License Number)5/18/21
(Date)

Attachment B

Conflict of Interest Disclosure Form

Date: 5/18/21

Project: LONG ST RECONSTRUCTION

Title: PRES

Name: FALL LISTEN

Position: PRES

Please describe below any relationships, transactions, positions you hold (volunteer or otherwise), or circumstances that you believe could contribute to a conflict of interest:



I have no conflict of interest to report.

I have the following conflict of interest to report (please specify other nonprofit and for-profit boards you (and your spouse) sit on, any for-profit businesses for which you or an immediate family member are an officer or director, or a majority shareholder, and the name of your employer and any businesses you or a family member own):

I hereby certify that the information set forth above is true and complete to the best of my knowledge.

Signature: 

Date: 5/18/21