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March 14, 2019

**INVITATION FOR BID: GSA-005-19**  
***ISLAND WIDE RESTROOM ATTENDANTS AND MAINTENANCE SERVICES***  
***FOR DEPT. OF PARKS AND RECREATION***

**Question received from JJGlobal dated 02/08/19**

Follow-up clarification questions rec'd. 2/05/19

**Question 1:**

The response to Guam Cleaning Masters question no. 3 and Flame Tree's question no. 5, stated that all repairs with \$1,000.00 (labor & materials) or less shall be the bidder's responsibility.

Kindly clarify further or give example of a scenario in which this threshold applies. "An example: If there are 10 items that needs repair or replacement and the cost is \$150 each item, which totaled \$1500.00. Does this mean the repairs will be source out by DPR thru procurement process and not held the contractor responsible for such repairs? Does the threshold of \$1000.00 applies to one item to be repair or replaced?

**Response:**

Clarification on contractor's responsibilities for repairs is \$1,000 or less the threshold:

a. The threshold is One Thousand U.S. Dollars (\$1,000.00) or less per facility. Such items include, but not limited to, replacement of toilet tissue holder, paper towel dispenser, liquid soap dispenser, toilet seat, toilet seat cover, water closet unit, urinal (waterless or standard), water supply hose, sink, faucet, light fixture, outlet, outlet cover, light switch, light switch cover plate, blank outlet covers, door locks, snaking or mechanical clearing of drains (If service per incident is less than the established threshold) cleaning and painting-over of graffiti or similar markings, and any other appurtenances not described herein. **The threshold is per location and not cumulative (Refer to examples below).**

b. The following are examples of the application of the \$1000.00 or less repair threshold provision:

(A) Contractor discovers graffiti on entrance wall upon opening of restroom facility. Graffiti is approximately 21 square feet in area. Estimated labor, materials, and supplies is less than \$1000.00. The Contractor is responsible for repainting under contract provisions.

(B) Contractor discovers that during mid-afternoon hourly service a liquid soap dispenser has been vandalized and that water supply hose to sink is leaking. Estimated replacement and repair of liquid soap dispenser and water supply hose is under \$1000, the Contractor is responsible for replacement of liquid soap dispenser and supply hose.

(C) Contractor discovers that overnight at the Fish Eye Park Restroom, the woman's restroom was vandalized and that the Sloan valves were removed from the water closets. Estimated repair/replacement for water closet and valves exceeds \$1000, therefore, Contractor completes incident report and transmits it to DPR with contractor's line item scope of work and estimate, the DPR is responsible to initiate the procurement through GSA.

(D) On March 1, 2019 Contractor discovers that Nimitz Beach Park, Fort Soledad, Inarajan Pool, Talofofo Beach Park, and Ipan Beach Park restrooms were tagged/graffiti at each location is approximately 50 square feet in area, all on the same day. The Angel Santos Memorial Park was vandalized – all water closets, urinals, sinks, and cubicles and other appurtenances were damaged beyond repair. The cost estimate for each park/graffiti is less than \$1000.00, therefore it is the responsibility of the Contractor for repainting over graffiti at the parks vandalized as the restoration for the respective parks is less than \$1000.

However, for the Angel Santos Memorial Park the cost estimate exceeds \$1000.00 therefore, it is the responsibility of the DPR. Contractor would report the incident to DPR, provide a line item scope of work and estimate and DPR in turn would initiate the procurement for the repairs through GSA.

**Question 2:**

In reference to the response regarding the previous contract in which referenced the attached copy of a bid abstract for IFB# GSA-067-13. Are the bid specifications from bid no. GSA-067-13 exactly the same as the specifications of this current bid (GSA-005-19)? If not, what are the changes to the current bid?

**Response:**

The bidder is responsible to read through the IFB package to ensure that they comply fully with the IFB scope of work and terms and conditions.

**Question 3:**

Regarding the responses regarding disposal of debris and description of debris under this subject bid. Please clarify the following:

a. White goods (household appliances) are stated to be included. Couches, old furniture, tires, batteries, etc. and others that are not classified as general waste, are these “debris” the responsibility of the bidders for disposal? Is there a limited number of times during the duration of the contract year for this incident? It is been known that since there is no one policing the parks at night, people are dumping such things at the park. If this happens numerous times at all 15 parks (for example), this will be too costly for the bidders. There should be a limitation as to what needs to be disposed by the bidders. Please clarify for the purpose of ensuring a fair method or system in place that allow the bidders to price this scope of work competitively and fairly.

**Response (a)**

It is the responsibility of the Contractor to remove tires and batteries for the purpose of this solicitation and project scope of work are included as general waste. No limit will be set for the requirement of contractor to dispose of all waste generated from restroom facility and other waste collected within the 100 ft. radius. Bidders are advised to budget accordingly for this requirement and other contingencies, risk, etc.

b. The response to our question regarding the use of DPR trash bins at the parks to dispose all collected trash and debris in this regard, reinforced the prohibition of the contractor to dispose debris at DPR parks or other facilities and stated off-site disposal. Please provide us the quantity of debris being disposed off-site based on past performance of this contract. This service has been contracted for the last 15 years, thereby, there should be collected data of how much trash or debris were disposed off under this contract. It is only fair to all and the Government to have these data in order to provide a competitive pricing for this scope of work.

The Contractor shall inform DPR same day or no later than the next working day of any white good (Household appliances or furniture). DPR will be responsible for such items.

**Response (b)**

DPR does not maintain waste disposal volume data generated by the previous contractor.

**Question 4:**

Page 36 of 40, H. Maintenance of Restroom Wall Structure: “Bidder shall ensure that all graffiti or similar markings found on the exterior wall surfaces are immediately reported and painted. All cost associated with this requirement shall be borne solely by the contractor.”

The response provided does not answer or clarify our concerns in this regard. Can the scope of work be amended to include a limit of one (1) time painting (at Contractor’s expense) of wall structure resulting from graffiti or similar markings found on the exterior wall surfaces.

By having a limitation of the Contractor’s responsibility on this regard, the bidders are able to quantify and factor the cost to the pricing of this particular scope, which in turn becomes fair and competitive.

**Response:**

Requirement will remain status quo. In addition to providing clean, operational and well maintained restrooms for our island residents and visitors, the intent of the scope of work is to address all facility deficiencies and defects immediately. This includes, but is not limited to repainting over graffiti or similar markings to maintain the facility’s aesthetics.

**Question 5:**

Page 37 of 40, K. Service & Maintenance of Waterless Urinals: The scope of work dictates that the contractor shall provide replacement of urinal filters are to be Sole Sourced to "Advance Management Inc." for Falcon Waterless Urinals. By knowledge, the urinals at the Parks are currently not under warranty with Advance Management Inc. Therefore, there is no reason that the filters are from the manufacturer.

Again, by knowledge, there are urinal filters that are compatible, equal and/or better, must cost effective. Kindly amend the scope of work under this item to suggest the use of such manufactured part rather than dictate the sole sourced product.

**Response:**

Refer to "Amendment 6"

*[Signature]* 7/19/0  
CLAUDIA S. ACFALLE  
Chief Procurement Officer

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