INUVIALUIT REGIONAL CORPORATION

BAG SERVICE #21 | INUVIK, NT | X0E0T0

Tel: (867) 777-7000 | **Fax**: (877) 289-2389

Email: info@inuvialuit.com | **Web**: www.inuvialuit.com

Request for Proposal: IRC000026

Design Build a Facility for Maligaksat, Youth and Child Care in Tuktoyaktuk, NT Amendment #1

Issued by:

Inuvialuit Regional Corporation (IRC)

107 Mackenzie Road

Inuvik, NWT X0E 0T0

Deadline for submissions: December 3, 2026, at 2pm MDT

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This amendment is issued to:

- **Extend the solicitation closing deadline.**
- **Answer questions from bidders.**
- **Make changes to the tender documents.**

A. Solicitation Extension

The solicitation closing date for the RFP titled “Request for Proposal: Design Build a Facility for Maligaksat, Youth, and Child Care in Tuktoyaktuk, NT” has been extended from November 19, 2026, to December 3, 2026.

If you have already submitted your bid, you may revise your submission by sending an email to procurement@inuvialuit.com.

B. Bidder’s Questions and Answers

Q1: Evaluation Criteria
Could you please confirm the criteria and relative weightings that will be used to evaluate submissions? In particular, how will price, technical approach, relevant experience, schedule, and Inuvialuit business participation be assessed?

A1: The bid form contains sections of information that will be used for evaluations. Bidders are to ensure all information asked for is submitted. The evaluation will consist of technical, commercial and Inuvialuit Business List (IBL) inclusion.

Q2: Design Team Responsibilities
The Statements of Work refer to collaboration with the Reimagine team and its identified subconsultants. Could you please clarify your intent there?

A2: The reference to the “Reimagine team” should be replaced with “Owner’s Representative”

Q3: Scope of Design Development
To what extent are the concept designs intended to be maintained? Can we propose alternative building configurations, modular systems or design approaches that achieve the functional requirements while improving constructability, cost or schedule?

A3: A bidder(s) has the latitude to make changes to the building design if the design specifications and requirements are maintained.

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Q4: Completion Date and Project Schedule

The Statements of Work refer to both March 31, 2027, and March 31, 2028, as occupancy dates. Is there a typo there? Could IRC confirm the required substantial completion and occupancy dates?

A4: Yes, this is a typo. Please refer to Tender Package revisions section below.

Q5: Pricing and Level of Cost Detail
The RFP calls for a stipulated-price design-build contract, while the Statements of Work request a minimum Class B estimate. Is IRC seeking a binding fixed-price proposal at this stage, or a Class B estimate that will be refined as design development progresses? What level of cost breakdown is expected?

A5: IRC is seeking a binding fixed-price proposal to be refined at the design development stage.

Q6: Bid Forms, Bonding and Submission Requirements
Could IRC confirm the required bid forms and provide the referenced CCDC 14 Bid Form and any supplementary forms? Please also confirm the requirements for bid security, performance bonds and labour and material payment bonds, and whether electronically signed and submitted documents are acceptable.

A6: The CCDC 14 Bid form in Exhibit B refers to the attachment provided separately. All necessary tender documents have been provided. The requirement for bid security can be found under Part 3 of the RFP, section 1.8. The required amount for the performance and labour and material bonds is equal to not less than 50 percent of the Contract Amount, excluding taxes for each bond. Electronically signed copies are acceptable.

Q7: Site Information and Responsibility
The concept reports identify some site information as preliminary, and certain drawings refer to previous sites. Could you please confirm whether there are final approved sites for both facilities? Is geotechnical and survey information available, and who will be responsible for obtaining any additional investigations required for final foundation design?

A7: See the information in the attached PDF topographical files.

Q8: We are requesting an extension to both RFPs as 2-weeks are not sufficient to respond and provide effective costing.

A8: Please refer to Solicitation Extension above.

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Q9: There are no requirements for the technical/financial response requirements outlined in the SOR. Can you please outline submission requirements (both technical and financial) for both RFPs

A9: Please refer to CCDC 14 Bid form attached in the tender package.

Q10: There does not appear to be a site selected for each location, please confirm

A10: There are proposed sites. See renderings documents.

Q11: If there is a site selected, is there site assessments completed such as topographical surveys, geotechnical investigations. Both would be required to proceed with design

A11: See the information in the attached PDF topographical files.

Q12: Is there a budget available for each development?

A12: The budget for these projects is not public information.

Q13: Is the expectation for each site to be developed concurrently?

A13: There is only 1 building, on 1 site. The building is expected to be 2 stories.

Q14: Is there a specific child count requirement for the daycare? This needs to be identified to confirm the ECE requirements are met

A14: Approximately 8-10 infants or toddlers and 16 preschoolers per new centre in each community.

Q15: The second floor identifies shelter space. Can you provide some information on the intent of this use, including the kitchen and lounge.

A15: The second floor should be a self-sufficient apartment space including a kitchen, lounge, bedroom, full bath and laundry. Community kitchen is located on the main floor. The lounge area on the second floor will be used as a space for families to use when accessing Maligaksat services.

Additionally, we would like access to the apartment through the Maligaksat space upstairs. This would be like in a hotel room that has a potential connecting room. It would be locked/deadbolted but could be opened if needed by Maligaksat staff.

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C. Tender Package Revisions

In: Statement of Work
Section: e. Recommendations

Remove: Work within the time constraints to be ready for occupancy by March 31, 2027.

Replace with: Work within the time constraints to be ready for occupancy by March 31, 2028.

All other information contained in this Request for Proposal remains unchanged.