REQUEST FOR PROPOSAL

STATEMENT OF WORK BUILDING ASSESSMENT AND SURVEY

Elbowoods Memorial Health Center

1. COORDINATION, LOCATION, AND TIMELINE

Marie Whitetail Eagle
Facility Manager
Marie. WhitetailEasle@ihs.sov
Telephone:701-421-3822

Martin C. Shutt
IHS GPA DFM Director
martin.shutt@ihs.sov
605-226-7598

Location:
New Town, ND

Timeline:
90 Calendar Days

2. INTRODUCTION & PURPOSE

This project shall produce Phase I Environmental Site Assessment (ESA) and Hazardous Materials and Asbestos Survey (HMAS) reports. Location is shown in Appendix A.

The purpose of the assessment and surveys is to gather sufficient information to develop an independent professional opinion about the environmental condition of the property and to identify actual or potential environmental contamination.

3. SCOPE

The project defined within this Scope of Work is the Phase 1 Environmental Site Assessment and Hazardous Material and Asbestos Survey Report. The project includes all labor, materials, transportation, and supplies to complete the survey and report.

The contractor shall provide a qualified environmental professional to perform the Phase 1 ESA per ASTM E1527-21and a hazardous material survey and asbestos survey on the building.

The contractor shall review the building and conduct a site investigation to determine the site conditions. The building and site may be disturbed only as necessary to inspect and understand the environmental hazards that may be present.

Bulk samples from suspected hazardous materials shall be collected to be further tested at a certified laboratory using appropriate standard testing methods as necessary. If destructive testing is required, please request approval from the Facility Manager.

The contractor shall ensure all personnel are using appropriate personal protective equipment while on site.

l. New Town, ND

l) Elbowoods Health Center. Installation I 1525, Building 00001.
a) Approximate age: 201 I
b) Size: 42,030 sq. ft
c) Located: l25l Elbowoods Loop; New Town, ND; Fort Berthold Indian Reservation
d) Local contact: Marie Whitetail Eagle 701-421-3822

4. REQUIREMENTS

The contractor shall perform the following.

1. The contractor shall obtain all required permits, insurance, and fees, State, Tribal & Local, required of a general contractor working in North Dakota. Any cost associated with third-party inspection of

electrical, mechanical, plumbing, etc. that may be required will be the responsibility of the contractor.

2. The contractor shall provide a complete report that includes, but is not limited to, the following:

a. Phase 1 ESA and Hazardous Material and Asbestos Report
b. Methods of testing
c. Findings, opinions, and recommendations
d. Site overview
e. Historical and environmental information
f. Records review
g. The site and adjoining property reconnaissance
h. Interviews
i. References
j. Test results and locations of hazards
k. Rough cost estimates for required remediation or potential demolition and disposal activities
l. Site diagram, site photographs,figures, property information, qualifications of environmental professionals, certificate of insurance, etc.

5. CONSTRUCTION ITEMS

N/A

6. RESPONSIBILITIES

The Contractor shall be responsible for the professional quality, technical accuracy, and coordination of all services furnished under this contract. The Contractor shall, without additional compensation, correct or revise any errors or deficiencies in its report and any other services.

7. COORDINATION

Upon receiving an executed contract, the Contractor will schedule a scoping visit with Marie

Whitetail Eagle to coordinate the project. Meetings at the locations will be with the project team consisting of the Facility Manager, Service Unit Staff and other Tribal Representatives.

Site visits shall be coordinated with the Facility Manager. Preliminary site visits during the proposal stage shall be allowed.

8. SUPERINTENDENT

The contractor shall at all times during the project have a designated and qualified Representative. The Representative shall be disclosed in writing with the name, office location, office number, and cell phone number. The Representative shall be the designated person by t}re Contractor who will represent the Contractor on-site during all times when work on-site is taking place.

9. PERFORMANCE PERIOD

The period of performance of this contract shall be 90 calendar days from the Notice to Proceed (NTP).

10. INFECTION CONTROL & INTERIM LIFE SAFETY MEASURES

The contractor shall be required to follow the requirements of the Interim Life Safety Measures, Infection Control Risk Assessment, and Pre-Construction Risk Assessment, if applicable. The permits and life safety measures assessment will be provided to the Contractor following the award of the task order.

All work shall be performed in a manner to limit the disruption to the clinical activities.

11. SAFETY AND SECURITY

The contractor shall be responsible for the

safe progress of the work to assure that patients, hospital staff, visitors, and children are not allowed access to unsafe areas or conditions during the progress of the work. The contractor and staff shall afford all staff patients, and visitors professional courtesy during the project. Interim life safety measures will be strictly enforced during the project. For details, contact the Safety Officer.

Neither the health center nor the Indian Health Service shall be responsible for the security of the contractor's tools, equipment, or materials during the project.

12. RESTORATION

The contractor shall restore all areas disturbed by the project to a condition at least equal to that existing before the project and shall minimize interference with the operation of the facility. The contractor shall dispose of any sampling debris, waste materials, and rubbish.

For additional disposal information please contact the Facilities Manager.

13. DELIVERABLES

Following contract award, the contractor shall provide the Facility Manager and Indian Health Service Representative submittals of proposed methods, materials, and equipment to be utilized during the project. At a minimum, submittals are required for the following items:

1. Project Schedule
2. Resumes of Qualified individuals performing the Services
3. Proposed Methods
4. Phase 1 Environmental Site Assessment Report

Hazardous Material and Asbestos Survey Report

14.TRIBAL EMPLOYMENT RIGHTS OFFICE (TERO) REQUIREMENTS

Contractors engaging in work on any Indian Reservation will be required to comply with the Indian preference and Indian preference program requirements administered by the Tribal Employment Rights Office (TERO).

Typical requirements of 'I'ERO include a percentage fee on the total contract price Contractors are strongly encouraged to contact the TERO office for an explanation of tribal requirements, required fees, and permits.