



EXPRESSION OF INTEREST (EOI):
Residential Repair and/or Modification Services
NunatuKavut Community Council Home Repair Program 2026/2027

EOI# 2606-003-EOI-COO

Introduction

The NunatuKavut Community Council (NCC) represents approximately 6,000 Inuit throughout Southern and Central Labrador. As the governing body of our people, NCC serves as the collective voice of our territory, advancing the interests of our communities, protecting our rights, and upholding the values passed down through generations.

NCC implements a Home Repair Program to assist NCC members who have low to moderate incomes with necessary renovations or accessibility upgrades to their homes. NCC is looking for a qualified contractor to manage and complete all the renovations or upgrades for a pre-determined list of homeowners across NunatuKavut.

Project Background and Objective

The objective of this contract is to complete residential repair and modification services for approved homeowners throughout NunatuKavut.

NCC has identified eligible homeowners and approved projects for fiscal year 2026/2027 and will provide detailed project information, homeowner contact information, and work authorizations throughout the contract period.

The successful contractor will **not** be responsible for program administration, homeowner eligibility assessments, project approvals, or funding decisions.

Scope of Services

The successful contractor will be responsible for:

- Reviewing approved project scopes provided by NCC;
- Conducting site visits as required;
- Preparing project-specific cost estimates;
- Procuring materials and coordinating logistics;
- Completing repairs and modifications in accordance with applicable codes and standards;
- Maintaining a safe work environment;
- Coordinating with homeowners and NCC representatives;
- Tracking project costs and progress;
- Providing regular reporting to NCC;
- Obtaining required permits and inspections where applicable; and
- Ensuring quality control throughout project completion.

Projects may include one or more of the following:

- Roofing repairs and replacement;
- Window and door replacement;
- Siding installation and repairs;
- Insulation upgrades;
- Accessibility improvements;
- Deck, stair, and ramp construction;
- Foundation repairs;
- Structural repairs;
- Plumbing upgrades;
- Electrical upgrades;
- Heating system improvements;
- Interior health and safety repairs; and
- Other approved residential repair or modification work.

Contract Structure and Budget

The contract value shall include all costs associated with project delivery, including:

- Project management, administration and overhead costs
- Supervision and labour;
- Building materials, freight and shipping
- Tools and equipment;
- Travel and accommodations;

- Permits and inspections; and
- Applicable taxes.

Cost Control and Reporting

The successful contractor will be expected to maintain records of all project costs and report bi-weekly on:

- Work completed;
- Status of active projects;
- Budget utilization;
- Outstanding issues; and
- Anticipated upcoming work.

Contractor Qualifications

Proponents must demonstrate:

- Residential construction and renovation experience;
- Experience working in remote and northern communities;
- Knowledge of applicable building codes and regulations;
- Capacity to manage multiple projects simultaneously;
- Appropriate insurance coverage;
- Workers' Compensation registration; and
- Good standing with applicable regulatory authorities.

Expression of Interest Submission Requirements

Proposals should include the following:

Company Information

- Company name and address; and
- Contact person and telephone/email.

Experience and Qualifications

- Company profile;
- Relevant project experience;
- Key personnel qualifications; and
- Licenses and certifications.

Project Delivery Approach

Describe:

- Project management approach;
- Scheduling methodology;

- Quality control procedures;
- Health and safety practices;
- Cost management procedures; and
- Communication protocols.

References

Provide references from projects of similar scope and complexity.

Include:

- Organization name;
- Contact person and telephone/email; and
- Description of work completed with photos, if available.

Pricing and Rates

Provide a schedule of rates including:

- Labour and Equipment Rates
- Materials (mark-up, procurement process, supplier relationships)
- Travel and Accommodations (employee travel, vehicle, per diems)
- Contractor Fees (management, admin etc.)

Submission Instructions

Proposals must be submitted electronically in PDF format no later than:

10:00 PM on July 5, 2026.

Email submissions shall be sent to:

Chief Operations Officer

NunatuKavut Community Council

Email: coo@nunatukavut.ca

Hard-copy submissions will also be accepted and must be clearly marked:

“Residential Repair and/or Modification Services – NunatuKavut Community Council Home Repair Program 2026/2027”

and delivered to:

NunatuKavut Community Council

200 Kelland Drive

Happy Valley-Goose Bay, NL

Attention: Chief Operations Officer

Late submissions may not be considered.

Reservation of Rights

NCC reserves the right to:

- Amend this EOI;
- Extend submission deadlines;
- Request additional information from proponents; and
- Negotiate with one or more proponents.

Submission of a proposal does not create any contractual obligation on the part of NCC until a formal written agreement has been executed by both parties.