

CITY OF UNALASKA
UNALASKA, ALASKA

RESOLUTION 2025-71

A RESOLUTION OF THE UNALASKA CITY COUNCIL AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH SAMSON ELECTRIC INC. FOR PORTS LIGHTING IMPROVEMENT SERVICES, IN THE AMOUNT OF \$307,285

WHEREAS, the Ports Department has a need for the replacement of high-mast lights at the Light Cargo Dock and the Unalaska Marine Center; and

WHEREAS, the City issued an Invitation to Bid in accordance with the City procurement process, requesting qualified contractors to provide all materials, labor, equipment and incidentals necessary to replace the high-mast lighting systems; and

WHEREAS, six bids were received by the published deadline; and

WHEREAS, Samson Electric Inc. submitted the lowest responsible bid in the amount of \$307,285; and

WHEREAS, the Department of Public Works and the Ports Department recommend awarding the contract to Samson Electric Inc. for the replacement of the high-mast light systems at the Light Cargo Dock and the Unalaska Marine Center in accordance with the Invitation to Bid.

NOW THEREFORE BE IT RESOLVED that the Unalaska City Council authorizes the City Manager to enter into an agreement with Samson Electric Inc. for Ports Lighting Improvement Services in the amount of \$307,285.

PASSED AND ADOPTED by a duly constituted quorum of the Unalaska City Council on December 16, 2025.


Zac Schasteen
Mayor Pro Tem

ATTEST:


Estkaren P. Magdaong, CMC
City Clerk



MEMORANDUM TO COUNCIL

To: Mayor and City Council Members
From: Scott Brown, Ports Director
Through: Marjie Veeder, Acting City Manager
Date: December 16, 2025
Re: Resolution 2025-71: Authorizing the City Manager to enter into an agreement with Samson Electric Inc. for Ports Lighting Improvement Services, in the amount of \$307,285

SUMMARY: Through Resolution 2025-71, staff seeks approval for the City Manager to enter into an agreement with Samson Electric Inc. to replace light fixtures for 6 high-mast light poles at the Light Cargo Dock and the Unalaska Marine Center in the amount of \$307,285.

PREVIOUS COUNCIL ACTION: Ordinance 2025-13 created Budget Amendment #2 to the Fiscal Year 2026 Budget to appropriate and transfer \$492,700 from the General Fund to Ports Capital Fund for the repair and replacement of luminaries at the Light Cargo Dock and Unalaska Marine Center.

BACKGROUND: The Ports Department maintains seven (7) 120-foot high-mast light poles across its cargo dock facilities: two (2) at the Light Cargo Dock and five (5) at the Unalaska Marine Center. Reliable lighting is essential to ensure safe working conditions for customers, dock workers, and Ports staff. Current conditions at both facilities have significantly reduced light coverage creating operational and safety concerns.

In recent years, Ports has identified multiple light fixtures that are no longer functional at these facilities, posing a challenge for Ports staff and dock workers in low light conditions. At the Light Cargo Dock, only three of the fourteen light fixtures remain operational, severely impacting safe cargo handling. At the Unalaska Marine Center, four of the five high-mast poles require work and multiple fixtures have failed on each pole, which reduces light field coverage.

The City installed light fixtures for high-mast light poles at Light Cargo Dock and Unalaska Marine Center in 2014. These lights are now past their useful life and require replacement, including inspections of all electrical components (wiring, junction boxes, and controls) to ensure full functionality of the lights and safe working visibility at these dock facilities.

DISCUSSION: On October 23, 2025, staff issued an Invitation to Bid (ITB) for the procurement and replacement of light fixtures, including inspection and replacement of electrical components for two (2) high-mast light poles at the Light Cargo Dock, and four (4) high-mast light poles at the Unalaska Marine Center. The ITB was open for 30 days. On November 21, 2025, staff reviewed all submissions and determined that Samson Electric Inc. was the lowest responsible bidder with a bid in the amount of \$307,285.

ALTERNATIVES: Council may choose to approve or disapprove Resolution 2025-71.

FINANCIAL IMPLICATIONS: Reduces the High Mast Lighting Repairs Project (PH26C) budget by \$307,285 to pay Samson Electric Inc. for the Ports Lighting Improvement Services.

LEGAL: None.

STAFF RECOMMENDATION: Staff recommends approval of Resolution 2025-71.

PROPOSED MOTION: I move to adopt Resolution 2025-71.

CITY MANAGER COMMENTS: I concur with the Staff Recommendation. It is important for this safety concern to be addressed.

ATTACHMENTS:

- ITB: Ports Lighting Improvement
- Bid Package submitted by Samson Electric Inc.
- Bid Tabulation
- Proposed Standard Form of Agreement with contractor



Invitation to Bid

Ports Lighting Improvement

Issue Date: October 23, 2025

Bid Due Date: November 21, 2025

City of Unalaska
Department of Public Works
P.O. Box 610
Unalaska, Alaska 99685
(907) 581-1260

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List of Attachments

- Attachment A – Bid Form
- Attachment B – Insurance Requirements
- Attachment C – Contract Form
- Attachment D – General Conditions
- Attachment E – LCD Light Aiming Plans
- Attachment F – UMC Light Aiming Plans
- Attachment G – Existing Luminaires Cut Sheets & Details
- Attachment H – Existing Obstruction Light and Photocell Details

I. GENERAL

The City of Unalaska requests sealed bids from qualified contractors for the removal and replacement of high-mast lighting systems at the Light Cargo Dock (LCD) and Unalaska Marine Center (UMC) Dock facilities. Sealed bids will be addressed to the City of Unalaska and will be received at the following address:

City of Unalaska
Office of the City Clerk, Estkarlen Magdaong
P.O. Box 610
43 Raven Way
Unalaska, AK 99685
Tel. 907-581-1251

OR via email to:

emagdaong@unalaska.gov

AND

esevilla@unalaska.gov

Sealed Bids will be received until 2:00 p.m., local time on Friday, November 21, 2025. Any bids received after the time and date specified will not be considered. An electronic copy of the Invitation to Bid (ITB) documents may be obtained from the City of Unalaska website: <http://www.unalaska.gov/rfps>, for no charge. The successful Bidder will be required to furnish the necessary documents for the faithful performance of the Contract, as prescribed in the Bidding Documents.

All questions about this Invitation to Bid must be directed to Marc Kielmeyer, Project Manager

City of Unalaska
Department of Public Works,
Marc Kielmeyer, Project Manager
Phone (907) 581-1260
mkielmeyer@unalaska.gov

Each Bid must be submitted on the prescribed Bid form and accompanied by submittal information as prescribed in the ITB. A bid bond equal to 5% of the Total Base Bid is required.

A pre-bid conference will be held on Friday, November 7, 2025, at 2:00 p.m. at the City of Unalaska Department of Public Works at 1035 E. Broadway Avenue, Unalaska, AK 99685. The pre-bid conference can be attended in person or on Microsoft Teams;

Meeting ID: 217 269 390 332 1
Access code: Xn7au9H8
Dial in by phone: +1 332-249-0602,,740575886#
Phone conference ID: 740 575 886#

The successful Bidder shall hold such Business Licenses as required by state statutes and Unalaska Code of Ordinances Section 9.04.020. The City of Unalaska reserves the right to reject any or all Bids, to waive informalities or irregularities in the bidding, and to accept bids that are considered to be in the best interest of the City.

II. PURPOSE

The purpose of this ITB is to obtain competitive bids from qualified contractors to furnish and install new LED lighting fixtures on six (6) existing 120-foot high-mast poles located at two City-owned dock facilities. The project will improve lighting performance, reduce maintenance costs, and ensure safe visibility for dock workers and staff. The City also seeks optional bids for additive items identified below.

III. SCOPE OF WORK

Contractor shall schedule work to minimize disruption to dock operations, maintain safe work areas, and, if necessary, provide temporary lighting during fixture replacement. All work shall comply with NEC, OSHA, and City of Unalaska safety requirements. Contractor shall coordinate activities to minimize interference with dock operations.

Required Base Bid Work

The required Work consists of three items: removal and replacement of existing lighting fixtures on six (6) high-mast poles located at two dock facilities: the Light Cargo Dock (LCD) and the UMC Dock. All high-mast poles are approximately 120 feet tall and equipped with lowering-ring (halo) systems for fixture maintenance. The Work also includes supplying twenty additional luminaries.

Base Bid Item No. 1: Light Cargo Dock (LCD)

Located at 2481 Ballyhoo Road, Dutch Harbor, AK, 99692. Two (2) high-mast poles, each with seven (7) fixtures.

- Lower each halo, remove existing fixtures, and install new LED fixtures per technical specifications.
- Replace wiring, junction boxes, and controls only as necessary to ensure safe and fully operational installation.
- Level and adjust lowering rings; follow existing aiming plan. (Attachment E)
- Inspect all existing obstruction lights and photocells for proper operation and report inspection results.
- Test and commission the system for full functionality.

Base Bid Item No. 2: Unalaska Marine Center (UMC) Dock

Located at 647 to 957 Ballyhoo Road, Dutch Harbor, AK, 99692. Four (4) high-mast poles: two (2) with nine (9) fixtures, and two (2) with eleven (11) fixtures.

- Lower each halo, remove existing fixtures, and install new LED fixtures per technical specifications.
- Replace wiring, junction boxes, and controls only as necessary to ensure safe and fully operational installation.
- Level and adjust lowering rings.
- Work with lighting manufacturer to create new lighting alignment plan. Existing alignment plan is provided for reference. (Attachment F)
- Inspect all existing obstruction lights and photocells for proper operation and report inspection results.
- Test and commission the system for full functionality.

Base Bid Item No. 3: Additional Luminaries (20)

The Contractor shall provide an additional twenty complete luminaires as **attic stock** for the Owner's future use. All luminaires shall be the same type and model as those installed for Work Items 1 and 2.

Additive Bid Work

Base Bid Item Nos. 1 and 2 include as a component of the Work the inspection of all existing obstruction lights and photocells that are located on the high-mast poles. (Two high-mast poles at the Light Cargo Dock and four high-mast poles at Unalaska Marine Center Dock.) Specifications/data sheets for the existing obstruction lights and photocells are contained in Attachment H. Following inspection, the City may wish to replace some of the existing obstruction lights and photocells. The quantity of obstruction lights and/or photocells that the City may wish to replace are presently unknown. Accordingly, the City requests unit price bids for replacing obstruction lights and, separately, photocells. The quantities for these work items, if any, shall be determined by the City following the Contractor's inspection of the existing obstruction lights and photocells. If the City elects to replace any of the obstruction lights or photocells pursuant to these Additive Bid Items, it shall give the Contractor written notice within 7 days of the Contractor's inspection report and a Change Order shall be issued.

ADD Item No. 1: Replace Obstruction Light

Replace obstruction light located on a high-mast pole at the Light Cargo Dock or at the Unalaska Marine Center Dock. The work includes all labor and materials required to remove existing the obstruction light system and replace it with a new obstruction light with components of equal or better quality compatible with the existing system; verify full functionality after installation.

This additive item is bid on a per unit basis.

ADD Item No. 2: Replace Photocell

Replace photocell located on a high-mast pole at the Light Cargo Dock or at the Unalaska Marine Center Dock. The work includes all labor and materials required to remove existing the photocell system and replace it with a new photocell system with components of equal or better quality compatible with the existing system; verify full functionality after installation.

This additive item is bid on a per unit basis.

IV. MINIMUM TECHNICAL REQUIREMENTS

Item	Requirement
Input Voltage	120V–277V AC, 50/60 Hz
Fixture Type	High-mast LED luminaire suitable for marine and dock environments
Luminaires Standard	UL 1598; CSA C22.2 No. 250.0
Driver Standard	UL 8750; CSA C22.2 No. 250.13
Ingress Protection	IP65 minimum
Housing Material	Marine-grade aluminum or stainless steel, powder-coated finish
Optics / Distribution	Field-adjustable optics; match existing aiming plan
Color Temperature (CCT)	4000K–5000K
CRI	≥ 70
Efficacy	≥ 120 lm/W
Lumen Output	≥ 75,000 lumens per fixture
Surge Protection	10 kV / 5 kA SPD
Operating Temperature	–40°C to +50°C
Mounting Configuration	Compatible with existing halo assemblies
EMC Emission Compliance	EN55015, EN55022 Class B, EN61000-3-2 Class C, EN61000-3-3
EMC Immunity Compliance	EN61000-4-2,3,4,5,6,8,11; EN61547; EN55024; light industry level, Criteria B
Certifications	UL or ETL listed, FCC compliant, DLC preferred
Warranty	Minimum 5 years
BABA Compliance	Comply with Buy America, Build America (IIJA, Pub. L. 117-58)

V. PRODUCT BID & PRICING

1. **Bid Price.**

Bidders shall provide prices for Base Bid Item No. 1 (Light Cargo Dock), Base Bid Item No. 2 (UMC Dock) and Base Bid Item No. 3 (Additional Luminaries) as listed on Attachment A. Prices shall include all materials, labor, equipment and incidentals necessary to complete the Project. Bidders shall provide a Total Base Bid, which shall be the basis of the Contract and award of same. Bidders are requested, but not required, to bid on the Additive Bid Items.

2. **Examination of Bidding Documents.**

A. It is the responsibility of each Bidder before submitting a Bid:

1. To examine thoroughly the Bidding Documents and other related data identified in the Bidding Documents;
2. To consider federal, state, and local Laws and Regulations that may affect cost, progress, performance, or furnishing of the Product;
3. To study and carefully correlate Bidder's knowledge and observations with the Bidding Documents and such other related data;
4. To promptly notify the City of all conflicts, errors, ambiguities or discrepancies, which Bidder has discovered in or between the Bidding Documents.
5. To review applicability of the City of Unalaska sales tax to any purchases of materials or services related to the Work.

B. The submission of a Bid will constitute an incontrovertible representation by Bidder that Bidder has complied with every requirement of this ITB that, without exception, the Bid is premised upon performing and furnishing the Work required by the Bidding Documents; that Bidder has given the City written notice of all conflicts, errors, ambiguities, and discrepancies that Bidder has discovered in the Bidding Documents and the written resolution thereof by the City is acceptable to Bidder and that the Contract Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performing and furnishing the Work.

3. **Interpretations and Addenda.**

- A. All questions about the meaning or intent of the Bidding Documents are to be directed to the City of Unalaska. Interpretations or clarifications considered necessary by the City in response to such questions will be issued by Addenda, will be posted to the City of Unalaska website and noticed to all parties recorded by the Issuing Office as having received the Bidding Documents. Questions received less than 6 days prior to the date for opening of Bids may not be answered. Only questions answered by formal written Addenda will be binding. Oral and other interpretations or clarifications will be without legal effect.
- B. Addenda may also be issued to modify the Bidding Documents as deemed advisable by the City of Unalaska.

4. **Bid Form.**

- A. The Bid Form is included herein (Attachment A)
- B. Bid Form must be completed by printing in black ink or typed.
- C. Bids by corporations must be executed in the corporate name by the president or a vice-president (or other corporate officer accompanied by evidence of authority to sign) and the corporate seal must be affixed and attested by the secretary or an assistant secretary. The corporate address and state of incorporation must be shown below the signature.
- D. Bids by partnership must be executed in the partnership name and signed by a partner, whose title must appear under the signature and the official address of the partnership must be shown below the signature.
- E. All names must be typed or printed in black ink below the signature.
- F. The Bid shall contain an acknowledgment of receipt of all Addenda (the numbers of which must be filled in on the Bid Form).
- G. The address, telephone, and email address for communications regarding the Bid must be shown.

5. **Submission of Bids.**

- A. Bids shall be submitted not later than the time prescribed, at the place, and in the manner set forth in the Invitation to Bid and shall be enclosed in an opaque sealed envelope, marked with the project title (and, if applicable, the designated portion of the project for which the Bid is submitted) and name and address of Bidder and accompanied by the other required documents. If the Bid is sent through the mail or other delivery system, the sealed envelope shall be enclosed in a separate envelope with the notation "**BID ENCLOSED**" on the face of it.
- B. Only one Bid from any individual, firm, partnership, or corporation, under the same or different names, will be considered. Should it appear to the City that any Bidder is interested in more than one Bid for work contemplated, all Bids in which such Bidder is interested will be rejected. Bidder shall complete and submit the following forms with its Bid:
 - Bid Proposal
 - Bid Bond (5% of Bid)
 - Alaska Business and Contractor's License Number
 - Unalaska Business License

6. **Modifications and Withdrawal of Bids.**

- A. Prior to the time and date designated for receipt of Bids, any Bid submitted may be withdrawn by notice to the party receiving Bids at the place designated for receipt of Bids. Such notice shall be in writing over the signature of the Bidder. Bid modifications must be sent to the office to which the original Bid is delivered or sent.
- B. If, within 48 hours after Bids are opened, any Bidder files a duly signed, written notice with the City and promptly thereafter demonstrates to the reasonable satisfaction of the

City that there was a material and substantial mistake in the preparation of its Bid, that Bidder may withdraw its Bid.

7. Minimum Rates of Pay

- A. Bidder shall comply with all State labor regulations, including State of Alaska Title 36, Public Contracts, otherwise known as the Little Davis-Bacon Act, and all labor regulations and minimum rates of pay contained there.
- B. State Wage Rates can be obtained at <https://labor.alaska.gov/lss/pamp600.htm>. Use the State wage rates in effect 10 days before Bid Opening.

VI. SUBMITTAL AND REQUIREMENTS

Submit signed and completed Bid Form with all bid items filled in, and all company and contact information. Failure to submit a complete Bid Form in a sealed envelope may result in disqualification.

Bids must be received by 2:00 pm on Friday, November 21, 2025, at the City Clerk's Office at the following address:

City of Unalaska
Office of the City Clerk, Estkarlen Magdaong
P.O. Box 610
43 Raven Way
Unalaska, AK 99685
Tel. 907-581-1251

OR via email to:
emagdaong@unalaska.gov
esevilla@unalaska.gov

Any bids received after the time and date specified may not be considered. It is the bidder's sole and independent responsibility to timely submit their bids and bidders assume the risk of delays in delivery of mail. Note that mail service to Unalaska is regularly delayed due to bad weather. The City may, in its sole discretion, relax or extend the submission deadline if reasonably deemed necessary. Bids shall remain open for 30 days. A contract, if any, shall be awarded based upon the lowest responsive Bid from a responsible Bidder.

All questions or inquiries should be directed to:

City of Unalaska
Department of Public Works,
Marc Kielmeyer, Project Manager
Phone 907-581-1260
mkielmeyer@unalaska.gov

In submitting this bid, the Bidder is representing and certifying that they have all required licenses, certifications, expertise, experience, etc. that is necessary to perform the work they are bidding on.

VII. OTHER ITEMS

The City reserves the right to reject any or all bids received. The selection of the lowest bid from a responsible Bidder shall be at the sole discretion of the City of Unalaska. No agreement between the City and any Bidder shall be effective until approved by the City Council of the City of Unalaska and signed by the City Manager or authorized City official. The City is not liable for any costs incurred by Bidders in preparing or submitting Bids.

1. Award of Contract.

- A. The City reserves the right to reject any or all Bids, including without limitation the rights to reject any or all nonconforming, non-responsive, unbalanced or conditional Bids, and to reject the Bid of any Bidder if the City believes that it would not be in the best interest of the City to make an award to that Bidder, whether because the Bid is not responsive or the Bidder is unqualified or of doubtful financial ability or fails to meet any other pertinent standard or criteria established by the City. The City also reserves the right to waive all informalities not involving price, time, or changes in the material specifications and to negotiate Contract terms with the successful Bidder(s). Discrepancies between the indicated sum of any column of figures and the correct sum thereof will be resolved in favor of the correct sum. Discrepancies between words and figures will be resolved in favor of the words.
- B. In evaluating Bids, the City will consider the qualifications of Bidders, whether or not the Bids comply with the prescribed requirements, and such other data, as may be requested in the Bid Form or prior to the Notice of Award.
- C. If, at the time this Contract is to be awarded, the total of the lowest acceptable Bid exceeds the funds then estimated by the City as available, the City may reject all Bids, reduce services, or take such other action as best serves the City's interests.
- D. If the Contract is to be awarded, it will be awarded to the lowest responsive, responsible Bidder whose evaluation by the City indicates to the City that the award will be in the best interests of the City. The lowest bid shall be determined based on the Total Base Bid.
- E. In the event of failure of the lowest responsive, responsible Bidder to sign the Contract, the City of Unalaska may award the Contract to the next lowest responsive, responsible Bidder. Such award, if made, will be made within 30 days after the opening of Bids.
- F. The Contract will be awarded to the lowest responsive and responsible bidder of the total bid price.

2. Signing of Contract.

When the City gives a Notice of Award to the successful Bidder, it will be accompanied by the Ports Lighting Improvement Contract, with all other written Contract Documents attached. Within 10 days thereafter, the Bidder shall sign and deliver the Ports Lighting Improvement Contract. Thereafter, the City shall deliver one fully signed counterpart to Bidder. The Form of Ports Lighting

Improvement Contract is attached hereto (Attachment C), which form will be substantially the same as Contract signed by the successful Bidder.

3. Insurance.

The successful Bidder will be required to provide City with the appropriate insurance coverage (see Attachment B).

4. Bid Conditions.

By submitting a Bid, a Bidder makes the following representations:

This Bid is genuine and not made in the interest of or on behalf of any undisclosed person, firm, or corporation and is not submitted in conformity with any agreement or rules of any group, association, organization, or corporation; Bidder has not directly or indirectly induced or solicited any other Bidder to submit a false or sham Bid; Bidder has not solicited or induced any person, firm, or corporation to refrain from bidding; and Bidder has not sought by collusion to obtain for itself any advantage over any other Bidder or over the City.

In submitting this Bid, Bidder represents that Bidder has examined copies of all the Bidding Documents and has accurately identified a genuine and acceptable.

Bidder has familiarized itself with the nature and extent of the Bidding Documents, work, site, and all local conditions and all federal, state, and local Laws and Regulations that in any manner may affect cost, progress, performance, or furnishing of the work.

Bidder has given the City written notice of all conflicts, errors, ambiguities, or discrepancies that it has discovered in the Bidding Documents and the written resolution thereof by the City is acceptable to Bidder, and the Bidding Documents are generally sufficient to indicate and convey understanding of all terms and conditions for supplying the product for which this Bid is submitted.

1:34 pm 2/18



Eden Sevilla

From: David Langman <dl@sei-ak.com>
Sent: Friday, November 21, 2025 1:34 PM
To: Estkarlen Magdaong; Eden Sevilla
Cc: Rick Novotny; Marc Kielmeyer
Subject: City of Unalaska-Dept of Public Works-Ports Lighting Improvement project
Attachments: Unalaska Port Lighting Improve_Bid Form - Attachment A.pdf

Importance: High

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good afternoon,

Please see the attached Samson Electric, Inc. Bid Proposal for the City of Unalaska Ports Lighting Improvement project.

Thank you,

David Langman
Samson Electric, Inc.
129 West Potter Drive
Anchorage, Alaska 99518
O: (907) 336-1258
C: (907) 854-9929

ATTACHMENT A

Ports Lighting Improvement

BID FORM

Base Bid (Required)

Item #	Description	Bid (In Words)	Bid (Numeral)
1	Light Cargo Dock	Sixty Five Thousand One Hundred Eighty Four Dollars	\$ 65,184.00
2	Unalaska Marine Center Dock	One Hundred Seventy Eight Thousand Seven Hundred Sixty Two Dollars	\$ 178,762.00
3	Additional Luminaries (20)	Sixty Three Thousand Three Hundred Thirty Nine Dollars	\$ 63,339.00
1-3	TOTAL BASE BID	Three Hundred Seven Thousand Two Hundred Eighty Five Dollars	\$ 307,285.00

Additive Bid Items (Optional)

ADD #	Description	Unit	Bid (In Words)	Bid (Numeral)
1	Replace Obstruction Light	Each	Five Hundred Fifty Dollars	\$ 550.00
2	Replace Photocell	Each	Nine Hundred Forty Eight Dollars	\$ 948.00

Addenda:

Bidder confirms the following ITB Addenda: #1(11.12.25)

Bidder Information

Total Base Bid: \$ 307,285.00

Total Base Bid (in words): \$ Three Hundred Seven Thousand Two Hundred Eighty Five Dollars

Bidder Name: Samson Electric, Inc. State of Incorporation : AK

Business Address: 129 West Potter Drive, Anchorage, Alaska, 99518

Contractors License No.: CONE17214 Business License No.: 65682

Name of Authorized Person (Printed): Richard Novotny

Signature:  Date: 11/21/2025

Unalaska Business License No.: 2648

BID BOND

(5% of Total Base Bid)

KNOW ALL MEN BY THESE PRESENTS: that

Samson Electric, Inc.

(Name of Bidder)

3125 N. Van Horn Rd., Fairbanks, AK 99701

(Address of Bidder)

as Principal, and

Hartford Casualty Insurance Company

(Name of Surety)

520 Pike Tower, Ste 900 Seattle, WA 98101

(Address of Surety)

a corporation duly authorized to conduct business in the State of Alaska, as Surety, are held and firmly bound unto the City of Unalaska, PO Box 610, Unalaska, Alaska 99685, as Obligee, in the sum of Five Percent of the Bid Amount Dollars, (\$ 5%) for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has submitted a bid for the City of Unalaska PORTS LIGHTING IMPROVEMENT Contract, for a project located in Unalaska, Alaska.

NOW THEREFORE, if Obligee shall accept the bid of the Principal and the Principal shall enter into the Contract with Obligee in accordance with the terms of such bid, and give such bond or bonds as may be specified in the bidding 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 in the event of the failure of Principal to enter such Contract and give such bond or bonds, if Principal shall pay to Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which Obligee may in good faith contract with another party to perform the Work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and Sealed this 3rd day of November, 2025

Samson Electric, Inc.

(Principal) Seal



(Witness)




Rick Novotny, Treasurer

(Title) Seal

Hartford Casualty Insurance Company

(Surety) Seal



(Witness)



JoAnna R. Lewis, Attorney-in-Fact

(Title) Seal



POWER OF ATTORNEY

Direct Inquiries/Claims to:

THE HARTFORD

BOND, T-11

One Hartford Plaza

Hartford, Connecticut 06155

Bond.Claims@thehartford.com

call: 888-266-3488 or fax: 860-757-5835

KNOW ALL PERSONS BY THESE PRESENTS THAT:

Agency Name: HALE & ASSOCIATES INC

Agency Code: 52-019363

- ☒ Hartford Fire Insurance Company, a corporation duly organized under the laws of the State of Connecticut
☒ Hartford Casualty Insurance Company, a corporation duly organized under the laws of the State of Indiana
☒ Hartford Accident and Indemnity Company, a corporation duly organized under the laws of the State of Connecticut
☐ Hartford Underwriters Insurance Company, a corporation duly organized under the laws of the State of Connecticut
☐ Twin City Fire Insurance Company, a corporation duly organized under the laws of the State of Indiana
☐ Hartford Insurance Company of Illinois, a corporation duly organized under the laws of the State of Illinois
☐ Hartford Insurance Company of the Midwest, a corporation duly organized under the laws of the State of Indiana
☐ Hartford Insurance Company of the Southeast, a corporation duly organized under the laws of the State of Florida

having their home office in Hartford, Connecticut, (hereinafter collectively referred to as the "Companies") do hereby make, constitute and appoint, up to the amount of Unlimited :

David R. Hale, Michael Hale, JoAnna Lewis, Shana D. Pilkinton, Brittany Sokolow of FAIRBANKS, Alaska

their true and lawful Attorney(s)-in-Fact, each in their separate capacity if more than one is named above, to sign its name as surety(ies) only as delineated above by ☒, and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

In Witness Whereof, and as authorized by a Resolution of the Board of Directors of the Companies on May 23, 2016 the Companies have caused these presents to be signed by its Assistant Vice President and its corporate seals to be hereto affixed, duly attested by its Assistant Secretary. Further, pursuant to Resolution of the Board of Directors of the Companies, the Companies hereby unambiguously affirm that they are and will be bound by any mechanically applied signatures applied to this Power of Attorney.



Shelby Wiggins

Shelby Wiggins, Assistant Secretary

Joelle L. LaPierre

Joelle L. LaPierre, Assistant Vice President

STATE OF FLORIDA

COUNTY OF SEMINOLE

ss. Lake Mary

On this 13th day of February, 2020, before me personally came Joelle LaPierre, to me known, who being by me duly sworn, did depose and say: that (s)he resides in Seminole County, State of Florida; that (s)he is the Assistant Vice President of the Companies, the corporations described in and which executed the above instrument; that (s)he knows the seals of the said corporations; that the seals affixed to the said instrument are such corporate seals; that they were so affixed by authority of the Boards of Directors of said corporations and that (s)he signed his/her name thereto by like authority.



Jessica Ciccone

Jessica Noelle Ciccone
My Commission #FF029702
Expires June 20, 2021

I, the undersigned, Assistant Vice President of the Companies, DO HEREBY CERTIFY that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is still in full force effective as of November 3, 2025

Signed and sealed in Lake Mary, Florida.



Keith D. Dozois

Keith D. Dozois, Assistant Vice President

Alaska Department of Commerce, Community, and Economic Development

Division of Corporations, Business, and Professional Licensing

PO Box 110806, Juneau, AK 99811-0806

This is to certify that

SAMSON ELECTRIC, INC

3125 N VAN HORN RD, FAIRBANKS, AK 99701

owned by

SAMSON ELECTRIC, INC

is licensed by the department to conduct business for the period

October 14, 2024 to December 31, 2026
for the following line(s) of business:

23 - Construction



This license shall not be taken as permission to do business in the state without having complied with the other requirements of the laws of the State or of the United States.

This license must be posted in a conspicuous place at the business location.
It is not transferable or assignable.

Julie Sande
Commissioner

License #: CONE17214
Effective: 12/9/2024
Expires: 09/30/2026

State of Alaska

Department of Commerce, Community, and Economic Development
Division of Corporations, Business, and Professional Licensing

Regulation of Construction Contractors and Home Inspectors

Licensee: **SAMSON ELECTRIC INC**

License Type: **General Contractor Without Residential Contractor Endorsement**

Status: **Active**

Doing Business As: **SAMSON ELECTRIC INC**

Commissioner: Julie Sande

Relationships

Relation Type	License #	License Type	Owners/Entities	Name/DBA
Electrical Administrator Assignee	EADE771	Electrical Administrator	MICHAEL SAMSON	

Designations

No designations found.

SAMSON ELECTRIC INC
3125 N VAN HORN RD
FAIRBANKS, AK 99701-7321

Wallet Card

State of Alaska Department of Commerce, Community, and Economic Development Division of Corporations, Business, and Professional Licensing Regulation of Construction Contractors and Home Inspectors SAMSON ELECTRIC INC DBA: SAMSON ELECTRIC INC As General Contractor Without Residential Contractor Endorsement		
License CONE17214	Effective 12/9/2024	Expires 09/30/2026

CITY OF UNALASKA

P.O. BOX 610 UNALASKA, ALASKA 99685 (907)581-1251

No: 2648

Municipal Business License

Pursuant to Unalaska City Code Section 9.04.010 this authorizes

SAMSON ELECTRIC, INC.

3125 N. VAN HORN ROAD

FAIRBANKS

AK

99701

to operate a business in Unalaska, Alaska for 2025

Issuance of a Municipal Business License does not imply expertise or qualifications to conduct a trade or business, nor imply compliance with Federal or State licensing requirements

A. Aguilar

City Clerk's Office

12/20/2024

Date

SAMSON ELECTRIC, INC.
"CERTIFICATE OF CORPORATE SIGNATURE"

I, GREG ROADS, certify that I am the VICE - PRESIDENT
Name Official Title
of the corporation named as Contractor in the Invitation to Bid; that RICHARD NOVOTNY
Name
who signed said document on behalf of the Contractor was then CORPORATE TREASURER
Official Title
of said corporation; that said document was duly signed for and in behalf of said corporation by authority
of its governing body and is within the scope of its corporate powers.



Corporate Seal

Signature

GREG ROADS

Print Name

3125 N. VAN HORN RD. FAIRBANKS, AK. 99701

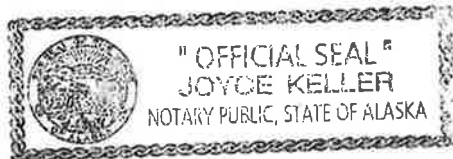
Corporate Address

ALASKA

State of Incorporation

IN WITNESS WHEREOF,
I have set my hand and affixed my official seal this 21st day of NOVEMBER, 20 25.

My Commission Expires: 01-16-06



Notary Public

City of Unalaska
Department of Public Works
Ports Lighting Improvement Project
Addenda Acknowledgement

Addendum Number:	i	Date Issued:	11 / 12 / 2025	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)
Addendum Number:		Date Issued:	/ /	(MM/DD/YYYY)

Bid Response Communication Information

Name:	Richard Novotny
E-mail Address:	rn@sei-ak.com
Telephone:	(907) 632-6603
Address:	129 West Potter Drive Anchorage, Alaska, 99518

Ports Lighting Improvement Project Bid Tab

	Wolverine Supply, Inc	Samson Electric, Inc	Alaska Electrical Contractors	Premier Electric, LLC	B&B Electric	OptimEA Tech
Base Bid #1	\$162,000.00	\$65,184.00	\$90,141.80	\$106,000.00	\$112,680.00	\$123,000.00
Base Bid #2	\$220,000.00	\$178,762.00	\$239,443.21	\$300,000.00	\$222,474.00	\$257,000.00
Base Bid #3	\$135,000.00	\$63,339.00	\$82,728.45	\$76,000.00	\$88,824.00	\$80,000.00
Total Base Bid	\$517,000.00	\$307,285.00	\$412,313.46	\$482,000.00	\$423,978.00	\$460,000.00
Add #1	\$5,000.00	\$550.00	\$6,582.00	\$6,000.00	\$3,930.00	no bid
Add#2	\$2,500.00	\$948.00	\$1,346.74	\$2,000.00	\$2,605.00	no bid
Acknowledge Addendum	yes	yes	yes	yes	yes	no
Contractors License	yes	yes	yes	yes	yes	yes
Business License	yes	yes	yes	yes	yes	yes
Bid Bond	yes	yes	yes	yes	yes	yes

ATTACHMENT C

Ports Lighting Improvement

FORM OF CONTRACT

THIS CONTRACT is effective as of the ____ day of _____, 2025 ("Effective Date"), by and between the City of Unalaska ("City") and _____, ("Contractor").

WITNESSETH THAT:

WHEREAS the City issued Invitation to Bid Ports Lighting Improvement ("ITB") on October 23, 2025; and

WHEREAS Contractor submitted a bid and this contract is being awarded to Contractor on the basis of the ITB and responsive bid; and

WHEREAS the City desires to engage Contractor to perform the Ports Lighting Improvement Project; and

WHEREAS Contractor represents that it has the experience and ability to perform such services; and

WHEREAS the parties hereto desire to enter into an agreement setting forth the terms under which the Contractor will, as requested, perform such services;

NOW THEREFORE the parties hereto do mutually agree as follows:

1. THE WORK

Contractor shall complete all work as specified or indicated in the Contract Documents, which are enumerated in Section 12 of this Contract. In general, the Work will include, but not be limited to, meeting all deadlines, removing and replacing high-mast fixtures, leveling halo assemblies, replacement of wiring and controls, testing and commissioning, and additional responsibilities as detailed in Contract Documents.

2. CONTRACT TIME

The Contractor is allowed **180 calendar days** from the Effective Date to complete ALL Work as indicated in Section 1 of this Contract.

3. CONTRACT PRICE AND PAYMENT

A. City shall pay to Contractor \$_____ pursuant to this Contract.

B. Contractor shall submit monthly invoices as services are performed and costs are incurred. City may, at its option, withhold ten percent (10%) from each monthly payment pending satisfactory completion of the work by Contractor. Provided that Contractor submits a proper invoice, in such form accompanied by such evidence in support thereof as may be reasonably required by the City, invoices are otherwise due and payable within thirty (30) days of receipt by City.

4. REDUCTION OF PAYMENT FOR UNSATISFACTORY SERVICES

If any defined action, duty, or service, or part thereof, assigned or required by the Contract is not performed by the Contractor, the value of such action, duty, or service (or part thereof) will be determined by the City and deducted from any invoice or monthly billing period claiming such items for payment.

If the action, duty or service or part thereof has been completed and is determined to be unsatisfactory by the City, the Contractor will be notified and given the opportunity to correct any deficiencies within a certain time as designated by the City. Payment for unsatisfactory work will be withheld by the City from any invoice or monthly billing period until such time as the work is determined to be acceptable.

5. INSURANCE

Contractor shall obtain and maintain for the duration of the term of this Contract, including any extension, the insurance requirements set forth in the Invitation to Bid, Insurance Requirements (Attachment B).

6. INDEMNIFICATION

Contractor covenants and agrees to defend, indemnify and hold harmless the City, its officers, employees, agents, subcontractors, insurers, successors and assigns from and against each and every demand, claim, cause of action, liability, damage, loss, cost and expense (including, but not limited to, reasonable attorney's fees and expenses) arising from or relating to (a) any breach of Contractor's representations or warranties under this Contract; (b) any breach of Contractor's obligations under this Contract; (c) any act or omission of Contractor, its officers, contractors, subcontractors, licensees, agents, servants, employees, invitees or visitors in connection with this Contract or concerning the work; PROVIDED, however, that Contractor shall not be under any obligation to defend, indemnify or hold the City harmless against claims to the extent arising out of City's gross negligence or intentional misconduct. Contractor's obligations under this paragraph shall survive termination of this Contract.

7. COVENANT AGAINST CONTINGENT FEES

The Contractor warrants that no person or selling agent has been employed or retained to solicit or secure this Contract upon an agreement or understanding for a commission, percentage, brokerage, or contingent fee, excepting bona fide employees or bona fide established commercial or selling agencies maintained by the Contractor for the purpose of securing business. For breach or violation of this warrant, the City shall have the right to annul this Contract without liability or, in its discretion, to deduct the price of such consideration from the Contract or otherwise recover the full amount of such commission, percentage, brokerage, or contingent fee.

8. NOTICES

All notices required or permitted to be given under this Contract shall be in writing and (i) delivered personally to the designated officer of the party to whom directed; or (ii) sent by registered or certified United States mail, postage prepaid, return receipt requested. All such notices shall be addressed to the party to whom directed as follows:

City: Brian Thacker, Director of Public Works
City of Unalaska
P.O. Box 610
Unalaska, Alaska 99685

Contractor:

Either party may change the address for receipt of written notice by notice to the other party in writing.

9. GOVERNING LAW AND FORUM

This Contract shall be construed and interpreted in accordance with, and governed and enforced in all respects by, the laws of the State of Alaska. In the event of a dispute under or as to the terms of this Contract, the parties agree that jurisdiction and venue shall lie exclusively in the state courts of the Third Judicial District, Alaska.

10. ASSIGNMENT

This Contract may not be assigned without the prior written consent of the City, which consent may be withheld at the City's reasonable discretion.

11. WAIVER

The failure of either party to insist on the strict performance by the other party of any provision of this Contract or to exercise any right, power or remedy upon a breach hereof shall not constitute waiver of any provision of this Contract or limit either party's rights thereafter to enforce any provision or exercise any right, unless such waiver is evidenced in writing and executed. Any waiver shall extend only to the particular performance or breach so waived and shall not limit either party's rights with respect to any future performance or breach.

12. CONTRACT DOCUMENTS, INTERGRATION AND MODIFICAITON

A. The Contract Documents which together with this Contract shall constitute the entire agreement and understanding of the parties with respect to the subject matter herein and supersedes any prior oral or written representations or agreements concerning the same. The Contract Documents consist of the following:

- i. This Contract;
- ii. Invitation to Bid (including Attachments);
- iii. Addendum(s) No _____;
- iv. Contractor's Bid Form and Submission;
- v. Performance Bond;
- vi. Payment Bond;
- vii. General Conditions;
- viii. Insurance Requirements; and

ix. Change Orders, if any.

B. Both Parties warrant that they are not relying on any representations other than those contained in this Contract. No modification of the Contract shall be binding unless such modification is in writing and executed by both parties subsequent to the date hereof. The paragraph headings in this Contract are for convenience and reference only, and do not modify the provisions of this Contract.

IN WITNESS WHEREOF, the City and Contractor have signed all counterparts of this Contract. All portions of the Contract Documents have been signed or identified by the City and Contractor.

CONTRACTOR

By: _____

Its: _____

Date: _____

CITY OF UNALASKA, ALASKA

By: _____

Marjie Veeder, Acting City Manager

Date: _____

PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS: that

(Name of Contractor)

(Address of Contractor)

as Principal, hereinafter called Principal, and

(Name of Surety)

(Address of Surety)

as Surety, hereinafter called Surety, are held and firmly bound unto the **City of Unalaska**, Alaska, PO Box 610, Unalaska AK, 99685, as Obligee, in the sum of ____Dollars, (\$____) for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Contractor has a written agreement dated _____ day of _____ 2025, entered into a Contract with Owner for the City of Unalaska **PORTS LIGHTING IMPROVEMENT PROJECT**, 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 the Owner.

Whenever Contractor shall be, and declared by Owner to be in default under the Contract, the Owner having performed Owner'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 Surety of the lowest responsible bidder, or, if the Owner elects, upon determination by the Owner and the Surety jointly of the lowest responsible bidder, arrange for a contract between such bidder and Owner, and make available as the Work progresses (even though there should be a default or a succession of defaults under the contract or contracts 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 Owner to the Contractor under the Contract and any amendments thereto, less the amount properly paid by Owner to Contractor.

Any suit under this bond must be instituted before the expiration of six (6) years from the date on which final payment under the Contract falls due.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the Owner named herein or the heirs, executors, administrators, or successors of the Owner.

SIGNED AND SEALED, this _____ day of _____, 2025.

(Witness)

(Principal) Seal

(Title)

(Witness)

(Surety) Seal

(Title)

PAYMENT BOND

KNOW ALL MEN BY THESE PRESENTS,

That _____ as Contractor, and _____ as Surety, are held and firmly bound unto City of Unalaska hereinafter called "OWNER", in the sum of _____ dollars, for the payment of which sum, well and truly made, we bind ourselves, our heirs, executors, administrators, successors, and assigns, jointly and severally, firmly by these presents.

WHEREAS, said CONTRACTOR has been awarded and is about to enter into City of Unalaska **PORTS LIGHTING IMPROVEMENT CONTRACT** with said OWNER to perform the WORK as specified or indicated in the Contract Documents.

NOW THEREFORE, if said CONTRACTOR, or subcontractor, fails to pay for any materials, equipment, or other supplies, or for rental of same, used in connection with the performance of work contracted to be done, or for amounts due under applicable State law for any work or labor thereon, said Surety will pay for the same in an amount not exceeding the sum specified above, and, in the event suit is brought upon this bond, a reasonable attorney's fee to be fixed by the court. This bond shall inure to the benefit of any persons, companies, or corporations entitled to file claims under applicable State law.

PROVIDED, that any alterations in the WORK to be done or the materials to be furnished, or changes in the time of completion, which may be made pursuant to the terms of said Contract Documents, shall not in any way release said CONTRACTOR or said surety thereunder, nor shall any extensions of time granted under the provisions of said Contract Documents release either said CONTRACTOR or said Surety thereunder, nor shall any extensions of time granted under the provisions of said Contract Documents release either said CONTRACTOR or said Surety, and notice of such alterations or extensions of the Agreement is hereby waived by said Surety.

SIGNED AND SEALED, this _____ day of _____, 2025.

(Witness)

(Principal) Seal

(Title)

(Witness)

(Surety) Seal

(Title)