



ADDENDUM:

02

TODAY'S DATE: 02/09/2026

PROJECT NAME: KCHA – Drug Contaminated Unit Testing and Abatement Services RFP

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This Addendum is used to Identify Items in the Original Documents with Action as Follows:

- BID
- RFQ
- RFP
- CLARIFY
- CHANGE
- DELETE
- ADD
- SUBSTITUTE

2 Page(s) Total for this Addenda

DUE TO THE BELOW QUESTIONS RECEIVED AFTER THE QUESTION DEADLINE, WE ARE EXTENDING THE PROPOSAL DUE DATE TO THURSDAY, FEBRUARY 19TH, 2026 BY NO LATER THAN 2:00 PM

- Q:** Can you please clarify a question we have about Addendum 1, issued on 1/30/2026 regarding “3rd Party Testing”. We’re curious if this contract will be split between two or more contractors where testing and abatement duties would be split between them? For example, one contractor would test, another would abate and another would perform clearance testing.
- A:** *There are a few nuances to this reply. If, through evaluation, we find entering two contracts to be advantageous to the Housing Authority, we will enter into two contracts (as stated in the RFP). However, we will not, under most situations, ever ask one contractor to test another contractor’s work. In our eyes “3rd party” is the contractor (we have already performed a wipe pass/fail test). So, if a call for a possible contaminated unit comes in, whichever contractor is assigned would be expected to perform the initial testing, the abatement, as well as clearance testing.*
- Q:** The RFP states “KCHA shall pay on invoices within 30 days of receipt from the Contractor”. Is that at only after clearance has been attained?
- A:** *Yes, from the date clearance is received for service of the unit.*
- Q:** We want to better understand what makes-up the “...over 18,000 units low and moderate-income apartment units...” with KCHA and if this contract will serve all those units? Are the units included in this contract exempt from Sales Tax?
- A:** *This contract will not include our Asset Management division, which makes up roughly 12,000 units. This contract will cover the 4,000+ units that KCHA manages in-house. Only two of the properties within this portfolio will have Sales Tax applied (Bellevue Manor and Spiritwood). At time of contract execution, we will supply the contractor with a Tax Exemption Certificate.*

- Q: We're unsure of the wage rate determination for this contract. We see potentially conflicting information because our team members are earning more than what we see listed on Attachment F (Maintenance Wage Rate Determination – "Laborer"). Our labor rate would be more accurately described as is listed in Attachment G.1 – G.5 as "Laborer: Asbestos Abatement". How does KCHA classify this work?
- A: *After additional dialogue with our HUD representative, rather than pick each duty of this contract apart, the Davis-Bacon Wage Determination shall be the wage rate for the duration of this contract. We would further agree that "Laborer" (Asbestos Abatement or Common/General) are appropriate.*
- Q: The RFP references "Bid Document" in several places (Attachment E and K). I'm not locating anything named "Bid Document", is something potentially missing?
- A: *The term "Bid Document" is a term from our Template form which is shared by our Capital Construction department. It is referring to our "Price Sheet" which is Attachment J.*
- Q: Page 9 of the RFP requires the submission of a "Chemicals List". Would KCHA prefer a list or a copy of the Safety Data Sheet (SDS)?
- A: *Please be prepared to submit a list with your proposal and a copy of the SDS if awarded.*
- Q: According to Attachment A (page 11.K) all work shall be performed between the hours of 8am – 5pm. Can those hours be adjusted to accommodate the contractor's hours?
- A: *In most cases we will require the contractor to perform work during these hours. However, under some circumstances, at the approval of the site representative, those hours may be adjusted on a case-by-case basis.*
- Q: How much autonomy will be given to the contractor to create the work plan?
- A: *We have a broad understanding of what is required at each of the different levels of contamination; however, you're the expert. Understanding our needs and requirements will need to be considered when preparing the work plan. Should additional explanation or dialogue be required, we will communicate that as quickly as possible, so not to delay work.*

END OF ADDENDUM