

Scope of Work

Replace Valves and Piping Phase 1 Project 554-11-815

The contractor to provide price to design to 100% construction documents on all 16 line items and provide separate construction pricing proposals for each line item. Not all construction items may be determined to be done depending on funding. The contractor is responsible to determine how the work is to be accomplished and request shutdowns as needed. Final scheduling and phasing requirements will be coordinated with COTR during design. Offsets in piping are to be replaced both elevation and directional. A Stop Work Order may be issued to accomplish work items in the time frame described. All work must comply with the VA standard specifications that apply. Drawings and specifications must be submitted and approved before any work can take place. All materials must be submitted and approved. As-Built AutoCAD drawings will be required. See Attachment A for Evaluation Criteria.

Item 1; Replace all horizontal drain and sewer lines in the C & D wing crawl spaces from the mains at the foundation wall to all vertical risers. Prior to beginning piping work the contractor must have both mains power jetted and cleared to insure free flowing mains at a minimum to the first manhole. The mains are to be videoed by the contractor and a copy submitted and approved that the mains are fully open and clear before piping work may take place. Chemical Resistant Pipe (CRP) is not part of this work. It is not possible to stop water and waste; the contractor must capture all water and dispose while replacing pipe. A plan to accomplish this task must be submitted and approved. Water or waste shall not be allowed to escape into the dirt or any other area. If a release occurs the contractor must clean the spill at his own expense. The existing galvanized pipe may be replaced with no-hub at the contractor's discretion. Uncommon pipe sizes may be encountered. The contractor may upsize piping at the contractor's discretion.

Item 2; Replace all horizontal drain and sewer lines in the B wing crawl space and all sub-basement areas, in B wing and C wing sub-basement areas, from the main at the foundation wall to all vertical risers. Prior to beginning piping work the contractor must have the main power jetted and cleared to insure free flowing mains at a minimum to the first manhole outside of the structure. The main is to be videoed by the contractor and a copy submitted and approved that the main is fully open and clear before piping work may take place. Chemical Resistant Pipe (CRP) is not part of this work. It is not possible to stop water and waste; the contractor must capture all water and dispose while replacing pipe. A plan to accomplish this task must be submitted and approved. Water or waste shall not be allowed to escape into the dirt or any other area. If a release occurs the contractor must clean the spill at his own expense. The existing galvanized pipe may be replaced with no-hub at the contractor's discretion. Uncommon pipe sizes may be encountered. The contractor may upsize piping at the contractor's discretion.

Item 3; Replace all horizontal storm drain lines in the C & D wing crawl spaces from the mains at the foundation wall to all vertical risers. Prior to beginning piping work the contractor must have both mains power jetted and cleared to insure free flowing mains at a minimum to the first manhole. The mains are to be videoed by the contractor and a copy submitted and approved that the mains are fully open and clear before piping work may take place. Chemical Resistant Pipe (CRP) is not part of this work. Water shall not be allowed to escape into the dirt or any other

area. If a release occurs the contractor must clean the spill at his own expense. The existing galvanized pipe may be replaced with no-hub at the contractor's discretion. Uncommon pipe sizes may be encountered. The contractor may upsize piping at the contractor's discretion.

Item 4; Replace all horizontal storm drain lines in the B wing crawl space and all sub-basement areas, in B wing and C wing sub-basement areas, from the main at the foundation wall to all vertical risers. Prior to beginning piping work the contractor must have the main power jetted and cleared to insure free flowing in the main at a minimum to the first manhole outside the structure. The main is to be videoed by the contractor and a copy submitted and approved that the main is fully open and clear before piping work may take place. Chemical Resistant Pipe (CRP) is not part of this work. Water shall not be allowed to escape into the dirt or any other area. If a release occurs the contractor must clean the spill at his own expense. The existing galvanized pipe may be replaced with no-hub at the contractor's discretion. Uncommon pipe sizes may be encountered. The contractor may upsize piping at the contractor's discretion.

Item 5; Replace all domestic cold, hot and recirculation valves and replace any removed or missing insulation on every riser in the sub basement, B, C and D wing crawl spaces. (A wing is not part of this work.) If a riser does not have shut off valves they are to be installed. Some riser valves have been by-passed or removed. These are to be corrected. Shut down of systems are to be scheduled and off hours work may be required. Shut downs cannot interfere with medical center operations. The contractor is to submit for approval their plan to complete this work.

Item 6; Replace all steam and condensate valves and replace any removed or missing insulation on every riser in the sub basement, B, C and D wing crawl spaces. (A wing is not part of this work.) If a riser does not have shut off valves they are to be installed. Some riser valves have been by-passed or removed. These are to be corrected. Shut down of systems are to be scheduled and off hours work may be required. Shut downs cannot interfere with medical center operations. The contractor is to submit for approval their plan to complete this work.

Item 7; Replace the heating hot water and return lines, valves and insulation in the C & D wing crawl spaces from the pumps and heat exchangers to the vertical chases and install new Butterfly Valves to E wing supply and return. This work can only be completed during June, July and August. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 8. Replace the heating hot water and return lines, valves and insulation serving A wing from the pumps and heat exchangers to the vertical chase lines. This work can only be completed during June, July and August. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 9; Replace the heating hot water and return lines, valves and insulation serving the E wing from D wing crawl space to the ceiling of BE105 Mechanical room, installing new Butterfly Valves, Strainer and Separator. This work can only be completed during June, July and August. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 10; Replace the Chilled water and Return lines, valves and insulation serving the A wing from above the floor in the chiller plant to the vertical chase lines installing new Butterfly Valves

on the lines into D wing. This work can only be completed during the months from November through February. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 11; Replace the Chilled Water and return lines, valves and insulation in the C & D wing crawl spaces from A wing to the vertical chases and install new Butterfly Valves to E wing supply and return. This work can only be completed during the months from November through February. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 12; Replace the Chilled Water and Return lines, valves and insulation serving the E wing from D wing crawl space to the ceiling of BE105 Mechanical room, installing new Butterfly Valves, Strainer and Separator. This work can only be completed during the months from November through February. Provide the contractor's plan to provide utilities if working outside this designated time.

Item 13; Install new Butterfly valve on the 12" Chiller Water Return line, above the floor in the chiller plant

Item 14; The steam system condensate line from Bldg 19 back to Bldg 1 has failed. Repair or Replace.

Item 15; Replace and reinsulated all cold, hot and recirculation valves in the corridors of Bldg 38.

Item 16; Replacement of underground water main isolation valves in the parking space next to the oxygen storage tank North of Bldg 24.

Attachment A
Replace Valves and Piping Phase 1 Project 554-11-805

Evaluation Criteria

The Government intends to evaluate proposals and make contract award without holding or conducting discussions. Nevertheless, the Government reserves the right to conduct discussions with some or all offerors if deemed in its best interest. The Government will conduct performance risk evaluations based upon past performance and other technical factors as stated below. This risk assessment will assist us in determining the proposed probability of success for this requirement.

In conducting a performance risk evaluation, the government may use data provided by offerors or data obtained from other sources; In addition, the government may elect to consider and use data obtained from outside sources determined to be current, accurate and relevant.

The Government intends to award one single contract to the most qualified and eligible offeror/contractor whose proposal best conforms to the solicitation requirements and offers the best overall value to the Government. As a minimum each proposal must address each individual factor below and provide information concerning contracts and subcontracts (including Federal, State, local government, and private) that demonstrate the company's ability to perform the direct effort. *Failure to adequately address each technical factor below will result in an inconclusive rating for that factor.* Each offeror will be provided a rating as follows:

- ✚ Unsatisfactory/Very High Performance Risk. Based on the offeror's technical proposal and/or other data or information gathered or received, extreme doubt exists that the offeror will successfully perform the required effort. The offeror has no design-build experience and limited experience in working on projects in a healthcare environment similar in size, scope and complexity.

- ✚ Marginal/High Performance Risk. Based on the offeror's technical proposal and/or other data or information gathered or received, substantial doubt exists the offeror will successfully perform the required effort. The offeror has some experience in working on design-build projects in the private sector, but little or no experience in working on design-build projects for the Federal, State and local government or in a healthcare setting.
- ✚ Inconclusive/Not Rated. Based on the offeror's technical proposal and/or other data or information gathered or received, information provided or gathered was inconclusive. The offeror failed to provide information relevant to the technical factor evaluated, and/or clearly did not understand submission requirements of the RFP.
- ✚ Very Good/Low Performance Risk. Based on the offeror's technical proposal and/or other data or information gathered or received, little doubt exists the offeror will successfully perform the required effort. The offeror has good experience in working on design-build projects in the private sector, and has good experience in working on design-build projects for the Federal, State and local Government or in a healthcare setting.
- ✚ Exceptional/Very Low Performance Risk. Based on the offeror's technical proposal and/or other data or information gathered or received, NO doubt exists the offeror will successfully perform the required effort. The offeror has excellent experience in working on design-build projects for the Federal government, specifically in a healthcare setting, and has exceptional experience in working on design-build projects similar in size, scope and complexity for The Department of Veterans Affairs.
- ✚ Price will be rated as reasonable or unreasonable as prescribed by FAR Part 15.4.
- ✚ Technical Proposal Requirements

A. Technical Proposal.

Tab 1. Construction Management:

- a. **Corporate Project Experience** - The offeror shall demonstrate corporate experience with a minimum of three projects within the last five years similar in size, scope and complexity. The offeror shall demonstrate and explain in detail performances for design-build capabilities, and significant and relevant experiences in working on design-build projects that require utility shutdowns and phasing in a healthcare environment. The offeror must address the following:

- 1) Project title, locations and brief descriptions including building use (Medical Facility etc) and contracting method (design build, design bid construct, etc).
- 2) Project owner and names and telephone numbers of owner's contact person.
- 3) Project Design Architect and Engineers (consultants if utilized) and name and telephone number of contact person(s).

Note each firm and employee also proposed for this solicitation.

- 4) Project Prime Contractor and Major Subcontractors and name and telephone number of contact person(s). Note each firm and managing persons (project manager/superintendent/foreman as the case may be) also proposed for this solicitation.
- 5) Project Statistics including start and completion dates (original vs. actual) for design and construction; cost (original vs. actual) with a brief explanation of what is included in the cost; specific phasing and shutdown considerations; physical location; and any awards (prizes) received.

- b. **Project Personnel Experience** (Specialized experience and technical competence). The Offeror shall demonstrate relevant experience of key project personnel.

- 1) Biographical data shall include the following:
 - a) Name of individual.
 - b) Company employed by.

- c) Company position title.
- d) Years with the company.
- e) Describe work experience with projects that; were completed by the design build process, were medical facilities and the company (by name) they worked for when involved in the project.
- f) An indication of which (if any) projects submitted under Corporate Experience (above) the individual participated in and what the individuals responsibility was for that project.
- g) An indication of which other individuals submitted under Project Personnel Experience this individual has worked with and the project they worked on together, noting if that project has been submitted under Corporate Experience (above).
- h) Position that the individual will hold in regard to this contract/project team, description of duties and what percentage of the individual's time would be committed to the project during both the design and construction phases.
- i) Describe job related educational experience including degrees, certificates etc and granting institutions.
- j) Project specific experience in the local Denver metro construction market.

2) Supply this biographical data for key personnel for at least the following: (Note if one individual is proposed for more than one position listed):

- a) Overall Project Manager.
- b) (Architect) Design Project Manager.
- c) Construction Project Manager.
- d) Architect/Engineer Field Representative.
- e) Construction Superintendent.

c. **Technical/Management Approach** - The Offeror shall demonstrate the following, relevant to the subject procurement.

- 1) Project Delivery Philosophy - Include expectation statements concerning:

(a) Elements for Successful Partnering: Communication,
Commitment and Conflict Resolution.

(b) Proposed Design Period Peer Review process
(technical/administrative by VA & RFP AE).

2) **Quality Assurance/Quality Control Plan**

3) **Project Organizational Chart and Narrative** - Include team members submitted under Project Personnel Experience above. Clearly describe the prime responsible firm (or firms if a J/V) and individuals listed above as well as the roles and responsibilities of individuals proposed as consultants and sub contractors. Provide a list all consultants and all proposed major subcontractors, including telephone number, address, and name of contact.

4) **Capability to perform:**

(a) Provide the offeror's current workload and availability of adequate staff listed under Project Personnel Experience to manage the project. Include project schedules for current and pending projects, as well as the anticipated impact of this project on those schedules and staffing plans.

5) **Phasing Plan:**

The Offeror shall describe in a written narrative the plan for phasing the work so that the facility remains operational during construction. The narrative will also detail how the contractor intends to prepare the site, disassemble, relocate, reassemble, and reactivate utility services to the facility within any specified time limits.

6) **Plan to Contain Sewer Water:**

The Offeror shall describe in a written narrative the plan to control and dispose of the sewer water while replacing sewer piping.

7) **Patient Care Environmental Control:**

The Offeror shall describe in a written narrative the Contractor's proposal to guarantee patient care environmental requirements are met, specifically the contractor's plan to provide Heating and Cooling if systems are down outside the specified months as noted in the scope of work.

Tab 2. Past Performance

Past Performance (Client Satisfaction) - Contact persons supplied for projects submitted under Construction Management -Corporate Project Experience above may be contacted by the Evaluation Panel.

Contact's responses will be evaluated and rated as follows:

- (1) Completed construction projects on schedule
- (2) Quickly mobilized labor, material, and equipment resources
- (3) Change order rate, material submittal submissions and request for modifications
- (4) Provided effective on-site supervision
- (5) Project superintendant/project manager job performance/experience
- (6) *Executed project successfully and professionally*
- (7) Adhere to project schedules
- (8) Partnering
- (9) Job Safety
- (10) Responsive to government needs
- (11) Accurately prepared shop drawings
- (12) As-builts / Drawings submitted timely
- (13) Adherence to contract close-out procedures
- (14) Unexpected Maintenance or latent defects
- (15) Overall Customer Satisfaction

Tab 3. Schedule:

- a. The progress schedule will be in a time scaled bar graph format. The horizontal axis will be scaled for time beginning with the Notice to Proceed and concluding with contract completion. The vertical axis will show the milestones and major portions of the contract work. All schedule items will show a start date and a completion date. The detailed schedule will indicate specific tasks with dates for each step of the process including:

- 1) Design Period: The design period NTP, sub periods (i.e., first and second reviews, other meetings, internal QUALITY ASSURANCE /QUALITY CONTROL plan reviews, etc.).
- 2) Construction Period: NTP; Mobilization; Submittals; Demolition method and sequencing; Phasing; Procurement and installation of equipment; Provisions for overtime or shift work; Site utilities; Tests and final inspection; punch list items; as-builts and O&Ms, etc.
- 3) General Project Delivery Schedule and Narrative - Show relationships between construction document development/completion (including required review activities) and construction activities.