



SEI Mississippi Apartments Instructions to Bidders

1. Bid Preparation and Submission

- (a) Bidders are expected to examine the specifications, drawings, addendum, all instructions and the construction site. Failure to do so will be at the bidder's risk.
- (b) Bids to be submitted on forms contained in the bid package. Bidders shall completely fill out the bid form, bidder checklist, and include any other requested information on the Bidder's Checklist.
- (c) Electronic bids shall be submitted via email to PortlandEstimating@walshconstruction.com, copy mherteg@walshconstruction.com

Alternately, proposals may be mailed to the following:
Walsh Construction Co./OR
Attn: Meghan Herteg
SEI Mississippi Apartments
2905 SW First Ave.
Portland, OR 97201

Bid Date: April 8, 2026
Bid Time: 2:00 PM

2. Explanations and Interpretations to Prospective Bidders

- (a) Any prospective bidder desiring an explanation or interpretation of the solicitation, specifications, drawings etc., must request the information in writing by March 25th, 2026.
- (b) Any information given to a prospective bidder concerning this solicitation will be furnished promptly to all other prospective bidders as a written amendment to the solicitation, if that information is deemed necessary in submitting bids, or if the lack of it would be prejudicial to other prospective bidders.
- (c) Any information obtained by or provided to a bidder other than by formal amendment to the solicitation shall not constitute a change to the solicitation.

3. Amendments to Advertisements for Bids

- (a) If this solicitation is amended then all terms and conditions which are not modified remain unchanged.
- (b) Bidders shall acknowledge receipt of any amendment to this solicitation by identifying the amendment number and date on the bid form. Bids which fail to acknowledge the bidder's receipt of any amendment will result in the rejection of the bid if the amendment(s) contained information that substantially changed the requirements.
- (c) Addenda(s) will be available by April 1st, 2026.

4. Late Submissions, Modifications and Withdrawal of Bids

- (a) Any bid or bid modification received at the place designated in the solicitation after the exact time specified for receipt will not be accepted.
- (b) Notwithstanding paragraph (a) of this provision, a late modification of an otherwise successful bid that makes its terms more favorable will be considered at any time it is received and may be accepted.
- (c) Bids may be withdrawn by written notice received at any time before the exact time set for opening bids. A bid may be withdrawn by a bidder or its authorized representative.



5. Performance and Payment Bond

- (a) The successful bidder may be required to furnish a performance and payment bond prior to the execution of any contract under this solicitation at the discretion of WCC.
- (b) The performance and payment bond must be in the sum of 100% of the contract price.
- (c) Bonds must be obtained from guaranty or surety companies licensed to do business in the state where the work is to be performed. Guaranty or surety companies shall be subject to review and approval by Contractor.
- (d) Failure by the successful bidder to obtain a performance and payment bond by the time of contract execution renders the bidder ineligible for award. WCC may either award the contract to the next lowest responsive bidder or solicit new bids.

6. Insurance

By submitting a bid the Subcontractor warrants that it will provide the insurance (with proper coverages and amounts) as noted in the Subcontract Agreement to WCC. In the event that the Subcontractor is unable to secure such insurance the Subcontractor agrees that such inability may be used by the Owner and General Contractor as sufficient evidence to find the Subcontractor is not a responsible bidder and reject such bid.

7. Walsh Construction Co./Oregon Subcontract

By submitting a bid Subcontractor warrants that if its bid is accepted it agrees to the form of the WCC subcontract contained in the bidding documents. In the event that the Subcontractor fails to sign the subcontract form the Subcontractor concurs that such inability may be used by the Owner and Contractor as sufficient evidence to find the Subcontractor is not a responsible bidder and reject such a bid.