

Sitka Construction Group LLC
 3460 Marron Rd, Ste 103220
 Oceanside, CA
 92056

March 8, 2026

Ms. Denise Johnson
 Administration Manager
 City of Coronado
 1825 Strand Way, Coronado, CA 92118

Object: Bid Protest for Coronado Cays Park Dog Park Fencing Project 26-CO-EN-1111

Dear Ms. Johnson,

Following the Notice of Intent to Reject Bid-City of Coronado-Bid 26-CO-EN-1111, we would like to formally protest the above-mentioned bid for the following reasons;

Self-performance requirements

Your letter states the following: *“As outlined in the Request for Bid package, on form A-3, pursuant to the 2024 Greenbook, Standard Specifications for Public Works Construction, Subsection 3-2, the contractor must perform, with its own organization, contract work amounting to at least 50% of the contract price”.*

The below shows the bid documents that were available to prospective bidders.

City of Coronado

[Back to Bid Search](#)

Coronado Cays Park Dog Park Fencing Project 26-CO-EN-1111

Bid Information	Line Items	Documents	Addenda/Emails	Q&A	Prospective Bidders	Subcontractor Ads	Bid Results	Awards
Title		File Name					Size	
Coronado Cays Park Dog Park Fencing Project		Front End Specs_Dog Park Fencing_FINAL_01.21.26.pdf					2.5 mb	
Form A-1 - Bidders Proposal Form		01 Bidders Proposal Form (Form A-1).pdf					719.8 kb	
Form A-2 - Unit Price List Form		02 Unit Price List Form (Form A-2).pdf					691.4 kb	
Form A-3 - Subcontractor List		03 Subcontractor List (Form A-3).pdf					727.2 kb	
Form A-4 - Certificate Regarding Contractors License		04 Certificate Regarding Contractors License (Form A-4).pdf					681 kb	
Form A-5 - Statement of Experience and Financial Condition (Form A-5)		05 Statement of Experience and Financial Condition (Form A-5).pdf					681.5 kb	
Dog Park Fencing - Design		20260128152254364 Dog Park Fencing_Design.pdf					3.6 mb	
Fence and Gate Materials Specifications		Attachment 1 to Addendum No. 2 Fence and Gate Materials Specifications.pdf					103.7 kb	

File Name

Front End Specs_Dog Park Fencing_FINAL_01.21.26.pdf

01 Bidders Proposal Form (Form A-1).pdf

02 Unit Price List Form (Form A-2).pdf

03 Subcontractor List (Form A-3).pdf

04 Certificate Regarding Contractors License (Form A-4).pdf

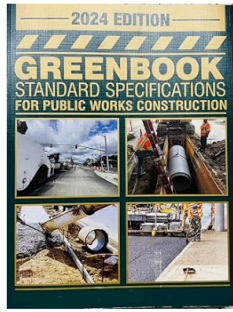
05 Statement of Experience and Financial Condition (Form A-5).pdf

20260128152254364 Dog Park Fencing_Design.pdf

Attachment 1 to Addendum No. 2 Fence and Gate Materials Specifications.pdf

The *2024 Greenbook, Standard Specifications for Public Works Construction, Subsection 3-2* was not included in the bid documents. The *2024 Greenbook, Standard Specifications for Public Works Construction* is available for purchase only from a price between \$209 and \$249 and not available to the public.

Books › Travel › Africa



2024 Greenbook: Standard Specifications for Public Works

Construction Paperback – January 1, 2024

by BNI (Author)
5.0 ★★★★★ (1)

First published in 1967, Standard Specifications for Public Works Construction (popularly known as the "Greenbook") eliminates conflicts and confusion among the plans and specifications used by local public agencies. It is revised every three years. It is the work of an active volunteer committee of professional agency members who are thoroughly versed in the changing technology and advanced thinking of the construction industry. The new 2024 Edition brings the specifications in the "Greenbook" completely up to date in accordance with best practices and the latest technologies. Arranged in major sections, the "Greenbook" covers General Provisions for public works construction as well as detailed specifications covering: Construction Materials including rock materials, concrete, mortar, pipe, water and sewer valves, engineering geosynthetics, and bedding and backfill materials. Construction Methods including earthwork, subgrade preparation, treated materials and placement of base materials, roadway surfacing, metal fabrication and construction, pile driving and timber construction, open trench conduit construction, jacking and tunneling, and microtunneling Existing Improvements including protection and restoration, manhole adjustment and reconstruction, cold milling, and micro-milling Pipeline Systems Rehabilitation including service lateral connection sealing Temporary Traffic Control Including access and temporary traffic control for construction and maintenance work zones Street Light and Traffic Signal Systems Including materials and

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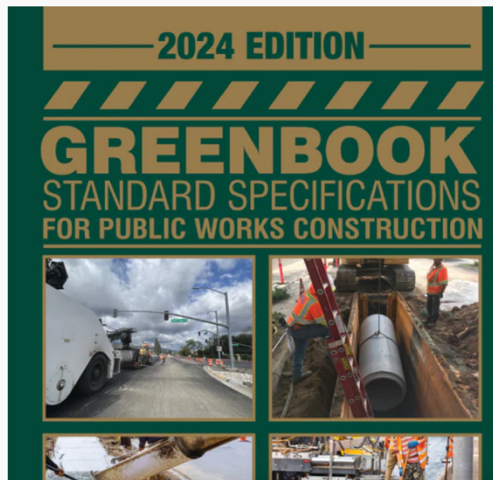


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First published in 1967, Standard Specifications for Public Works Construction (popularly known as the "Greenbook") eliminates conflicts and confusion among the plans and specifications used by local public agencies. It is revised every three years.

It is the work of an active volunteer committee of professional agency members who

The only mention of the self-perform requirement in the bid documents is on Form A-3 and reads "(As specified in Section 3-2 and 3-3 of the Standard Specifications, the contractor shall perform, with its own organization, contract work amounting to at least 50% of the contract price.)"

The Standard Specifications, Section 3-2 and 3-3 were not included in the bid documents. It was impossible that a prospective bidder could read and understand them prior to submitting a bid. Even the research of the aforementioned specifications on the City of Coronado's website did not return any beneficial results. See below:

The image displays two screenshots of the City of Coronado website's search function. Both screenshots show the website's header with the City of Coronado logo and navigation tabs for RESIDENTS, CITY HALL, CITY SERVICES, BUSINESS, and CONNECT. A search bar is present in the top right of both.

Top Screenshot: Search for "Section 3-2 and 3-3 of the Standard Specifications"

- 1 - 10 of 5752 results (0.12 seconds)
- Policy #3** - Sep 4, 2024
<https://www.coronado.ca.us/documentcenter/view/6479>
 POLICY #3 TITLE: Audit Committee Duties Audit Committee shall work with a qualified independent auditor, selected by the City Council, and when directed by the City Council, will work with City staff in the selection of a new independent auditor; and to provide a forum, separate from management
 61 KB
- Current Projects** - Apr 11, 2025
[https://www.coronado.ca.us/Departments/Community Development/Planning & Zoning/Current Projects](https://www.coronado.ca.us/Departments/Community%20Development/Planning%20and%20Zoning/Current%20Projects)
 uses, a prohibition of new subdivisions, and requirements for noise attenuation measures in new construction.Key Points on the ALUCP and Its Impacts on CoronadoALUCP Key Points (PDF)Draft EIR DocumentsDraft EIR AppendicesNotice of AvailabilityDraft ALUCP (PDF)Draft ALUCP Appendices Volume 1
- Addendum 3 - Specs Section 260531 - Field Mounted Instruments** - Jul 1, 2022
<https://www.coronado.ca.us/documentcenter/view/2546>
 City of Coronado: Parker Pump Station Replacement 260531 - 1 June 2022 Field Mounted Instruments SECTION 260531 FIELD MOUNTED INSTRUMENTS PART 1 - GENERAL 1.1 SCOPE OF WORK A.
 140 KB
- Planning Commission PowerPoint July 12, 2016 (PDF)** - Apr 4, 2022
<https://www.coronado.ca.us/documentcenter/view/1302>
 standards that focus on improving the quality of neighborhoods • Include the R-3 zone (first time for RSIP) City Council Tasked RSIP to: • Find new ways to arrest development • Be more aggressive RSIP Committee November 19, 2013 Council Approved Former RSIP-2 Members with

Bottom Screenshot: Search for "Standard Specifications"

- 1 - 10 of 908 results (0.23 seconds)
- Right-of-Way Permits** - May 23, 2024
[https://www.coronado.ca.us/Departments/Public Services & Engineering/Permits/Right-of-Way Permits](https://www.coronado.ca.us/Departments/Public%20Services%20and%20Engineering/Permits/Right-of-Way%20Permits)
 Contact them online or dial 811.Approved Materials & Methods for Work in the City of Coronado's Public Right-of-WayThe City of Coronado has adopted the "Greenbook" Standard Specifications for Public Works Construction, 2018 edition; the San Diego Regional Standard Drawings (SDRSD)
- Drawings and Specifications** - Feb 12, 2024
<https://www.coronado.ca.us/documentcenter/view/5147>
 27 MB
- Ad Specifications and Deadlines (PDF)** - Apr 1, 2022
<https://www.coronado.ca.us/documentcenter/view/869>
 2021 FREE SUMMER SHUTTLE INTERIOR AD SPECS Contact: Howard Lee at hlee@coronado.ca.us, (619) 522-2423 11" 27" BUS INTERIOR AD (11" X 27") Specifications: Finished Size: 27" x 11" Live Area: 27" x 9" (leave 1" top and bottom for channel) • Layout at 100% final size • Include crop marks
 313 KB
- Addendum 3 - Sample Agreement** - Jul 1, 2022
<https://www.coronado.ca.us/documentcenter/view/2545>
 XX-XX-XX-XXX 1 | \ENPS - Common\EN\Projects\Projects - Current\Parker Pump Station Rehab\Design\5-Redesign Final\Specifications - Final\Addendum 3 - Sample Agreement.docx AGREEMENT between THE CITY OF CORONADO as City and NAME OF CONTRACTOR as Contractor
 246 KB

Usually, the requirements are in the bid documents and part of the specification of the project or in the special conditions.

Here's below an example from a project with another Government Agency. It is fair to say that the self-performance requirements are complete and allows prospective bidder to fully understand them, unlike in this bid.

Bid Documentation

Del Dios Building 20 Modernization; Bid No. 2025-15
Escondido Union School District

Architect: (Ref. General Conditions Article 74 and 75) Not applicable.

District Staff Member: The District's Department that will oversee the project is Facilities and Planning. The contact for the District is: Roy Nakamura, telephone 760-432-2400 Ext. 10191.

- i. Material Acquisition and Price Increase:** Contractor shall assert that all material is readily available at time of bid and priced per the bid. No exceptions shall be made in any price adjustments of the materials after the bid, Contractor shall be fully responsible for any increase in cost of the material. Should delays of manufacturing or delivery of materials occur Contractor shall notify the District in writing with documentation from the manufacturer for cause of delay and attach proposed revised schedule of completion.
- m. Self-Performance:** The contractor must perform at least twenty-five percent (25%) of the work with its **own forces**. Twenty-five percent (25%) of the work means 25% of the total value of the contract work in place, excluding costs of bonds, insurances, mobilizations, other general conditions, and supervision. Procurement of materials for use of by subcontractors will not count toward the 25%. **Own forces** means direct employees of the contractor. Identify the work you will be performing with your **own forces** in the Designation of Subcontractors form.

In sum, it is fair to say that the bid documents were incomplete with regard to the self-performance requirement and that the City should have provided all the information including but not limited to The 2024 Greenbook, Standard Specifications for Public Works Construction, Standard Specifications, Section 3-2 and 3-3, how the self-performance % is calculated, etc.

Clerical Error

As you know, this bid closed on 2/12/2026 and on 2/23/2026 I sent an email to procurement@coronado.ca.us asking when the City would anticipate to make a decision, since we hadn't heard anything from anybody, seven business days after the bid had closed.

On 02/24/2026, I received a call from Mr. Adriel Lara, Senior Engineer confirming that the City intended to deem our bid proposal non-responsive due to the value of work for our subcontractors being more than 50% of the contract price.

I immediately indicated to Mr. Lara that it was a clerical error and that our % should have been less than 50%. I also indicated to Mr. Lara to send us a letter, so we could formally address it. Six business days later, we received the above-mentioned letter.

Until we received a call from Mr. Lara, we did not know that we had made a clerical error on our bid proposal. So, to say that *"Sitka did not notify the City that it had made any errors in its submissions"* is misleading. As mentioned above, we indicated it to Mr. Lara as soon as we found out.

With regard to the clerical error, on our Subcontractor List below, we put "\$57,000.00" for Fence & Gate while it should have been \$27,000.00, bringing our total to 35% for the subcontractor work. It is an unfortunate typo and we strongly believe that our firm should not be deemed non-responsive. (See Skilled Fence Builders proposal attached)

SUBCONTRACTOR LIST

CORONADO CAYS PARK DOG PARK FENCING To the Honorable Mayor and Council of the City of Coronado:

As specified in the Standard Specifications, Subsection 3-2 and 3-3, the following is submitted for each subcontractor to be employed on the project:

(As specified in Section 3-2 and 3-3 of the Standard Specifications, the contractor shall perform, with its own organization, contract work amounting to at least 50% of the contract price.)

ITEM	NAME	ADDRESS	DIR PW#	CLSB LICENSE #	\$ VALUE OF WORK
Concret	FRANK AND SON PAVING INC	PO BOX 698 BONITA, CA 91908	1000009502	612545	\$18,000.00
Fence & Gate	SKILLED FENCE BUILDER INC	3726 CANYON TERRACE DRIVE SAN BERNARDINO, CA	2000013424	1131667	\$57,000.00
Traffic Control	RCB ENTERPRISE INC dba GRIELOCK SIGN & SAFETY SOLUTIONS	13959 HICKORY PL POWAY, CA 92064	1000730682	1069303	\$3,000.00
n/a					
n/a					
n/a					
n/a					
n/a					
n/a					

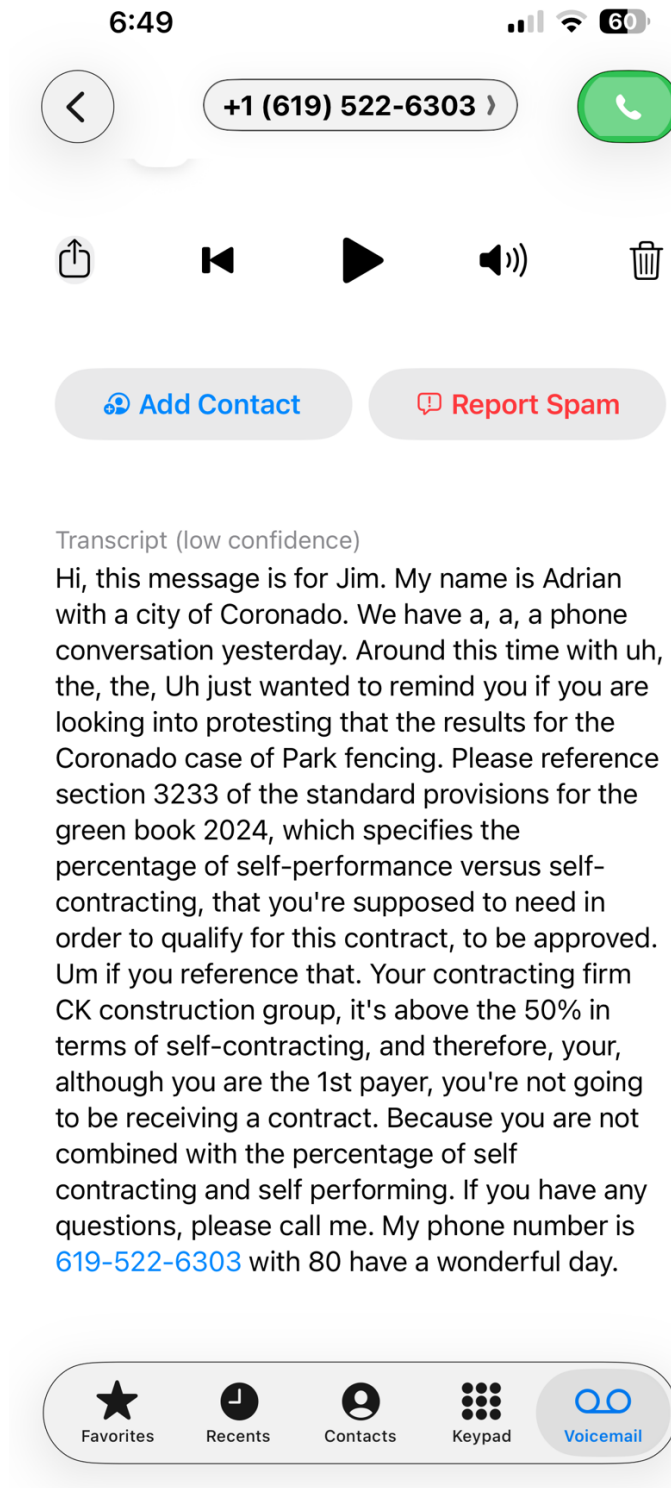
Following Mr. Lara’s calls, I did send two emails to procurement@coronado.ca.us on 02/25/2026, and a follow up email on 03/02/2026 asking for the letter, so we could address the clerical error. I like to believe that our firm has been very proactive in trying to address this matter.

Voicemail from Mr. Adriel Lara, Senior Engineer

On 02/25/2026, Mr. Lara called me again and left a voicemail indicating that our firm is “not going to be receiving a contract” which sounded very odd at the time. It made us think that Mr. Lara did not want our firm to be awarded the contract for some reasons. That said, in the past, I did hire Mr. Lara’s engineering firm; Arc Engineer. The services rendered and the relationship weren’t that great. Perhaps this explains his voicemail.

Additionally, based on our experience, it is not up to the City’s engineer to award a contract but to the Board or City Council. I’m a little unclear as to why Mr. Lara said that our firm is “not going to be receiving a contract”.

Additionally, in his voicemail, Mr. Lara refers to “section 3-2 and 3-3 of the standard provisions for the Greenbook 2024”. Your letter refers to Standard Specifications while Mr. Lara refers to Standard Provisions. It is unfair to think that prospective bidders should have been aware of that document while the City and the City’s engineer call them differently.



Conclusion

We strongly believe that Sitka Construction Group should be deemed responsive and awarded the above-mentioned bid.

In this protest letter we were able to show that some important information and documents were not available to prospective bidders at the time of the bid, and that even your team does not refer to the same document.

Additionally, we were able to clarify our clerical error and show that our % of subcontractor work was actually less than the 50% threshold.

Our firm offers tremendous savings for the City of Coronado, which I'm sure the wonderful taxpayers of the City of Coronado will greatly appreciate.

Should you have any questions or require additional information, please do not hesitate to contact me at any time.

We appreciate the opportunity in bidding the project very much and we look forward to a favorable response.

Best Regards,



William Lefevre
Manager
Sitka Construction Group LLC

Enclosures: Notice of Intent to Reject Bid 3.4.206.pdf
20260122180324462 03 Subcontractor List (Form A-3).pdf
Skilled Fence Builder Proposal
3_334 Hidden Pines Rd_Drainage Report_10.25.22.pdf

CC: Robert J Simmons, Sitka Construction Group
Kelsea Newton, City Clerk
Jim Newton, City Engineer
Adriel Lara, Senior Engineer



CITY OF CORONADO

March 4, 2026

William Lefevre, Project Director
Sitka Construction Group
3460 Marron Rd
Ste 103220
Oceanside, CA 92056
william@sitkacg.com

RE: Notice of Intent to Reject Bid due to Non-Responsive Bid Submittal for the Coronado Cays Park Dog Park Fencing Project 26-CO-EN-1111

Dear Mr. Lefevre,

This letter serves as notification that the City intends to reject Sitka Construction Group's bid and deem the submittal for the Coronado Cays Park Dog Park Fencing project received via Planet Bids February 12, 2026, at 2:59 p.m., as non-responsive. As outlined in the Request for Bid package, on form A-3, pursuant to the 2024 Greenbook, Standard Specifications for Public Works Construction, Subsection 3-2, the contractor must perform, with its own organization, contract work amounting to at least 50% of the contract price. Sitka's proposal did not conform to these requirements—the subcontractors listed in your Subcontractor List Form A-3 have a total value of work of \$78,000.00; this amount exceeds 50% of the total value of work proposed. Further, Sitka did not notify the City that it had made any errors in its submissions. Therefore, the City plans to award the contract to the next lowest responsible bidder at its March 17, 2026, City Council meeting.

Should you wish to respond to this notice, please submit any materials, electronically, concerning the issue of responsiveness to the City Clerk at cityclerk@coronado.ca.us by 4:00 p.m., on Tuesday, March 10, 2026. If you have any questions, please contact me at 619-522-7349 or djohnson1@coronado.ca.us.

Sincerely,

Denise Johnson
Administration Manager

Cc: Kelsea Holian, City Clerk
Jim Newton, City Engineer
Adriel Lara, Senior Engineer

SUBCONTRACTOR LIST

CORONADO CAYS PARK DOG PARK FENCING To the Honorable Mayor and Council of the City of Coronado:

As specified in the Standard Specifications, Subsection 3-2 and 3-3, the following is submitted for each subcontractor to be employed on the project:

(As specified in Section 3-2 and 3-3 of the Standard Specifications, the contractor shall perform, with its own organization, contract work amounting to at least 50% of the contract price.)

ITEM	NAME	ADDRESS	DIR PW#	CLSB LICENSE #	\$ VALUE OF WORK

As specified in the Standard Specifications, Subsection 7-4 the following is submitted:

I hereby certify that I have read and examined Sections 3700 and 3800 of the State Labor Code. I am aware of and will comply with Section 3700 of the Labor Code, requiring every employer to be insured against liability for Workers’ Compensation or to undertake self-insurance before commencing any of the work. I further certify that if I should contract or subcontract with any person, firm, or company to do all or any part of the work for which this bid covers, I shall assure compliance by that contractor or subcontractor with Sections 3700 and 3800 of the State Labor Code. I further certify that all contractors (both primary and subcontractors) are registered with the State of California Department of Industrial Relations in compliance with Labor Code Section 1725.5.

_____ Date

_____ Signature of Bidder

SKILLED FENCE BUILDER INC.

(Contractors License #1131667)
4560 Hallmark Pkwy. Po Box 90010 San Bernardino, CA 92407,
(909) 561-2760

Contractors are required by law to be licensed and regulated by the Contractor's State License Board. Any questions concerning the responsibilities of a contractor may be referred to the Registrar of the Board whose address is: Contractor's State License Board, 1020 N Street, Sacramento, CA 95814

Date:02/07/2026 Proposal written by: *William Escalante* (909)-561-2760

Job: City of Coronado - Coronado Cays Park Dog Park Fencing Project. Contract No.26-CO-EN-1111

Attn:

Company:

Job Address: 99 Grand Caribe Isle

City: Coronado

State: CA Zip: 92118

Phone: Ext. Cell: E-Mail: Fax:

As per terms and conditions set forth, we, Skilled Fence Builder Inc. propose to furnish and install fences as per diagram plans and materials listed hereon. All work to be completed in a workmanlike manner.

Proposal & Contract

Line Item No. 5 - Concrete Footings 145 each.

Line Item No. 7 - Furnish & Install 1,100 L.F. of 4' high, Design Master - Florence type fence.

Line Item No. 8 - Furnish & Install 5 - 4' wide x 4' high single gates. Install 2 - 8' wide x 4' high double gates.

Note: City of Coronado to provide Fencing & Gate materials.

— Total \$27,000.00

Note: Concrete Mowstrip, Concrete Footings and Spoil Removal, provided by others.

Exclusions: Permits, Architectural Drawings/Plans, Survey.

Prevailing Wages To Apply.

DIR REFERENCE #2000013424

Please Note: No fabrication or ordering of materials can be performed until Skilled Fence Builder Inc. has a Signed Proposal and active Purchase Order.

Terms: 30-DAY NET

Acceptance of Proposal – The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

Authorized Signature: _____ Date: _____

Print Name: _____ Title: _____

AGREEMENT

This is a contract between two parties and will be effective when accepted. Buyer agrees to clear and establish grade and fence lines before construction. Buyer to assume full responsibility for any and all underground pipes, wires and/or utilities of any type. In the event the fence is not paid for within 30 days, seller has the title right to remove said fence and return to company. In the event of cancellation, the buyer agrees to forfeit ten percent of the contract price to cover preparations made by Skilled Fence Builder Inc. Merchandise listed hereon shall remain the property of the seller until paid for by cash at which time, title will pass to purchaser. If the account is assigned to an attorney or collection agency for collection, then the buyer agrees to pay reasonable attorney fees, court costs and other collection costs. In the event the buyer authorizes extra work other than stated herein, he shall pay on the basis of labor and materials upon presentation of itemized statement. 1.5% interest due each month on unpaid balances after 30 days. Purchaser and users of the product known as Ultra Barrier and Razor Ribbon shall indemnify and hold Skilled Fence Builder Inc. harmless from all losses and costs of defense arising from or after use



October 25, 2022

Mr. Adriel Lara, PE
ARC Engineers, Inc
2504 Transportation Ave. Ste. A
National City, CA 91950

Subject: **Drainage Report for 334 Hidden Pines Rd**

Project: Drainage Report
334 Hidden Pines Rd.
Del Mar, CA 92014

ARC Engineers, Inc. is providing you this drainage report for proposed ADU within above referenced properties.

A summary of our observations, data, engineering analysis, conclusions, and recommendations is provided in the accompanying pages.

ARC Engineers, Inc. appreciates this opportunity to be of continued service to you. Should you have any questions regarding this report, please do not hesitate to contact the undersigned.

Kindest Regards,

A handwritten signature in blue ink, appearing to read "Adriel Lara", is written over a horizontal line.

ARC Engineers, Inc
Adriel Lara, PE
Principal Engineer
info@arc-engineer.com

