

UNIVERSITY OF PUERTO RICO
CENTRAL ADMINISTRATION
NOTICE OF REQUEST FOR PROPOSAL RFP #DRO 24-014 / B00009
DESIGN AND SUPERVISION SERVICES

Timeline:

RFP publication date: November 2, 2023.

Site visit (Not Compulsory) November 8, 2023, Time: 10:00am
Location: First floor of "Servicios Médicos"
*Parking will be at "Centro de Estudiantes, Coordinates: (18.397269, -66.074366

**Deadline for Request
for Information by email:** November 13, 2023, Time: on or before 4:30pm.

**Response for Request
for Information by email:** November 17, 2023, Time: on or before 4:30pm.



The proposal must be submitted **by email on or before 11:59pm (AST) on November 28, 2023**. Address the indicated contacts in Section II (Mr. Julio Collazo Rivera, attention to Eng. Eliezer Collazo, Eng. Carlos Hiraldo and Eng. Luis F. Vilá and Eng. Oscar Ramos). **The University of Puerto Rico (UPR) will accept offers via email in digital PDF format at upprecovery.rfp@upr.edu.**

Oficina de
Desarrollo
Físico e
Infraestructura

The UPR is working towards its recovery, which requires the issuance of this Request for Proposal for Design and Supervision Services for the UPR Recovery Project **B00009-DRO-11-2023-RCM-Reconditioning of Building: 002, 003, 005, 007, 008, 009, 010 at the University of Puerto Rico, Medical Sciences Campus**. The purpose of this RFP is to request and receive proposals from qualified Architecture and Engineering firms for the development of all design documents: Basis of Design, detail design, specifications, cost estimates, schedules, scopes of work, bidding phase, and other required documentation for the compliance of the requirements of FEMA and PRDOH/CDBG-DR Non-Federal Match Program. The awarded firm or professional will also provide services of oversight and coordination for the execution of a complete comprehensive project.

The project will be on the Medical Science Campus and is divided into 7 buildings DI's. Review and verification through the site area of FEMA's Scope of Work (SOW) and the proposed strategy is required, as well as the development of a detailed SOW (based exclusively in the FEMA SOW of hurricane damages provided) with current industry construction costs for the repair, and in compliance with applicable actual codes and regulations. The project considers several construction tasks that will restore the facilities to their pre-disaster design, function, and capacity, including mitigation tasks as recommended by FEMA. All work to be performed must be within the existing footprint. Some works include mitigation measures and code compliance measures as recommended by FEMA in the respective scope of work for each building. Due to the building's year of construction, it may be necessary lead or asbestos inventories, abatement specifications to define the hazardous materials SOW in relation with the scope of the damages to be repaired.

The UPR is an equal opportunity employer and does not discriminate as to sex, gender or sexual identity, race, age, national origin, religious creed, civil status, war veterans, handicap or disable status. The UPR reserves the right to reject any or all proposals and to award the auction under the conditions it deems most convenient to the interests of the UPR, regardless of the amount of the bids or to cancel the auction award at any time before the contract is signed.

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Julio A. Collazo Rivera, Director

REQUEST FOR PROPOSAL FOR:

DESIGN AND SUPERVISION SERVICES FOR

Project Number: B00009-DRO-11-2023-RCM

Project Title: Reconditioning and Repairs of Buildings: 002, 003, 005, 007, 008, 009, 010 at the University of Puerto Rico, Medical Sciences Campus

RFP #DRO 24-014 / B00009

Physical Development and Infrastructure Office
Disaster Recovery Office
President's Office
University of Puerto Rico

Project funded by:
FEMA AND CDBG-DR PROGRAM



**Universidad
de Puerto Rico**

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1. BACKGROUND AND PURPOSE

The University of Puerto Rico (the "UPR") is a public corporation of the Government of Puerto Rico, organized by Act No. 1 of January 20, 1966, as amended, known as "Ley de la Universidad de Puerto Rico" (the "UPR Act"), 18 LPRA § 601 et seq, and a higher education institution. The UPR was severely devastated by Hurricane María, and as a result, is a subrecipient of the Puerto Rico Department of Housing (the "PRDOH"), under the CDBG-DR Non- Federal Match Program, and the Public Assistance Program of the Federal Emergency Management Agency (the "FEMA").

The UPR is working towards its recovery, which requires the issuance of this Request for Proposal (the "RFP") for Design and Supervision Services for the **UPR Recovery Project B00009-DRO-11-2023-RCM Reconditioning and Repairs of Buildings: 002, 003, 005, 007, 008, 009, 010 at the University of Puerto Rico, Medical Sciences Campus**, ("The Project"). This Program is 90% (\$729,586,955.09) funded by FEMA and 10% (\$42,625,237.77) matching funds of CDBG-DR Non- Federal Match Program and (\$35,034,822.65) institutional funds. The purpose of this RFP is to request and receive proposals from qualified **Architecture and Engineering firms for the development of all design documents: As-Built, Basis of Design, detail design, specifications, cost estimates, schedules, scopes of work for execution logistic, and assistance in bidding phase and other required documentation for the compliance of the requirements of FEMA and PRDOH/CDBG-DR Non-Federal Match Program.** The awarded firm or professional will also provide services of oversight and coordination for the execution of a complete comprehensive project.

Proponents must explain in detail how they will be able to provide the required services and achieve the expected results, while in compliance with FEMA and PRDOH/CDBG-DR Non-Federal Match Program requirements. Previous experience with projects subject to compliance requirements under FEMA and PRDOH/CDBG-DR Non-Federal Match Program is very important. Review and verification through the site area of FEMA's Scope of Work (the "SOW") is required, as well as the development of a detailed SOW (based exclusively in the FEMA SOW of hurricane damages provided) with current industry construction costs for the repair in compliance with applicable actual codes and regulations. In addition, proponents shall provide the percent fee applicable for any future additional scope or scope change required for reinstate facility to normal functional operation.

The awarded proponent shall comply with all applicable Federal, state, and local laws, rules, regulations, and policies relating to FEMA Public Assistance Program and PRDOH CDBG-DR Program services. This includes without limitation, applicable Federal Registers; 2 C.F.R. part 200 Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards; Community Development Act of 1974; 24 C.F.R. part 570 Community Development Block Grant; applicable waivers; Fair Housing Act, 24 C.F.R. § 35, 24 C.F.R. part 58, 24 C.F.R. part 135; National Historic Preservation Act; 2 C.F.R. part 200.101, where applicable, and any other applicable state laws or regulations, including the requirements related to nondiscrimination, labor standards, and the environment; and Action Plan amendments and HUD's guidance on the funds. [Click on link](#) to see Compliance with Federal Law, Regulations and Executive Orders. The Awarded Proponent is

responsible for complying with applicable Federal, State, Territorial, or Tribal EHP laws even if FEMA is not providing PA funding for all of the work.

2. CONTACT AND TIMELINE

The RFP shall be sent and addressed to:

Mr. Julio Collazo Rivera
Director
Office of Physical Development & Infrastructure

Attention to:
Eng. Carlos Hiraldo Torres, Eng. Eliezer Collazo, Eng. Oscar Ramos
and Eng. Luis F. Vila
Field Operation Manager's
Disaster Recovery Office

University of Puerto Rico
Jardín Botánico Sur 1187, calle Flamboyán
Río Piedras, Puerto Rico 00926-1117
Tel. (787) 250-0000, Ext. 5099
E-mail: uprrecovery.rfp@upr.edu

NOTICE: Be advised that interested proponents must register receipt of this RFP at uprrecovery.rfp@upr.edu to qualify for receiving the following:

- Notice of changes or cancelation of the RFP;
- Responses to questions or clarifications made to interested proponents; and,
- Notice of award of the proposal.

3. TIMELINE AND SUBMISSION DATE

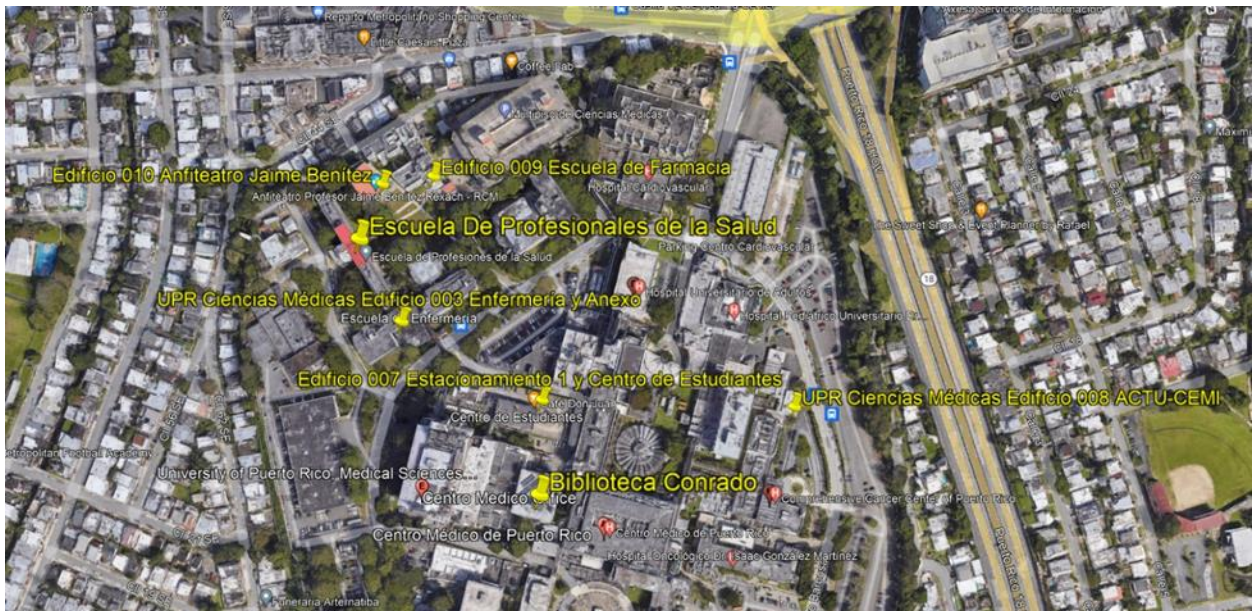
Description	Date
RFP publication	November 2, 2023.
Site Visit (Not Compulsory): Location: Parking UPR Centro de Estudiantes, Coordinates: (18.397269, -66.074366). Be advised that interested proponents must register via email. Please provide complete company name, representative's name and email.	November 8, 2023 Time: 10:00 a.m.
Deadline for Request for Information (RFI) by email	November 13, 2023, Time: on or before 4:30pm Atlantic Standard Time (AST)
Response for Request for Information by email	November 17, 2023, Time: on or before 4:30pm Atlantic Standard Time (AST)
The proposal must be submitted by email. Address the indicated contacts in Section 2 – CONTACT	November 28, 2023, Time: on or before 11:59pm Atlantic Standard Time (AST).
Award Notification	January 2024
Execution of Agreement	February 2024

The proposal must be compiled in digital PDF format. The dates may be subject to change at the discretion of the UPR. Interested proponents have the responsibility of verifying and checking the email from which they issued a notice of receipt of this RFP, as was indicated in Section 2 of this RFP. All official communication related to this RFP will be per that indication. The award notice of this proposal shall not constitute the formal agreement between the parties.

4. PROJECT DESCRIPTION and DESIGN STRATEGY

The project considers the repairs works of seven (7) buildings located in Medical Science Campus, described in the following, Project Worksheet (PW) Damage Inventories (DI's):

1. **PW: 10943:**
 - a. **DI:153093** UPR Ciencias Médicas Edificio 02 Biblioteca Conrado F. Asenjo
 - b. **DI: 153097** UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud
2. **PW: 10506:**
 - a. **DI: 257899** UPR Ciencias Médicas Edificio 003 Enfermería y Anexo
3. **PW: 06201:**
 - a. **DI: 153099** UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de Estudiantes
 - b. **DI: 257900** UPR Ciencias Médicas Edificio 008 ACTU-CEMI
4. **PW: 09388:**
 - a. **DI: 153096** UPR Ciencias Médicas Edificio 009 Escuela de Farmacia
 - b. **DI: 153111** UPR Ciencias Médicas Edificio 010 Anfiteatro Jaime Benítez



The project will be on Medical Science Campus. The project is divided into 7 buildings DI's which the awarded firm will provide oversight services and coordination for the execution of the project. Proponents will be working on the respective scope of work,

as stated by FEMA and must explain in detail how they will be able to provide the required services and achieve the expected results, while in compliance with FEMA and PRDOH/CDBG-DR Non-Federal Match Program requirements. Review and verification through the site area of FEMA's Scope of Work (the "SOW") and the proposed strategy is required, as well as the development of a detailed SOW (based exclusively in the FEMA SOW of hurricane damages provided) with current industry construction costs for the repair, and in compliance with applicable actual codes and regulations.

The design scope will be executed in concurrence for the seven buildings. As part of the development, the A/E firm evaluates and develops the design package that considers:

- a. **Alternative Procedure** for submission to COR3 and FEMA for the compliance of the requirements of FEMA and PRDOH/CDBG-DR Non-Federal Match Program, that might consider the following strategies:
 - o *Improved Project or Scope of Work Alignment* for the compliance of the requirements for approval of FEMA, as applicable.
 - o Should be considered in the initial design phase (Schematic) to evaluate the scope with the owner and define the SOW to develop the design, which could require *alignment of the scope* or an *improved project*. Refer to **Appendix G** for the FEMA requirements and checklist for submission of alternatives procedures (share funds, alternate projects, improved projects).
- b. **Design Services** which include, but may not be limited to:
 - o Visit and identify the FEMA damages (as per SOW Appendix)
 - o Validation of the strategy with the owner (UPR ORD & RCM)
 - o As-Built
 - o Design (schematic, design development, construction documents), technical specifications, cost estimates, schedules, and bidding phase assistance.)
 - o Infrastructure, safety, energy efficiency and technology measures in accordance with the hazard mitigation scope
 - o Abatement for lead and asbestos materials
 - o Endorsements and Permits
 - o Technical Studies as Additional Services (detailed or described the possibles)
 - o Field Supervision
 - o Other services required related to design and supervision services.
- c. Development of the **Logistic Plan** for the Design, Permits, Bid packages and Construction Execution phases in relation to the approved budgets and schedule. The purpose of this plan is to coordinate activities with the Central Administration does not cause adverse effects with the academic and administrative functions.

The project considers several construction tasks that will restore the facilities to their pre-disaster design, function, and capacity, including mitigation tasks as recommended by FEMA. All work to be performed must be within the existing footprint. Some works include mitigation measures and code compliance measures as recommended by FEMA in the respective scope of work for each building. Due to the building's year of construction, it may be necessary lead or asbestos inventories, abatement specifications to define the hazardous materials SOW in relation with the scope of the damages to be repaired.

This RFP has the objective of developing the permanent works (Category E) obligated by FEMA in Public Assistance (PA) and Hazard Mitigation Program (HMP). The A/E firm will be working on the respective scope of work, as stated by FEMA.

In general terms, the required tasks for those buildings are as follows in **Appendix F**.

5. SERVICES

The **Awarded Proponent** will carry out, as part of the design and supervision services, all the activities and responsibilities identified below, acknowledging that this does not constitute an exhaustive list of the duties, which can increase due to the very nature of the work:

5.1 SERVICES RELATED TO FEMA'S SOW

5.1.1 The provided SOW serves as fundamental base for the development of a final detailed SOW. This final detailed SOW is required for submission to FEMA as part of the schematic design phase, for the purpose of Scope of Work Alignment. The UPR will provide guidelines for roof design. The awarded proponent will be responsible for the design following such guidelines and for preparing cost estimates for the mentioned SOW and any additional SOW as required by UPR for compliance with all internal and FEMA procedures. In addition, the awarded proponent shall perform technical assessments of existing roof conditions, technical specifications, including but not limited to infrared photography; uplift test; cores; materials; roof elements, including equipment, and existing roof perforations to be included as part of the as built. These plans and other documents will comply with the above requirements and must be submitted to the UPR for consideration and approval.

5.1.2 The Awarded Proponent is responsible for verifying the SOW, Method of Repair (MOR), Bipartisan Budget Act of 2018, Pub. L. No. 115-123, § 20601, 132 Stat. 64 (2018) approved work included in this document. The Campus Liaison will coordinate the visit as soon as possible.

5.1.3 The Project shall comply with FEMA's requirements for Category E – Permanent Work as stated in the Public Assistance Program and Policy Guide

FP104-009-2/April 2018 and Puerto Rico's construction laws, regulations, and codes.

5.1.4The Awarded Proponent is responsible for notifying the UPR's representative in case of any change that may affect the primary SOW.

5.1.5As part of the design and supervision services to be provided, the Awarded Proponent will serve as a consultant in all matters related, constituting an advisory resource for the UPR in the plans, strategies, and actions referred and/or requested by the President or his authorized representative, COR3 or FEMA, and will be available to complete said requests and attend the meetings that the UPR deems necessary.

5.1.6The Awarded Proponent will evaluate the 406 Hazard Mitigation proposed by FEMA and determine if it's viable or if there are better proposal measures to provide Hazard Mitigation to the facility. In case of a change, the awarded proponent, in coordination with the UPR's representative, will prepare a Hazard Mitigation proposal for submission to FEMA for its corresponding approval.

5.1.7The Awarded Proponent will work as a representative of the UPR during the development of the Project. The personnel designated by the Awarded Proponent to oversee the project must be authorized and licensed to exercise the professions of engineering and/or architecture in Puerto Rico and must be a bona fide member of the Professional College of Engineers and Land Surveyors of Puerto Rico or the Architects and Landscape Architects Association of Puerto Rico with the corresponding membership fee payment up to date.

5.1.8As part of the Basic Services the Awarded Proponent shall have the responsibility related to the preparation, processing and obtaining all the Endorsements and Permits required for the project. Has the responsibility of evaluating and determining the applicable permits to the project and doing everything necessary for compliance with state and federal agencies. These efforts will not be additional services, will be part of the basic services. The payments for submitting the endorsements, technical consultants, and/or permits to the applicable agencies will be part of the reimbursable expenses incurred costs.

Including lead and asbestos remediation permits and/or certificates in buildings prior to 1990. In addition, any environmental and historical agency that is required for this project.

The UPR reserves the right to award and request Additional Services. The award of Additional Services for a contract does not imply the complete

utilization of the Additional Services amount. All necessary additional services must be requested to or authorized by the UPR. Requests for Additional Services will be made in writing, detailing their nature and associated costs, including coordination costs and the time required for execution.

Unless covered under the definition of Basic Services, all services that deviate from the generally accepted architecture/engineering practices will be considered as additional services. Specifically, this refers to services beyond those described in the contract, which the UPR will approve in writing, and within the budget allocated for these services.

Upon contract signing, to activate the Additional Services clause, the awarded proponent must submit a proposal. The UPR will then assess the necessity of performing the additional services. If deemed necessary, and in compliance with the federal procurement process, the UPR may request a minimum of three different proposals. Alternatively, the UPR can activate the clause by requesting additional services from the awarded proponent.

- Please refer to **Appendix F** for a complete FEMA's SOW.

6. COST PROPOSAL

The proposal **must be submitted only in the Table Form** stated in **Appendix D**.

Note: Do not modify the template in Appendix D. All spaces are required and must be filled. If any space does not apply you should put (N/A) or other information. This is a substantial requirement, do not leave any blank spaces, for it could be cause for disqualification.

7. REQUIRED DOCUMENTS FOR THE SUBMISSION OF THE PROPOSAL

General Instructions

The evaluation and selection of a proposal will be based on the information submitted as required in this RFP. Additional information may be required upon interviews, if conducted. Proposers should respond clearly and completely to all requirements. Failure to respond to each of the requirements in the RFP may be the basis for rejecting a proposal. The proponent must carefully examine the RFP documents. **The submission of a proposal by a proponent will be considered evidence that it has read, understands, and accepts these requirements.**

The proponent must understand that any study or information presented is provided in good faith, with the purpose of offering access to the same information that the UPR obtained. Said information or studies must be supplemented by personal research and interpretation to be judged by the bidders. It is the responsibility of the proponents, not the UPR, any misinterpretation of the information presented.

Elaborate proposals (e.g., expensive artwork), beyond that sufficient to present a complete and effective proposal, are not necessary or desired.

Mandatory requirements, Proposal Preparation, and Submission

Professional services of a Design and Supervision companies or individuals with current license to practice engineering or architecture in Puerto Rico are required.

Before submitting the offer, the proponent should carefully examine the RFP or proposal form provided in the RFP documents. The proponent will be responsible for any errors or omissions in the offer. Proposals will be submitted in said form and shall be initialized and signed on each page provided for it, in accordance with the following:

- a. If the proponent is an individual, the offer will be signed with the individual's name and should indicate "Individually." The individual's physical and postal address, telephone and email will be included, also proposal number and title of this RFP.
 - i. If the proponent is an individual operating under the name of a firm, the offer will be signed by the individual. The proponent will include the name of the firm under which it operates (dba). The postal and physical address, email, telephone of the firm will be included, also bid number and title of this RFP.
- b. If the proposer is a professional services corporation (P.S.C.), a limited liability company (L.L.C) or a limited liability partnership (L.L.P), its offer will be signed by its president, secretary, or other authorized official, according to its corporate resolution in this regard. The seal of the corporation must be attached. The physical and postal address, email, telephone of the main office of the corporation will be included, also proposal number and title of this RFP.

The offer and the documents identified below will be addressed to the indicated contacts in Section 2 – CONTACT via email in digital PDF format.

Proposers responding to this RFP **must comply** with the following documents:

- **Letter of Intent** - (1-page limit): Identifying the name and number of the RFP, and date of submittal. The letter must be signed by an authorized representative of the organization, that states the acceptance of the Terms and Conditions of this RFP, providing the exact business name to conduct business with the UPR, and address, telephone, fax number, e-mail address and SAM Entity Identifier Number.
 - **SAM registration** and annual renewal is a contract requirement. Proponents in the process of registering and/or renewing their SAM can participate in this RFP, however, if SAM registration and/or renewal process is not done by the time of award, your proposal may be rejected for not meeting federal procurement requirements.
- **Appendix A** – Statement of the Bidder
- **Appendix B** – Required Federal Documents (Lobbying Certification, Non-Conflict of Interest Certification and Limited Denial of Participation Affidavit)
- **Appendix D** - Cost Proposal, including additional SOW fee percentage (%)

- **Cost Proposal Breakdown** - Provide Cost Estimate Breakdown based in SOW provided in Appendix F.
- **A color copy of the engineer's or architect's professional ID** (Identificación de Colegiación) and a copy of the Department of State License.
- **Copy of initialized RFP and its Appendices.**
- **Appendix E** – Response Checklist - Before signing and submitting the proposal for this Project, interested proponents should carefully review and fill the Appendix E – Response Checklist.

Request for Information (RFI)

An RFI or clarification shall be addressed by email to: uprrecovery.rfp@upr.edu on or before the date established in this document and must reference this specific RFP (**RFP #DRO 24-014 / B00010**) in the subject line of the email. No telephone inquiries will be allowed. No further questions will be allowed after the established date. No questions will be accepted after the deadline provided in the above schedule, subject to any amendment to the same duly notified.

Any interpretations, correctios, or changes to this RFP will be made by addendum. Any changes to specifications will be made in writing and delivered to proponents that register receipt of this RFP at uprrecovery.rfp@upr.edu . Proponents shall acknowledge receipt of the addenda on **Appendix D – Cost Proposal**.

8. UPR RESPONSIBILITIES

The University of Puerto Rico PR will provide for this RFP:

- All the available information considered necessary for the Project execution.

9. COMPENSATION FOR DESIGN AND SUPERVISION SERVICES AND PAYMENT METHOD

The UPR will pay **the Awarded Proponent only** for services rendered or provided to the satisfaction of the UPR. **The Awarded Proponent** will certify that it will submit invoices for services established in the contract and any other services approved in writing by the UPR.

For the performance of the DESIGN PHASE, **the Awarded Proponent** will prepare and deliver to the UPR the documents required for the phase within the time indicated in the basic itinerary agreed to between the parties. The design and bidding itinerary are based on a total of calendar days, beginning on the date of the written Notice to Proceed, and will be interrupted by the evaluation processes carried out by the UPR between each of the phases. Payments will be made after the UPR receives and approves in writing the documents required in the Design Phase, as indicated in the contract, based on a construction cost.

The Awarded Proponent must submit one (1) original and one (1) digital copy of the invoices to be certified by the President of the University of Puerto Rico or his

authorized representative, in this case, the Director of the Office of Physical Infrastructure and Development at the University of Puerto Rico, Central Administration (the "ODFI"). In addition, the Designer/Supervisor will send a copy by email to the Project Coordinator appointed by ODFI. Each invoice must be delivered physically to the ODFI during the first ten (10) calendar days of the following month in which the services were rendered. During the Design Phase, the invoices must detail the services provided or the activities carried out, accompanied by the required documents, and comply with the Basic Services requirements established in this contract.

During the SUPERVISION PHASE, the **Designer/Supervisor** must submit, along with the invoice, one (1) monthly report with the summary of activities carried out during that period in accordance with the Scope of Work established in the contract. The report must include photographs that show the project progress, minutes of the meetings with the contractors, an analysis of the current status of the Project, an evaluation of the quality of the execution, and recommendations, among other documents that the **Designer/Supervisor** considers relevant or important. The report with its corresponding invoice must also be delivered on a Universal Serial Bus (USB) and sent by email to the Project Coordinator appointed by the ODFI.

Payments for rendered services will be issued according to contract and within thirty (30) calendar days, beginning on the date on which the Director of the Office of Physical Infrastructure and Development at the University of Puerto Rico, Central Administration approves the work performed, and the invoices and documentation received meet all requirements.

10. PROPOSAL SCORING AND EVALUATION CRITERIA

Accepted proposals will be reviewed by the UPR and scored against the stated criteria. The committee may review references, request interviews/presentations, conduct interviews, demonstrations and/or conduct on-site visits. The resulting information will be used to score the proposals. The scoring will be tabulated, and the proposals ranked based on the numerical scores received.

The requested proposal will be known as **Design and Supervision Services** to be provided by established and experienced engineer's or architect's firms. The **Awarded Proponent** shall be a professional or technical team fully experienced in project designs, architectural and engineering concepts, site improvements and infrastructure strategies, building development and technology, cost estimates, administration, management, evaluation, project control (budget and schedule) accounting, technological reporting systems, construction quality control and processes. The proponent must also be well versed in Federal compliance, with a proven performance record. The UPR will only consider architectural and engineering firms with established and verifiable experience with at least two (2) years or more of experience, with projects sponsored and funded by FEMA, CDBG-DR program, and/or another Federal agency.

The UPR must comply with all applicable federal and state laws, regulations, executive orders, and policy. Consequently, the UPR will review the Proponent's Proposal to determine overall responsiveness and completeness of the Proposal with respect to the components outlined in the RFP using the following evaluation criteria:

Executive Summary – Refer to Appendix A Statement of the Bidder

- Provide a complete profile of your organization, mission, and vision statements.

Experience and strategy in providing the services (up to 30 points) – Refer to Appendix A Statement of the Bidder

- Describe the organization/company's history, experience, and capabilities as it relates to the proposed scope of work. Be specific and detail no more than three projects/contracts: description of work, dates, locations, challenges, and results. (up to 4 points)
- Indicate relevant experience in projects with FEMA grants. (up to 6 points)
- Please indicate whether you have experience working with public or federal entities, and years of experience performing like services. (up to 6 points)
- Provide specific examples of the services or tasks previously provided by the entity as considered in this RFP. (up to 8 points)
- Detail your firm's understanding of the challenges and barriers for a project like this and proposed approach to overcoming these barriers. (up to 3 points)
- Identify potential risk factors and methods for dealing with these factors. (up to 3 points)

Team qualifications (up to 25 points) – Refer to Appendix A Statement of the Bidder

- The Proponent should provide detailed information about the experience and qualifications of the Proponent's principals, project managers, key personnel, and staff to be assigned, including degrees, certifications, licenses, and years of relevant experience in terms of Federal Grants and/or FEMA and FEMA regulatory requirements. The Proponent shall specifically identify current employees who will serve as Key Personnel. This includes the Proponent's own staff and staff from any subcontractors to be used. The Proponent should demonstrate that its staff (and/or subcontractor's staff) meet the desirable requirements listed below and have necessary experience and knowledge to successfully implement and perform the tasks and services. Any subcontractors should be named, along with a description of experience and what role they will play on the Proponent's team. The proponent should describe its demonstrated capability to provide the staffing with the qualifications required in this RFP through the term of the expected contract. (up to 15 points)
- Attach resumes of personnel (or/and sub-contractors, if any) who will be providing the services. Consider the infrastructure trades specialists

(engineering and/or architectural consultants) based on the trades applicable for the scope work for this project (up to 10 points)

- Personnel/Trade specialist mechanical, electrical, architectural, structural, roofing systems specialist, civil and/or other qualifications per trades based on SOW.

Proponent references (5 points) – Refer to Appendix A Statement of the Bidder

- A minimum of three (3) references of the Proponent (as Prime Contractor) to which similar services have been provided within the past five years of a comparable sized institution or company, offering for each a summary of the work performed and how it relates to the scope of work under this RFP. Each reference should include a point of contact name, their title, name of the organization they represent, and their phone and e-mail information so that they may be contacted by the UPR or its designer(s). The Proponent is encouraged to provide up to two (2) references for identified subcontractors. (up to 5 points)
- If the Proponent has previous contracts with the UPR the performance directly related to those services will be taken into account as an additional reference to those minimally required.

Cost Proposal Breakdown (5 points)

- Provide Cost Estimate Breakdown based in SOW provided in **Appendix F** (5 points)

Cost Proposal (25 points) – Refer to Appendix D – Cost Proposal

- Proponent with lower proposal (25 points), all other proposals receive a percentage of the point available based on their cost relationship to the lowest with the following formula: $(\text{Lowest Cost Proposal} / (\text{Cost Proposal being evaluated})) \times \text{Total Cost Proposal Points}$. The final score will be rounded to the nearest whole number.

Cost Proposal % Fee for additional SOW (5 points) – Refer to Appendix D – Cost Proposal

- Proponent with lower % of fee for additional SOW (5 points)

Preference of 5 points for Section 3 Business Concern and MWBE

The UPR will provide a preference of five (5) points in the evaluation criteria of the method of rating, for a greater participation of Section 3 Business Concern and M/WBE Registered Puerto Rico Business. The Proposer seeking the Section 3 preference must be able to demonstrate that they meet one of the following criteria:

- Percentage owned by Section 3 residents; or
- Has permanent, full time employees at least 30 percent of whom are currently Section 3 residents, or within three years of the date of first employment with the business concern were Section 3 residents; or

- Has subcontracted, or has a commitment to sub-contract, in excess of 25 percent of the total dollar award of all sub-contracts to be awarded to such businesses described above. You can locate the Section 3 or MWBE Policy document with all the related information of this topic available in English and Spanish on the PRDOH website.
 - <https://cdbg-dr.pr.gov/en/download/section-3-policy/>
 - <https://cdbg-dr.pr.gov/download/politica-sobre-seccion-3/>
 - <https://cdbg-dr.pr.gov/en/download/mwbe-policy>
 - <https://cdbg-dr.pr.gov/download/politica-mwbe/>
 - **Supporting evidence to substantiate Section 3 status can include; (i) Evidence of business ownership (e.g. Articles of Incorporation, By Laws, proof of 51% company ownership, Partnership Agreement); (ii) Evidence of employees of the business (e.g. roster of permanent full time employees, Section 3 Resident Self Certification Form for each employee who qualifies as newly hired Section Resident employee); (iii) Duly signed letter evidencing subcontracting at least 25% of the dollar amount.**
 - Proposers seeking M/WBE preference **should provide a copy of their MWBE certification to evidence their status.** The certification should be provided by the following agencies as stated in the PRDOH M/WBE Policy Guide:
 - **MBDA** – Minority Business Development Agency PR
 - **WBENC** – Women's Business Enterprise National Council PR
 - **PMSDC** – Puerto Rican Minority Supplier Development Council
 - **EPA** – Office of Small Business Programs OSDBU

For more information, please click the link below:

<https://cdbg-dr.pr.gov/en/section-3/enterprise-woman-minority-mwbe/m-wbe-policy/>

TABLE - SUMMARY OF POINTS

Description	Points
Experience and strategy in providing the services	30
Team qualifications	25
Proponent references	5
Cost Proposal Breakdown	5
Cost Proposal	25
Cost Proposal % Fee for additional SOW	5
Total	95
Section 3 Business concerns and MWBE	5
Total	100

11. FINAL EVALUATION

The UPR will review all Proposals submitted based on the proponent experience and execution of similar and complex projects. The Project will be awarded to firms that exceed the requirements of the RFP for the best value of overall services that surpass the UPR's interests and are in full compliance with FEMA and CDBG-DR procurement requirements.

The RFP may not be awarded to the Proponent who submitted the lowest price if, in the judgment of the Committees or the UPR, another Proposal offers a better value for the Government of Puerto Rico.

12. PROJECT AWARD

ODFI's Director will provide oversight on all contractual matters between the UPR and the awarded firm, including final professional services fee compensation, contract's details, and compliance.

The UPR reserves the right to reject any or all proposals and to award the bid under the conditions it deems most advantageous to the interests of the University of Puerto Rico, regardless of the amount of the offer. It also reserves the right to award the proposal to more than one proponent, cancel the RFP and/or the award of the bid at any time before the signing of the corresponding contract. The submission of a response to an RFP does not represent an agreement of any kind between the UPR and the proponent.

The UPR will award the bid in writing and will state the reasons it had for the award. The UPR has the right to cancel the process of RFP without notice at any time.

13. JUDICIAL REVIEW

Any proponent adversely affected by a decision made by the UPR in connection with the selection and award procedures provided in this RFP may submit a request for reconsideration to the UPR in accordance with the Uniform Administrative Procedure Act, Law No. 38 of June 30, 2017, as amended, within ten (10) days from the award notification date to the following email uprrecovery.rfp@upr.edu.

A request for reconsideration, as well as any other petition for review, must be in writing and clearly identify the name and address of the requesting party, contain a detailed and accurate statement of the grounds for the request, including copies of all relevant documents, and specify the relief requested. A request for reconsideration or other petition for review that fails to comply with the time limits or procedures stated above or otherwise provided in this section may be dismissed or denied without further consideration. If the UPR fails to act on the motion for reconsideration within ten (10) business days of the filing thereof, it shall be understood that the motion was denied outright and the term for judicial review shall begin to elapse from said date.

If the UPR accepts the reconsideration request within the term provided for it, it must issue the reconsideration resolution within thirty (30) days following the filing of the motion for reconsideration. If the UPR accepts the reconsideration request but doesn't take any action in relation to the motion within thirty (30) days of being filed, it will lose jurisdiction over it and the term to request judicial review will begin from the expiration of said term of thirty (30) days. The UPR may extend said term only once, before it ends, for an additional term of fifteen (15) days.

Judicial Review. The proponent adversely affected by the UPR's final decision on reconsideration may file a petition for judicial review in accordance with the Uniform Administrative Procedure Act, Law No. 38 of June 30, 2017, as amended, before the Court of Appeals, within a term of twenty (20) days from the date a copy of the notice of the final resolution or order was filed in the record of the UPR or from the term of twenty (20) days from the expiration of the thirty (30) day period within which the UPR must act upon the request for reconsideration or from the time extended by the agency, if applicable. The party shall notify the UPR and all other parties of the filing of the petition for review within the term established to request such review. The notice may be served by mail. Provided, that if the date on which the copy of the notice of adjudication is filed in the records of the agency differs from the mailing date of said notice, the term shall be calculated from the mailing date.

14. BLACKOUT PERIOD

14.1. Definition of Blackout Period

The blackout period is a specified period during a competitive procurement process in which any Proponent, bidder, or its agent or representative, is prohibited from communicating with any UPR's employee or UPR's contractor involved in any step in the procurement process about the solicitation. The blackout period applies not only to UPR employees, but also to any current contractor of the UPR. "Involvement" in the procurement process includes but may not be limited to project management, design, development, implementation, procurement management, development of specifications, and evaluation of proposals for a particular procurement.

This solicitation designates the contact person (RFP Coordinator) and all communications to and from potential Contractors and/or their representatives during the blackout period must be in accordance with this RFP's defined method of communication with the RFP Coordinator. The blackout period begins on the date that the UPR first issued the publication of this RFP and will end when the 20 days of request for judicial review have passed.

In the event a prospective Contractor may also be a current UPR contractor, UPR employees and the prospective Proponent may contact each other with respect to their existing contract and duties only. Under no circumstances UPR employees or current contractors may discuss this RFP or corresponding procurement process or status. Any bidder, Proponent, or UPR contractor who violates the blackout period may be excluded from the awarding contract and/or may be liable to the UPR in

damages and/or subject to any other remedy allowed under law, including but not limited to a ban in participating in any procurements issued by or for the UPR, or any entity of the Government of Puerto Rico, for a period of ten (10) years, if it is determined that such action results in violation of the Anticorruption Code, Puerto Rico Act 2-2018.

14.2. Other Prohibited Communications

Communications with other representatives of the Government of Puerto Rico or relevant entities of Federal Government regarding any matter related to the contents of this RFP are prohibited during the submission and selection processes. Failure to comply with these communications restrictions will result in rejection of the Proponent's proposal.

15. UPR DISCLAIMERS

By submitting a Proposal, the Proponent, on behalf of themselves and their Partners/Subconsultants acknowledges and agrees that:

15.1. Equal Employment Opportunity and Non-Discrimination

15.1.1. The awarded proponent and authorized subcontractors must comply with the Executive Order 11246 titled "Equal Employment Opportunity", as amended by Executive Order 11375, and as supplemented in Department of Labor regulations (41CFR Part 60). In addition, the awarded proponent will not discriminate on account of sex, gender, gender identity, sexual orientation, age, race, color, national origin or social condition, physical or mental impairment, political or religious beliefs, marital status, for being a victim or being perceived as a victim of domestic violence, physical or mental handicap or veteran status in any employment, contracting or subcontracting practices called for by this contract.

15.2. Conflict of Interest

15.2.1. No employee, officer, or agent may participate in the selection, award, or administration of a contract supported by a federal award if he or she has a real or apparent conflict of interest. The purpose of this prohibition is to ensure, at a minimum, that employees involved in the award and administration of contracts are free of undisclosed personal or organizational conflicts of interest—both in fact and appearance (2 C.F.R. § 200.318(c)(2).

15.2.2. The Proponent shall notify the UPR as soon as possible if this contract or any aspect related to the anticipated work under this contract raises an actual or potential conflict of interest (as defined at 2 C.F.R. Part 215 and 24 C.F.R. § 85.36 (2013) (or 84.42 (2013), if applicable). The Proponent shall explain the actual or potential conflict in writing in sufficient detail so that the UPR can assess it.

15.2.3. In the event of real or apparent conflicts of interest, the UPR reserves the right, in its best interest and at its sole discretion, to reject a proposal(s) outright or to impose additional conditions upon Proponents. The Proponent shall

accept any reasonable conflict mitigation strategy employed by the UPR, including but not limited to the use of an independent subcontractor(s) to perform the portion of work that gives rise to the actual or potential conflict. The UPR reserves the right to cancel any contract awarded pursuant to this RFP with 30 days' notice if an actual conflict of interest, or the appearance of such conflict, is not cured to UPR's satisfaction.

15.2.3.1. A real conflict of interest arises when an employee, officer, any member of his or her immediate family, his or her partner, or an organization which employs or is about to employ any of the aforementioned individuals, has a financial or other interest or a tangible personal benefit from a firm considered for a contract.

15.2.3.2. An apparent conflict of interest is an existing situation or relationship that creates the appearance that an employee, officer, or agent, any member of his or her immediate family, his or her partner, or an organization which employs or is about to employ any of the parties indicated herein, has a financial or other interest in or a tangible personal benefit from a firm considered for a contract.

15.2.3.3. Although the term "financial interest" is not defined or otherwise described in the Uniform Rules, a financial interest can be considered to be the potential for gain or loss to the employee, officer, or agent, any member of his or her immediate family, his or her partner, or an organization which employs or is about to employ any of these parties as a result of the particular procurement. The prohibited financial interest may arise from:

15.2.3.3.1. Ownership of certain financial instruments or investments like stock, bonds, or real Estate.

15.2.3.3.2. A salary, indebtedness, job offer, or similar interest that might be affected by the procurement.

15.3. Proponent's Error and Omissions

15.3.1. The UPR reserves the right to reject a submission that contains an error or omission. The UPR also reserves the right to request correction of any errors or omissions and/or to request any clarification or additional information from any Proponent, without opening clarifications for all Proponents. Proponents will be provided a reasonable period in which to submit written responses to UPR's requests for clarification or additional information. Proponents shall respond by the deadline stated in the correspondence.

15.4. Proponent's Expenses

15.4.1. Proponents are solely responsible for their own expenses in preparing a Proposal and for subsequent negotiations with the UPR, if any. The UPR will not be liable to any Respondent for any claims, costs, or damages incurred by the Proponent in preparing the Proposal, loss of anticipated profit in connection with any final Agreement, or any other matter whatsoever.

15.5. Selection of proposal in best interest of the UPR

15.5.1. Notwithstanding the selection criteria set forth in the RFP, if determined by the UPR to be in its best interest, the UPR reserves the right to request further information, negotiation, and select a Proposal(s) that, in its sole judgment, is consistent with, and responsive to the goals of its recovery plan, irrespective of whether it is the apparent lowest-priced Proposal.

15.6. Number of Awards

15.6.1. At the sole discretion of the UPR and based upon the breadth and experience of Proponent to this RFP, or other factors considered in its best interests, the UPR may award contracts to more than one proponent and award any vendor one or more steps or task orders per contract. In such case, proponents acknowledge and accept that UPR reserves the right, in its absolute discretion, to further negotiate the terms and conditions of their Proposals and to withdraw an award(s) if an agreement acceptable to the UPR is not reached, notwithstanding the Proponents' submission of Best and Final Offers ("BAFOs").

15.7. Withdrawal Proposals

15.7.1. A proponent may withdraw a Proposal at any time up to the date and time that the contract is awarded. The withdrawal must be submitted in writing to the RFP Coordinator. Absent a full withdrawal, Proponent must certify in the transmittal letter that its Proposal, including the submitted cost proposal and pricing, will be valid for one hundred twenty (120) days from UPR's receipt.

15.8. SAM Registration

15.8.1. SAM registration and annual renewal is a contract requirement. Proponents in the process of registering and/or renewing their SAM can participate in this RFP, however, if SAM registration and/or renewal process is not done by the time of award, your proposal may be rejected for not meeting federal procurement requirements.

15.9. Contract Negotiations/No obligation to Contract/Rejection of Proposals/Cancellation of RFP

15.9.1. The selection of any proposal for contract negotiation shall not imply acceptance by the UPR of all terms of the proposal, which may be subject to further negotiation and approvals before the UPR may be legally bound thereby.

15.9.2. Issuance of this RFP does not constitute a commitment by the UPR to award a contract. None of the participants in this RFP process have any acquired proprietary rights. The execution of a contract will be subject to government contracting process, all approvals required by law, including the FOMB if applicable. The UPR will not have any binding obligation, duties, or

commitments to the Selected Proponent(s) until and unless a contract has been duly executed and delivered by the UPR after approval by the President. If the UPR is unable to negotiate a mutually satisfactory agreement with the Selected Proponent(s), it may, in its sole discretion, negotiate with the next highest-ranked Proponent(s) or cancel and reissue a new RFP. The UPR reserves the right to accept or reject, in whole or in part, all Proposals submitted and/or cancel this RFP and/or reissue this RFP or another version of it, at any time prior to the execution of a contract, if it determines, in its absolute discretion, that doing so is in its best interests. If any or all proposals are rejected, the UPR reserves the right to re-solicit proposals.

15.9.3. There is no guarantee of a minimal amount of work or compensation for any of the selected proponent selected for contract negotiations.

15.10. Ownership of Proposals

15.10.1. All documents, including Proposals submitted to the UPR, become the property of the UPR. Selection or rejection of a Proposal does not affect this provision.

15.11. Confidentiality of Proposals

15.11.1. The UPR shall have no obligation to treat any information submitted in connection with a Proposal as proprietary or confidential unless (i) the Proponent so identifies such information in its Proposal as proprietary or confidential, and (ii) the UPR determines that the information is proprietary or a trade secret and legitimately requires such treatment or that it must otherwise be protected from publication according to law. The UPR obligations with respect to protection and disclosure of such information shall always be subject to applicable law. If the Proponent desires to identify any information in its Proposal as proprietary or confidential, it shall limit such designation to only those particular portions of the Proposal that actually constitute proprietary information, trade secrets, or other confidential matters or data. Identification of the entire Proposal or entire sections of the Proposal or other overly broad designations as confidential or proprietary are strongly discouraged and may result in the Proposal being deemed unresponsive. The UPR shall have the right to use all portions of the Proposal, other than those portions identified and marked as confidential or proprietary, as it considers necessary or desirable in connection with this RFP; and, by the submission of the Proposal, the Proponent thereby grants to the UPR an unrestricted license to use such unrestricted portions of the Proposal.

15.12. Collection and Use of Personal Information

15.12.1. Proponents are solely responsible for familiarizing themselves and ensuring that they comply with the laws applicable to the collection and dissemination of information, including résumés and other personal information concerning employees and employees of any subcontractors. If

this RFP requires Respondents to provide the UPR with personal information of employees who have been included as resources in Proposal to this RFP. Proponents will ensure that they have obtained written consent from each of those employees before forwarding such personal information to the UPR. Such written consents are to specify that the personal information may be forwarded to the UPR for the purposes of responding to this RFP and use by the UPR for the purposes set out in the RFP. The UPR may, at any time, request the original consents or copies of the original consents from Respondents, and upon such request being made, Respondents will immediately supply such originals or copies to the UPR.

15.13. RFP and Proposal as Part of Agreement

15.13.1. This RFP, as well as any related solicitation documents such as Addenda and Questions & Answers, and the selected Proponent's Proposal will become part of any contract between the UPR and the Respondent. If the terms of the RFP and related documents or Proposal conflict with the contract, the contract terms shall control.

15.14. Non-Assignment

15.14.1. The successful proponent obligation under the contract shall not be assigned or transferred to any other person, firm, or corporation without the prior written consent of the UPR.

15.15. Causes for Disqualification

15.15.1. Failure to submit the proposal on or before the date and time deadline indicated in this RFP.

15.15.2. Failure to submit a fully completed proposal may be deemed nonresponsive.

15.15.3. Failure to submit appendix, form, certification, or required document may be ground for disqualification.

15.15.4. Any unauthorized ex-parte communication with UPR officials, employees, consultants or advisers, or any other unauthorized person, regarding this Project may be grounds for disqualification.

15.16. No Bid

15.16.1. Proponents, that for any circumstances decide not to participate in this RFP process, must notify the UPR by email the intention to not submit.

15.17. Sub-Contracts or Consultants of the Awarded Proponent

15.17.1. All federal and state law and regulations requirements apply to sub-contractors. The awarded proponent shall require all subcontractors to flow down the PRDOH's Conditions, as well as termination for convenience of the PRDOH, to all subcontractors as well as the requirement to flow down such terms to all lower-tiered subcontractors. These Conditions include required

terms for project contracts, HUD General Provisions, Participation by Minority Group Members and Women Requirements and Procedures for Contracts with Housing Trust Fund Corporation, Standard Clauses for Contracts with the PRDOH, and required diversity forms. The UPR reserves the right to request the removal of any personnel, consultant, or employee from the project at any time or reason it deems appropriate.

16. REQUIRED DOCUMENTS FOR THE SIGNING OF THE CONTRACT

In addition of the above requirements, it is required that **before** the signing of the contract, the **successful proponent** provides all the documents listed below within **ten (10) calendar days** of selection. **These documents are essential requirements, the UPR reserves the right to cancel the award and/or RFP if the awarded proponent does not comply with the aforementioned term to submit documents:**

- ☐ 1. Certificate of Ethics (will be provided)
- ☐ 2. Authorization Form for Electronic Payment (will be provided)
- ☐ 3. Provide a Unique Entity Identifier (UEI) number; be registered and active in the System for Award Management SAM.GOV.
- ☐ 4. Section 3 Plan - [Click on link](#)
- ☐ 5. MWBE Utilization Plan - [Click on link](#)
- ☐ 6. Policies and Insurances – See **Appendix C**
- ☐ 7. Government ID, a color copy of the engineer's or architect's professional ID (*identificación de colegiación*) and a copy of the Department of State License to practice the profession.
- ☐ 8. Legal Entity Certification - Circular Letter No. 013-2021 of the Management and Budget Office (OGP). (Will be provided)
- ☐ 9. Eligibility Certification of the Unique Registry of Professional Service Providers (RUP) from the General Services Administration (ASG) may be accepted. If proponent doesn't have a valid RUP, **provide** the following documents:
 - ☐ Certificate of Good Standing from the State Department.
 - ☐ Department of State Certificate of Incorporation.
 - ☐ Corporate Resolution with Corporate's Seal authorizing Corporation's representative to sign the contract.
 - ☐ Debt Certification issued by Department of the Treasury, Form SC 6096, Rev. 24-Feb-2020. In case of debt, submit an official Department of Treasury document which certifies that you are under a payment plan that is being fully complied with.
 - ☐ Certification of Filing of Income Tax Forms for the last five (5) years issued by the Department of Finance. Form SC 6088, Rev. 24-Feb-2020 (If there is no information because the Corporation has recently been incorporated, you must include an affidavit expressing such a situation.)
 - ☐ If the filing certification of payrolls does not register the filing corresponding to the year 2022, present a punched copy by the Treasury of the first sheet of the filed return.

- ☐ Certificate of No Debt of the Municipal Revenue Collection Center (CRIM) for all concepts.
- ☐ If there is debt, you must submit an official CRIM document evidencing a payment plan. If the Cert. of Filing of Movable Property Forms is negative, an Affidavit is required.
- ☐ Certificate of No Debt of the CRIM of Real Estate of the Corporation. If there is debt, you must submit an official CRIM document evidence of a payment plan that is being fully complied with.
- ☐ Certification of Insurance for Unemployment, Temporary Disability, issued by the Department of Labor and Human Resources.
- ☐ Social Security Certification for Drivers, issued by the Department of Labor and Human Resources.
- ☐ Negative certification from ASUME that the Corporation does not owe payments to ASUME, from which it has withheld its employees, or negative certification ordering withholding.
- ☐ Merchant Registration Certification (IVU) Filing of Monthly Forms of IVU – Model SC 2942 A.
- ☐ Municipal Patent Certification.
- ☐ Affidavit – Law 2, January 4, 2018.

END OF DOCUMENT

17. APPENDIX A

STATEMENT OF THE BIDDER

UNIVERSITY OF PUERTO RICO BOARD OF AWARD STATEMENT OF THE BIDDER FOR CONTRACTORS

BUSINESS AND TECHNICAL ORGANIZATION.

Bidder may use additional space to complete required information.

I. PERMANENT PLACE OF BUSINESS

A. Name of Bidder: _____

B. Mailing Address: _____

C. City and Zip Code: _____

D. Physical Address: _____

E. City and Zip Code: _____

F. Telephone No: _____

G. E-Mail: _____

II. PROPOSER REFERENCES - LIST BELOW SIMILAR CONTRACTS EXECUTED.

Proposer must supply references of minimum three firms to which similar services have been provided within the past five years of a comparable sized institution or company.

No.	Client Name, Contact Person and telephone	Location	Type of Work (Description of the services provided, include any similar services to the herein required)	Contract Amount	Completion Date	Funding Resource (private, state, or federal)
1						
2						
3						
4						
5						

III. LIST BELOW CONTRACTS IN HAND

No.	Name Contact Person and Telephone	Type of Work	Contract Price	% Completed
1				
2				
3				
4				
5				

IV. EXECUTIVE SUMMARY

Provide a profile of your organization, mission, and vision statements and organizational chart.

V. EXPERIENCE DESCRIPTION AND STRATEGY IN PROVIDING THE SERVICES

VI. TEAM QUALIFICATIONS - The Proponent should provide detailed information about the experience and qualifications of the Proponent's principals, project managers, key personnel, and staff to be assigned, including degrees, certifications, licenses, and years of relevant experience in terms of Federal Grants and/or FEMA and FEMA regulatory requirements. The Proponent shall specifically identify current employees who will serve as Key Personnel. This includes the Proponent's own staff and staff from any subcontractors to be used. The Proponent should demonstrate that its staff (and/or subcontractor's staff) meet the desirable requirements listed below and have necessary experience and knowledge to successfully implement and

perform the tasks and services. Any subcontractors should be named, along with a description of experience and what role they will play on the Proponent's team. The proponent should describe its demonstrated capability to provide the staffing with the qualifications required in this RFP through the term of the expected contract. Attach resumes of personnel (or/and subcontractors, if any) who will be providing the services. Consider the infrastructure trades specialists (engineering and/or architectural consultants) based on the trades applicable for the scope work for this project. Personnel/Trade specialist mechanical, electrical, architectural, structural, roofing systems specialist, civil and/or other qualifications per trades based on SOW.

I, _____(Representative's Name)_____ of _____(Name of Organization)_____ certified that the answer to this foregoing questions and all statement therein contained are true and correct.

Authorized representative signature

Date

Initials _____

18. APPENDIX B

REQUIRED FEDERAL DOCUMENTS

In compliance with federal regulations, **all bidders** must submit the following documents with their tender documents:

1. Lobbying Certification (Use attached model below)
2. Non-Conflict of Interest Certification on Existing or Pending Contracts. (Use attached model below)
3. Limited Denial of Participation (LDP)/Suspension or Debarment Status Affidavit. (Use attached model below)

A bidder who omits any of the required documents may be disqualified.



1. LOBBYING CERTIFICATION

RFP #DRO 24-014 / B00009

Certification for Contracts, Grants, Loans, and Cooperative Agreements

The undersigned certifies, to the best of his or her knowledge and belief, that:

- (1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
- (2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form LLL, "Disclosure of Lobbying Activities," in accordance with its instructions.
- (3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$11,000 and not more than \$110,000 for each such failure.

Please check appropriate box:

- ☐ No nonfederal funds have been used or are planned to be used for lobbying in connection with this application/award/contract.
- or
- ☐ Attached is Standard Form LLL, "Disclosure of Lobbying Activities," which describes the use (past or planned) of nonfederal funds for lobbying in connection with this application/award/contract.

Executed this ____ day of _____, 20____

by _____
 (Type or Print Name)

 (Title of Executing Official)

 (Signature of Executing Official)

 (Name of organization/applicant)

Initials _____



2. NON-CONFLICT OF INTEREST
CERTIFICATION ON EXISTING OR PENDING CONTRACTS
Request for Proposal (RFP)
Design and Supervision Services
Community Development Block Grant – Disaster Recovery
Universidad de Puerto Rico
RFP #DRO 24-014 / B00009

I, _____, of legal age, of marital status (married/single), and a resident of _____, have been designated as the authorized representative of _____ ("the Proposer") for the **Design and Supervision Services / RFP #DRO 24-014 / B00009** procurement process ("Procurement Process"). In such regard, I hereby certify that:

1. There are no relevant facts or circumstances that could give rise to an organizational or personal conflict of interest for the Proposer or its staff with respect to the Procurement Process with the Procuring Entity. Nonetheless, the Proposer recognizes that situations may arise that may appear to be, or are, conflicts -or potential conflicts- of interest. The term "potential conflict" means reasonably foreseeable conflict of interest.
2. The Proposer will disclose to the Procuring Entity any relevant information of an apparent, potential, or actual conflict of interest that may appear to exist regardless of their opinion that such information would not impair their objectivity.
3. As per 2 C.F.R. § 200.318(c)(1), a conflict of interest would arise when "the employee, officer, or agent, any member of his or her immediate family, his or her partner, or an organization which employs or is about to employ any of the parties indicated herein, has a financial or other interest in or a tangible personal benefit from a firm considered for a contract". Therefore, I understand that conflicts of interests may arise in, but not limited to, the following situations:
 - a) **Unequal access to information.** A potential contractor, subcontractor, employee, or consultant has access to non-public information through its performance on a government contract for disaster recovery services in Puerto Rico.
 - b) **Biased ground rules.** A potential contractor, subcontractor, employee, or consultant has worked with a government contract or program with the basic structure or ground rules of another government contract for disaster recovery services in Puerto Rico.
 - c) **Impaired objectivity.** A potential contractor, subcontractor, employee, or consultant, or member of their immediate family (spouse, parent, or child) has financial interests, or others, that would

Initials _____

impair, or give the appearance of impairing, impartial judgment in the evaluation of government programs in offering advice or recommendations to the government, or in providing technical assistance or other services to recipients of Federal funds as part of its contractual responsibility.

4. In the case in which the Proposer discloses to the Procuring Entity an apparent, potential, or actual conflict of interest, the Procuring Entity will take the appropriate measures to address the disclosure by taking the following actions, which include but are not limited to, eliminating, mitigating or neutralizing the apparent, potential or actual conflict, when appropriate, through such means as ensuring a balance of views, disclosure with the appropriate disclaimers, or by restricting or modifying the work to be performed to avoid or reduce the apparent, potential, or actual conflict.
5. If an apparent, potential, or actual conflict of interest is discovered by the Proposer after the Procurement Process concludes, it will make a full disclosure in writing to the contracting officer. This disclosure shall include a description of actions that the Proposer has taken or proposes to take to avoid, mitigate, or neutralize the apparent, potential, or actual conflict of interest.
6. The Proposer has no present or currently planned interests (financial, contractual, organizational, or otherwise) relating to the contract or task order that may result from this Procurement Process that would create any apparent, actual, or potential conflict of interest (including conflicts of interest for immediate family members: spouses, parents, children) that would impinge on its ability to render impartial, technically sound, and objective assistance or advice or result in it being given an unfair competitive advantage.
7. The Proposer has exercised, and will continue to exercise, due diligence in avoiding, identifying, removing or mitigating any apparent, potential or actual conflicts of interests to the Procuring Entity's satisfaction.

Signature of Proposer's Authorized Representative

Date

Printed Name of Proposer's Authorized Representative

Initials _____

**3. LIMITED DENIAL OF PARTICIPATION (LDP)/SUSPENSION OR DEBARMENT STATUS
AFFIDAVIT**

**Request for Proposal (RFP)
Design and Supervision Services
Community Development Block Grant – Disaster Recovery
Universidad de Puerto Rico
RFP #DRO 24-014 / B00009**

By signing this Certification, the Proposer certifies that the firm, business, or person submitting the Statement of Qualifications, Proposal, Bid, or Quote has not been LDP, suspended, debarred or otherwise lawfully precluded from participating in any public procurement activity with any Federal, State or local government. Signing this Certification without disclosing all pertinent information about a debarment or suspension shall result in rejection of the proposal or cancellation of a contract. The **University of Puerto Rico** also may exercise any other remedy available by law.

In _____, ____ this ____ day of _____ of 20____.

(Name of Entity)

(Authorized Representative)

(Printed Name of Authorized)

(Position)

Affidavit No. _____

Subscribed and sworn to before me in the city of _____, _____, this
_____ day of _____, 20____, by _____ of legal
age, _____ (civil status), _____ (occupation) and
resident of _____, _____, in his/her capacity as
_____ of Proposer, who I personally known or have
identified by his/her _____.

Public Notary

Initials _____

19. APPENDIX C

POLICIES AND INSURANCE

Required Insurance for the project

RFP #DRO 24-014 / B00009

Las cubiertas requeridas deben ser endosadas a favor de la Universidad de Puerto Rico.

- (X) Workmen's Compensation (Corp. del Fondo del Seguro del Estado)
- (X) Commercial General Liability (C.G.L.), including Employers Liability & Products Liability Limits – Combined Single Limit of \$1,000,000
- (X) Auto Limits – Combined Single Limit of \$500,000
- (X) Endorsements required for CGL & Auto:
 - (X) Hold Harmless Agreement
 - (X) Additional Insured
 - (X) Thirty (30) days cancellation notice
 - (X) Waiver of Subrogation
- (X) Errors & Omissions / Professional Liability – Limits _____

Para todo proyecto cuyo financiamiento considere fondos CDBG-DR, los endosos deberán incluir a las siguientes entidades:

Puerto Rico Department of Housing PO Box 21365 San Juan, PR 00928-1365	Gobierno de Puerto Rico PO Box 9020082 San Juan, PR 00902-0082	US Department of Housing and Urban Development (HUD) 451 7 th Street S.W Washington, DC 20410
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20. APPENDIX D

COST PROPOSAL

COST PROPOSAL

RE: Reconditioning and repairs of Buildings: 002, 003, 005, 007, 008, 009, 010 at the University of Puerto Rico, Medical Sciences Campus
RFP #DRO 24-014 / B00009

***WORKS TO BE SUBJECT OF FEDERAL FUNDS REIMBURSEMENT**

Note: Do not modify this Cost Proposal Template. Fill all the required spaces. If any space does not apply you should put (N/A) or other information. Do not leave any blank spaces.

COST PROPOSAL		
Group# 10943		
DI:153093 UPR Ciencias Médicas Edificio 02 Biblioteca Conrado F. Asenjo DI: 153097 UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud		
Estimated Construction Cost for the proposed development: \$_____ (required) Professional design and supervision fees have been computed based on the estimated construction cost mention above:		
PHASE	TIME (Calendar Days)	FEE
BASIC Services:		
Schematic design (Validates the damages, schematic plans and estimate, development of the scope alignment and/or improved project strategy for submit to FEMA/COR3.)	____ days	\$
Preliminary design	____ days	\$
Construction Documents	____ days	\$
Bidding and Negotiation	N/A	\$
Design Subtotal:	N/A	\$
Supervision:	____ months x \$ _____ monthly	\$
BASIC SERVICES TOTAL*:		\$
Additional Services: • As Built	____ days	\$
Reimbursable Expenses**: For fees, stamps, and filing costs related to endorsements and permits from permit regulatory offices.	N/A	\$

_____ (\$ _____) Write the total amount (Basic Services Total + As-Built + Reimbursable Expenses) in words and numbers
Additional SOW Fee % _____ (Design subtotal + Supervision) / Estimated Cost

*The Basic Services will consider all the required permitting efforts with the state and federal agencies and the design of the Roof Waterproofing System with all its components.

**For Reimbursable Expenses, the UPR reserves the right to adjust the amount for their convenience. These services will be approved after submitting the proposal and order to proceed by the University.

For other possible Additional Services the UPR reserves the right to adjust these amounts for their convenience.

Description of other possible Additional Services

The UPR establishes an amount of **\$30,000.00** for other possible **Additional Services**.

Fees for additional professional services will be calculated using the % Fee design for services (Design subtotal + Supervision) / Estimated Cost included on the right column of Cost Proposal table above and/or hours-based rate described below.

Fees for Professional Services	
	Fee per hour

COST PROPOSAL		
Group #10506 DI: 257899 UPR Ciencias Médicas Edificio 003 Enfermería y Anexo		
Estimated Construction Cost for the proposed development: \$_____ (required)		
Professional design and supervision fees have been computed based on the estimated construction cost mention above:		
PHASE	TIME (Calendar Days)	FEE
Schematic design (Validates the damages, schematic plans and estimate, development of the scope alignment and/or improved project strategy for submit to FEMA/COR3.)	____ days	\$
Preliminary design	____ days	\$
Construction Documents	____ days	\$
Bidding and Negotiation	N/A	\$
Design Subtotal:	N/A	\$
Supervision:	____ months x \$____ monthly	\$
BASIC SERVICES TOTAL*:		\$
Additional Services • As Built	____ days	\$
Reimbursable Expenses**: For fees, stamps, and filing costs related to endorsements and permits from permit regulatory offices.	N/A	\$
_____ (\$_____)		
Write the total amount (Basic Services Total + As-Built + Reimbursable Expenses) in words and numbers		
Additional SOW Fee %_____ (Design subtotal + Supervision) / Estimated Cost		

*The Basic Services will consider all the required permitting efforts with the state and federal agencies and the design of the Roof Waterproofing System with all its components.

****For Reimbursable Expenses, the UPR reserves the right to adjust the amount for their convenience. These services will be approved after submitting the proposal and order to proceed by the University.**

For other possible Additional Services the UPR reserves the right to adjust these amounts for their convenience.

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The UPR establishes an amount of **\$30,000.00** for other possible **Additional Services**.

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Fees for Professional Services	
	Fee per hour

COST PROPOSAL		
Group #06201 DI: 153099 UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de Estudiantes DI: 257900 UPR Ciencias Médicas Edificio 008 ACTU-CEMI		
Estimated Construction Cost for the proposed development: \$_____ (required)		
Professional design and supervision fees have been computed based on the estimated construction cost mention above:		
PHASE	TIME (Calendar Days)	FEE
BASIC Services:		
As Built	____ days	\$
Schematic design (Validates the damages, schematic plans and estimate, development of the scope alignment and/or improved project strategy for submit to FEMA/COR3.)	____ days	\$
Preliminary design	____ days	\$
Construction Documents	____ days	\$
Bidding and Negotiation	N/A	\$
Design Subtotal:	N/A	\$
Supervision:	_____ months x \$_____ monthly	\$
BASIC SERVICES TOTAL*:		\$
Reimbursable Expenses**: For fees, stamps, and filing costs related to endorsements and permits from permit regulatory offices.	N/A	\$
_____ (\$_____) Write the total amount (Basic Services Total + As-Built + Reimbursable Expenses) in words and numbers		
Additional SOW Fee %_____ (Design subtotal + Supervision) / Estimated Cost		

*The Basic Services will consider all the required permitting efforts with the state and federal agencies and the design of the Roof Waterproofing System with all its components.

**For Reimbursable Expenses, the UPR reserves the right to adjust the amount for their convenience. These services will be approved after submitting the proposal and order to proceed by the University.

For other possible Additional Services the UPR reserves the right to adjust these amounts for their convenience.

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The UPR establishes an amount of **\$30,000.00** for other possible **Additional Services**.

Fees for additional professional services will be calculated using the % Fee design for services (Design subtotal + Supervision) / Estimated Cost included on the right column of Cost Proposal table above and/or hours-based rate described below.

Fees for Professional Services	
	Fee per hour

COST PROPOSAL		
Group #09388		
DI: 153096 UPR Ciencias Médicas Edificio 009 Escuela de Farmacia DI: 153111 UPR Ciencias Médicas Edificio 010 Anfiteatro Jaime Benítez		
Estimated Construction Cost for the proposed development: \$_____ (required)		
Professional design and supervision fees have been computed based on the estimated construction cost mention above:		
PHASE	TIME (Calendar Days)	FEE
BASIC Services:		
As Built	____ days	\$
Schematic design (Validates the damages, schematic plans and estimate, development of the scope alignment and/or improved project strategy for submit to FEMA/COR3.)	____ days	\$
Preliminary design	____ days	\$
Construction Documents	____ days	\$
Bidding and Negotiation	N/A	\$
Design Subtotal:	N/A	\$
Supervision:	____ months x \$_____ monthly	\$
BASIC SERVICES TOTAL*:		\$
Reimbursable Expenses**: For fees, stamps, and filing costs related to endorsements and permits from permit regulatory offices.	N/A	\$
_____ (\$_____)		
Write the total amount (Basic Services Total + As-Built + Reimbursable Expenses) in words and numbers		
Additional SOW Fee %_____ (Design subtotal + Supervision) / Estimated Cost		

*The Basic Services will consider all the required permitting efforts with the state and federal agencies and the design of the Roof Waterproofing System with all its components.

****For Reimbursable Expenses, the UPR reserves the right to adjust the amount for their convenience. These services will be approved after submitting the proposal and order to proceed by the University.**

For other possible Additional Services the UPR reserves the right to adjust these amounts for their convenience.

Description of other possible Additional Services

The UPR establishes an amount of **\$30,000.00** for other possible **Additional Services**.

Fees for additional professional services will be calculated using the % Fee design for services (Design subtotal + Supervision) / Estimated Cost included on the right column of Cost Proposal table above and/or hours-based rate described below.

Fees for Professional Services	
	Fee per hour

The proponent acknowledges the receipt of the following **addenda** and, unless otherwise specified, accepts that changes required in these Addenda are included in the Proposal:

Addendum No. 1– Description: _____

 Date _____

Addendum No. 2– Description: _____

 Date _____

Initials _____

Addendum No. 3– Description: _____

Date _____

☐ No Addendum was received in connection with this RFP. If no Addenda is received, check the box.

The bidder understands that the Owner reserves the right to reject any or all bids and to waive any informality in the bidding.

Dated: _____ day of _____ 20____.

Firm Name:	
Signed by:	_____ (Sign it in ink)
Name:	
Title:	
Mail Address:	
Physical Address:	
Phone Number:	
Fax Number:	
E-mail:	

Seal (if Bidder is a Corporation)

Initials _____

21. APPENDIX E

RESPONSE CHECKLIST

Response Checklist

Note: Before submitting the proposal to this RFP, please review the following:

- ☐ Did you include a Letter of Intent identifying the name and number of the RFP, date of submittal, signed by an authorized representative of the organization, that states the acceptance of the Terms and Conditions of this RFP, providing the exact business name to conduct business with the UPR, and address, telephone, fax number, e-mail address and SAM Entity Identifier Number?
- ☐ Do you have an **Active** Registration on SAM.gov?
- ☐ Did you complete and sign Appendix A - Statement of the Bidder?
- ☐ Did you fully complete Part 1 through 6 in the Statement of the Bidder, Appendix A?
- ☐ Did you attach the resumes of all firm personnel teamwork (or/and sub-contractors, specialized trades consultants, if any) who will be providing the services?
- ☐ Did you fully complete and include the additional SOW Fee Percentage (%) in Appendix D – Cost Proposal?
- ☐ If any space does not apply in Appendix D – Cost Proposal, did you put (N/A) or other information?
- ☐ Did you acknowledge the Addendums in Appendix D – Cost Proposal, if applicable?
- ☐ Did you **sign** and **seal** Appendix D – Cost Proposal following the instruction in Section 7 - REQUIRED DOCUMENTS FOR THE SUBMISSION OF THE PROPOSAL?
- ☐ Did you include a Cost Estimate Breakdown based on SOW provided in Appendix F – Scope of Work?
- ☐ Did you complete and include the required Federal Documents in Appendix B (Lobbying Certification, Non-Conflict of Interest Certification and Limited Denial of Participation Affidavit)?
- ☐ Did you include a color copy of the engineer's or architect's professional ID (Identificación de Colegiación) and a copy of the Department of State License?
- ☐ Did you include a copy of initialized RFP and its Appendices?
- ☐ Before signing and submitting the proposal for this Project, did you carefully review the Appendix E – Response Checklist?

22. APPENDIX F

SCOPE OF WORK

I. GENERAL DATA OF THE PROJECT:

Campus: Medical Sciences Campus

Project Worksheets (PW's) and Damage Inventories (DI's):

1. PW: 10943:

- a. **DI: 153093** UPR Ciencias Médicas Edificio 002 Biblioteca Conrado F. Asenjo
- b. **DI: 153097** UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud

2. PW: 10506:

- a. **DI: 257899** UPR Ciencias Médicas Edificio 003 Enfermería y Anexo

3. PW: 06201:

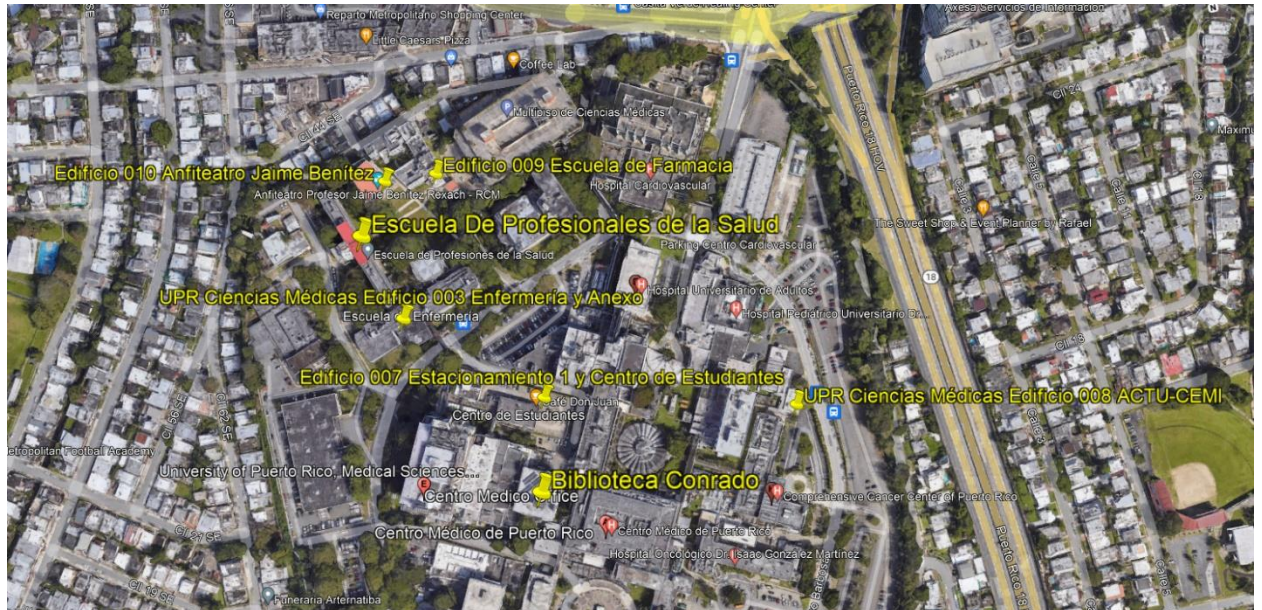
- a. **DI: 153099** UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de Estudiantes
- b. **DI: 257900** UPR Ciencias Médicas Edificio 008 ACTU-CEMI

4. PW: 09388:

- a. **DI: 153096** UPR Ciencias Médicas Edificio 009 Escuela de Farmacia
- b. **DI: 153111** UPR Ciencias Médicas Edificio 010 Anfiteatro Jaime Benítez

II. LOCATION PLAN, PROJECT DESCRIPTIONS AND SCOPES:

a. Location Plan and architectural context



III. Description

1. UPR Ciencias Médicas Edificio 002 Biblioteca Conrado F. Asenjo

The "Biblioteca Conrado F. Asenjo" building is a 77,803 SF, that was constructed in 1972 (51 years old). This library building is six (6) stories plus a basement and penthouse served by 2 elevators. The building is a cast in place reinforced concrete frame structure with reinforced concrete waffle floors and roof with modified bitumen roof system. The exterior skin of the building is highly articulated with variations of materials and forms on each facade. The Northeast facade features overhangs of 5-10 FT, exposed slip formed cast in place concrete stairs, curtainwall with cement board and glazing infill, and precast infill panels. The Southeast facade has 5 FT deep overhangs and precast infill panels with approximately 50% glazing. The Southwest facade is glazed with curtainwall which is set back 5 FT behind precast shading devices. Exposed cast in place concrete stairs project beyond the precast components. The Northwest facade is glazed with curtainwall which is set back 5 FT behind precast shading devices. The interior includes reinforced concrete bearing walls, masonry walls with plaster finish, and drywall construction. Interior finishes generally consist of suspended acoustic ceiling, painted concrete, or drywall, VCT, Terrazzo tiles or carpet. **Approx. Year Built:** 1972. **GPS Latitude/Longitude:** 18.39630, -66.07426

2. UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud

The "Escuela de Profesionales de la Salud" building was constructed in 1961 (63 years old). This school building consists of 9 levels and has an area of 14,032 SF. The building is a site cast, reinforced concrete building with a reinforced concrete roof, that includes a partial standing seam roof (4,000 SF) with a bituminous built-up roof system. The exterior has an architectural concrete matrix design on the west side and an aluminum louver design on the east side. The interior includes reinforced concrete bearing walls with a reinforced concrete floor slab on grade. Interior finishes generally consist of suspended acoustic ceiling, painted concrete or drywall and vinyl floor tile. This facility was in operation at the time of the event. **Approx. Year Built:** 1960. **GPS Latitude/Longitude:** 18.39826, -66.07530

3. UPR Ciencias Médicas Edificio 003 Enfermería y Anexo

The Enfermeria building is a 107,755 SF, 4 story hospital/infirmary building that was constructed in 1968 (51 years old). This building has a long rectilinear plan form on an east/west axis with a two-story projection on the north side. The roof is a bituminous membrane with a granular surface and a 1FT parapet in most areas. Mechanical and elevator penthouses extend above the primary roof as much as 20 FT. The building is a site cast, reinforced concrete structure with CMU infill, and a mix of two-way slab and pan joist floor and roof slabs. The south façade is punctuated by the mural covered lecture hall which projects adjacent to the main entrance. Horizontal brise soleil screens at the second and third floors extend

the length of the north and south facades. The east and west facades are windowless. The interior includes reinforced concrete columns with CMU infill walls with a reinforced concrete floor slab on grade. Drywall partitions are also used. Interior finishes consist of suspended acoustic ceiling, painted plaster or drywall, vinyl floor tile and terrazzo tiles. Facility has an Annex building of 6,000 SF, 2 story office and nursing classroom building that was constructed in 1968 (51 years old). The building is a site cast, reinforced concrete building with a reinforced concrete roof with a bituminous built-up roof system for 6,000 SF of the roof. The interior includes reinforced concrete bearing walls with a reinforced concrete floor slab on grade. The interior finishes consist of vaulted ceiling 2nd floor, suspended acoustic ceiling, painted concrete or drywall and vinyl and ceramic floor tile. This facility was in operation at the time of the event. **Approx. Year Built:** 1968. **GPS Latitude/Longitude:** 18.39765, -66.07495

4. UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de Estudiantes

The UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de Estudiantes is a 141,790 SF, 4 stories multilevel parking structure, cafeteria, picnic areas, student council facilities, meeting rooms, classrooms, security and offices building that was constructed in 1985 (33 years old). The building is 4 stories, cast in place, with concrete reinforced walls with a reinforced concrete roof (metal deck over steel joists with a bituminous built-up roof system). The first two floors of the building are multilevel reinforced concrete parking structures. The deck of the second-floor parking structure has vehicle parking as well as third floor structures. The interior finishes consist of suspended acoustic ceiling, painted concrete, or drywall and VCT floor tile. This facility was in operation at the time of the event. **Approx. Year Built:** 1985, **GPS Latitude/Longitude:** 18.39687, -66.07396

5. UPR Ciencias Médicas Edificio 008 ACTU-CEMI

The UPR Ciencias Médicas Edificio 008 ACTU-CEMI is a 11,545 SF, 1 story diabetes treatment facility, clinical research, classrooms, warehouse and offices building that was constructed in 2012 (7 years old). The building is a one story, site cast, reinforced exposed concrete building with CMU infill and a reinforced concrete roof with a bituminous built-up roof system, with fixed and operable glass windows. The interior includes reinforced concrete columns with CMU infill on a reinforced concrete floor slab on grade. Interior finishes consist of suspended acoustic ceiling, painted concrete or drywall and vinyl floor tile. This facility was in operation at the time of the event. **Approx. Year Built:** 2012, **GPS Latitude/Longitude:** 18.39641, -66.07197

6. UPR Ciencias Médicas Edificio 009 Escuela de Farmacia

The Escuela de Farmacia facility consists of two structures connected by an overhang. The first structure (the Pharmacy School) is a 14,950 SF, 4 story building that was constructed in 2013 (6 years old). The building is a pre-cast, reinforced concrete building. The roof is reinforced concrete with a bituminous built-up roof system and a four-foot-tall parapet wall. The interior includes reinforced

concrete bearing walls with a reinforced concrete floor slab-on-grade. Interior finishes generally consist of suspended acoustic ceiling tiles, painted concrete or drywall, and vinyl or ceramic floor tile. The building has elevators. The second structure (the Pharmacy Museum) is a 1,285 SF, 1 story building that was constructed in 2013 (6 years old). The Pharmacy Museum is a reinforced concrete building with both a standing seam metal roof and reinforced concrete roof with modified bitumen covering. The elevation height varies from twelve to twenty-four feet. The interior includes reinforced concrete bearing walls with a reinforced concrete floor slab-on-grade. Interior finishes generally consist of suspended acoustic ceilings, painted concrete or drywall, and vinyl floor tile. This facility was in operation at the time of the event. **Approx. Year Built:** 2013, **GPS Latitude/Longitude:** 18.39871, -66.07446

7. UPR Ciencias Médicas Edificio 010 Anfiteatro Jaime Benítez

1. The Anfiteatro Jaime Benitez building is an 8,371 SF, 2 story theater building that was constructed in 2013 (6 years old). The building is a pre-cast reinforced concrete building with 4 FT parapets. The roof is a combination built-up Bitumen roofing membrane and sloping metal joist and decking. The interior includes reinforced concrete bearing wall partitions, concrete floors slab-on-grade, supported on concrete spread footings. Finishes generally consist of exposed concrete ceiling, plastered and painted walls, suspended wood clad wall panels, acoustic wall panels, upholstered seating with wood shell, and vinyl composition tile flooring. This facility was in operation at the time of the event. **Approx. Year Built:** 2013, **GPS Latitude/Longitude:** 18.39873, -66.07488

a. SCOPE OF WORK- FEMA

PA SOW	
PW10943 - DI#153093 - UPR Ciencias Médicas Edificio 002 Biblioteca Conrado F. Asenjo	
{00-001} General:	
A	Repair and paint in kind 120 SF of wall, concrete plaster, spalled.
B	Restore in kind window, perimeter sealant, interior and exterior faces, 500 LF long.
C	Remove and replace in kind 1 each of door & frame, HM, metal frame, painted, 3 FT x 7 FT
D	Remove and replace in kind 1 each of antenna, 6 FT yagi, 2 IN x 10 FT mounting pole, 50 FT cable.
E	Remove and replace in kind 1 each of antenna, 6 FT monopole whip, 2 IN x 10 FT mounting pole, 50 FT cable.
F	Remove and replace in kind 1 each of antenna, 2 FT parabolic dish.
Mold:	
1st Floor:	
G	Remove 7,370 SF of Mold, room square footage with mold presence.
2nd Floor:	
H	Remove 8,680 HA of Mold, room square footage with mold presence.
3rd Floor:	
I	Remove 6,270 SF of Mold, room square footage with mold presence.

4th Floor	
J	Remove 9,600 SF of Mold, room square footage with mold presence.
5th Floor	
K	Remove 9,600 SF of Mold, room square footage with mold presence.
6th Floor	
L	Remove 9,625 SF of Mold, room square footage with mold presence.
CB-02:	
M	Remove 2,140 SF of Mold, room square footage with mold presence
{00-002} Roofing System:	
N	Remove and replace in kind 13,751 SF of modified bitumen roof. See Scope Note 1.
{01-006} Sixth Floor RoomC618 (25 FT x 34 FT):	
O	Remove and replace in kind 850 SF of ceiling, 2 FT x 2 FT acoustic tile.
P	Remove and replace in kind 350 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-008} Sixth Floor Corridor (6 FT x 108 FT):	
Q	Remove and replace in kind 48 SF of ceiling, 2 FT x 2 FT acoustic tile.
R	Remove and replace in kind 24 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-009} Sixth Floor RoomC610 (12 FT x 38 FT):	
S	Remove and replace in kind 456 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
T	Remove and replace in kind 456 SF of ceiling, 2 FT x 2 FT, regular.
U	Remove and replace in kind 1 each of door, aluminum mini blinds, 7 FT x 3 FT.
V	Remove and replace in kind 5 each of windows, aluminum mini blinds, 8 FT x 3 FT
{01-010} Sixth Floor RoomC612 (13 FT x 13 FT):	
W	Remove and replace in kind 169 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-011} Sixth Floor RoomC613 (9 FT x 13 FT):	
X	Remove and replace in kind 117 SF of ceiling, 2 FT x 2 FT acoustic tile, regular.
Y	Remove and replace in kind 2 each of light, 2 FT x 2 FT fluorescent, 2 tube, recessed, premium.
Z	Remove and replace in kind 117 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN
{01-012} Sixth Floor RoomC614 (10 FT x 11 FT):	
B	Remove and replace in kind 20 SF of ceiling, 2 FT x 2 FT acoustic tile, tegular.
C	Remove and replace in kind 110 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-013} Sixth Floor RoomC615 (13 FT x 13 FT):	
D	Remove and replace in kind 8 SF of ceiling, 2 FT x 2 FT acoustic tile.
E	Repair and paint 20 SF of wall, concrete plaster
F	Remove and replace in kind 169 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-014} Sixth Floor RoomC616 (6 FT x 8 FT):	
G	Remove and replace in kind 48 SF of floor, carpet tile, commercial grade, 24 IN x 24 IN.
{01-019} Sixth Floor RoomC601 (33 FT x 111 FT):	
H	Remove and replace in kind 1 each of window, 3 FT x 4 FT, Aluminum frame and glass.
{01-024} Sixth Floor RoomC606 (28 FT x 33 FT):	
I	Remove and replace in kind 24 SF of ceiling, 2 FT x 2 FT acoustic tile.
{01-025} Sixth Floor Hallway (5 FT x 41 FT):	

J	Remove and replace in kind 205 SF of ceiling, 2 FT x 2 FT acoustic tile.
K	Remove and replace in kind 20 SF of concrete plaster, blistered due to water infiltration.
{02-026} Fifth Floor RoomC504 (23 FT x 25 FT):	
L	Remove and replace in kind 575 SF of ceiling, 2 FT x 2 FT acoustic tile.
M	Remove and replace in kind 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-027} Fifth Floor RoomC511 (13 FT x 27 FT):	
N	Remove and replace in kind 160 SF of ceiling, 2 FT x 4 FT acoustic tile.
O	Prepare and paint 20 SF of wall.
P	Remove and replace in kind 1 each of light fixture, recessed, 2 FT x 4 FT.
{02-028} Fifth Floor RoomC512 (7 FT x 10 FT):	
Q	Remove and replace in kind 70 SF of ceiling, 2 FT x 2 FT acoustic tile.
{02-030} Fifth Floor RoomC509 (55 FT x 100 FT):	
R	Remove and replace in kind 2,800 SF of ceiling, 2 FT x 2 FT and 2 FT x 4 FT acoustic tile.
S	Remove and replace in kind 12 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-033} Fifth Floor RoomC501B (15 FT x 22 FT):	
T	Remove and replace in kind 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-035} Fifth Floor Hallway (9 FT x 38 FT):	
U	Remove and replace in kind 1 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-037} Fifth Floor RoomC507A (25 FT x 49 FT):	
V	Remove and replace in kind 1,000 SF of ceiling, 2 FT x 4 FT acoustic tile.
W	Building Interior, 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-038} Fifth Floor RoomC507B (14 FT x 16 FT):	
X	Remove and replace in kind 224 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended.
Y	Remove and replace in kind 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{02-039} Fifth Floor RoomC507C (11 FT x 13 FT):	
Z	Prepare and paint 60 SF of wall, concrete plaster patch.
A	Remove and replace in kind 2 each of light, 2 FT x 4 FT fluorescent, recessed.
{03-041} Fourth Floor RoomC402 (75 FT x 90 FT + 10 FT x 40 FT + 12 FT x 58 FT + 40 FT x 75 FT):	
B	Remove and replace in kind base, 4 IN vinyl, 40 LF long.
{03-042} Fourth Floor RoomC401 (7 FT x 18 FT):	
C	Remove and replace in kind 56 SF of ceiling, 2 FT x 2 FT and 2 FT x 4 FT, acoustic tile.
D	Remove and replace in kind 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.
{03-045} Fourth Floor RoomC411 (12 Ft x 15 FT + 8 FT x 8 FT):	
E	Remove and replace in kind 1 each of window glass, 2 FT x 4 FT.
{06-075} First Floor RoomC106 (27 FT x 43 FT):	
F	Remove and replace in kind 1,161 SF of ceiling, 2 FT x 4 FT acoustic tile.
{06-078} First Floor RoomC109 (9 FT x 9 FT):	
G	Remove and replace in kind 81 SF of ceiling, 2 FT x 4 FT acoustic tile.
{06-079} First Floor RoomC110 (9 FT x 9 FT):	
H	Remove and replace in kind 81 SF of ceiling, 2 FT x 4 FT acoustic tile.
{06-083} First Floor RoomC114 (9 FT x 10 FT):	
I	Remove and replace in kind 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed.

Air Conditioners Ducts:	
Basement Floor:	
J	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 920 FT long x 14 IN W X 18 IN H.
Fifth Floor:	
K	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 1,122 FT long X 25 IN W x 8 IN H.
First Floor:	
L	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 1,571 FT long X 20 IN W x 14 IN H.
Fourth Floor:	
M	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 1,122 FT long X 25 IN W X 8 IN H.
Second Floor:	
N	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 900 FT long X 22 IN W X 8 IN.
Sixth Floor:	
O	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 1,122 FT long X 25 IN W X 8 IN H.
Third Floor:	
P	Remove asbestos cement-fiberglass Airducts and replace with metal Airducts, 1,122 FT long x 25 IN W X 8 IN
406 Hazard Mitigation Proposal (HMP) Scope of Work	
1	Replace 1 Ea. (3 FT X 7 FT) damaged exterior metal door with wind, water and impact resistant doors of the same size and type to prevent, flexure and displacement that can cause subsequent water intrusion and interior damages.
For Roofing System:	
2	Install a complete and reinforced SBS waterproofing system on 13,751 S.F. of concrete roof to prevent wind and water damages to the system itself and subsequent water intrusion that could cause interior damages.
3	Install 439 LF of cap/corner, lashing over parapet wall/along roof perimeter edge to prevent detachment of membrane and water intrusion through stucco cracks.
4	Install 439 LF of termination bar along roof perimeter to prevent detachment and damages to waterproofing membrane and subsequent water intrusion.
5	Remove and replace 5 Ea. roof drains to improve drainage capacity and accomplish a comprehensive mitigation.
For Sixth Floor RoomC601:	
6	Apply 12 S.F. of safety film over glazing to help prevent cracking and breakage by wind or debris impact and subsequent water infiltration.
For Fourth Floor RoomC411:	
7	Apply 8 S.F. of safety film over glazing to help prevent cracking and breakage by wind or debris impact and subsequent water infiltration.
BBA	

Damage [153093] UPR Ciencias Médicas Edificio 002 Biblioteca Conrado F. Asenjo

Electrical:

1. Disaster Related Damage Component:

{01-011} Sixth Floor Room C613 (9 FT x 13 FT): Building Interior, 2 each of light, 2 FT x 2 FT fluorescent, 2 tube, recessed, premium, stained due to water infiltration, 0% work completed.

{02-026} Fifth Floor Room C504 (23 FT x 25 FT): Building Interior, 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, partially inoperable due to water infiltration, 0% work completed.

{02-027} Fifth Floor Room C511 (13 FT x 27 FT): Building Interior, 1 each of light fixture, recessed, 2 FT x 4 FT, inoperable due to water infiltration, 0% work completed

{02-030} Fifth Floor Room C509 (55 FT x 100 FT): Building Interior, 12 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, inoperable due to water infiltration, 0% work completed.

{02-033} Fifth Floor Room C501B (15 FT x 22 FT): Building Interior, 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, premium, inoperable due to water infiltration, 0% work completed

{02-035} Fifth Floor Hallway (9 FT x 38 FT): Building Interior, 1 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, premium, inoperable due to water infiltration, 0% work completed.

{02-037} Fifth Floor Room C507A (25 FT x 49 FT): Building Interior, 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, premium, inoperable due to water infiltration, 0% work completed.

{02-038} Fifth Floor Room C507B (14 FT x 16 FT): Building Interior, 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, premium, inoperable due to water infiltration, 0% work completed.

{02-039} Fifth Floor Room C507C (11 FT x 13 FT): Building Interior, 2 each of light, 2 FT x 4 FT fluorescent, recessed, inoperable due to water intrusion, 0% work completed.

{03-042} Fourth Floor Room C401 (7 FT x 18 FT): Building Interior, 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, premium, inoperable due to water infiltration, 0% work completed.

{06-083} First Floor Room C114 (9 FT x 10 FT): Building Interior, 3 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, inoperable due to water infiltration, 0% work completed.

2. BBA 2018 Details:

Education Sector Industry Standard: Lighting Controls - 2018 IECC / Section C405.2 Lighting Controls (Mandatory) C405.2.1 Occupant Sensor Controls.

a. Disaster Damage Work Required: Remove and replace damaged number as noted above per classroom lighting fixtures.

b. BBA Pre-disaster condition: The lighting system in this classroom was operable prior to the event. Lighting fixtures are powered through an electrical circuit with a commercial type 1 pole lever switch.

c. BBA Work required: Install thirty-four (34) ceiling mounted occupancy sensors one (1) for each classroom or area damaged lighting is functional dependent on sensor to meet code requirement and operate lighting fixture system. The sensor shall be positioned in the ceiling, room area centered to allow for the best functionality. New conduit and corresponding wiring will be necessary for sensor installation. Consider conduit installation to nearest lighting system junction box and wiring of sensor to existing circuit. Considering a minimum of 20ft of EMT conduit and 60ft of existing gauge electrical copper wire (minimum allowable: THWN #12 stranded copper wire). If the corresponding circuit wiring is not accessible, consider conduit and corresponding wiring to the nearest lighting panel board.

End SOW DI#153093

PW10943 - DI#153097 - UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud

{00-004} Roofing System:

A	Replace 4,000 SF of standing seam, metal.
B	Remove and replace in kind 11,000 SF of BUR membrane.

{02-008} Eight Floor Room 801 Multiuse Office (20 FT x 20 FT):

C	Prepare and paint, wall, 5/8 IN thick drywall (cracks), 3 LF long.
D	Prepare and paint, 10 SF of wall, 1/4 IN thick plaster (spalling).

{02-009} Eight Floor Room 805 Auditorium (26 FT x 56 FT):

E	Remove and replace in kind 364 SF of partial room ceiling, aluminum sound baffles.
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{02-010} Eight Floor Auditorium Corridor (10 FT x 22 FT):

F	Remove and replace in kind 100 SF of partial room ceiling, 5/8 IN thick drywall.
G	Remove and replace in kind 1 each of light, 1 FT x 6 FT fluorescent, 1 tube, surface mount.

{02-011} Eight Floor Men's Restroom (11 FT x 19 FT):

H	Remove and replace in kind 209 SF of ceiling, 5/8 IN thick drywall, painted.
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{02-012} Eight Floor Women's Restroom (11 FT x 19 FT):

I	Remove and replace in kind 209 SF of ceiling, 5/8 IN thick drywall, painted.
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{03-018} Seventh Floor Room 701 Director (14 FT x 16 FT):

J	Remove and replace in kind 224 SF of ceiling, 5/8 IN thick drywall, painted.
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{03-020} Seventh Floor Tecnologia Veterinaria Corridor (4 FT x 19 FT):

K	Remove and replace in kind 76 SF ceiling, 5/8 IN thick drywall, painted.
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{03-021} Seventh Floor Room 705 Coordinator (12 FT x 14 FT):

L	Remove and replace in kind 42 SF of partial room ceiling, 5/8 IN thick drywall, surfacing, painted.
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{03-023} Seventh Floor Room 707 Coordinator Ciencias (13 FT x 16 FT):

M	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile.
N	Restore window, weather stripping, 42 LF long

{03-024} Seventh Floor Room 708 Director Ciencias (14 FT x 16 FT):

O	Remove and replace in kind wall, 5/8 IN thick drywall, painted (cracks), 7 LF long.
P	Restore window, weather stripping, 84 LF long.
Q	Remove and replace in kind base, 4 IN rubber, 60 LF long.

{03-026} Seventh Floor Room 711 Director Education (14 FT x 16 FT):

R	Prepare and paint 12 SF of wall, 1/4 IN thick plaster.
S	Restore window, weather stripping, 84 LF long.
{03-027} Seventh Floor Room 712 Coordinator Education (13 FT x 16 FT):	
T	Prepare and paint 6 SF of wall, 5/8 IN thick drywall, painted.
U	Restore window, weather stripping, 82 LF long.
V	Remove and replace in kind base, 4 IN rubber, 58 FT long.
{03-028} Seventh Floor Room 713 Director Radiologica (13 FT x 18 FT):	
W	Remove and replace in kind 234 SF of ceiling, 5/8 IN thick drywall, painted.
X	Restore window, weather stripping, 80 LF long.
{03-030} Seventh Floor Room 716 Director Radiologica (13 FT x 18 FT):	
Y	Prepare and paint 4 SF of wall, 1/4 IN thick plaster.
Z	Prepare and paint 2 SF of wall, 5/8 IN thick drywall.
A	Restore window weather stripping, 80 LF long.
B	Remove and replace in kind base, 4 IN rubber, 62 LF long.
{03-031} Seventh Floor Room 717 Conference Room (9 FT x 18 FT):	
C	Restore weather stripping, 34 LF long.
{03-032} Seventh Floor Room 717 Director (16 FT x 18 FT):	
D	Remove and replace in kind 1 each of ceiling, 2 FT x 6 FT acoustic tile.
E	Restore weather stripping, 48 LF long.
{03-034} Seventh Floor Women's Restroom (10 FT x 27 FT):	
F	Remove and replace in kind 135 SF of ceiling, 5/8 IN thick drywall, painted.
{03-038} Seventh Floor Room 726A Faculty Office (9 FT x 12 FT):	
G	Remove and replace in kind 1 each of ceiling, 2 FT x 6 FT acoustic tile.
H	Prepare and paint wall, 1/4 IN thick plaster, painted, 3 LF long.
I	Restore weather stripping, 80 LF long.
{03-040} Seventh Floor Room 729 Faculty Office (8 FT x 11 FT):	
J	Remove and replace in kind 44 SF of partial room ceiling, 5/8 IN thick drywall, surfacing, painted.
{03-041} Seventh Floor Room 731 Faculty Office (9 FT x 12 FT):	
K	Remove and replace in kind 108 SF of ceiling, 5/8 IN thick drywall, painted.
L	Restore weather stripping, 80 LF long.
{03-042} Seventh Floor Room 732A Faculty Office (9 FT x 12 FT):	
M	Prepare and paint wall, 5/8 IN thick drywall, painted, 10 LF long.
N	Prepare and paint wall, 1/4 IN thick plaster, painted, 5 LF long.
O	Restore weather stripping, 80 LF long.
P	Remove and replace in kind base, 4 IN rubber, 20 LF long.
{03-043} Seventh Floor Room 733 Faculty Office (8 FT x 11 FT):	
Q	Remove and replace in kind 44 SF of ceiling, 5/8 IN thick drywall, painted.
{03-047} Seventh Floor Room 737 Faculty Office (8 FT x 11 FT):	
R	Remove and replace in kind 44 SF of partial room ceiling, 5/8 IN thick drywall, surfacing, painted.
S	Restore window weather stripping, 75 LF long.

{03-048} Seventh Floor Room 737A Corridor (4 FT x 24 FT):	
T	Remove and replace in kind 96 SF of ceiling, 5/8 IN thick drywall, painted.
{03-049} Seventh Floor Room 738A Faculty Office (9 FT x 12 FT):	
U	Remove and replace in kind 108 SF of ceiling, 5/8 IN thick drywall, surfacing, painted.
V	Remove and replace in kind 2 each of ceiling, 2 FT x 4 FT acoustic tile, suspended.
W	Restore window weather stripping, 78 LF long.
{03-052} Seventh Floor Room 741 Faculty Office (8 FT x 11 FT):	
X	Prepare and paint wall, 5/8 IN thick drywall, painted, 20 LF long.
{03-053} Seventh Floor Room 743 Faculty Office (9 FTx12 FT):	
Y	Restore window weather stripping, 78 LF long.
{03-055} Seventh Floor Room 746 Faculty Office (8 FT x 11 FT):	
Z	Remove and replace in kind 88 SF of ceiling, 5/8 IN thick drywall, painted.
{03-058} Seventh Floor Room 749 Faculty Office (9 FT x 12 FT):	
A	Restore window weather stripping, 78 LF long.
{03-061} Seventh Floor Room 750A Faculty Office (9 FT x 12 FT):	
B	Restore window weather stripping, 78 LF long.
{03-065} Seventh Floor Room 755 Faculty Office (9 FT x 12 FT):	
C	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile.
D	Restore window weather stripping, 144 FT long.
{03-069} Seventh Floor Outside Terrace (5 FT x 16 FT):	
E	Remove and replace in kind 80 SF of ceiling, 5/8 IN thick drywall, painted.
{04-072} Sixth Floor Room 601 Director Patologia (13 FT x 16 FT):	
F	Remove and replace in kind 2 each of ceiling, 2 FT x 4 FT acoustic tile.
G	Restore window weather stripping, 144 LF long.
{04-073} Sixth Floor Room 602 Coordinator Patologia (13 FT x 16 FT):	
H	Restore window weather stripping, 144 FT long.
{04-074} Sixth Floor Room 603 Coordinator Clinico (13 FT x 16 FT):	
I	Restore window weather stripping, 72 LF long.
{04-075} Sixth Floor Room 606 Director Terapia (13 FT x 14 FT):	
J	Restore window weather stripping, 80 LF long.
{04-077} Sixth Floor Room 608A Director Citotecnologia (12 FT x 15 FT):	
K	Prepare and paint wall, 1/4 IN thick plaster, painted, 12 LF long.
L	Restore window weather stripping, 78 LF long.
{04-078} Sixth Floor Room 610 Faculty Office (11 FT x 12 FT):	
M	Prepare and paint 12 SF of wall, 1/4 IN thick plaster.
N	Restore window weather stripping, 78 LF long.
{04-079} Sixth Floor Room 611 Coordinator Clinico (13 FT x 14 FT):	
O	Remove and replace in kind 64 SF of ceiling, 5/8 IN thick drywall.
P	Restore window weather stripping, 80 LF long.
{04-081} Sixth Floor Room 614 Director Terapia (13 FT x 19 FT):	
Q	Restore window weather stripping, 54 LF long.
R	Remove and replace in kind base, 4 IN rubber, 64 LF long.

{04-082} Sixth Floor Room 615 Director Nutricion (13 FT x 18 FT):	
S	Restore window weather stripping, 80 LF long.
{04-085} Sixth Floor Room 618 Faculty Office (13 FT x 18 FT):	
T	Restore window weather stripping, 80 LF long.
{04-086} Sixth Floor Room 619 Graduates (16 FT x 18 FT):	
U	Restore window weather stripping, 80 LF long.
{04-088} Sixth Floor Room 621 Conference Room (9 FT x 18 FT):	
V	Restore window weather stripping, 34 LF long.
{04-090} Sixth Floor Men's Restroom (10 FT x 27 FT):	
W	Remove and replace in kind 64 SF of ceiling, 5/8 IN thick drywall.
{04-091} Sixth Floor Room 625 Director Information (13 FT x 15 FT):	
X	Remove and replace in kind 98 SF of ceiling, 5/8 IN thick drywall.
Y	Remove and replace in kind 1 each of ceiling, 2 FT x 8 FT acoustic tile.
Z	Prepare and paint 2 SF of wall, 5/8 IN thick drywall, painted.
A	Restore window weather stripping, 80 LF long.
{04-092} Sixth Floor Room 627 Coordinator MAIS (13 FT x 15 FT):	
B	Remove and replace in kind 2 each of ceiling, 2 FT x 4 FT acoustic tile.
C	Restore window weather stripping, 80 LF long.
{04-093} Sixth Floor Room 628 Director Audiologia (13 FT x 16 FT):	
D	Prepare and paint wall, 1/4 IN thick plaster, painted, 2 LF long.
E	Restore window weather stripping, 80 LF long.
{04-094} Sixth Floor Room 629 Coordinator Audiologia (13 FT x 15 FT):	
F	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile.
G	Restore window weather stripping, 78 LF long.
H	Prepare and paint 8 SF of wall, 1/4 IN thick plaster, painted, blistered due to water intrusion, 0% work completed.
{04-096} Sixth Floor Room 632 Director Maestria (13 FT x 16 FT):	
I	Restore window weather stripping, 78 LF long.
{04-097} Sixth Floor Room 633 Coordinator Maestria (13 FT x 16 FT):	
J	Restore window weather stripping, 78 LF long.
{04-100} Sixth Floor Room 636 Faculty Office (9 FT x 12 FT):	
K	Restore window weather stripping, 78 LF long.
{04-101} Sixth Floor Room 637 Faculty Office (9 FT x 12 FT):	
L	Restore window weather stripping, 78 LF long.
{04-105} Sixth Floor Room 642 Faculty Office (9 FT x 12 FT):	
M	Restore window weather stripping, 78 LF long.
{04-106} Sixth Floor Room 643 Faculty Office (9 FT x 12 FT):	
N	Restore window weather stripping, 78 LF long.
{04-110} Sixth Floor Room 646A Faculty Office (9 FT x 12 FT):	
O	Remove and replace in kind 24 SF of ceiling, 5/8 IN thick drywall, painted.
P	Remove and replace in kind 2 each of ceiling, 2 FT x 6 FT acoustic tile.
Q	Restore window weather stripping, 78 LF long.

{04-113} Sixth Floor Room 649 Faculty Office (9 FT x 12 FT):	
R	Remove and replace in kind 5 SF of ceiling, 5/8 IN thick drywall, painted.
S	Remove and replace in kind 1 each of ceiling, 2 FT x 6 FT acoustic tile.
T	Restore window weather stripping, 78 LF long.
{04-115} Sixth Floor Exterior Stairs (7 FT x 15 FT):	
U	Prepare and paint 3 SF of wall, 1/4 IN thick plaster.
{05-118} Fifth Floor Exterior North Stairs (7 FT x 15 FT):	
V	Prepare and paint 8 SF of wall, 1/4 IN thick plaster.
{05-119} Fifth Floor Front Corridor (9 FT x 325 FT):	
W	Prepare and paint 1,463 SF of partial ceiling, 1/4 IN thick plaster.
{05-120} Fifth Floor Room 500 (Salon de Classes) (27 FT x 28 FT):	
X	Restore window weather stripping, 112 LF long.
{05-121} Fifth Floor Room 501 (Salon de Classes) (27 FT x 28 FT):	
Y	Restore window weather stripping, 112 LF long.
{05-121} Fifth Floor Room 501 (Salon de Classes) (27 FT x 28 FT):	
Z	Remove and replace in kind 378 SF of partial room ceiling, 5/8 IN thick drywall, painted.
{05-122} Fifth Floor Room 502 (Salon de Classes) (27 FT x 28 FT):	
A	Remove and replace in kind 1 each of ceiling, 2 FT x 8 FT acoustic tile, suspended.
B	Remove and replace in kind 1 each of ceiling, 2 FT x 12 FT acoustic tile, suspended.
C	Remove and replace in kind 700 SF of partial room ceiling, 5/8 IN thick drywall, painted.
D	Prepare and paint 3 SF of wall, 5/8 IN thick drywall, painted.
E	Restore window weather stripping, 112 LF long.
{05-123} Fifth Floor Room 503 (Salon de Classes) (13 FT x 28 FT):	
F	Restore window weather stripping, 80 LF long.
{05-124} Fifth Floor Room 504 (Salon de Classes) (14 FT x 28 FT):	
G	Remove and replace in kind 196 SF of partial room ceiling, 5/8 IN thick drywall, surfacing, painted.
H	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile, suspended.
I	Prepare and paint 2 SF of ceiling, 1/4 IN thick plaster, painted.
J	Restore window weather stripping, 84 LF long.
{05-125} Fifth Floor Room 505 (Salon de Classes) (13 FT x 28 FT):	
K	Restore window weather stripping, 80 LF long.
{05-126} Fifth Floor Room 506 (Salon de Classes) (13 FT x 28 FT):	
L	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile.
M	Prepare and paint 26 SF of wall, 1/4 IN thick plaster, painted.
N	Restore window weather stripping, 80 LF long.
{05-127} Fifth Floor Room 507 (Servicios de Reproduccion) (13 FT x 28 FT):	
O	Restore window weather stripping, 42 LF long.
{05-128} Fifth Floor Room 507 (Storage) (9 FT x 9 FT):	
P	Restore window weather stripping, 42 LF long.
{05-132} Fifth Floor Room 513 Faculty Office (13 FT x 17 FT):	

Q	Remove and replace in kind 111 SF of partial room ceiling, 5/8 IN thick drywall, surface, painted.
R	Restore window weather stripping, 80 LF long.
{05-135} Fifth Floor Room 516 Faculty Office (11 FT x 13 FT):	
S	Restore window weather stripping, 80 LF long.
{05-136} Fifth Floor Room 518 World Health Conference Room (13 FT x 28 FT):	
T	Restore window weather stripping, 80 LF long.
{05-137} Fifth Floor Room 519 World Health (13 FT x 28 FT):	
U	Restore window weather stripping, 80 LF long.
{05-138} Fifth Floor Room 523 Faculty Office (8 FT x 11 FT):	
V	Restore window weather stripping, 64 LF long.
{05-139} Fifth Floor Room 524 Faculty Office (9 FT x 12 FT):	
W	Restore window weather stripping, 64 LF long.
{05-143} Fifth Floor Room 529 Faculty Office (9 FT x 12 FT):	
X	Restore window weather stripping, 64 LF long.
{05-144} Fifth Floor Room 530 Faculty Office (9 FT x 12 FT):	
Y	Restore window weather stripping, 64 LF long.
{05-150} Fifth Floor Room 535 Faculty Office (9 FT x 12 FT):	
Z	Restore window weather stripping, 64 LF long.
{05-151} Fifth Floor Room 536 Faculty Office (9 FT x 12 FT):	
A	Restore window weather stripping, 64 LF long.
{05-156} Fifth Floor Room 541 Faculty Office (10 FT x 10 FT):	
B	Restore window weather stripping, 96 LF long.
{05-157} Fifth Floor Room 542 Faculty Office (10 FT x 12 FT):	
C	Restore window weather stripping, 128 LF long.
{05-162} Fifth Floor Sala de Estudio 3 (10 FT x 12 FT):	
D	Prepare and paint 4 SF of wall, 1/4 IN thick plaster, painted.
{06-167} Fourth Floor Front Corridor (9 FT x 325 FT):	
E	Prepare and paint 20 SF of wall, 1/4 IN thick plaster painted.
{06-168} Fourth Floor Room 400 Sensory Integration Lab (24 FT x 28 FT):	
F	Restore window weather stripping, 280 LF long.
{06-169} Fourth Floor Room 401 Desarrollo de Destrezas Lab (25 FT x 28 FT):	
G	Restore window weather stripping, 280 LF long.
{06-170} Fourth Floor Room 402 Ortois Lab (25 FT x 28 FT):	
H	Prepare and paint 28 SF of wall, 1/4 IN thick plaster.
I	Restore window weather stripping, 280 LF long.
{06-171} Fourth Floor Room 403 Therapeutic Procedures Lab (25 FT x 28 FT):	
J	Prepare and paint 8 SF of wall, 1/4 IN thick plaster.
K	Restore window weather stripping, 280 LF long.
{06-172} Fourth Floor Room 404 Therapeutic Procedures Lab (25 FT x 28 FT):	
L	Restore window weather stripping, 280 LF long.
{06-173} Fourth Floor Room 406 Salon de Classes (25 FT x 28 FT):	

M	Remove and replace in kind 1 each of ceiling, 2 FT x 4 FT acoustic tile.
N	Restore window weather stripping, 280 LF long.
{06-174} Fourth Floor Room 407 Technology Lab (12 FT x 14 FT):	
O	Restore window weather stripping, 96 LF long.
{06-177} Fourth Floor Room 411 Salon de Classes (25 FT x 28 FT):	
P	Remove and replace in kind 1 each of ceiling, 2 FT x 8 FT acoustic tile
Q	Restore window weather stripping, 280 LF long.
{06-178} Fourth Floor Room 412 Salon de Classes (25 FT x 28 FT):	
R	Restore window weather stripping, 280 LF long.
{06-179} Fourth Floor Room 413 Salon de Classes (25 FT x 28 FT):	
S	Restore window weather stripping, 280 LF long.
{06-180} Fourth Floor Room 414 Salon de Classes (25 FT x 28 FT):	
T	Restore window weather stripping, 280 LF long.
{06-181} Fourth Floor Room 415 Salon de Classes (12 FT x 24 FT):	
U	Restore window weather stripping, 144 LF long.
{06-182} Fourth Floor Room 416 Muscle Exoskeleton (12 FT x 24 FT):	
V	Restore window weather stripping, 144 LF long.
{06-183} Fourth Floor Room 416 Muscle Exoskeleton (25 FT x 28 FT):	
W	Restore window weather stripping, 280 LF long.
{07-185} Third Floor Exterior North Stairs (11 FT x 11 FT):	
X	Prepare and paint 10 SF of ceiling, 1/4 IN thick plaster.
{07-186} Third Floor Room 300 History Achieve (24 FT x 27 FT):	
Y	Restore window weather stripping, 280 LF long.
{07-187} Third Floor Room 301 Radiological Lab (25 FT x 28 FT):	
Z	Restore window weather stripping, 280 LF long.
{07-188} Third Floor Room 302 Terapia del Habla Lab (13 FT x 28 FT):	
AA	Restore window weather stripping, 280 LF long.
{07-189} Third Floor Room 303 Terapia del Habla Lab (14 FT x 28 FT):	
A	Prepare and paint 10 SF of wall, 1/4 IN thick plaster.
B	Restore window weather stripping, 280 LF long.
{07-191} Third Floor Room 304 Audiological Lab (25 FT x 28 FT):	
C	Remove and replace in kind 2 each of ceiling, 2 FT x 4 FT acoustic tile.
{07-192} Third Floor Room 305 Audiological Lab (13 FT x 28 FT):	
D	Restore window weather stripping, 280 LF long.
{07-194} Third Floor Room 306 Electroterapia Lab (25 FT x 28 FT):	
E	Restore window weather stripping, 280 LF long.
{07-198} Third Floor Room 310 Neurological Lab (25 FT x 28 FT):	
F	Restore window weather stripping, 280 LF long.
{07-199} Third Floor Room 311 Cardiovascular Lab (25 FT x 28 FT):	
G	Restore window weather stripping, 280 LF long.
{07-200} Third Floor Room 312 Entrenamiento Funcional Lab (23 FT x 28 FT):	
H	Restore window weather stripping, 280 LF long.

{07-202} Third Floor Room 314 Fisiologia Audiologia Lab (14 FT x 28 FT):	
I	Restore window weather stripping, 128 LF long.
{07-203} Third Floor Room 316 Entrenamiento Functional Lab (25 FT x 28 FT):	
J	Restore window weather stripping, 280 LF long.
{07-204} Third Floor Room 317 Muscular Skeleton Lab (23 FT x 28 FT):	
K	Restore window weather stripping, 280 LF long.
{07-207} Third Floor Room 319 Muscular Skeleton Lab (23 FT x 28 FT):	
L	Restore window weather stripping, 280 LF long.
{08-212} Second Floor Front Corridor (9 FT x 325 FT):	
M	Prepare and paint 60 SF of ceiling, 1/4 IN thick plaster.
N	Prepare and paint 5 SF of wall, 1/4 IN thick plaster.
{08-214} Second Floor Room 201 Regulatory Compliance Coordinator (13 FT x 19 FT):	
O	Restore window weather stripping, 160 LF long.
{08-215} Second Floor Room 202 Office Administrator (14 FT x 14 FT):	
P	Restore window weather stripping, 128 LF long.
{08-220} Second Floor Room 206 Office of the Reclutador (12 FT x 16 FT):	
Q	Restore window weather stripping, 128 LF long.
{08-221} Second Floor Dr. Canuelas (13 FT x 16 FT):	
R	Restore window weather stripping, 128 LF long.
{08-223} Second Floor Room 208 Faculty Office (9 FT x 15 FT):	
S	Restore window weather stripping, 128 LF long.
{08-224} Second Floor Room 209 Assistant Administrator (15 FT x 16 FT):	
T	Restore window weather stripping, 128 LF long.
{08-229} Second Floor Room 212 Conference Room (13 FT x 28 FT):	
U	Prepare and paint 2 SF of wall, 1/4 IN thick plaster.
V	Restore window weather stripping, 128 LF long.
{08-230} Second Floor Room 213 Class Room (13 FT x 28 FT):	
W	Restore window weather stripping, 128 LF long.
{08-233} Second Floor Room 216 Director (13 FT x 20 FT):	
X	Prepare and paint 20 SF of wall, 1/4 IN thick plaster.
Y	Restore window weather stripping, 160 LF long.
{08-234} Second Floor Room 217 Director (10 FT x 28 FT):	
Z	Restore window weather stripping, 128 LF long.
{08-238} Second Floor Room 220 Lab de Voz (15 FT x 28 FT):	
A	Restore window weather stripping, 128 LF long.
{08-240} Second Floor Women's Restroom (10 FT x 27 FT):	
B	Restore window weather stripping, 32 LF long.
{08-244} Second Floor Room 226 Conference Room (10 FT x 15 FT):	
C	Restore window weather stripping, 96 LF long.
{08-245} Second Floor Room 227 Director Nutrition (14 FT x 15 FT):	
D	Restore window weather stripping, 160 LF long.
{08-250} Second Floor Room 230 Medical Examiner (13 FT x 14 FT):	

E	Restore window weather stripping, 128 LF long.
{08-251} Second Floor Room 231 Director MRO (13 FT x 14 FT):	
F	Prepare and paint 12 SF of wall, 1/4 IN thick plaster (spalling).
G	Restore window weather stripping, 128 LF long.
{08-253} Second Floor Room 233 Class Room (13 FT x 28 FT):	
H	Restore window weather stripping, 144 LF long.
{08-254} Second Floor Room 234 Class Room (13 FT x 18 FT):	
I	Restore window weather stripping, 128 LF long.
{08-260} Second Floor Room 238 Office (9 FT x 12 FT):	
J	Restore window weather stripping, 128 LF long.
{08-261} Second Floor Room 239 Office (9 FT x 12 FT):	
K	Restore window weather stripping, 128 LF long.
{08-267} Second Floor Room 244 Office (9 FT x 12 FT):	
L	Restore window weather stripping, 144 LF long.
{08-268} Second Floor Room 245 Office (9 FT x 12 FT):	
M	Restore window weather stripping, 144 LF long.
{08-276} Second Floor Room 250 Faculty Offices (9 FT x 12 FT):	
N	Restore window weather stripping, 144 LF long.
{08-277} Second Floor Room 251 Faculty Offices (9 FT x 12 FT):	
O	Restore window weather stripping, 144 LF long.
{09-285} First Floor Room 121 Copier Room (9 FT x 14 FT):	
P	Restore window weather stripping, 32 LF long.
{09-286} First Floor Room 122 Office (9 FT x 9 FT):	
Q	Restore window weather stripping, 72 LF long.
{09-287} First Floor Room 123 Office (8 FT x 9 FT):	
R	Restore window weather stripping, 72 LF long.
{09-288} First Floor Office (9 FT x 10 FT):	
S	Restore window weather stripping, 72 LF long.
{09-289} First Floor Office (9 FT x 14 FT):	
T	Restore window weather stripping, 200 LF long.
{09-290} First Floor 130 Office (8 FT x 9 FT):	
U	Restore window weather stripping, 200 LF long.
{09-291} First Floor Arnaldo Cruz Office (14 FT x 18 FT):	
V	Restore window weather stripping, 200 LF long.
{09-292} First Floor Room 131 Archives (9 FT x 9 FT):	
W	Restore window weather stripping, 200 FT long.
{09-293} First Floor Consejo de Estudiantes (9 FT x 21 FT):	
X	Restore window weather stripping, 200 FT long.
{09-294} First Floor Secretary (13 FT x 18 FT):	
Y	Restore window weather stripping, 200 FT long.
{09-295} First Floor Dorelys Rivera (10 FT x 12 FT):	
Z	Restore window weather stripping, 200 FT long.

{09-296} First Floor Enid Rodriguez (9 FT x 15 FT):	
AA	Restore window weather stripping, 200 FT long.
{09-297} First Floor Asuntos Administrativos (13 FT x 18 FT):	
A	A. Restore window weather stripping, 200 FT long.
{09-298} First Floor 111 Reception (9 FT x 13 FT):	
B	B. Restore window weather stripping, 200 FT long.
{09-299} First Floor Salon Conferencias Decano Asociado (12 FT x 17 FT):	
C	C. Restore window weather stripping, 200 FT long.
{09-300} First Floor Oficina Decano Asociado (13 FT x 14 FT):	
D	D. Restore window weather stripping, 220 FT long.
{09-301} First Floor 109 Archives (8 FT x 9 FT):	
E	Restore window weather stripping, 200 FT long.
{09-302} First Floor 107 Office (10 FT x 11 FT):	
F	Restore window weather stripping, 200 FT long.
{09-303} First Floor 106 Office (9 FT x 11 FT):	
G	Restore window weather stripping, 200 FT long.
{09-304} First Floor 105 Office (9 FT x 11 FT):	
H	Restore window weather stripping, 200 FT long.
{09-305} First Floor 104 Office (9 FT x 11 FT):	
I	Restore window weather stripping, 200 FT long.
{09-306} First Floor 103 Office (9 FT x 11 FT):	
J	Restore window weather stripping, 200 FT long.
{09-307} First Floor 102 Decano Office (14 FT x 14 FT):	
K	Restore window weather stripping, 200 FT long.
{09-308} First Floor Salon de Conferencias Decano (12 FT x 18 FT):	
L	Restore window weather stripping, 200 FT long.
{09-309} First Floor 115 office (5 FT x 10 FT):	
M	Restore window weather stripping, 200 FT long.
General:	
Mold:	
Room 612:	
N	Remove and replace in kind 681 SF of ceiling gypsum board , due to mold presence.
Room 626:	
O	Remove and replace in kind 693 SF of ceiling gypsum board , due to mold presence, .
Room 640:	
P	Remove and replace in kind 693 SF of ceiling gypsum board , due to mold presence, .
Room 646:	
Q	Remove and replace in kind 681 SF of ceiling gypsum board, 5/8 IN thick drywall, painted, due to mold presence.
Room 718:	
R	Remove and replace in kind 694 SF of ceiling gypsum board, 5/8 IN thick drywall, painted, due to mold presence, .

S	Remove and replace in kind 694 SF of Vinyl, due to mold presence, .
Room 726:	
T	Remove and replace in kind 691 SF of ceiling of gypsum board, due to mold presence.
Room 744:	
U	Remove and replace in kind 694 SF of ceiling gypsum board, due to mold presence.
Room 750:	
V	Remove and replace in kind 734 SF of ceiling gypsum board, due to mold presence.
Room 801:	
W	Remove and replace in kind 378 SF of Carpet, due to mold presence.
Room 805:	
X	Remove and replace in kind 500 SF of Carpet commercial grade, due to mold presence.
Y	Remove and replace in kind 202 SF of wooden panels that cover the floor of the pallet, due to mold.
Z	Remove and replace in kind moldings of decorative wood front of the stage, 50 FT long, due the mold presence.
A	Clean 150 each of Chai, due the mold presence, .
B	Remove and replace in kind 500 SF of roof insulation, foam, 4 FT x 8 FT, 2 IN thickness, due to mold presence, .
Room 806:	
C	Remove and replace in kind 371 SF of ceiling gypsum board, due to mold presence, .
Room 810:	
D	Exterior Site, 694 SF of ceiling gypsum board, due to mold presence, .
Vehicle or Equipment Damage:	
Building Roof Top:	
E	Repair 2 each of CMC HRU-802 480 VOLT 3 PHASE The Outdoor AHU system consist of a Chilled water system with 2 Air
Handling Units (AHU).	
F	Remove and replace in kind 1 each of Insulated duct-work (return and supply) , 60 FT long x 2 FT wide x 3 FT high.
Eight Floor Elevator Mechanical Room:	
G	Repair 1 each of Elevator, Out of service.
Hazard Mitigation Proposal (HMP) Scope of Work	
For Roofing System:	
1	Replace 4,000 S.F. of 26-gauge steel roof panels with 24 gauge to strengthen roof and prevent wind and water damages.
2	Install a complete and reinforced SBS waterproofing system on 11,000 S.F. of concrete roof to prevent wind and water damages to the system itself and subsequent water intrusion that could cause interior damages.
3	Install 890 LF of cap/corner flashing over parapet wall/along roof perimeter edge to prevent detachment of membrane and water intrusion trough stucco cracks.
4	Install 890 LF of termination bar along roof perimeter to prevent detachment and damages to waterproofing membrane and subsequent water intrusion.

5	Remove and replace 4 Ea. roof drains to improve drainage capacity and accomplish a comprehensive mitigation.
For Eight Floor Auditorium Corridor:	
6	Replace gypsum board on 100 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Eight Floor Mens Restroom:	
7	Replace gypsum board on 209 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Eight Floor Womens Restroom:	
8	Replace gypsum board on 209 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 701:	
9	Replace gypsum board on 76 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Tecnologia Veterinaria Corridor:	
10	Replace gypsum board on 224 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 705:	
11	Replace gypsum board on 42 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 713:	
12	Replace gypsum board on 234 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Womens Restroom:	
13	Replace gypsum board on 135 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 729:	
14	Replace gypsum board on 44 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 731:	
15	Replace gypsum board on 108 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 733:	
16	Replace gypsum board on 44 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 737:	
17	Replace gypsum board on 44 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 737A:	
18	• Replace gypsum board on 96 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room 738A:	
19	• Replace gypsum board on 108 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.

For Seventh Floor Room 746 Faculty Office:	
20	Replace gypsum board on 88 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Seventh Floor Room Outside Terrace:	
21	Replace gypsum board on 80 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Sixth Floor Room 611 Coordinator Clinico:	
22	Replace gypsum board on 64 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Sixth Floor Men's Restroom:	
23	Replace gypsum board on 64 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Sixth Floor Room 625 Director Information:	
24	Replace gypsum board on 98 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Sixth Floor Room 646A Faculty Office:	
25	Replace gypsum board on 24 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Fifth Floor Room 502:	
26	Replace gypsum board on 700 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Fifth Floor Room 504:	
27	Replace gypsum board on 196 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Fifth Floor Room 513 Faculty Office:	
28	Replace gypsum board on 111 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For Second Floor Corridor:	
29	Replace gypsum board on 60 SF of damaged wall/ceiling with mold and water-resistant gypsum board to prevent water damage and mold growth from water intrusion.
For building roof top equipment:	
30	Install 2 Ea. surge protective device to protect A/C equipment and prevent damages from voltage fluctuations and power surges caused by heavy rain and high velocity wind events.
BBA	
[DI153097] UPR Ciencias Médicas Edificio 005 Escuela de Profesionales de la Salud	
System: Electrical:	
1. Disaster Related Damage Component:	
{02-010} Eight Floor Auditorium Corridor (10 FT x 22 FT): Building Interior, 1 each of light, 1 FT x 6 FT fluorescent, 1 tube, surface mount, stained fixture covers due to water intrusion, 0% work completed.	
2. BBA 2018 Details:	

Education Sector Industry Standard:

Lighting Controls - 2018 IECC / Section C405.2 Lighting Controls (Mandatory) C405.2.1 Occupant Sensor Controls.

a. Disaster Damage Work Required: Remove and replace damaged number as noted above per classroom lighting fixtures.

b. BBA Pre-disaster condition: The lighting system in this classroom was operable prior to the event. Lighting fixtures are powered through an electrical circuit with a commercial type 1 pole lever switch.

c. BBA Work required: Install one (1) ceiling mounted occupancy sensors one (1) for each classroom or area damaged lighting is functional dependent on sensor to meet code requirement and operate lighting fixture system. The sensor shall be positioned in the ceiling, room area centered to allow for the best functionality. New conduit and corresponding wiring will be necessary for sensor installation. Consider conduit installation to nearest lighting system junction box and wiring of sensor to existing circuit. Considering a minimum of 20ft of EMT conduit and 60ft of existing gauge electrical copper wire (minimum allowable: THWN #12 stranded copper wire). If the corresponding circuit wiring is not accessible, consider conduit and corresponding wiring to the nearest lighting panel board.

End of SOW DI#153097

PA SOW	
PW10506 – DI 257899 UPR Ciencias Médicas Edificio 003 Enfermería y Anexo	
No Location/Grouping:	
A	Replace 2 EA of ULTI-JS-MCFB6PK - JamStands Six Tripod Mic Stands w/Carrying Bag
{00-001} General:	
A	Prepare and paint 15,500 SF of building exterior surfaces.
B	Remove and replace 700 SF of stucco on metal lath soffit.
C	Repair 765 SF of wall, 7/8 IN thick plaster.
D	Remove and replace 13 EA of acrylic dome, polycarbonate sheets 1/4 IN x 4 FT x 13 FT and aluminum brackets.
E	Reconnect 1 EA of metal ductwork, 15 FT long x 4 FT wide x 4 FT high.
F	Remove and replace 3 EA of air handling unit, 28 ton.
{00-002} Annex Building: Roofing System:	
A	Remove and replace 6,000 SF of bituminous built, up roof system.
{00-002} Roofing System:	
A	Remove and replace 23,500 SF of bituminous built, up roof system.
B	Remove and replace flashing, 22 GA, 16 IN wide, 50 LF long.
{00-003} Annex Building, General:	
C	Prepare and paint 21,120 SF of interior painted surfaces.
{00-003} General:	

D	Remove 9,600 SF of Mold, room square footage with mold presence.
{01-004} Annex Building, Second Floor Room Lab 267 (58 FT x 58 FT):	
E	Remove and replace 4 EA interior fluorescent 2 tube suspended lamps, 4 FT long x 1 FT wide.
{01-004} Third Floor Room 318 Computer Lab B (24 FT x 28 FT):	
F	Remove and replace 1 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-005} Third Floor Room 332 Conference Support (10 FT x 20 FT):	
G	Remove and replace 1 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-006} Annex Building, Second Floor Bathroom 269 Ladies Bathroom (8 FT x 18 FT):	
H	Remove and replace 5 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-006} Third Floor Room 316 Video Conference Room (30 FT x 30 FT):	
I	Remove and replace 2 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-007} Third Floor Room 338 Computer Laboratory (20 FT x 29 FT):	
J	Remove and replace 6 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-009} Third Floor Room 310 Classroom (29 FT x 30 FT):	
K	Remove and replace 5 EA of 2 FT x 2 FT acoustic ceiling tiles.
L	Remove and replace 2 EA of light, 2 FT x 4 FT fluorescent, 4 tube
{01-010} Third Floor Room 306 Men's Restroom (14 FT x 23 FT):	
M	Remove and replace 1 EA of 2 FT x 2 FT acoustic ceiling tiles.
{01-013} Third Floor Room 301 Medical Technology (29 FT x 69 FT):	
N	Remove and replace 5 EA of 2 FT x 2 FT acoustic ceiling tiles
{02-017} Second Floor Room 208 Women's Restroom (15 FT x 23 FT):	
O	Remove and replace 1 EA of light, 2 FT x 2 FT fluorescent, 2 tube
{02-019} Annex Building, First Floor Classroom - 176 Salón Comedor (10 FT x 15 FT):	
P	Remove and replace 1 EA of 2 FT x 2 FT acoustic ceiling tiles.
{02-019} Second Floor Room 204 Classroom (30 FT x 30 FT):	
Q	Remove and replace 3 EA of 2 FT x 2 FT acoustic ceiling tiles.
{02-020} Annex Building, First Floor Bathroom- 175 Unisex Bathroom (5 FT x 16 FT):	
R	Remove and replace 1 EA of 2 FT x 2 FT acoustic ceiling tiles.
{02-020} Second Floor Room 259 Storage (5 FT x 7 FT):	
S	Remove and replace 35 SF of floor tiles, Vinyl 12 IN x 12 IN
{02-021} Second Floor Room 259A Storage (6 FT x 8 FT):	
T	Remove and replace 4 EA of 2 FT x 2 FT acoustic ceiling tiles.
U	Remove and replace 48 SF of floor, VCT, 12 IN x12 IN
{02-022} Second Floor Room 265 Control Room (6 FT x 17 FT):	
V	Remove and replace 5 EA of 2 FT x 2 FT acoustic ceiling tiles.
W	Remove and replace 2 EA of light, 2 FT x 4 FT fluorescent, 4 tube
{02-023} Second Floor Room 266 Data Room (4 FT x 5 FT):	
X	Remove and replace 1 EA of lighting Control Panel, 60A 120/208V 50/60 Hz. Grafik Eye by Lutron, CGP8-1204M60-20-CGP270.
{03-024} First Floor Room Amphitheater (39 FT x 39 FT):	
Y	Remove and replace 204 EA of seats, theater, cloth.
Z	Remove and replace 17 EA of recessed light fixture 6 IN diameter.

{03-024} Room Amphitheater, Curtains:	
AA	Remove and replace 2 EA of Drape with Vertical Seams. Material Encore 64 in IFR 22 oz Various, Nap Down 14 ft high x 14 ft wide with 75 % added fullness.
BB	Remove and replace 1 EA of Drape with Vertical Seams. Material Encore 64 in IFR 22 oz Various, Nap Down 3 ft high x 25 ft wide with 75 % added fullness.
CC	Remove and replace 4 EA of Patas, drape with vertical. Material Encore 64 in IFR 22 oz Various, Nap Down 10 ft high x 4 ft wide with 0 % fullness.
DD	Remove and replace 2 EA of Drape with vertical. Material Encore 64 in IFR 22 oz Various, Nap Down 8 ft high x 5 ft 6 in wide with 0 % fullness.
EE	Remove and replace 1 EA of Seamless Drop with Horizontal Fabric. Material Muslin 17 ft FR Heavy Weight White 14 feet high x 25 ft wide with 0 % added fullness.
FF	Remove and replace 1 EA of ADC Track Kit Model 170. 28 FT wide x 15 FT high, Overlap - track wit adjustable floor pulley. (2) 1702 Master carrier solid polyethylene wheels. (32) 1701 single carrier solid polyethylene wheels. (7) 1708 Hanging Clamp. (1) CPS-2 Center Pipe Support. (1) 1703 Live End pulley. (1) 1704 dead End pulley. (2) 1709 Ens Stop. (1) 2805 Adjustable Floor Pulley. 98 ft Sash Cord #8 by the foot (from 1000 ft spool) Black 1728. (2) 1707 Lap Clamp. (2) 1700-16 Besteel Channel 16 ft.
GG	Remove and replace 20 EA of (2) 1724 Suspended Splice Clamps.
Exterior Ceiling:	
HH	Remove and replace 1,600 SF of cement board ceiling.
Lighting System:	
II	Remove and replace 20 EA of 18 x 18 LED RGBWA Par zoom CAVS.
JJ	Remove and replace 6 EA of RGBW 19 Deg. Profile Fixture CAVS.
KK	Remove and replace 10 EA of RGBW 26eg Profile Fixture CAVS.
LL	Remove and replace 4 EA of 3W 54 Cyclorama Fixture CAVS.
MM	Remove and replace 39 EA of MEGA CLAMPS.
NN	Remove and replace 39 EA of Safety Cables.
OO	Remove and replace 1 EA of ELATION SPLITTER OPTO BRANCH 8.
PP	Remove and replace 1 EA of ELATION Show Designer 2CF Lighting Console.
Roofing System:	
QQ	Remove and replace 4,600 SF of Modified Bitumen Roofing with granular surface.
Sound System:	
RR	Remove and replace 8 EA of TURB-NuQ122, Turbosound 2 Way 12" Full Range Loudspeaker for Potable PA Applications 80" x 50" dispersion.
SS	Remove and replace 1 EA of TURB-NUQ118B Turbosound 18" Ban Pass Subwoofer for Portable PA Applications.
TT	Remove and replace 1 EA of BEHR-X32 BEHRINGER 40-IMPULS, 25 Bus Digital Mixing Console with 32 Programmable MIDAS Preamps, 25 Motorized Faders, Channel LCD's, 32 Channel Audio Interface.
UU	Remove and replace 2 EA of Powersoft 4804-4CH Amp Quattrocanali.
VV	Remove and replace 4 EA of AT-U85 3R UniPoint Series Cardioid Condenser Hanging Microphone
WW	WW. Remove and replace 4 EA of WHIR-IM2 Direct Box - IMP2, Whirlwind TRHL transformer.
XX	Remove and replace 4 EA of XC-PP25 25 FT CABLE 1/4" TS to SAME.

YY	Remove and replace 2 EA of SENN-506667, Instrument microphone set with (3) e 604 (cardioid, dynamic), (3) MZH 604 clips and (3) carrying pouches (3.1 lbs).
ZZ	Remove and replace 24 EA of XCP-XLR25 25 FT XLR-3M to XLR-3M to XLR-3F (PREMIUM).
AAA	Remove and replace 4 EA of ULTI-TS80 B, Original Speaker Stand - Black.
BBB	Remove and replace 4 EA of SENN-XSW 2-MER-A Wireless lavalier set Includes (1) EM XSW 2, (1) SK XSW, (1) ME 2-II lavalier microphone (omnidirectional, condenser) and (1) NT 12-5 CW, freq: A (548-572 MHz).
CCC	Remove and replace 4 EA of SENN-SKM 835-XSW-A Handheld transmitter equipped with e835 cardioid dynamic capsule & mute switch, frequency range: A (548-572 MHz).
DDD	Remove and replace 1 EA of SENN-ASA 214-UHF Active antenna splitter with DC power distribution for ew G3 and ew G4 receivers. Includes (1) NT -1-1 power supply and (8) BNC cables.
EEE	Remove and replace 2 EA of SENN-A 1031-U Receiving / transmitting antenna, passive, omnidirectional, BNC connector, 3/8 " mounting thread.
FFF	Remove and replace 3 EA of EART-UltraLITE - 5 S Five Person Full Duplex Wireless Intercome. Includes: 5 UltraLITE Single Ear Wireless Headsets, 5 Rechargeable Li-ion Batteries, Multi Charger Softside Case.
GGG	Remove and replace 2 EA of SENN-3-PACK e 835 Handheld microphone set with 3 e 835 (cardioid, dynamic), 3 MZH 800 clips and carrying punches (3.5 lbs).
HHH	Video System:
III	Remove and replace 1 EA of EPSON Pro L1070W. 3LCD Laser Projector.
JJJ	Remove and replace 1 EA of Targa Projection Screen 10 ft wide 6 ft high.
KKK	Remove and replace 1 EA of Projector, Ceiling Mount.
LLL	Remove and replace 1 EA of AV Projector Enclosure.
{03-026} First Floor Room 144 Women's Toilet (8 FT x 14 FT):	
MMM	Remove and replace 4 EA of 2 FT x 2 FT acoustic ceiling tiles.
{03-027} First Floor Room 143 Unisex Toilet (8 FT x 9 FT):	
NNN	Remove and replace 3 EA of 2 FT x 2 FT acoustic ceiling tiles.
{03-029} First Floor Room 142 Storage (6 FT x 12 FT):	
OOO	Remove and replace 2 EA of 2 FT x 2 FT acoustic ceiling tiles.
{03-031} First Floor Room 112A Office of Anesthesia Studies (15 FT x 30 FT):	
PPP	Remove and replace 1 EA of light, 2 FT x 4 FT fluorescent, 4 tube
{03-033} First Floor Room 115 Dean of Center for Practical Research (10 FT x 18 FT):	
QQQ	Remove and replace 1 EA of light, 2 FT x 2 FT fluorescent, 2 tube
{03-039} First Floor Room B05 Office (12 FT x 12 FT):	
RRR	Remove and replace 1 EA of light, 2 FT x 4 FT fluorescent, 4 tube
SSS	Remove and replace 1 EA of light, 2 FT x 2 FT fluorescent, 2 tube
{03-040} First Floor Room B11 Occupational Therapy (16 FT x 20 FT):	
TTT	Remove and replace 3 EA of 2 FT x 2 FT acoustic ceiling tiles.
406 Hazard Mitigation Proposal (HMP) Scope of Work	
1	Apply a complete waterproof, protective paint coating on 15,500 S.F. of wind/water-damaged exterior concrete walls to prevent scaling, staining, peeling and mold growth. Include two coats of waterproof sealer, one coat of primer and two coats of latex paint.

2	Apply one/two coats of waterproof sealer over 700 S.F. of wood deck/railing/structural members to keep moisture from penetrating the surface and prevent rotting and weakening of assemblies by weather conditions.
3	Apply 1 coat of primer on 765 S.F. of wind/water-damaged exterior soffit to prevent scaling, staining, peeling and mold growth.
4	Apply 676 S.F. of safety film over skylight to help prevent cracking and breakage by wind or debris impact and subsequent water infiltration.
5	Anchor 3 Ea. air handling units to concrete roof slab using an anchoring system such as wire rope tie downs to prevent overturning and displacement that can cause damages to waterproofing system and subsequent water infiltration. Install a complete and reinforced SBS waterproofing system on 34,100 S.F. of concrete roof to prevent wind and water damage to the system itself and subsequent water intrusion that could cause interior damage. Install 1,526 L.F. of cap flashing over parapet wall/along roof perimeter edge to prevent detachment of membrane and water intrusion through stucco cracks. Install 1,526 L.F. of termination bar along roof perimeter to prevent detachment and damage to waterproofing membrane and subsequent water intrusion. Remove and replace 42 Ea. roof drains to improve drainage capacity and accomplish comprehensive mitigation.
6	Furnish and install a 277/480 - 900 kVA emergency power generator including concrete pad to ensure uninterrupted services of this critical facility and to maintain climate control to prevent future, similar interior and content damages due to humidity and mold.
7	Furnish and install an 18 Ton back-up A/C unit connected to the power generator to ensure climate control in the Amphitheater and prevent future interior and content damages due to humidity and mold.

BBA SOW

[DI 257899] UPR Ciencias Médicas Edificio 003 Enfermería y Anexo

System: Electrical:

1. Disaster Related Damage Component:

Second Floor Room Lab 267 (58 FT x 58 FT):

Building Interior, 4 each of light 1 FT x 4 FT (2) lamp suspend fluorescent, dislodged and not working by water infiltration -Site Inspection Photos 0596, 0597, 0598, 0599, 0% work completed.

Third Floor Room 310 Classroom (29 FT x 30 FT):

Building Interior, 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, shorted out by electrical power fluctuations, 0% work completed.

Second Floor Room 208 Women's Restroom (15 FT x 23 FT):

Building Interior, 1 each of light, 2 FT x 2 FT fluorescent, 2 tube, recessed, shorted out by electrical power fluctuations- Site Inspection Photo 8938, 0% work completed.

Second Floor Room 265 Control Room (6 FT x 17 FT):

Building Interior, 2 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, shorted out by electrical power fluctuations - Site Inspection Photo 9949, 0% work completed.

Second Floor Room 266 Data Room (4 FT x 5 FT):

Building Interior, 1 each of lighting Control Panel, 60A 120/208V 50/60 Hz, Grafik Eye by Lutron, CGP8-1204M60-20-CGP270, shorted out by electrical power fluctuations – Site Inspection Photo 9987, 0% work completed.

First Floor Room Amphitheater (39 FT x 39 FT):

Building Interior, 15 each of lighting, stage, Altman, Cat number 1KI6-40, 40 degree Beam Spread, rendered inoperable by electrical power fluctuations - Site Inspection Photo 9975, 0% work completed.

First Floor Room Amphitheater (39 FT x 39 FT):

Building Interior, 17 each of lighting, theater, recessed, 6 IN diameter, rendered inoperable by electrical power fluctuations - Site Inspection Photo 9990, 0% work completed.

First Floor Room 112A Office of Anesthesia Studies (15 FT x 30 FT):

Building Interior, 1 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, shorted out by electrical power fluctuations - Site Inspection Photo 9609, 0% work completed.

First Floor Room 115 Dean of Center for Practical Research (10 FT x 18 FT):

Building Interior, 1 each of light, 2 FT x 2 FT fluorescent, 2 tube, recessed, shorted out by electrical power fluctuations - Site Inspection Photo 9878, 0% work completed.

First Floor Room B05 Office (12 FT x 12 FT):

Building Interior, 1 each of light, 2 FT x 4 FT fluorescent, 4 tube, recessed, shorted out by electrical power fluctuations - Site Inspection Photo 0436, 0% work completed.

First Floor Room B05 Office (12 FT x 12 FT):

Building Interior, 1 each of light, 2 FT x 2 FT fluorescent, 2 tube, recessed, shorted out by electrical power fluctuations - Site Inspection Photo 0435, 0% work completed.

BBA Details:

Education Sector Industry Standard:

Lighting Controls - 2018 IECC / Section C405.2 Lighting Controls (Mandatory) C405.2.1 Occupant Sensor Controls.

a. Disaster Damage Work Required: Remove and replace damaged number as noted above per classroom lighting fixtures.

b. BBA Pre-disaster condition: The lighting system in this classroom were operable prior to the event. Lighting fixtures are powered through an electrical circuit with a commercial type 1 pole lever switch.

c. BBA Work required: Install twenty-five (25) ceiling mounted occupancy sensors one (1) for each classroom or area damaged lighting is functional dependent on sensor to meet code requirement and operate lighting fixture system. The sensor shall be positioned in the ceiling, room area centered to allow for the best functionality.

END SOW DI 257899

PW: 06201:

DI: 153099 UPR Ciencias Médicas Edificio 007 Estacionamiento 1 y Centro de estudiantes

{00-001} Exterior General:

A	Remove and replace 28 each of covered pedestrian walkway and seating cover, polycarbonate sheets and aluminum framings, 1/4 IN x 4 FT x 13 FT
B	Remove and replace 18 each of covered pedestrian walkway side panel, polycarbonate sheets and aluminum framings, 1/4 IN x 4 FT x 4 FT
C	Remove and replace 12 each of covered pedestrian walkway, lighting fixture, fluorescent, 1 FT x 4 FT, 2 tubes, surface mounted
D	Remove and replace 10 each of covered corridor, lighting fixture, high pressure sodium (HPS), 16 IN x 16 IN, 2 bulbs
E	Remove and replace 15 each of parking structure, lighting fixture, high pressure sodium (HPS), 18 IN x 18 IN, 2 bulbs
F	Remove and replace 15 each of parking structure, lighting fixture, fluorescent, 18 IN diameter, 1 bulb
G	Remove and replace 264 SF of walls, cement plastering finish, 1/4 IN, spalling
H	Prep and paint 8,720 SF of surfaces
{00-002} Roofing System:	
A	Remove and replace 1,700 SF of roof, Built-Up Roofing (BUR) membrane
B	Remove and replace roof reglet flashing, 6 IN, metal, 20 FT long
C	Remove and replace roof cap flashing, 12 IN, metal, 40 FT long
D	Remove and replace roof ridge cap, 2 FT wide, metal, 18 FT long
{00-003} Interior General:	
A	Prep and paint 2,000 SF of surfaces
{01-009} 4th Floor Room 301 Capila Ecuménica (14 FT x 23 FT):	
A	A. Remove and replace 3 each of ceiling, acoustic tile, 2 FT x 2 FT
B	Remove and replace 46 SF of ceiling, gypsum panelboard soffit, 5/8 IN thick x 24 IN width
{01-010} 4th Floor Room 303 Salón de Reuniones y Estudio (10 FT x 12 FT):	
A	Remove and replace 7 each of ceiling, acoustic tile, 2 FT x 4 FT
B	Remove and replace cove base, vinyl, 4 IN, 12 LF long
C	Remove and replace 10 SF of flooring, Vinyl Composition Tile (VCT), 12 IN x 12 IN
{01-011} 4th Floor Room 304 Oficina Ejecutiva Consejo General de Estudiantes (10 FT x 12 FT):	
A	Remove and replace 6 each of ceiling, acoustic tile, 2 FT x 4 FT, suspended
{01-013} 4th Floor Área de Descanso (7 FT x 12 FT):	
A	Remove and replace 4 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
{01-015} 4th Floor Room 305 Sala del Consejo General de Estudiantes (24 FT x 28 FT):	
A	Remove and replace 42 each of ceiling, acoustic tile, 2 FT x 4 FT, suspended
{02-016} 3rd Floor Área Abierta Principal (39 FT x 111 FT):	
A	Remove and replace 18 each of light fixture, fluorescent, 2 FT x 4 FT, 4 tubes, surface mounted
B	Remove and replace 12 each of ceiling fan, 3 FT blade, 96 IN down rod, metal, surface mounted
{02-018} 3rd Floor Room 204 Comedor (15 FT x 20 FT):	
A	Remove and replace 1 each of light fixture, fluorescent, 1 FT x 4 FT, 2 tubes, surface mounted
{02-020} 2nd Level Parking Structure (120 FT x 330 FT):	
A	Remove and replace 8,000 SF of under the deck surface
{02-021} 1st Level Parking Structure (120 FT x 330 FT):	
A	Remove and replace 8,000 SF of under the deck surface

{02-022} 1st Floor Room 107 Oficina del Director (13 FT x 17 FT):	
A	Remove and replace 3 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
{02-024} 1st Floor Room 105 Almacen (3 FT x 4 FT):	
A	Remove and replace 2 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
{02-025} 1st Floor Room 104 Cuarto de Descanso (7 FT x 8 FT):	
A	Remove and replace 4 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
{02-026} 1st Floor Room 103 Administración (9 FT x 10 FT):	
A	Remove and replace 2 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
{02-028} 1st Floor Room 102 Baños Unisex (5 FT x 7 FT):	
A	Remove and replace 3 each of ceiling, acoustic tile, 2 FT x 2 FT, suspended
Scope Notes:	
1	Staging area of 4,000 S.F. repair was included for this DI as per MOR.
406 Hazard Mitigation Proposal (HMP) Scope of Work	
A. Pedestrian Walkway: (Supplementary)	
1	Add strap cables with adequate bolts, nuts and washers to secure aluminum framing to concrete lateral base. Estimated 29 cables, 14 LF each. (Align strap cables with framing to reduce its appearance from inside of tunnel.)
2	Add 1,456 SF of protective film over 28 EA polycarbonate sheets to provide impact-resistance redundancy.
B. Roof Membrane: (Supplementary)	
Per Method of Repair, 1,700 SF out of 8,500 SF (about 20%) of roof covering was directly damaged by the Hurricane and will be replaced in-kind by PA. To ensure optimal protection through new membrane and prevent similar interior damages, the replacement of the remaining 80% is proposed:	
1	Remove the remaining 6,800 SF of previous waterproofing.
2	Apply 6,800 SF of 4-ply Built-Up Roofing (BUR) membrane.
3	Install approximately 375 LF of termination bar around roof perimeter to protect new membrane against uplift.
4	Install the remaining 355 LF of reglet flashing around roof perimeter to protect new membrane against rollback (20 FT included in PA SOW).
C. Metal Roof: (Supplementary)	
1	Secure the 15 EA ribbed metal panels with standard screws with corrosion-resistant hex-head self-drilling screws with rubber or neoprene washers to prevent water intrusion through fastener penetrations.
2	Secure the 18 LF of metal ridge cap with two row of fasteners per side of ridge line, spaced at least 3 IN to 6 IN o.c, per recommendations of FEMA Recovery Advisory: Metal Roof Systems in High-Wind Regions.
End of SOW DI: 153099	
PW: 06201:	
DI: 257900 - UPR Ciencias Médicas Edificio 008 ACTU-CEMI	
{00-001} Exterior General:	
A	Prep and paint 9,347 SF of exterior surfaces
{00-002} Roofing System:	
A	Remove and replace 11,185 SF of roof, Built-Up Roofing (BUR) membrane
B	Remove and replace 360 SF of roof ribbed metal panel
{00-003} Rooftop:	

A	Remove and replace 5 each of AC, 10-ton, package unit
{00-004} Interior General:	
A	Prep and paint 16,281 SF of surfaces
B	Remove and replace window perimeter sealant, elastomeric, 645 LF long
{01-005} 1st Floor Room 144 Reception (11 FT X 25 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-006} 1st Floor Room 145 Corridors (3 FT X 16 FT) + (4 FT X 57 FT) + (6 FT X 55 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-007} 1st Floor Room 172A Storage (7 FT X 7 FT):	
A	Remove and replace 40 SF of drywall system, 5/8 IN X 10 FT, gypsum panelboard, 2 sides, 4 IN soundproofing insulation
B	Remove and replace 40 SF of drywall system, metal studs, 3-5/8 IN @ 16 IN OC X 10 FT, deformed
C	Remove and replace cove base, vinyl, 4 IN, 28 LF long
D	Remove and replace 16 SF of flooring, Vinyl Composition Tile (VCT), 12 IN X 12 IN
{01-009} 1st Floor Room 169 Office (13 FT X 13 FT):	
A	Remove and replace 16 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-010} 1st Floor Room 168 Office (9 FT X 17 FT):	
A	Remove and replace 153 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-011} 1st Floor Room 166 Office (10 FT X 12 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-014} 1st Floor Room 163 Office (8 FT X 11 FT):	
A	Remove and replace 88 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
B	Remove and replace 12 SF of flooring, Vinyl Composition Tile (VCT), 12 IN X 12 IN
{01-015} 1st Floor Room 162 (10 FT X 11 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
B	Remove and replace cove base, vinyl, 4 IN, 21 LF long
C	Remove and replace 40 SF of flooring, Vinyl Composition Tile (VCT), 12 IN X 12 IN, deformed
{01-016} 1st Floor Room 161 Office (10 FT X 15 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-017} 1st Floor Room 160 Files (11 FT X 22 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
B	Remove and replace 1 each of light fixture, fluorescent, 2 FT X 4 FT, 4 tubes, recessed
{01-018} 1st Floor Room 159 Conference (15 FT X 24 FT):	
A	Remove and replace 16 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
B	Remove and replace 50 SF of surfaces, plaster finish, concrete, ¼ IN
{01-019} 1st Floor Room 159A Toilet (5 FT X 6 FT):	
A	Remove and replace 30 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
B	Remove and replace 1 each of ceiling, exhaust fan, 80 CFM, recessed
{01-020} 1st Floor Room 158 Break Room (9 FT X 19 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-022} 1st Floor Room 154 Exam (7 FT X 10 FT):	

A	Remove and replace 4 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-031} 1st Floor Room 128C Office (10 FT X 11 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 4 FT, suspended
{01-033} 1st Floor Room 141 Laboratory (8 FT X 16 FT):	
A	Remove and replace 128 SF of ceiling system, acoustic tile, 2 FT X 4 FT, suspended
B	Remove and replace 12 SF of flooring, Vinyl Composition Tile (VCT), 12 IN X 12 IN
{01-036} 1st Floor Room 122 (6 FT X 8 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 4 FT, suspended
{01-038} 1st Floor Room 120 (7 FT X 9 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 4 FT, suspended
{01-039} 1st Floor Room 119 (7 FT X 8 FT):	
A	Remove and replace 4 SF of ceiling system, acoustic tile, 2 FT X 4 FT, suspended
{01-040} 1st Floor Room 118 (7 FT X 9 FT):	
A	Remove and replace cove base, vinyl, 4 IN, 16 LF long
{01-041} 1st Floor Room 117 Exam (7 FT X 9 FT):	
A	Remove and replace 63 SF of flooring, Vinyl Composition Tile (VCT), 12 IN X 12 IN
{01-045} 1st Floor Room 132 (10 FT X 11 FT):	
A	Remove and replace 24 SF of surfaces, plaster finish, concrete, ¼ IN
B	Remove and replace cove base, vinyl, 4 IN, 16 LF long
{01-046} 1st Floor Room 133 (10 FT X 11 FT):	
A	Remove and replace 16 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-047} 1st Floor Room 134 Storage (5 FT X 6 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-048} 1st Floor Room 135 Office (10 FT X 15 FT):	
A	Remove and replace 9 SF of surfaces, plaster finish, concrete, ¼ IN, deformed
{01-050} 1st Floor Room 130 Toilet (6 FT X 7 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-054} 1st Floor Room 140 Storage (9 FT X 10 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-058} 1st Floor Room 123 Conference (12 FT X 21 FT):	
A	Remove and replace cove base, vinyl, 4 IN, 21 LF long
{01-062} 1st Floor Room 112 Exam (8 FT X 14 FT):	
A	Remove and replace 8 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{01-063} 1st Floor Room 104 Office (10 FT X 12 FT):	
A	Remove and replace 12 SF of ceiling system, acoustic tile, 2 FT X 2 FT, suspended
{02-065} Mold:	
A	Perform mold remediation to 11,121 SF (Please refer to Scope note #1)
Scope notes:	
1. FEMA has obligated emergency work projects to address the immediate threats within the applicant's disaster damaged facilities in order to allow classes to resume. The emergency mold remediation work will allow the applicant to continue operation until permanent work is done. Please refer to Project 67621.	
2. Staging area of 4,000 S.F. repair was included for this DI as per MOR.	

406 HMP Scope	
A. Roof: (Supplementary)	
1	Remove the remaining 360 SF of Built-Up Roofing (BUR) membrane.
2	Install 11,545 SF of roof fill, such as perlite or vermiculite, at least 2 IN thick, to slope roof towards existing drainages.
3	Install the remaining 360 SF of roof waterproofing membrane.
4	Install 603 LF of termination bar around roof perimeter to protect new membrane against uplift.
5	Install 603 LF of metal flashing around roof perimeter to protect new membrane against rollback.
6	Install 130 EA additional fasteners to secure the new 360 SF ribbed metal roof (36 fasteners per 100 SF).
B. Mechanical Equipment: (Supplementary)	
7	Secure the 5 EA 10-ton AC units to structure by installing 2 cross strap down cables, 5/16" clear coated aluminum wire with galvanized turn buckles and accessories on the compressors side to protect the most vulnerable portion of each unit.
8	Protect the 5 EA 10-ton AC units by installing a surge protector for each equipment.
END OF SOW DI 257900	

PW: 09388:	
DI: 153096 - UPR Ciencias Médicas Edificio 009 Escuela de Farmacia	
{00-001} Building Envelope - Pharmacy School:	
A	Prepare and paint, 7,000 SF of building exterior surfaces.
{00-002} Building Envelope - Pharmacy Museum:	
A	Prepare and paint, 400 SF of building exterior surfaces.
{00-003} Roofing System:	
A	Remove and replace, 14,950 SF of 3-ply asphalt built up roofing (Scope Note #1).
{00-005} General Interior - Pharmacy School:	
A	Remove and replace, 7 each of Acoustic ceiling tile, 2 FT long x 2 FT wide.
{00-006} General Interior - Pharmacy Museum:	
A	Remove and replace, 8 each of Acoustic ceiling tile, 2 FT long x 2 FT wide.
Scope notes:	
1. Some amounts were adjusted as per method of repair. See documents labeled: <i>DI153096-DR4339PR-Method of Repair.pdf</i>	
406 HMP Scope	
Exterior Walls:	
1.	Apply one coat of primer and two coats of waterproof sealer on 7,000 SF <i>Pharmacy School</i> and 400 SF <i>Pharmacy Museum</i> of exterior walls prior to paint job to prevent water damage.
Roofing System:	
1	Install termination bar along 975 LF of roof perimeter to protect waterproof membrane from detachment and uplifting by wind.

2	Install 1 each rooftop scupper drainage every 10 LF of parapet wall, 98 scuppers total, to improve roof drainage capacity and prevent ponding that could damage the waterproof membrane.
END Of SOW DI 153096	
PW: 09388:	
DI:153111 - UPR Ciencias Médicas Edificio 010 Anfiteatro Jaime Benítez	
{00-001} Exterior Walls:	
A	Prepare and paint, 3,000 SF of concrete wall surface.
{00-002} Cracked and Spalled Exterior Walls:	
A	Repair, 12 SF of Pre-cast concrete beam, 2 FT wide x 6 FT high, spalled and cracked.
{00-003} Second Floor, Room 201: 16FT X 12FT X 14FT:	
A	Prepare and paint, 768 SF of building interior surfaces.
{00-003} Second Floor, Room 204A: 6FT X 4FT X 14FT:	
A	Prepare and paint, Building Interior, 24 SF.
406 HMP Scope	
Exterior Walls:	
1	Remove the remaining 360 SF of Built-Up Roofing (BUR) membrane.
B. Mechanical Equipment: (Supplementary)	
1	
END Of SOW DI 257900	

23. APPENDIX G:

FEMA Alternative Procedures

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