

**GUAM MEMORIAL HOSPITAL AUTHORITY  
850 GOV. CARLOS G. CAMACHO ROAD  
TAMUNING, GUAM 96913  
PHONE: 671-647-2165  
EMAIL: [materials.mgmt@gmha.org](mailto:materials.mgmt@gmha.org)**

**TRANSMITTAL SHEET**

**TO:** Prospective Bidders  
**FROM:** Hospital Materials Management Administrator  
**DATE:** October 16, 2024  
**SUBJECT:** IFB-027-2024 Package A and IFB-028-2024 Package B&C  
Roof & Envelope Upgrade  
Amendment No. 2  
**PAGES:** 20 including cover sheet

**NOTES:**

An acknowledgement via a return email would be appreciated as soon as possible.

**DATE / VENDOR ACKNOWLEDGEMENT**

**FACSIMILE CONFIDENTIALITY NOTICE**

These documents accompanying this transmission contain confidential information that is legally privileged. This information is intended only for the use of the individual or entity named above. The authorized recipient of this information is prohibited from disclosing this information to any other party unless required to do so by law or regulation and is required to destroy the information after its stated need has been fulfilled.

If you are not the intended recipient, you are hereby notified that any disclosure, copying, distribution, or action taken in reliance on the contents of these documents is strictly prohibited. If you have received this information in error, please notify the sender immediately and arrange for the return or destruction of these documents.



# GUAM MEMORIAL HOSPITAL AUTHORITY

ATURIDÁT ESPETÁT MIMURIÁT GUÅHÅN

850 Governor Carlos Camacho Road, Tamuning, Guam 96913  
Operator: (671) 647-2330 or 2552 | Fax: (671) 649-5508



## AMENDMENT #2

GMHA IFB 027-2024 & GMHA IFB 028-2024

General Construction and all Related Services for the Roof and Envelope Upgrade on:

(Package A) 3<sup>rd</sup> & 4<sup>th</sup> Floor, A, B & E Wing;

(Package C) 1<sup>st</sup> Floor A-G, L, M, P & S Wing;

(Package B) 2<sup>nd</sup> Floor A-G & S Wing.

This amendment is in response to a request submitted by Premier International Inc. and to include revisions of the projects' Scope of Work.

- Question:** As per the site visit, this RFP requires the supply and installation of a lot of accordion and rollup typhoon shutters. We understand at present this RFP is a combined one which includes other scopes like painting, roof coating, etc. Please note that the supply and installation of typhoon shutters is a specialty classification work under the Guam Contractors Association guidelines which require specialty license C-66. The contractors holding a regular B license are not authorized to perform this work. To further explain, to perform the installation or any future repairs, maintenance or replacement of parts under warranty for this scope, these shutters must be procured and installed by a company who fabricates the shutters.

**Response:** Bidders must have this specialty under their wing to provide the requested services.

- Question:** Considering this requirement, please confirm if a contractor can bid only on the typhoon shutter supply and installation. In other words, could you please separate the typhoon shutter portion from the other scopes? So, the shutter manufacturers can bid for this job for the supply and installation of both Rollup and Accordion Typhoon Shutters. In order for a general contractor to bid on typhoon shutters, they will have to outsource this item from the shutter suppliers and it will also escalate the cost of the bid since the contractor will have to add their mark up.

**Response:** Refer to SOW Project Overview: qualified contracting firms to provide all required general construction, specialty and all other related services for the roof and envelope upgrade. Additionally, based on this amendment, bidders may now bid on the projects separately (i.e., shutters, wall and parapet repairs and repainting, etc.).

- Question:** Since this project is federally funded, please confirm if the typhoon shutters needs to meet the Buy American Act.

**Response:** No, Buy America Act is not a requirement for this project.

- Question:** As per the specifications, there is a wind load requirement of 195mph. Please confirm if the bidder needs to submit the wind load test reports, product data and the product approval.

**Response:** Yes, from the manufacturer specification.

5. **Question:** Please confirm if the courtyard area needs roll up shutters for second and third floor windows that are hard to access.

**Response:** Those without access or those that will be difficult to access, yes it needs manual rollup door to close in the inside of the facility.

6. **Revisions to certain pages of the SOW for GMHA IFB 027-2024 & GMHA IFB 028-2024 are attached and highlighted in yellow. All other parts of the bids remain the same.**

Please acknowledge receipt of this amendment by signing and sending back to Materials Management by Fax at 649-3640 or email to [materials.mgmt@gmha.org](mailto:materials.mgmt@gmha.org).

If you have any questions, please feel free to address your letter to Lillian Perez-Posadas MN, RN, and fax to the Materials Management Office at 649-3640 or email to the [materials.mgmt@gmha.org](mailto:materials.mgmt@gmha.org).

Sincerely;



DOLORES PANGELINAN

Hospital Materials Management Department

ACKNOWLEDGMENT:

\_\_\_\_\_  
PRINT NAME

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
DATE

GUAM MEMORIAL HOSPITAL AUTHORITY (GMHA)  
Government of Guam  
850 Governor Carlos G. Camacho Road  
Oka Tamuning, Guam 96913  
Tel: 671-647-2165 Facsimile: 671-649-3640

---

**Invitation for Bid No.: GMHA IFB 027-2024**

**Bid Description: General Construction and all Related Services for the Roof and Envelope Upgrade on (Package A) 3<sup>rd</sup> & 4<sup>th</sup> Floor, A, B & E Wing.**

**This is an “Definite Quantity Bid”** pursuant to Section 16320(i)(1) of the 26 GAR Procurement Regulations. A definite quantity contract is a fixed-price contract that provides for delivery of a specified quantity of supplies or services either at specified time or when ordered. However, regardless of the fluctuation of quantities, this bid shall be subject to the availability of funds.

**DELIVERY: No later than the durations specified for each project from receipt of purchase order and notice to proceed. Schedule time will be coordinated between the successful bidder and the GMHA Facilities Maintenance (FM) and Receiving team.**

**BID PRICE: Cost for all supplies, equipment, labor and other incidental costs approved by the Hospital prior to awarding the contract must be factored in the bid price.**

Bidders are reminded to read the Sealed Bid Solicitation and Instructions, and General Terms and Conditions attached to the IFB to ascertain that all of the following requirements checked below are submitted in the bid envelope, in duplicate, at the date and time for bid opening.

- (X) Bid Guarantee (15% of Bid Amount). May be in the form of: (Reference No. 11 on the General Terms and Conditions);
  - a. Cashier’s Check or Certified Check
  - b. Letter of Credit
  - c. Surety Bond – valid only if accompanied by:
    - 1. Current Certificate of Authority issued by the Insurance Commissioner;
    - 2. Power of Attorney issued by the Surety to the Resident General Agent;
    - 3. Power of Attorney issued by two (2) major officers of the Surety to whoever is signing on their behalf;
  
- (X) Brochures & Descriptive Literature
  
- (X) Affidavit Disclosing Ownership and Commission
  - a. Date of signature of the person authorized to sign the bid and the notary date must be the same.
  
- (X) Other Requirements:
  - a. Affidavit re Ethical Standards
  - b. Affidavit re No Gratuities or Kickbacks
  - c. Special Provisions – Restriction Against Sexual Offenders
  - d. Affidavit re D.O.L. Wage Determination
  - e. Affidavit re Non-Collusion
  - f. Affidavit re Contingent Fees
  - g. Local Procurement Preference
  - h. Policy in Favor of Service-Disabled Veteran Owned Business
  - i. Policy in Favor of Women-Owned Business
  - j. Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion for Covered Contracts and Grants.

(X) Current Business License, Contractor's License and RME License in reference to supplies or services for this Bid.  
**(Must be submitted prior to Award).**

This reminder must be signed and returned in the bid envelope together with the bid. Failure to comply with the above requirements may be cause for disqualification and rejection of the Bid.

On this \_\_\_\_\_ day of \_\_\_\_\_, 2024, I, \_\_\_\_\_ authorized  
Representative of \_\_\_\_\_ acknowledge receipt of this special reminder to  
prospective bidders with the above referenced IFB.

Page 8  
 Lillian Perez Posadas 10/16/2024

**INVITATION FOR BID**

ISSUING OFFICE:

Guam Memorial Hospital Authority  
 Government of Guam  
 850 Gov. Carlos G. Camacho Road  
 Tamuning, Guam 96913

**Date Issued: Monday, September 30, 2024** **Bid Invitation No.: GMHA IFB 027-2024**  
**Bid Description: General Construction and all Related Services for the Roof and Envelope Upgrade on (Package A) 3<sup>rd</sup> & 4<sup>th</sup> Floor, A, B & E Wing.**  
**Specification: See Attached**  
**Location: Guam Memorial Hospital Authority**  
**Required Delivery Date: Project duration as specified herein**

**Instruction to Bidders:**

Indicate Whether:     Individual     Partnership     Corporation

Incorporated in: \_\_\_\_\_

**This bid shall be submitted in duplicate and sealed to the issuing office above no later than (Time) 9:00 A.M., Thursday, October 17, 2024 and shall be publicly opened at 9:15 A.M., Thursday, October 17, 2024. Bid submitted after the time and date specified above shall be rejected. See attached General Terms and Conditions, and Sealed Bid Solicitation for details.**

**The undersigned offers and agrees to furnish within the time specified, the articles and services at the price stated opposite the respective items listed on the schedule provided, unless otherwise specified by the bidder. In consideration to the expense of the Government in opening, tabulating, and evaluating this and other bids, and other considerations, the undersigned agrees that this bid remain firm and irrevocable within 90 calendar days from the date opening to supply any or all the items which prices are quoted.**

NAME AND ADDRESS OF BIDDER:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

SIGNATURE AND TITLE OF PERSON  
 AUTHORIZED TO SIGN THIS BID:  
 \_\_\_\_\_

**AWARD: CONTRACT NO.:** \_\_\_\_\_ **AMOUNT:** \_\_\_\_\_ **DATE:** \_\_\_\_\_

ITEM	NO(S).	AWARDED:
------	--------	----------

**CONTRACTING OFFICER:**  
 \_\_\_\_\_  
**LILLIAN PEREZ-POSADAS, MN, RN**  
**Hospital Administrator/CEO**  
**Chief Procurement Officer**

NAME AND ADDRESS OF BIDDER:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

SIGNATURE AND TITLE OF PERSON  
 AUTHORIZED TO SIGN THIS BID:  
 \_\_\_\_\_

## **General Construction and all Related Services for the Roof and Envelope Upgrade on (Package A) 3<sup>rd</sup> & 4<sup>th</sup> Floor, A, B & E Wing.**

**Project Overview:** The Guam Memorial Hospital Authority (hereafter referred to as "the GMHA") hereby requests bids from one or more qualified contracting firms to provide all required general construction, specialty and all other related services for the roof and envelope upgrade on (Package A) 3<sup>rd</sup> & 4<sup>th</sup> floor A, B & E Wing in the GMHA Tamuning Facility. All works must be scheduled and coordinated to prevent or minimize disruption to operations.

1. Removal and Replacement of its existing accordion Typhoon Shutters on its 3<sup>rd</sup> and 4<sup>th</sup> floor for all its existing windows and doors. Includes windows in the courtyard and outside air grilles.
2. Painting of all walls and parapets at the roof top, 3<sup>rd</sup> and 4<sup>th</sup> floor. Include all repairs prior to painting.
3. Removal and replacement all wall exhaust hoods/ductworks, outside air grilles, exhaust pipes and seismic joints, on its 3<sup>rd</sup> and 4<sup>th</sup> floors.
4. Provide anti-bird spikes and ledge shields as called for its 3<sup>rd</sup> and 4<sup>th</sup> floor ledges, pipes, sprinkler systems, steel beams, window shutter heads, and exterior hoods and the likes.

### Existing Structure & Utilities

GMHA presently has its original typhoon shutters installed early 2000 and was designed and rated to only withstand 150 Miles Per Hour wind velocity and gust at 170 Miles Per Hour. Exterior paint and exterior exhaust ducts/hoods and air grilles have been damaged and deteriorated. The Facility also has been a haven and shelter for birds.

#### **A. Full Assessment Requirements**

The firm is to conduct site visits in order to complete the required assessments to determine all relative and associated works:

- a. Project limits and scope of services/work;
- b. Project Schedule, to include Schedule of Values;
- c. Area and facility physical layout, dimensions, existing utilities and equipment;
- d. Existing associated system, utilities and equipment;
- e. Working environment and conditions;
- f. Any special needs/requirements for execution of the project taking into full account the needs to preserve and maintain continuous operations of the facility; and
- g. Other construction activities and project that may affect execution of the project.

**Note: Refer to Attachment A for Package A – 3<sup>RD</sup> & 4<sup>TH</sup> (A, B, & E-Wing) Drawings & Specifications**

Authorized contracting representative shall affix his/her initials to confirm that their firm shall comply with the following minimum specifications:

#### **B. Engineering & Technical Assessment & Other Works**

- a. Conduct Engineering & Technical Assessment for full coverage of scope of work relative to the completion of this project.
- b. All works relative to the completion of this project shall conform to industry standards and federal and local codes as applicable.

- c. Conduct repairs and painting of all walls and parapets for the rooftop, 3<sup>rd</sup> and 4<sup>th</sup> floor. Bidder agrees that this part of the project shall be completed in four (4) months.
- d. Remove and Replace existing typhoon shutters on GMHA's 3<sup>rd</sup> and 4<sup>th</sup> floor for all existing windows and doors, including the courtyard and outside air grilles. Bidder agrees that this part of the project shall be completed in four (4) months.
- e. Removal and Replace all wall exhaust hood/ductworks, outside air grilles, exhaust pipes and seismic joints on the 3<sup>rd</sup> and 4<sup>th</sup> floor. Bidder agrees that this part of the project shall be completed in four (4) months.
- f. Provide anti-bird spikes, and ledge shields as called for ledges, pipes, sprinklers, steel beams, window shutters heads, and exterior hoods and the likes. Bidder agrees that this part of the project shall be completed in three (3) months.
- g. All works relative to the completion of this project shall be coordinated with GMHA Project Manager or his designee to assure that there is no interruption to its 24/7 operation.

### C. Removal/Demolition/Disposition, Replacement, Installation & Others

- a. Perform removal replacement, and installation and other relative activities accordingly in a manner that no other equipment or systems shall be impaired or negatively impacted.
- b. The Contractor and/or Subcontractors shall dispose debris, in accordance with approved and standard procedures conforming to all applicable local, federal, statutory and technical requirements and pay associated cost/fee.
- c. The Contractor shall coordinate and schedule all works with the GMHA Facilities Maintenance Manager or designee to avoid and minimize disruption to operation. (Submit **Proposed Project Schedule** with bid).
- d. The Contractor shall stage and store salvageable materials. Disposal and per GMHA direction.
- e. The Contractor shall furnish, at its own expense, proper and adequate equipment, materials, labor and supplies necessary to perform the Scope of Work in a safe, professional, workmanlike and diligent manner, and shall provide and have available at all time for use by its employees engaged in the performance of such work all safety equipment and appurtenances needed for maximum protection of its employees and other persons against injuries.

### D. Other Requirements

- a. The Contractor agrees to complete all services requirements within the time or duration as specified after receipt of Purchase Order (PO) and Notice to Proceed (NTP).
- b. Laws, Permits, and Regulations
  - i. Contractor agrees to provide its best efforts in the performance of duties and responsibilities described herein the scope of services in accordance with the laws, rules, regulations, and policies of the GMHA and the Government of Guam



- 
- ii. Contractor must provide, for approval, all required government documents and pay any applicable fees as needed to start and complete all the scope of work.

**c. Contractor's Obligations**

- 
- i. Contractor agrees to fully and completely perform all of the works described herein and as provided in Contractor's agreed-upon quotation, which are made a part of the Purchase Order and fully incorporated by this reference, to the satisfaction of the GMHA.
  - ii. Contractor agrees to comply with any timelines or schedules required for performance of the work and shall notify the GMHA immediately in case of an unforeseeable delay to the performance of the work described herein.
  - iii. Contractor must coordinate all works with the GMHA Project Manager or designee and provide a work schedule a week prior to commencement thereby notifying the GMHA of the proposed schedule prior to work performance.
  - iv. The GMHA may, at any time by written order, make any changes in the services to be performed under the Purchase Order. If such changes cause an increase or decrease in the costs of the performing the work or in the time required for performance, an equitable adjustment shall be made and the scope of work shall be modified and approved in writing accordingly.
  - v. All work shall be executed in accordance with Contractor's and Subcontractors' trades.
  - vi. Prior to Project Completion, Bidder shall:
    - 1. Conduct a final walkthrough and inspection with the Project Manager to ensure all project requirements have been met.
    - 2. Obtain formal acceptance from the hospital authorities.
    - 3. Close-out the project and provide a final report.
  - vii. All work shall be executed in accordance with Contractor's and Subcontractors' trades.

**d. Guarantee of Work**

- 
- i. The Contractor must assure that all works are complete, meet industry standards, and are duly certified.
  - ii. Except as otherwise planned for specified, all work shall be guaranteed by the Contractor against defects or deficiencies for twelve (12) months; and that term shall commence upon the Contractor's turnover of the completed project to the GMHA. This shall necessitate the Contractor to provide GMHA with a Certificate of Completion upon completion of the project.
  - iii. If within any guarantee period, back job or work are required in connection with the guaranteed work which, in the opinion of the GMHA, is rendered necessary as the result of deficient

workmanship or not in accordance with the Purchase Order, the Contractor shall promptly comply upon receipt of notice from GMHA and without expense to GMHA. The Contractor Shall:

1. Place in satisfactory condition, in every particular way, all such guaranteed work and correct all defects therein; and
  2. Make repair to all abatement or damages to the building and adjacent structures or site or equipment or contents thereof which, in the opinion of the Contracting Officer, are the result of performance of its scope of work are rectified.
- iv. If the Contractor, after notice, fails to proceed promptly to comply with the terms of the guarantee, the GMHA may have the defects corrected and the Contractor shall be liable for all expenses incurred by GMHA.

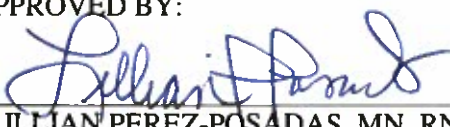
**BID PRICE BREAKDOWN**

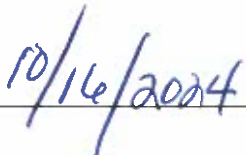
<b>PROJECTS</b>	<b>BID AMOUNT</b>	<b>WARRANTY (In Months)</b>	<b>PROJECTED COMPLETION (In Months)</b>
A. Removal and Replacement of Typhoon Shutters, 3rd Floor & 4th Floor	1 LOT \$		
B. Repair Walls/Parapets and Repainting	1 LOT \$		
C. Remove and Replace Exhaust Ductworks/Hoods, Seismic Joints, and Air Grilles	1 LOT \$		
D. Provide Anti Bird System	1 LOT \$		
<b>TOTAL AMOUNT:</b>	<b>\$</b>		

**NOTE:** All items are for Guam Memorial Hospital Authority (GMHA). The award(s) will be made based on the lowest most responsive and responsible bidder for each of the projects above (A through D). Therefore, it is possible that we may award one or more projects to one bidder.

The plans and specifications were prepared by Engineering Management & Planning Services Corporation (EMPSCO),

APPROVED BY:

  
 LILLIAN PEREZ-POSADAS, MN, RN  
 Hospital Administrator/CEO/Chief Procurement Officer

  
 Date

**GUAM MEMORIAL HOSPITAL AUTHORITY  
GENERAL TERMS AND CONDITIONS  
INVITATION FOR BID GMHA IFB 027-2024  
SEALED IFB SOLICITATION AND AWARD**

(Only those items checked below are applicable to this Invitation for Bid.)

1. (X) **AUTHORITY:** This solicitation is issued subject to all the provisions of the Guam Procurement Law 5 GCA and the Guam Memorial Hospital Authority Procurement Rules and Regulations 26 GAR Div. 2 (available online via the Office of the Compiler of Laws at <http://www.justice.gov.gu/compileroflaws/>), which require all parties involved in the preparation, negotiation, performance, or administration of contracts to act in good faith.
2. (X) **GENERAL INTENTION:** Unless otherwise specified, it is the declared and acknowledged intention and meaning of these General Terms and Conditions for the bidder to provide the Guam Memorial Hospital Authority (Government) with specified services or with materials, supplies or equipment completely assembled and ready to use.
3. (X) **TAXES:** Bidders are cautioned that they are subject to Guam Income Taxes as well as all other taxes on Guam transactions. Specific information on taxes may be obtained from the Director of Revenue and Taxation.
4. (X) **LICENSING:** Bidders are cautioned that the Government will not consider for award any offer submitted by a bidder who has not complied with licensing laws. Specific information on licenses may be obtained from the Director of Revenue and Taxation.
5. (X) **LOCAL PROCUREMENT PREFERENCE:** All procurement of supplies and services where possible, will be made from among businesses licensed to do business on Guam in accordance with Guam Procurement Law.
6. (X) **COMPLIANCE WITH SPECIFICATIONS AND OTHER SOLICITATION REQUIREMENTS:** Bidders shall comply with all specifications and other requirements for the solicitation.
7. ( ) **"ALL OR NONE" PROPOSALS:** By checking this item, the GMHA and the Government is requesting all of the bid items to be proposed or none at all. The Government will not award on an itemized basis.
8. (X) **INDEPENDENT PRICE DETERMINATION:** The bidder, upon signing the Invitation for Bid, certifies that the prices submitted on the bid were derived at without collusion, and acknowledges that collusion and anti-competitive practices are prohibited by law. Violations will be subject to the provision of 5 GCA Ch. 5, § 5650, et seq. of the Guam Procurement Act. Other existing civil, criminal or administrative remedies are not impaired and may be in addition to the remedies described in § 5659 et seq. of the Government Code.
9. (X) **BIDDER'S PRICES:** The Government will consider not more than two (2) (Basic and Alternate) item prices and the bidder shall explain fully each price if supplies, materials, equipment, and/or specified services offered comply with specifications and the product's origin. Where basic or alternate bid meets the minimum required specification, cost and other factors will be considered. Failure to explain this requirement will result in reject of the bid.

GUAM MEMORIAL HOSPITAL AUTHORITY (GMHA)  
Government of Guam  
850 Governor Carlos G. Camacho Road  
Oka Tamuning, Guam 96913  
Tel: 671-647-2165 Facsimile: 671-649-3640

---

**Invitation for Bid No.: GMHA IFB 028-2024**

**Bid Description: General Construction and all Related Services for the Roof and Envelope Upgrade on (Package C) 1<sup>st</sup> Floor A-G, L, M, P & S Wing and (Package B) 2<sup>nd</sup> Floor A-G & S Wing.**

**This is an “Definite Quantity Bid”** pursuant to Section 16320(i)(1) of the 26 GAR Procurement Regulations. A definite quantity contract is a fixed-price contract that provides for delivery of a specified quantity of supplies or services either at specified time or when ordered. However, regardless of the fluctuation of quantities, this bid shall be subject to the availability of funds.

**DELIVERY: No later than the durations specified for each project from receipt of purchase order and notice to proceed. Schedule time will be coordinated between the successful bidder and the GMHA Facilities Maintenance (FM) and Receiving team.**

**BID PRICE: Cost for all materials equipment, labor and other incidental costs approved by the Hospital prior to awarding the contract must be factored in the bid price.**

Bidders are reminded to read the Sealed Bid Solicitation and Instructions, and General Terms and Conditions attached to the IFB to ascertain that all of the following requirements checked below are submitted in the bid envelope, in duplicate, at the date and time for bid opening.

- (X) Bid Guarantee (15% of Bid Amount). May be in the form of: (Reference No. 11 on the General Terms and Conditions);
  - a. Cashier’s Check or Certified Check
  - b. Letter of Credit
  - c. Surety Bond – valid only if accompanied by:
    - 1. Current Certificate of Authority issued by the Insurance Commissioner;
    - 2. Power of Attorney issued by the Surety to the Resident General Agent;
    - 3. Power of Attorney issued by two (2) major officers of the Surety to whoever is signing on their behalf;
  
- (X) Brochures & Descriptive Literature
  
- (X) Affidavit Disclosing Ownership and Commission
  - a. Date of signature of the person authorized to sign the bid and the notary date must be the same.
  
- (X) Other Requirements:
  - a. Affidavit re Ethical Standards
  - b. Affidavit re No Gratuities or Kickbacks
  - c. Special Provisions – Restriction Against Sexual Offenders
  - d. Affidavit re D.O.L. Wage Determination
  - e. Affidavit re Non-Collusion
  - f. Affidavit re Contingent Fees
  - g. Local Procurement Preference
  - h. Policy in Favor of Service-Disabled Veteran Owned Business
  - i. Policy in Favor of Women-Owned Business
  - j. Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion for Covered Contracts and Grants.

(X) Current Business License, Contractor's License and RME License in reference to supplies or services for this Bid.  
**(Must be submitted prior to Award).**

This reminder must be signed and returned in the bid envelope together with the bid. Failure to comply with the above requirements may be cause for disqualification and rejection of the Bid.

On this \_\_\_\_\_ day of \_\_\_\_\_, 2024, I, \_\_\_\_\_ authorized Representative of \_\_\_\_\_ acknowledge receipt of this special reminder to prospective bidders with the above referenced IFB.



## **General Construction and all Related Services for the Roof and Envelope Upgrade on (Package C) 1<sup>st</sup> Floor A-G, L, M, P & S Wing and (Package B) 2<sup>nd</sup> Floor A-G & S Wing.**

**Project Overview:** The Guam Memorial Hospital Authority (hereafter referred to as “the GMHA”) hereby requests bids from one or more qualified contracting firms to provide all required general construction, specialty and all other related services for the roof and envelope upgrade on (Package C) 1<sup>st</sup> Floor A-G, L, M, P & S Wing and (Package B) 2<sup>nd</sup> Floor A-G & S Wing in the GMHA Tamuning Facility. All works must be scheduled and coordinated to prevent or minimize disruption to operations.

1. Removal and Replacement of existing accordion Typhoon Shutters on the hospital’s 1<sup>st</sup> and 2<sup>nd</sup> floor for all existing windows and doors. Includes windows in the courtyard and outside air grilles.
2. Painting of all walls and parapets at the roof top, 1<sup>st</sup> and 2<sup>nd</sup> floor. Include all repairs prior to painting.
3. Removal and replacement all wall exhaust hoods/ductworks, outside air grilles, exhaust pipes and seismic joints, on its 1<sup>st</sup> and 2<sup>nd</sup> floors.
4. Provide anti-bird spikes and ledge shields as called for its 1<sup>st</sup> and 2<sup>nd</sup> floor ledges, pipes, sprinkler systems, steel beams, window shutter heads, and exterior hoods and the likes.
5. Provision of new 45 mil polyurethane roof coating on all roof surfaces. Include all repairs prior to painting. Exclude roof surface bounded by Grids 8-12 and Grids A1-H, and F Wing roof deck.
6. Provision of new 45 mil polyurethane roof coating on all roof surfaces. Include all repairs prior to painting. Exclude roof surface bounded by Grids 12-16 and Grids A1-H, Generator and L Wing Roof Decks

### Existing Structure & Utilities

GMHA presently has its original typhoon shutters installed early 2000 and was designed and rated to only withstand 150 Miles Per Hour wind velocity and gust at 170 Miles Per Hour. Exterior paint and exterior exhaust ducts/hoods and air grilles have been damaged and deteriorates. The Facility also has been a haven and shelter for birds. Existing roof coating has exceeded useful life and had been compromised.

### **A. Full Assessment Requirements**

The firm is to conduct site visits in order to complete the required assessments to determine all relative and associated works:

- a. Project limits and scope of services/work;
- b. Project Schedule, to include Schedule of Values;
- c. Area and facility physical layout, dimensions, existing utilities and equipment;
- d. Existing associated system, utilities and equipment;
- e. Working environment and conditions;
- f. Any special needs/requirements for execution of the project taking into full account the needs to preserve and maintain continuous operations of the facility; and
- g. Other construction activities and project that may affect execution of the project.

**Note: Refer to Attachment A for Package C – 1<sup>st</sup> Floor (A, B, C, D, E, F, G, L, M, P & S Wing) Drawings & Specifications & Attachment B for Package B – 2<sup>nd</sup> Floor (A, B, C, D, E, F, G-Wing) Drawings & Specifications**

Authorized contracting representative shall affix his/her initials to confirm that their firm shall comply with the following minimum specifications:

### **B. Engineering & Technical Assessment & Other Works**

- a. Conduct Engineering & Technical Assessment for full coverage of scope of work relative to the completion of this project.
- b. All works relative to the completion of this project shall conform to industry standards and federal and local codes as applicable.
- c. Conduct repairs and painting of all walls and parapets at the rooftop, 1<sup>st</sup> and 2<sup>nd</sup> floor. Bidder agrees that this part of the project shall be completed in six (6) months.
- d. Remove and Replace existing typhoon shutters on GMHA's 1<sup>st</sup> and 2<sup>nd</sup> floor for all existing windows and doors, including the courtyard and outside air grilles. Bidder agrees that this part of the project shall be completed in six (6) months.
- e. Removal and Replace all wall exhaust hood/ductworks, outside air grilles, exhaust pipes and seismic joints on the 1<sup>st</sup> and 2<sup>nd</sup> floor. Bidder agrees that this part of the project shall be completed in four (4) months.
- f. Provide anti-bird spikes, and ledge shields as called for ledges, pipes, sprinklers, steel beams, window shutters heads, and exterior hoods and the likes. Bidder agrees that this part of the project shall be completed in three (3) months.
- g. Provision of new 45 mil polyurethane roof coating on all roof surfaces. Include all repairs prior to painting. Exclude roof surface bounded by Grids 8-12 and Grids A1-H, and F Wing roof deck. Bidder agrees that this part of the project shall be completed in six (6) months.
- h. Provision of new 45 mil polyurethane roof coating on all roof surfaces. Include all repairs prior to painting. Exclude roof surface bounded by Grids 12-16 and Grids A1-H, Generator and L Wing Roof Decks. Bidder agrees that this part of the project shall be completed in six (6) months.
- i. All works relative to the completion of this project shall be coordinated with GMHA Project Manager or his designee to assure that there is no interruption to its 24/7 operation.

**C. Removal/Demolition/Disposition, Replacement, Installation & Others**

- a. Perform removal replacement, and installation and other relative activities accordingly in a manner that no other equipment or systems shall be impaired or negatively impacted.
- b. The Contractor and/or Subcontractors shall dispose debris, in accordance with approved and standard procedures conforming to all applicable local, federal, statutory and technical requirements and pay associated cost/fee.
- c. The Contractor shall coordinate and schedule all works with the GMHA Facilities Maintenance Manager or designee to avoid and minimize disruption to operation. (Submit **Proposed Project Schedule** with bid).
- d. The Contractor shall stage and store salvageable materials. Disposal and per GMHA direction.
- e. The Contractor shall furnish, at its own expense, proper and adequate equipment, materials, labor and supplies necessary to perform the Scope of Work in a safe, professional, workmanlike and diligent manner,



and shall provide and have available at all time for use by its employees engaged in the performance of such work all safety equipment and appurtenances needed for maximum protection of its employees and other persons against injuries.

#### **D. Other Requirements**

a. The Contractor agrees to complete all services requirements within the time or duration as specified after receipt of Purchase Order (PO) and Notice to Proceed (NTP).

#### **b. Laws, Permits, and Regulations**

- i. Contractor agrees to provide its best efforts in the performance of duties and responsibilities described herein the scope of services in accordance with the laws, rules, regulations, and policies of the GMHA and the Government of Guam
- ii. Contractor must provide, for approval, all required government documents and pay any applicable fees as needed to start and complete all the scope of work.

#### **c. Contractor's Obligations**

- i. Contractor agrees to fully and completely perform all of the works described herein and as provided in Contractor's agreed-upon quotation, which are made a part of the Purchase Order and fully incorporated by this reference, to the satisfaction of the GMHA.
- ii. Contractor agrees to comply with any timelines or schedules required for performance of the work and shall notify the GMHA immediately in case of an unforeseeable delay to the performance of the work described herein.
- iii. Contractor must coordinate all works with the GMHA Project Manager or designee and provide a work schedule a week prior to commencement thereby notifying the GMHA of the proposed schedule prior to work performance.
- iv. The GMHA may, at any time by written order, make any changes in the services to be performed under the Purchase Order. If such changes cause an increase or decrease in the costs of the performing the work or in the time required for performance, an equitable adjustment shall be made and the scope of work shall be modified and approved in writing accordingly.
- v. All work shall be executed in accordance with Contractor's and Subcontractors' trades.
- vi. Prior to Project Completion, Bidder shall:
  1. Conduct a final walkthrough and inspection with the Project Manager to ensure all project requirements have been met.
  2. Obtain formal acceptance from the hospital authorities.
  3. Close-out the project and provide a final report.
- vii. All work shall be executed in accordance with Contractor's and Subcontractors' trades.

**d. Guarantee of Work**

- i. The Contractor must assure that all works are complete, meet industry standards, and are duly certified.
- ii. Except as otherwise planned for specified, all work shall be guaranteed by the Contractor against defects or deficiencies for twelve (12) months; and that term shall commence upon the Contractor's turnover of the completed project to the GMHA. This shall necessitate the Contractor to provide GMHA with a Certificate of Completion upon completion of the project.
- iii. If within any guarantee period, back job or work are required in connection with the guaranteed work which, in the opinion of the GMHA, is rendered necessary as the result of deficient workmanship or not in accordance with the Purchase Order, the Contractor shall promptly comply upon receipt of notice from GMHA and without expense to GMHA. The Contractor Shall:
  - 1. Place in satisfactory condition, in every particular way, all such guaranteed work and correct all defects therein; and
  - 2. Make repair to all abatement or damages to the building and adjacent structures or site or equipment or contents thereof which, in the opinion of the Contracting Officer, are the result of performance of its scope of work are rectified.
- iv. If the Contractor, after notice, fails to proceed promptly to comply with the terms of the guarantee, the GMHA may have the defects corrected and the Contractor shall be liable for all expenses incurred by GMHA.

**BID PRICE BREAKDOWN**

<b>PROJECTS</b>	<b>BID AMOUNT</b>	<b>WARRANTY (In Months)</b>	<b>PROJECTED COMPLETION (In Months)</b>
A. Removal and Replacement of Typhoon Shutters, 1 <sup>st</sup> Floor & 2nd Floor	1 LOT \$		
B. Repair Walls/Parapets and Repainting	1 LOT \$		
C. Remove and Replace Exhaust Ductworks/Hoods, Seismic Joints, and Air Grilles	1 LOT \$		

D. New 45 MIL Polyurethane Roof Coat System, Grids 8-12 and Grids A1-H, and F Wing Roof Deck 1 LOT \$

---

E. New 45 MIL Polyurethane Roof Coat System, Grids 12-16 and Grids A1-H, Generator and L Wing Roof Decks. 1 LOT \$

---

F. Provide Anti Bird System 1 LOT \$

---

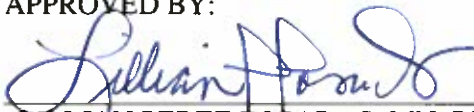
**TOTAL AMOUNT:** \$

---

**NOTE:** All items are for Guam Memorial Hospital Authority (GMHA). The award(s) will be made based on the lowest most responsive and responsible bidder for each of the projects above (A through D). Therefore, it is possible that we may award one or more projects to one bidder.

The plans and specifications were prepared by Engineering Management & Planning Services Corporation (EMPSCO),

APPROVED BY:

  
LILLIAN PEREZ-POSADAS, MN, RN  
Hospital Administrator/CEO/Chief Procurement Officer

  
Date

**GUAM MEMORIAL HOSPITAL AUTHORITY  
GENERAL TERMS AND CONDITIONS  
INVITATION FOR BID GMHA IFB 028-2024  
SEALED IFB SOLICITATION AND AWARD**

(Only those items checked below are applicable to this Invitation for Bid.)

1. (X) **AUTHORITY:** This solicitation is issued subject to all the provisions of the Guam Procurement Law 5 GCA and the Guam Memorial Hospital Authority Procurement Rules and Regulations 26 GAR Div. 2 (available online via the Office of the Compiler of Laws at <http://www.justice.gov.gu/compileroflaws/>), which require all parties involved in the preparation, negotiation, performance, or administration of contracts to act in good faith.
2. (X) **GENERAL INTENTION:** Unless otherwise specified, it is the declared and acknowledged intention and meaning of these General Terms and Conditions for the bidder to provide the Guam Memorial Hospital Authority (Government) with specified services or with materials, supplies or equipment completely assembled and ready to use.
3. (X) **TAXES:** Bidders are cautioned that they are subject to Guam Income Taxes as well as all other taxes on Guam transactions. Specific information on taxes may be obtained from the Director of Revenue and Taxation.
4. (X) **LICENSING:** Bidders are cautioned that the Government will not consider for award any offer submitted by a bidder who has not complied with licensing laws. Specific information on licenses may be obtained from the Director of Revenue and Taxation.
5. (X) **LOCAL PROCUREMENT PREFERENCE:** All procurement of supplies and services where possible, will be made from among businesses licensed to do business on Guam in accordance with Guam Procurement Law.
6. (X) **COMPLIANCE WITH SPECIFICATIONS AND OTHER SOLICITATION REQUIREMENTS:** Bidders shall comply with all specifications and other requirements for the solicitation.
7. ( ) **“ALL OR NONE” PROPOSALS:** By checking this item, the GMHA and the Government is requesting all of the bid items to be proposed or none at all. The Government will not award on an itemized basis.
8. (X) **INDEPENDENT PRICE DETERMINATION:** The bidder, upon signing the Invitation for Bid, certifies that the prices submitted on the bid were derived at without collusion, and acknowledges that collusion and anti-competitive practices are prohibited by law. Violations will be subject to the provision of 5 GCA Ch. 5, § 5650, et seq. of the Guam Procurement Act. Other existing civil, criminal or administrative remedies are not impaired and may be in addition to the remedies described in § 5659 et seq. of the Government Code.
9. (X) **BIDDER’S PRICES:** The Government will consider not more than two (2) (Basic and Alternate) item prices and the bidder shall explain fully each price if supplies, materials, equipment, and/or specified services offered comply with specifications and the product’s origin. Where basic or alternate bid meets the minimum required specification, cost and other factors will be considered. Failure to explain this requirement will result in reject of the bid.