SAGINAW CHIPPEWA INDIAN TRIBE HOUSING DEPARTMENT

Attic Construction Repairs & Insulation

Request for Bids

Property Address: Saginaw Chippewa Indian Tribe of MI, Supportive Housing, 6870 E. Broadway, Mt. Pleasant, MI 48858.

Owner: Saginaw Chippewa Housing Department, 2451 Nishnabeanong Drive, Mt. Pleasant, MI 48858.

Project: Seeking a qualified contractor to assess current attic construction conditions and insulation installation, recommend repairs, and perform the work.

Date Published: October 29, 2026

Contact Person: Carrie Heron, Saginaw Chippewa, Supportive Housing Manager
Call to schedule a site visit: (989) 775-4466, (989) 775-4888
CaHeron@sagchip.org

Bid Proposals Due by: November 16, 2026

Estimated Completion Date: January 29, 2027

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1. PURPOSE OF WORK

The property is a 16-unit residential apartment building with offices and community spaces. The purpose of this project is to make corrective repairs to the attic construction, and to reinstall insulation in the attic area including proper insulating of the fire suppression system. The work is intended to identify and address deficiencies, improve the condition, safety and functional operations of the building.

The Contractor shall provide the labor, materials, equipment, cleanup, and other items reasonably necessary to complete the work described below in this Scope of Work. Contractor will provide materials of reasonable quality and suitable for residential use.

2. WORK TO BE COMPLETED

A. Assess the attic wall construction and insulation.

Work Needed:

☐ Review As-built drawings of the identified attic walls.
☐ Visually inspect attic wall construction and compare what exists to what was planned, take "before" pictures.
☐ Provide Owner with a written description of any deficient condition(s) found.
☐ Provide Owner with recommended solution to each deficient item.
☐ Provide Owner with best options for optimal performance of the structure.
☐ Perform construction repairs of interior walls, provide Owner with "after" pictures of the completed work on each wall.

B. Insulation of the fire suppression system

Work Needed:

☐ Assess current insulation of the fire suppression system water lines.
☐ Assess current condition of the domestic water lines insulation.
☐ Identify breaches of the thermal envelope.
☐ Remove existing insulation, if necessary and install new to code compliance levels
    ☐ Batt insulation
    ☐ Blown-in insulation

Other:

Ensure the integrity of the thermal envelope throughout the attic.

3. GENERAL WORK REQUIREMENTS

The Contractor shall:

- Perform the work in a professional and workmanlike manner.
- Obtain required permits and arrange required inspections.
- Protect portions of the property that are not part of the work.

- Maintain a reasonably safe and orderly work area.
- Remove construction debris and clean the work area upon completion.
- Repair damage caused by the Contractor or its subcontractors.
- Notify the Owner/Program of problems discovered during the work.
- Complete the work described in this Scope of Work before requesting final payment.