

**UNIVERSITY OF PUERTO RICO  
CENTRAL ADMINISTRATION  
NOTICE OF REQUEST FOR PROPOSAL RFP #DRO 24-030 / 10531  
DESIGN AND SUPERVISION SERVICES**

Administración  
Central  
Universidad de  
Puerto Rico

**Timeline:**

**RFP publication date:** February 15, 2024.

**Site visit (Not Compulsory)** February 21, 2024, Time: 10:00am  
Location: Lobby of Building Ana Maria O'Neil.

**Deadline for Request  
for Information by email:** February 27, 2024, Time: on or before 4:30pm.

**Response for Request  
for Information by email:** March 6, 2024, Time: on or before 4:30pm.

The proposal must be submitted **by email on or before 11:59pm (AST) on April 4, 2024**. Address the indicated contacts in Section II (Mr. Julio Collazo Rivera, attention to Arch. Alejandro Argüelles Rodríguez and Eng. Luis F. Vilá Calderón). **The University of Puerto Rico (UPR) will accept offers via email in digital PDF format at [upprecovery.rfp@upr.edu](mailto:upprecovery.rfp@upr.edu).**



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 **10531- DRO-2-24-RRP Reconditioning and Repairs of 5 Buildings, PH Group 01 in Río Piedras 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.

Oficina de  
Desarrollo  
Físico e  
Infraestructura

The project will impact 5 buildings at the University of Puerto Rico, Río Piedras Campus: Ana Maria O'Neil, Juan Jose Osuna, Carmen Rivera Alvarado, Ramon Emeterio Betances y Beatriz Lasalle. The rehabilitation tasks consider surfaces treatment, roof waterproofing, window replacement, acoustic tile replacement among others. 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. 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 rehabilitation 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 structure's year of construction, it may be necessary lead or asbestos inventories, abatement specifications to define the hazardous materials SOW in relation to the scope of the damages to be repaired. Four facilities are historic buildings: Juan Jose Osuna, Ana Maria O'Neil, and Carmen Rivera Alvarado.

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.

Jardín Botánico Sur  
1187 Calle Flamboyán  
San Juan PR  
00926-1117  
Tel 787-250-0000  
Fax 787-250-6568

  
Julio Collazo (Feb 13, 2024 10:21 AST)  
Julio A. Collazo Rivera, Director

# REQUEST FOR PROPOSAL FOR:

## DESIGN AND SUPERVISION SERVICES FOR

Project Number: 10531- DRO-02-2024-RRP

Project Title: Reconditioning and Repairs of 5 buildings, PH Group 01 in Río Piedras Campus

RFP #DRO 24-030/ 10531

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: 10531- DRO-2-24-RRP Reconditioning and Repairs of 5 Buildings, PH Group 01 in Río Piedras Campus**(“The Project”). This Program is \$ 824,886,120.82 which 90% (\$742,397,509.52) funded by FEMA and 10% matching funds of CDBG-DR Non-Federal Match Program and 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.

## 2. CONTACT AND TIMELINE

The RFP shall be sent and addressed to:

**Mr. Julio Collazo Rivera**

**Director**

Office of Physical Development & Infrastructure

**Attention to:**

**Arch. Alejandro Argüelles Rodríguez, Director**

**Eng. Luis F. Vilá Calderón, Field Operation Manager**

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:** [upprecovery.rfp@upr.edu](mailto:upprecovery.rfp@upr.edu)

**NOTICE:** Interested proponents **must** register receipt of this RFP and confirm their intent to participate at [upprecovery.rfp@upr.edu](mailto:upprecovery.rfp@upr.edu). **Failure to register via email will result in automatic disqualification.** Registered proponents will receive the following when applicable:

- Notice of changes or cancelation of the RFP;
- Addendums (Responses to questions or clarifications, additional documents, etc.);
- Time extensions;
- Notice of award.

Receipt registration must include the following information:

1. Company's name.
2. Representative's name.
3. Representative's email.
4. Interested proponents who are employees or contractors of the UPR are obligated to disclose their relationship with the University when confirming their interest in participating. For more information, please see Section 15.2.2 of this RFP.

### **Performance Evaluation**

Please be advised that the resulting contract from this Request for Proposal (RFP) process will be subject to a series of performance evaluations throughout its term. By assessing the performance of the contractor at different stages of the contract term, the University aims to uphold the principles of fairness, transparency, and efficiency in government procurement. The evaluations will seek to review contractors' performance in the following or more areas: quality standards, delivery timelines, regulatory requirements, level of quality and value for the resources invested, and professionalism. The feedback obtained through performance evaluations can be used to identify areas for improvement and optimize the procurement process in the future, enabling the contractor and the University to learn from past experiences and enhance its practices for better outcomes.

### 3. TIMELINE AND SUBMISSION DATE

Description	Date
RFP publication	February 15, 2023.
Site Visit (Not Compulsory): Location: Lobby of Building Ana Maria Oneil. Be advised that interested proponents must register via email. Please provide the complete company name, representative's name and email.	February 21, 2024 Time: 10:00 a.m.
Deadline for Request for Information (RFI) by email	February 27, 2024, Time: on or before 4:30pm Atlantic Standard Time (AST)
Response for Request for Information by email	March 6, 2024, 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 (Mr. Julio Collazo Rivera, Attention to Eng. Carlos Hiraldo and Eng. Eliezer Collazo)	April 4, 2024, Time: on or before 11:59pm Atlantic Standard Time (AST).
Award Notification	May 2024
Execution of Agreement	May 2024

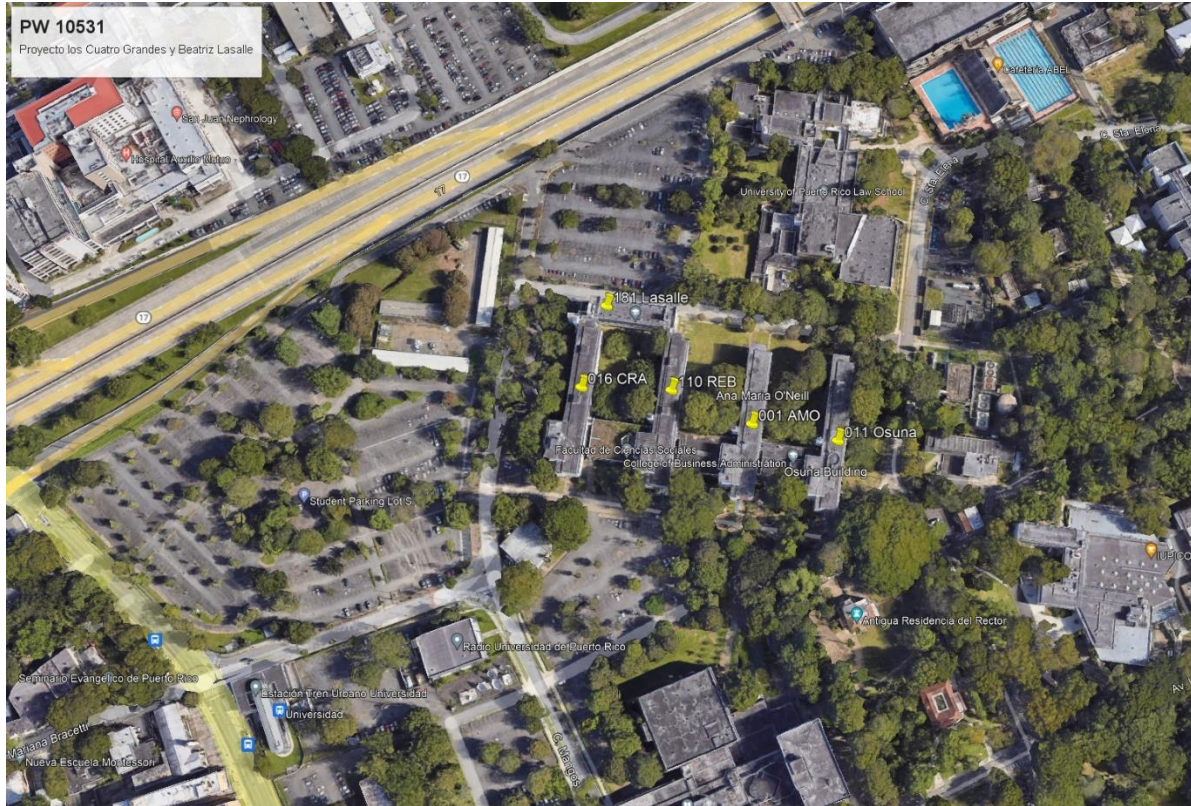
The proposal must be compiled in digital PDF format. The dates may be subject to change at the discretion of the UPR. Interested proponents have the responsibility of verifying and checking the email from which they issued a notice of receipt of this RFP, as was indicated in Section 2 of this RFP. All 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 one Project Worksheets 10531, which contains 5 DI's that will impact 5 buildings at the University of Puerto Rico, Río Piedras Campus: Ana Maria O'Neil, Juan Jose Osuna, Carmen Rivera Alvarado, Ramon Emeterio Betances y Beatriz Lasalle. In general terms, the scope of the project contemplates repair tasks to restore facilities to pre-disaster condition. The rehabilitation tasks consider surfaces treatment, roof waterproofing, window replacement, acoustic tile replacement among others.

PW	DI	Building
10531	156333	UPR Rio Piedras Edificio 001 Ana María Oneil
10531	156340	UPR Rio Piedras Edificio 011 Juan José Osuna
10531	156344	UPR Rio Piedras Edificio 016 Carmen Rivera de Alvarado
10531	158724	UPR Rio Piedras Edificio 110 Ramón Emeterio Betances
10531	158746	UPR Rio Piedras Edificio 181 Beatriz Lassalle

## Location Map



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 all impacted buildings of the project. 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:
- Visit and identify the FEMA damages (as per SOW Appendix)
  - Validation of the strategy with the owner (UPR ORD & UPR Campus)
  - As Built
  - Design (schematic, design development, construction documents), technical specifications, cost estimates, schedules, and bidding phase assistance.)
  - Infrastructure, safety, energy efficiency and technology measures in accordance with the hazard mitigation scope
  - Abatement for lead and asbestos materials
  - Endorsements and Permits
  - Technical Studies as Additional Services (detailed or described the possible)
  - Field Supervision
  - 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 rehabilitation 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 structure's year of construction, it may be necessary lead or asbestos inventories, abatement specifications to define the hazardous materials SOW in relation to the scope of the damages to be repaired. Four facilities are historic buildings: **Juan Jose Osuna, Ana Maria O'Neil, Carmen Rivera Alvarado and Ramón Emeterio Betances.**

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), Record of Environmental Consideration (REC), Bipartisan Budget Act of 2018, Pub. L. No. 115-123, § 20601, 132 Stat. 64 (2018) approved work included in this document, as applies. 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.

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

5.1.5 As 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.

5.1.6 The 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.

5.1.7 The 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.

5.1.8 As 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 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. Proponents should respond clearly and completely to all requirements. Failure to respond to each of the requirements in the RFP will be grounds for disqualification. **Disqualified proponents will not be considered by the Evaluation Committee. The proponent must carefully examine the RFP documents and submit Appendix E as required. 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 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. Response checklist must represent the reality of submitted documents. If a proponent fails to submit documentation as indicated in the Response Checklist, the proponent will be automatically disqualified from consideration. No exceptions will be made to this requirement.

### **Request for Information (RFI)**

An RFI or clarification shall be addressed by email to: [uprecovery.rfp@upr.edu](mailto:uprecovery.rfp@upr.edu) on or before the date established in this document and must reference this specific RFP (**RFP #DRO 24-030 / 10531**) 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, corrections, 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 [uprecovery.rfp@upr.edu](mailto:uprecovery.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 is 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, vision statements and organizational chart.

**Experience and strategy in providing the services (up to 20 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 5 points)
- Please indicate whether you have experience working with public or federal entities, and years of experience performing like services. Specify the entities and supervisor of the work. The UPR may call said entities. (up to 5 points)
- Provide specific examples, detailing the services or tasks previously provided by the entity as considered in this RFP. (up to 5 points)
- Detail your firm's understanding of the challenges and barriers that may arise in a project like this and the proposed approach to effectively overcome these barriers. (up to 3 points)
- Identify potential risk factors associated with this project and proposed strategies for dealing with these factors to avoid adverse effects to the project's performance. (up to 2 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 considered as an additional reference to those minimally required.

**Cost Estimate Breakdown (up to 10 points)**

- Provide Construction Cost Estimate Breakdown based in SOW provided in **Appendix F**. Separated PW's (up to 10 points)

**Cost Proposal (30 points) – Refer to Appendix D – Cost Proposal**

- Proponent with lower proposal (30 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 (up to 5 points) – Refer to Appendix D – Cost Proposal**

- Proponent with lower % of fee for additional SOW (up to 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**

<b>Description</b>	<b>Points</b>
<b>Experience and strategy in providing the services</b>	<b>20</b>
<b>Team qualifications</b>	<b>25</b>
<b>Proponent references</b>	<b>5</b>
<b>Cost Proposal Breakdowns</b>	<b>10</b>
<b>Cost Proposal</b>	<b>30</b>
<b>Cost Proposal % Fee for additional SOW</b>	<b>5</b>
<b>Total</b>	<b>95</b>
<b>Section 3 Business concerns and MWBE</b>	<b>5</b>
<b>Total</b>	<b>100</b>

## 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 into all contractual matters between the UPR and the awarded firm, including final professional services fee compensation, contract 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 [uprecovery.rfp@upr.edu](mailto:uprecovery.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 sent 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 do UPR employees or current contractors 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 the 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 accessing and using the information provided by the UPR for the purpose of proposal submission, and, 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. Conflict of Interest: As defined by the "Organic Law of the Office of Government Ethics of Puerto Rico," Law No. 1 of January 3, 2012, as amended, a Conflict of Interest is a situation in which personal or economic interest is or may reasonably be in conflict with the public interest.

15.2.2. Interested proponents who are employees or contractors of the UPR are obligated to disclose their relationship with the University when confirming their interest in participating. For UPR employees, it is mandatory to notify and disclose the nature of the relationship and the campus where such a relationship exists. For contractors, it is mandatory to notify and disclose any active contracts with the University, including the campus or subsidiary corporations in which services are rendered, contract term, quantity, and registration number. This information will be analyzed on a case-by-case basis, in accordance with the "Organic Law of the Office of Government Ethics of Puerto Rico," Law No. 1 of January 3, 2012, as amended, and all applicable local, state, and federal laws and regulations. The UPR will determine if the interested proponent will be disqualified for conflict of interest, or if a waiver from the Government Ethics Office will be sufficient to remediate said appearance of conflict of interest. If an interested proponent fails to provide accurate information, the UPR reserves the right to disqualify the proponent outright or cancel the award, if already granted.

- 15.2.3. 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).
- 15.2.4. 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.
- 15.2.5. 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 the 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.
- 15.2.5.1. 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.
- 15.2.5.2. 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.
- 15.2.5.3. 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:
- 15.2.5.3.1. Ownership of certain financial instruments or investments like stock, bonds, or real Estate.
- 15.2.5.3.2. 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 with 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. Cost analysis for proposal; Proponent’s Responsibility**

15.4.1. All proponents are required to perform an independent and thorough analysis of the cost estimate related to the project and their design and supervision services. Proponents are responsible for determining the accuracy and completeness of the cost estimate independently. Proponents are solely responsible for the accuracy and completeness of the cost proposal submitted.

**15.5. No responsibility of the UPR regarding the use of information**

15.5.1. The information provided by the UPR in reference to this RFP is intended solely for good faith and for the purpose of facilitating the proposal submission process. It is provided as a convenience to proponents and should not be relied upon as the sole basis for proposals, neither should be interpreted as the norm for every request and procurement process. The UPR shall not be held responsible for the accuracy, completeness, or reliability of the information provided for proposal submission. The UPR disclaims all liability for any errors, omissions, or discrepancies in the information presented in connection with this RFP.

**15.6. Proponent’s Expenses**

15.6.1. 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.

**15.7. Selection of proposal in best interest of the UPR**

15.7.1. 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.

**15.8. Number of Awards**

15.8.1. 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").

**15.9. Withdrawal Proposals**

15.9.1. 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.

**15.10. SAM Registration**

15.10.1. 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.

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

15.11.1. 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.

15.11.2. 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 the 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.

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

**15.12. Ownership of Proposals**

15.12.1. 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.

**15.13. Confidentiality of Proposals**

15.13.1. 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.

**15.14. Collection and Use of Personal Information**

15.14.1. 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.



**15.15. RFP and Proposal as Part of Agreement**

15.15.1. 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.

**15.16. Non-Assignment**

15.16.1. 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.

**15.17. Causes for Disqualification**

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

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

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

15.17.4. 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.

15.17.5. Failure to register via email will result in automatic disqualification.

15.17.6. As indicated in **Section 7** of this RFP, before signing and submitting the proposal for this Project, interested proponents must submit Appendix E – Response Checklist. Response checklist must represent the reality of submitted documents. If a proponent fails to submit documentation as indicated in the Response Checklist, the proponent will be automatically disqualified from consideration. No exceptions will be made to this requirement.

**15.18. Performance Evaluation**

15.18.1. Please be advised that the resulting contract from this Request for Proposal (RFP) process will be subject to a series of performance evaluations throughout its term. By assessing the performance of the contractor at different stages of the contract term, the University aims to uphold the principles of fairness, transparency, and efficiency in government procurement. The evaluations will seek to review contractors' performance in the following or more areas: quality standards, delivery timelines, regulatory requirements, level of quality and value for the resources invested, and professionalism. The feedback obtained through performance evaluations can be used to identify areas for improvement and optimize the procurement process in the future, enabling the contractor and the University to learn from past experiences and enhance its practices for better outcomes.

### 15.19. No Bid

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

### 15.20. Sub-Contracts or Consultants of the Awarded Proponent

- 15.20.1. All federal and state law and regulations requirements apply to subcontractors. 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						

Initials \_\_\_\_\_

**III. LIST BELOW ACTIVE AND PREVIOUS CONTRACTS WITH THE UNIVERSITY**

Proponents with active and previous contracts with the University must notify and disclose such contract(s), including the campus or subsidiary corporations in which services are rendered, contract term, quantity, and registration number. The performance directly related to those services will be considered as an additional reference to those minimally required.

No.	Contract Registration Number	Campus or subsidiary corporations in which services are rendered	Contract Term	Quantity
1				
2				
3				
4				
5				
6				
7				

**IV. LIST BELOW CONTRACTS IN HAND**

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

**V. EXECUTIVE SUMMARY**

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

**VI. EXPERIENCE DESCRIPTION AND STRATEGY IN PROVIDING THE SERVICES**

- 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. Please indicate whether you have experience working with public or federal entities, and years of experience performing like services. Specify the entities. Provide specific examples, detailing the services or tasks previously provided by the entity as considered in this RFP. Detail your firm's understanding of the challenges and barriers that may arise in a project like this and the proposed approach to effectively overcome these barriers. Identify potential risk factors associated with this project and proposed strategies for dealing with these factors to avoid adverse effects to the project's performance.

**VII. 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.

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 24-030 / 10531**

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 the 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 24-030 / 10531**

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 24-030 / 10531** 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.

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Signature of Proposer's Authorized Representative

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Date

---

Printed Name of Proposer's Authorized Representative

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**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 24-030 / 10531**

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 24-030 / 10531**

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 \$1,000,000.00

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 <sup>th</sup> Street S.W Washington, DC 20410
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## 20. APPENDIX D COST PROPOSAL

### **COST PROPOSAL**

**RE: Reconditioning and Repairs of PH and NH Group 02 Buildings at the University of Puerto Rico in Humacao Campus**  
**RFP #DRO 24-030 / 10531**

**\*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.

<b>COST PROPOSAL</b>		
<b>Group #10531</b>		
(156333) UPR Rio Piedras Edificio 001 Ana María Oneil, (156340) UPR Rio Piedras Edificio 011 Juan José Osuna, (156344) UPR Rio Piedras Edificio 016 Carmen Rivera de Alvarado, (158724) UPR Rio Piedras Edificio 110 Ramón Emeterio Betances, (158746) UPR Rio Piedras Edificio 181 Beatriz Lassalle		
Estimated Construction Cost for the proposed development: \$ _____ (required)		
Professional design and supervision fees have been computed based on the estimated construction cost mention above:		
<b>PHASE</b>	<b>TIME (Calendar Days)</b>	<b>FEE</b>
<b>BASIC Services:</b>		
Schematic design <small>(Validates the damages, schematic plans and estimate, development of the scope alignment and/or improved project strategy for submit to FEMA/COR3.)</small>	___ days	\$
Preliminary design	___ days	\$
Construction Documents	___ days	\$
Bidding and Negotiation	N/A	\$
<b>Design Subtotal*:</b>	N/A	\$
<b>Supervision:</b>	_____ months x \$ _____ monthly	\$
<b>BASIC SERVICES TOTAL:</b>		\$
<b>Additional Services:</b> • As-Built	___ days	\$
<b>Reimbursable Expenses**:</b> <small>For fees, stamps, and filing costs related to endorsements and permits from permit regulatory offices.</small>	N/A	\$

Initials \_\_\_\_\_

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

\*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 possible Additional Services the UPR reserves the right to adjust the Additional Services cost breakdown.

Description of the possible Additional Services
Lead and Asbestos sampling

The UPR establishes an amount of **\$30,000.00** for 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 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 \_\_\_\_\_

Initials \_\_\_\_\_

**Addendum No. 2**– Description: \_\_\_\_\_

Date \_\_\_\_\_

**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\_\_\_\_.

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

**Seal (if Bidder is a Corporation)**

Initials \_\_\_\_\_

## 21. **APPENDIX E** **RESPONSE CHECKLIST**

## Response Checklist

In response to this RFP, the proponent certifies that the following requirements are met. Interested proponents are required to submit the completed Appendix E – Response Checklist along with the proposal for this RFP. The Response Checklist must accurately represent the content of the submitted documents. Failure to submit the documentation as indicated in the Response Checklist will result in the automatic disqualification of the proponent from consideration. No exceptions will be made to this requirement.

- Registered for participation for this RFP at [uprrecovery.rfp@upr.edu](mailto:uprrecovery.rfp@upr.edu). **Failure to register via email will result in automatic disqualification.**
- Letter of Intent 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, address, telephone, e-mail address, and SAM Entity Identifier Number. In addition, the letter of intent must identify the name and number of the RFP and date of submittal.
- Active** Registration on SAM.gov.
- Completed and signed Appendix A - Statement of the Bidder.
- Completed Part 1 through 6 in the Statement of the Bidder, Appendix A.
- Attached resumes of all firm personnel teamwork (or/and sub-contractors, specialized trades consultants, if any) who will be providing the services.
- Completed additional SOW Fee Percentage (%) in Appendix D – Cost Proposal.
- If any space does not apply in Appendix D – Cost Proposal, (N/A) or other information shall be placed instead.
- Acknowledgement of the Addendums in Appendix D – Cost Proposal, if applicable.
- Signed** and **sealed** Appendix D – Cost Proposal following the instruction in Section 7 - REQUIRED DOCUMENTS FOR THE SUBMISSION OF THE PROPOSAL.
- Cost Estimate Breakdown based on SOW provided in Appendix F – Scope of Work.
- Federal Documents in Appendix B (Lobbying Certification, Non-Conflict of Interest Certification and Limited Denial of Participation Affidavit).
- 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.

## **22. APPENDIX F**

# **SCOPE OF WORK**

<b>156333 UPR Río Piedras Edificio 001 Ana María O'Neil</b>	
<b>{00-001}</b>	
<b>General:</b>	
A.	Prepare Prime and Paint, 39,500 SF (in-kind)
B.	Remove and Replace (in-kind), 2 each of HVAC, roof top condensing units system, 3.5 Tons
C.	Remove and Replace (in-kind), 2 each of HVAC, roof top condensing unit, 5 ton
D.	Remove and Replace (in-kind), 2 each of HVAC, exhaust fan, 30 IN
E.	Remove and Reset (in-kind), 1 each of window panels, glazed aluminum, 5 FT x 12 FT
F.	Remove and Reset (in-kind), 4 each of window glazing, aluminum frame, 2 FT x 5 FT
<b>East Facade:</b>	
A.	Remove and Reset (in-kind), 4 each of window, aluminum jalousie, 3 FT (H) x 5 FT - 8 IN (W)
B.	Remove and Reset (in-kind), 1 each of window, aluminum jalousie, 3 FT (W) x 5 FT - 8 IN (H)
C.	Remove and Reset (in-kind), 66 each of window, aluminum jalousie with glass, 3 FT (W) x 5 FT - 8 IN (H)
<b>Elevator:</b>	
A.	Remove and Replace (in-kind), 1 each of elevator HL6 control panel digital card
B.	Remove and Replace (in-kind), 1 each of elevator floor selection system with band
C.	Remove and Replace (in-kind), 1 each of elevator door operator digital card
D.	Remove and Replace (in-kind), 1 each of elevator infrared sensor
E.	Remove and Replace (in-kind), 1 each of elevator interior cabin alarm
F.	Remove and Replace (in-kind), 1 each of elevator above cabin inspection box
G.	Remove and Replace (in-kind), 4 each of elevator floor limit sensors and leveling
H.	Remove and Replace (in-kind), 1 each of elevator cabin interior emergency light
I.	Remove and Replace (in-kind), 1 each of elevator shaft pit stop switch
J.	Remove and Replace (in-kind), 1 each of elevator cabin interior extraction vent
K.	Remove and Replace (in-kind), 1 each of elevator interior cabin floor indicator
L.	Remove and Replace (in-kind), 126 SF of elevator interior wall panel
<b>North Facade:</b>	
<b>Hallway - Second Floor:</b>	
A.	Repair (in-kind), 4 each of window, aluminum frame, glass jalousie, 1 FT - 6 IN x 2 FT - 6 IN
<b>West Facade:</b>	
<b>Hallway:</b>	
A.	Remove and Reset (in-kind), 21 each of clerestory glazing, aluminum frame, 2FTx12 FT, loose
<b>{00-002} Roofing System:</b>	
A.	Remove and Replace (in-kind), 18,189 SF of roof, BUR, asphalt (see scope note 1)



B.	Remove and Replace (in-kind), roof, flashing, metal, 26 GA 12 IN, 200 LF long
C.	Clean (in-kind), 16 each of drains, 4 IN
<b>{00-003} General:</b>	
A.	Prepare Prime and Paint 118,500 SF of building interior
<b>{02-005} Fourth Floor Room 401 E Office (14FT X 15FT):</b>	
A.	Remove and Replace (in-kind) 40 SF of ceiling, 2FTx2FT acoustic tile, tegular, suspended
<b>{02-006} Fourth Floor Room 402 Classroom (21FT X 35FT):</b>	
A	Remove and Replace (in-kind) 160 SF of ceiling, 2FTx4FT acoustic tile, tegular, suspended
<b>{02-008} Fourth Floor P4 Hallways &amp; Stairs (8FT X 332FT):</b>	
A	Remove and Replace (in-kind) 1 each of exit sign, windblown
<b>{03-009} Third Floor Room 303 Computer’s Laboratory (26FT X 26FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door & frame, SC, wood frame, painted, 3FT X 7FT
<b>{03-009a} Third Floor Classroom 305 Computer (21FT X 35FT):</b>	
A.	Remove and Replace (in-kind) 1 each of AC mini split unit 36,000 BTU
<b>{03-009b} Third Floor Classroom 307 Computer (21FT X 35FT):</b>	
A.	Remove and Replace (in-kind) 1 each of AC mini split unit 36,000 BTU
<b>{03-010} Third Floor P3 Hallways &amp; Stairs (8FT X 380FT):</b>	
A.	Remove and Replace (in-kind) 2 each of exit sign
<b>{04-011} Second Floor P2 Hallways &amp; Stairs (573 SF):</b>	
A.	Remove and Replace (in-kind) 150 SF of ceiling, wood plank with plaster
<b>{05-012} First Floor Room 101D Computer Center (25FT X 28FT):</b>	
A.	Remove and Replace (in-kind) 700 SF of ceiling, 2FT X 2FT acoustic tile, tegular, suspended
B.	Remove and Replace (in-kind) 700 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) 700 SF of floor, VCT, 12X12 IN
D.	Remove and Replace (in-kind) wall base, 4 IN vinyl, 106 LF long
E.	Remove and Replace (in-kind) 1 each of Mini Split System, 36,000 BTU
<h2>406 HMP Scope</h2>	
<b>A. Roof Mitigation:</b>	
	A.1 Replace 18,189 SF roof, BUR, asphalt with modified bituminous membrane roof assembly.
	A.2 Install 18,189 SF of insulation or light weight cementitious fill sloped to facilitate drainage
<b>B. Openings Mitigation: Window Mitigation:</b>	
	B.1 Remove and replace 342 EA - 3’ x 5’-9” jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
	B.2 Remove and replace 23 EA - 3’ x 3’ jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
	B.3 Remove and replace 1EA - 3’ x 5’ jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).

	B.4 Remove and replace 3EA – 2-6"x5-9" jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
	B.5 Remove and replace 51 EA – 3' x 1'-5" picture glass window, fixed, high performance tempered glazing
	B.6 Remove and replace 51 EA – 17' x 1'-5" picture glass window, fixed, high performance tempered glazing
	B.7 Remove and replace 1 EA – 72' x 1'-5" picture glass window, fixed, high performance tempered glazing
	B.8 Remove and replace 1 EA – 4'-8" x 1'-5" picture glass window, fixed, high performance tempered glazing
	B.9 Remove and replace 2 EA – 9' x 1'-5" picture glass window, fixed, high performance tempered glazing
	B.10 Remove and replace 3 EA – 5' x 1'-5" picture glass window, fixed, high performance tempered glazing.
	B.11 Remove and replace 2 EA – 2'-10" x 3' picture glass window, fixed, highperformance tempered glazing. B.12 Remove and replace 1 EA - 3' x 3' jalousie windows using Windows,Aluminum, Commercial grade, Stock units, Awning Type (Jalousie). B.13 Remove and replace 1 EA – 2'-6"x 4' Metal louver for stormproof metal louversto avoid water infiltration damages. B.14 Remove and replace 2 EA – 4'x 4' Metal louver for stormproof metal louvers toavoid water infiltration damages. B.15 Remove and replace 1 EA – 2'x 2' Metal louver for stormproof resistant metallouvers to avoid water infiltration damages.
	Door Mitigation B.16 Remove and replace 55 EA – Doors, exterior, steel, commercial, flush, 20 ga., 1-3/4" x 7'-0" x 3'-6" wide, (With view panel at classrooms) B.17 Remove and replace 14 Doors, exterior, aluminum and glass, swing, tempered,1/2" thick, 3' x 7' opening, incl. hardware
	.
	B.18 Provide Door weatherstripping to 69 Metal and aluminum and glass doors to avoidwater infiltration damages.
<b>C.Load Path Mitigation</b>	
	Anchoring Assembly for Roof mounted A/C Units
	C.1 Install 1 EA – 3'x3'x3' A/C Anchoring System
	C.2 Install 3 EA – 6'x6'x 6' A/C Anchoring System
	C.3 Install 2 EA- Exhaust fan Anchoring System

<b>156340 UPR Río Piedras Edificio 011 Juan José Osuna</b>	
<b>{00-001} Building Envelope:</b>	
A.	Prepare Prime and Paint, 59,072 SF (in-kind)
C.	Remove and Replace (in-kind), 24 SF of ceiling, 3/8 IN thick cement plaster
D.	Remove and Replace (in-kind), mechanical, 4 IN pipe, carbon steel, insulated, 40 LF long
<b>West Facade:</b>	
<b>Hallway:</b>	
A.	Remove, repair, and reset (in-kind), 24 each of window, fixed glass, aluminum frame, 4 FT (W) x 1 FT - 3 IN (H), unsealed and loose
<b>{00-002} Roofing System:</b>	
A.	Remove and Replace (in-kind), 21,010 SF of roof, built up roofing
B.	Remove and Replace (in-kind), flashing, 12 IN, metal, 1,075 LF long
C.	Clean (in-kind), roof drains, 40 LF long
D.	Remove and Replace (in-kind), 1 each of exhaust fan, roof mounted, centrifugal, down blast, 4 FT DIA
E.	Remove and Replace (in-kind), 2 each of AC Unit, split, 2 ton
F.	Remove and Replace (in-kind), 1 each of AC Unit, split, 16 ton
<b>{00-003} General:</b>	
A.	Prepare Prime and Paint, 177,216 SF of Building Interior
<b>Elevator:</b>	
A.	Remove and Replace (in-kind) 1 each of elevator floor selection system band included
B.	Remove and Replace (in-kind) 1 each of elevator door operator digital card
C.	Remove and Replace (in-kind) 1 each of elevator infrared sensor
D.	Remove and Replace (in-kind) 1 each of elevator emergency phone
E.	Remove and Replace (in-kind) 1 each of elevator above cabin inspection box
F.	Remove and Replace (in-kind) 4 each of elevator floor limit sensors and leveling
G.	Remove and Replace (in-kind) 1 each of elevator shaft pit stop switch
H.	Remove and Replace (in-kind) 1 each of elevator cabin interior extraction vent
I.	Remove and Replace (in-kind) 1 each of elevator interior cabin floor indicator
<b>{00-004} Mechanical (Floors 1 through 4):</b>	
A.	Remove and Replace (in-kind) 960 SF of HVAC ductwork insulation, 5th Floor
B.	Remove and Replace (in-kind) 5,838 SF of HVAC ductwork insulation, 4th Floor
C.	Remove and Replace (in-kind) 5,004 SF of HVAC ductwork insulation, 3rd Floor
D.	Remove and Replace (in-kind) 7,038 SF of HVAC ductwork insulation, 2nd Floor
E.	Remove and Replace (in-kind) 7,038 SF of HVAC ductwork insulation, 1st Floor
<b>{01-005} Fifth Floor Room 500 Professor's Lounge (10FT x 35 FT):</b>	
A.	Remove and Replace (in-kind) 350 SF of ceiling soffit, 5/8 IN drywall, painted
B.	Remove and Replace (in-kind) 1 each of door and frame, aluminum, glass sliding, 2 leaf, 96IN x 120IN, broken glass
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 90 LF long

D.	Remove and Replace (in-kind) 350 SF of floor, VCT, 12IN x12 IN
<b>{01-006} Fifth Floor Room 500A Storage (7FT x 9FT):</b>	
A.	Remove and Replace (in-kind) 63 SF of ceiling soffit, 5/8IN drywall, painted
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 32 LF long
C.	Remove and Replace (in-kind) 63 SF of floor, VCT, 12IN x 12IN
<b>{01-007} Fifth Floor Room 500B Elevator's Mechanical Room (17FT x 18FT):</b>	
A.	Remove and Replace (in-kind) 1 each of elevator, electronic control panel, 2 FT x 3 FT
B.	Remove and Replace (in-kind) 1 each of door, wood, 36IN x 80IN, painted
<b>{02-011} Fourth Floor Room 403 Mens Restroom (6FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door, wood, 36IN x 80IN, painted
<b>{02-016} Fourth Floor Room 412 Classroom (17FT x 29FT):</b>	
A.	Remove and Replace (in-kind) 493 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 493 SF of ceiling, suspended metal grid, sagged
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 88 LF long
D.	Remove and Replace (in-kind) 493 SF of floor, VCT, 12IN x 12IN
<b>{02-017} Fourth Floor Room 413 Classroom (29FT x 37FT):</b>	
A.	Remove and Replace (in-kind) 1,073 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1,073 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) 2 each of door and frame, semi-solid wood, 36IN x 80IN, painted
D.	Remove and Replace (in-kind) wiring, communication, 50 LF long
E.	Remove and Replace (in-kind) base, 4 IN vinyl, 131 LF long, unglued
F.	Remove and Replace (in-kind) 1,073 SF of floor, VCT, 12IN x 12IN
<b>{02-018} Fourth Floor Room 413 A &amp; B, A/C Closet (4FT x 6FT):</b>	
A.	Remove and Replace (in-kind) 2 each of door and frame, semi-solid wood, 36IN x 80IN, painted
<b>{02-020} Fourth Floor Room 414 Classroom (29FT x 36FT):</b>	
A.	Remove and Replace (in-kind) 2 each of door and frame, semi-solid wood, 36IN x 80IN, painted
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 130 LF long
C.	Remove and Replace (in-kind) 1,044 SF of floor, VCT, 12IN x 12IN
<b>{02-021} Fourth Floor Room 414A Communication Closet (4FT x 6FT):</b>	
A.	Remove and Replace (in-kind) 325 SF of plywood wall, 1/2 IN, painted
<b>{02-022} Fourth Floor Room 414B Storage (4FT x 6FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 24 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) 2 each of door and frame, semi-solid wood, 36IN x 80IN
D.	Remove and Replace (in-kind) base, 4 IN vinyl, 19 LF long
E.	Remove and Replace (in-kind) 24 SF of floor, VCT, 12IN x 12IN
<b>{02-023} Fourth Floor Room 415 Classroom (30FT x 40FT):</b>	
A.	Remove and Replace (in-kind) 1,200 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1,200 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 139 LF long
D.	Remove and Replace (in-kind) 1,200 SF of floor, VCT, 12IN x 12IN
E.	Remove and Replace (in-kind) 67 SF of ductwork, metal, insulation, 8 IN x 12 IN x 100 LF

<b>{02-025} Fourth Floor Room 416/417 Classroom (30FT x 71FT):</b>	
A.	Remove and Replace (in-kind) 4 SF of ceiling, 3/8 IN plaster
B.	Remove and Replace (in-kind) 300 SF of wall, 1/2 IN plywood (both sides), metal studs and channel frame
C.	Remove and Replace (in-kind) 3 each of door, semi-solid wood, 36IN x 80IN, with lite, 6 IN x 40 IN
D.	Remove and Replace (in-kind) base, 4 IN vinyl, 185 LF long
E.	Remove and Replace (in-kind) 2,130 SF of floor, VCT, 12IN x 12IN
<b>{02-029} Fourth Floor Room 418 Classroom (29FT x 37FT):</b>	
A.	Remove and Replace (in-kind) 3 each of door and frame, semi-solid wood, 36IN x 80IN, glass insert 6IN x 40IN, painted
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 185 LF long
C.	Remove and Replace (in-kind) 1,073 SF of floor, VCT, 12IN x 12IN
<b>{02-031} Fourth Floor Room 418B Storage (4FT x 6FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of floor, VCT, 12IN x 12IN
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 19 LF long
<b>{02-032} Fourth Floor Hallway (10FT x 300FT):</b>	
A.	Remove and Replace (in-kind) 100 SF of ceiling, 3/8 IN cement plaster
B.	Remove and Replace (in-kind) 12 each of light, 16 IN x 48 IN fluorescent, 4 tube, surface mounted wraparound
<b>{03-034} Third Floor Room 311 Administrative Offices (23FT x 29FT):</b>	
A.	Remove and Replace (in-kind) 667 SF of ceiling, textured plaster surfacing, stained
B.	Remove and Replace (in-kind) 2 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 110 LF long
D.	Remove and Replace (in-kind) 667 SF of floor, VCT, 12IN x 12IN
E.	Remove and Replace (in-kind) 140 SF of stage, wood platform, 14FT x 10FT
<b>{03-035} Third Floor Room 312 Amphitheater (29FT x 47FT):</b>	
A.	Remove and Replace (in-kind) 2 each of door, semi-solid wood, 36IN x 80IN, glass insert 6IN x 40IN, painted
B.	Remove and Replace (in-kind) 150 each of fixed theater chair, vinyl cushion seat & back, metal back & frame, wood armrest
<b>{03-036} Third Floor Room 313 Students Association Office (10FT x 16FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 50 LF long
C.	Remove and Replace (in-kind) 160 SF of floor, VCT, 12IN x 12IN
<b>{03-037} Third Floor Room 314 Classroom (22FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
B.	Remove and Replace (in-kind) 660 SF of floor, VCT, 12IN x 12IN
<b>{03-038} Third Floor Room 315 Classroom (22FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
B.	Remove and Replace (in-kind) 660 SF of ceiling, textured plaster surfacing
<b>{03-039} Third Floor Room 316 Classroom (22FT x 30FT):</b>	

A.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
<b>{03-040} Third Floor Room 317 Classroom (22FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 20 SF of ceiling, texture acoustic
B.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
<b>{03-041} Third Floor Room 319 Classroom (22FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
B.	Remove and Replace (in-kind) 660 SF of floor, VCT, 12IN x 12IN
<b>{03-042} Third Floor Room 320 Classroom (22FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 660 SF of ceiling, textured plaster surfacing, painted, stained
B.	Remove and Replace (in-kind) 1 each of door, semi-solid wood, 36IN x 80IN, narrow lite, painted
<b>{03-043} Third Floor Hallway (10FT x 300FT):</b>	
A.	Remove and Replace (in-kind) 4 SF of ceiling, textured acoustic
B.	Remove and Replace (in-kind) 1 each of bulletin board, cork, wall mounted, 4FTx8FT
C.	Remove and Replace (in-kind) 5 each of light, 4 IN x 48 IN fluorescent, 2 tube, surface mount w/ acrylic cover
<b>{04-044} Second Floor Room 210 Library (30FT x 82FT):</b>	
A.	Remove and Replace (in-kind) 2,460 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 2,460 SF of ceiling, suspended metal grid
B.	Remove and Replace (in-kind) 2,460 SF of ceiling, foil layer insulation, Type 1
<b>{04-045} Second Floor Room 210A Office (18FT x 31FT):</b>	
A.	Remove and Replace (in-kind) 558 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 90 SF of wall, 5/8 IN drywall
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 95 LF long
D.	Remove and Replace (in-kind) 558 SF of floor, VCT, 12IN x 12IN
<b>{04-046} Second Floor Room 210B Classroom (18FT x 25FT):</b>	
A.	Remove and Replace (in-kind) 450 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 90 SF of wall, 5/8 IN drywall
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 84 LF long
D.	Remove and Replace (in-kind) 450 SF of floor, VCT, 12IN x 12IN
<b>{04-047} Second Floor Room 211 Office (9FT x 8FT):</b>	
A.	Remove and Replace (in-kind) 72 SF of ceiling, textured acoustic ceiling
B.	Remove and Replace (in-kind) 1 each of door, wood, SC, 36IN x 80IN
<b>{04-048} Second Floor Room 212 Office (23FT x 30FT):</b>	
A.	Remove and Replace (in-kind) 690 SF of ceiling, 2FTx2FT acoustic tile, tegular
B.	Remove and Replace (in-kind) 690 SF of ceiling, suspended metal grid
<b>{04-049} Second Floor Room 213 Classroom (29FT x 32FT):</b>	
A.	Remove and Replace (in-kind) 928 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 928 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) 1 each of door, wood, SC, 36IN x 80IN, painted
<b>{04-050} Second Floor Room 216 Inactive Area (11FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 165 SF of ceiling, 2FT x 4FT acoustic tile, suspended

B.	Remove and Replace (in-kind) 165 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 51 LF long
D.	Remove and Replace (in-kind) 165 SF of floor, VCT, 12IN x 12IN
<b>{04-051} Second Floor Room 217 Inactive Area (29FT x 65FT):</b>	
A.	Remove and Replace (in-kind) pipe insulation, 4 IN, 4 LF long
<b>{04-052} Second Floor Room 221 Classroom (20FT x 30FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 100 LF long
B.	Remove and Replace (in-kind) 579 SF of floor, VCT, 12IN x 12IN
<b>{05-053} First Floor Room 103 Classroom (12FT x 14FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 52 LF long
B.	Remove and Replace (in-kind) 168 SF of floor, VCT, 12IN x 12IN
<b>{05-055} First Floor Room 111 Classroom (34FT x 37FT):</b>	
A.	Remove and Replace (in-kind) 1,258 SF of ceiling, 2FTx2FT acoustic tile, suspended, tegular
B.	Remove and Replace (in-kind) 1,258 SF of ceiling, suspended metal grid
<b>{05-056} First Floor Room 109 Library (40FT x 61FT):</b>	
A.	Remove and Replace (in-kind) 2,440 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 2,440 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 202 LF long
D.	Remove and Replace (in-kind) 2,440 SF of floor, VCT, 12IN x 12IN
<b>{05-057} First Floor Room 109-7 Multi- Use Classroom (25FT x 40FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 130 LF long
B.	Remove and Replace (in-kind) 1,000 SF of floor, VCT, 12IN x 12IN
<b>{05-058} First Floor Room 109-2 Group Study 2 (8FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 86 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 38 LF long
C.	Remove and Replace (in-kind) 88 SF of floor, VCT, 12IN x 12IN
<b>{05-059} First Floor Room 109-3 Group Study 3 (8FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 143 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 143 SF of ceiling, suspended metal grid
<b>{05-059a} First Floor Room 109-4 Group Study 4 (8FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 86 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) base, 4 IN vinyl, 38 LF long
C.	Remove and Replace (in-kind) 88 SF of floor, VCT, 12IN x 12IN
<b>{05-060} First Floor Room 109-1 Group Study 1 (8FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 86 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 86 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 38 LF long
D.	Remove and Replace (in-kind) 88 SF of floor, VCT, 12IN x 12IN
<b>{05-061} First Floor Room 109-5 Photocopy Room (7FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 77 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 77 SF of ceiling, suspended metal grid
C.	Remove and Replace (in-kind) base, 4 IN vinyl, 36 LF long
D.	Remove and Replace (in-kind) 77 SF of floor, VCT, 12IN x 12IN
<b>{05-062} First Floor Room 113A DTAA (9FT x 12FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 41 LF long

<b>{05-063} First Floor Room 113 Secretaries (14FT x 31FT):</b>	
A.	Remove and Replace (in-kind) 434 SF of floor, VCT, 12IN x 12IN
<b>{05-064} First Floor Room 113C A/C Mechanical Room (11FT x 12FT):</b>	
A.	Remove and Replace (in-kind) pipe insulation, 6 IN asbestos/fiberglass, 80 LF long
<b>{05-065} First Floor Room 113-33 Archives (8FT x 10FT):</b>	
A.	Remove and Replace (in-kind) window, jalousie, loose, dry sealant, 30 LF long
<b>{05-066} First Floor Room 113F Office (8FT x 13FT):</b>	
A.	Remove and Replace (in-kind) 108 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 108 SF of ceiling, suspended metal grid
<b>{05-067} First Floor Room 113G Professor's Office (9FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 108 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 108 SF of ceiling, suspended metal grid
<b>{05-068} First Floor Room 113-14 Kitchenette 34 (6FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 66 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{05-069} First Floor Room 115 Office (11FT x 16FT ):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 52 LF long

<h2>406 HMP Scope</h2>	
<b>A. Roof Mitigation:</b>	
A.1	Remove 21,010 Built-up roofing systems, asphalt flood coat with gravel/slagsurfacing, asphalt base sheet, 4-ply #15 asphalt felt, mopped.
A.2	Install 21,010 SBS Modified Bitumen By layers Roof Membrane by system.
<b>B. Openings Mitigation: Window Mitigation:</b>	
B.1	Remove and replace Building Exterior, 344 ea. 3' x 5'-9" jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.2	Remove and replace Building Exterior 3 ea. 2'-6" x 5'-9" jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.3	Remove and replace Building Exterior 4 ea. 3 ft x 1'-5" ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.4	Remove and replace Building Exterior 15 ea. 3'x 3' ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.5	Remove and replace Building Exterior 5 ea. 5'x 3-5' ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.6	Remove and replace Building Exterior 7 ea. 2'-6"x 5'-8" ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.7	Remove and replace Building Exterior 1 ea. 3'x 4' ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.8	Remove and replace Building Exterior 1 ea. 3'x 4' ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.9	Remove and replace Building Exterior 7 ea. 3'-9"x 8' ft jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.10	Remove and replace Building Exterior 1 ea. 1'-3" x 1'-6" Picture Glass, Incl. frame by
<b>Window, metal, roof, fixed, high performance tempered glazing.</b>	



B.11	Remove and replace Building Exterior 1 ea. 72' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.12	Remove and replace Building Exterior 1 ea. 59' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.13	Remove and replace Building Exterior 1 ea. 15' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.14	Remove and replace Building Exterior 4 ea. 2' x 3' Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.15	Remove and replace Building Exterior 2 ea. 9' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.16	Remove and replace Building Exterior 1 ea. 16' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.17	Remove and replace Building Exterior 15 ea. 18' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.18	Remove and replace Building Exterior 1 ea. 5' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.19	Remove and replace Building Exterior 1 ea. 1'-3" x 97' Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.20	Remove and replace Building Exterior 9 ea. 1'-3" x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.21	Remove and replace Building Exterior 14 ea. 17' x 1'-5" Picture Glass, Incl. frame by <b>Window, metal, roof, fixed, high performance tempered glazing.</b>
B.22	Remove and replace Building Exterior 2 ea. 2'-0" x 2'-0" metal Louver by Louver, aluminum, extruded, with screen, mill finish, fixed blade, continuous line, stormproof.
<b>Door Mitigation</b>	
B.23	Remove and replace 66 ea. metal doors by Doors, exterior, steel, commercial, flush, 20 ga. Incl. hardware.
B.24	Remove and replace 14 Doors, aluminum and glass, swing, tempered, 1/2" thick, 3' x 7' opening, incl. hardware
B.25	Provide Door weatherstripping to 82 each Metal and aluminum and glass doors to avoid
<b>water infiltration damages.</b>	
C. Load Path Mitigation	
<b>Anchoring Assembly for Roof mounted A/C Units</b>	
C.1	Install 4 ea. – "Anchoring Rooftop Equipment - between 10'x10'x10' and 6'x6'x6' in size".

156344 <b>UPR Río Piedras Edificio 016</b> <b>Carmen Rivera de Alvarado</b>	
<b>{00-001} Exterior General:</b>	
A.	Prepare Prime and Paint, 51,867 SF of exterior surfaces
<b>East Facade:</b>	
A.	Remove, Restore and Reset (in-kind), 42 each of window, miami style, 4 FT x 6 FT, wood jalousie, aluminum frame, 3 FT (W) x 5 FT - 8 IN (H)

B.	Remove and Replace (in-kind), 1 each of window, miami style, jalousie, aluminum, 3 FT x 5 FT - 8 IN
C.	Remove and Replace (in-kind), 43 each of window, miami style, jalousie, aluminum, 3 FT (W) x 5 FT - 8 IN (H)
<b>West Facade:</b>	
A.	Remove and Replace (in-kind), 3 each of window, miami style, jalousie, aluminum, 2 FT - 6 IN (W) x 4 FT (H)
<b>Hallway:</b>	
A.	Remove and Replace (in-kind), 27 each of window, miami style, jalousie, aluminum, 2 FT - 6 IN (W) x 4 FT (H)
<b>{00-002} Roofing System:</b>	
A.	Remove and Replace (in-kind), 14,563 SF of roof, Built-Up Roofing (BUR) membrane, 4 ply (see scope note 1)
B.	Remove and Replace (in-kind), roof, flashing, metal, 12 IN, 837 LF long
C.	Remove and Replace (in-kind), 1 each of A/C Split Unit, 2 TON
D.	Remove and Replace (in-kind), 1 each of A/C AHU, 20 TON
E.	Remove and Replace (in-kind), 1 each of A/C disconnect switch
F.	Remove and Replace (in-kind), 2 each of condensing unit, 5 TON
G.	Remove and Replace (in-kind), 1 each of exhaust fan, roof mounted, commercial grade, 36 IN diameter, 1000 CFM, aluminum
H.	Remove and Replace (in-kind), 2 each of door & frame, hollow metal (HM), 1.75 IN x 4 FT x 5 FT, aluminum, painted (Double door for Room 5D machine Room A/A)
I.	Remove and Replace (in-kind), 3 each of window, single glass pane, aluminum frame, 3 FT (W) x 7 FT (H), defective seal gasket/caulking, loosed
<b>{00-003} Interior General:</b>	
A.	Prepare Prime and Paint, 155,601 SF of surfaces
B.	Remove and Replace (in-kind) 1,140 SF of duct work insulation, 2 IN
C.	Remove and Replace (in-kind) 1 each of 4 floors complete elevator unit
<b>East Facade:</b>	
A.	Remove and Replace (in-kind) 13 each of plastic window screen, aluminum frame, 3 FT (W) x 5 FT - 8 FT (H)
B.	Remove and Replace (in-kind) 5 each of plastic window screen, aluminum frame, 3 FT (W) x 5 FT - 8 FT (H)
C.	Remove and Replace (in-kind) 32 each of plastic window screen, aluminum frame, 3 FT (W) x 5 FT - 8 FT (H)
<b>{01-004} 5th Floor Room 5 Classroom (12 FT x 31 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 86 LF long
B.	Remove and Replace (in-kind) 372 SF of flooring, Vinyl Composition Tile (VCT), 12 IN x 12 IN
<b>{02-006} 4th Floor Room 402 Office (9 FT x 11 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 10 LF long
<b>{02-007} 4th Floor Room 406 Meeting Room (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-008} 4th Floor Room 411 Storage (4 FT x 17 FT):</b>	

A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-041} 4th Floor Room 439 Office (12 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-043} 4th Floor Room 441 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-047} 4th Floor Room 445 Office (12 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 156 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-049} 4th Floor Room 447 Office (12 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-052} 4th Floor Room 450 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling system, acoustic tile, 2 FT x 4 FT
B.	Remove and Replace (in-kind) 117 SF of plywood wall, 1/2 IN
<b>{02-055} 4th Floor Room 453 Storage (6 FT x 10 FT):</b>	
A.	Remove and Replace (in-kind) 8 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-056} 4th Floor Room 454 Women Bathroom (10 FT x 15 FT) + (4 FT x 14 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-058} 4th Floor Room 456 Men Bathroom (9 FT x 12 FT):</b>	
A.	Remove and Replace (in-kind) 12 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{02-059} 4th Floor Room 460 East Hallway (12 FT x 160 FT) + (8 FT x 170 FT):</b>	
A.	Remove and Replace (in-kind) 32 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-060.1} Third Floor Room 303 (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-063} 3rd Floor Room 312 Office (17 FT x 24 FT):</b>	
A.	Remove and Replace (in-kind) 408 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-064} 3rd Floor Room 314 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 8 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-065} 3rd Floor Room 315 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 44 LF long
<b>{03-068} Third Floor Room 318 Office (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1 each of door & frame, HC, wood frame, painted, 36IN x 80IN
<b>{03-070} Third Floor Room 320 Office (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended

B.	Remove and Replace (in-kind) 1 each of door & frame, HC, wood frame, painted, 36 IN x 80IN
<b>{03-071} 3rd Floor Room 321 Office (13 FT x 25 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
B.	Remove and Replace (in-kind) 425 SF of wall, hardboard paneling, 1/4 IN, smooth surface, painted
C.	Remove and Replace (in-kind) 1 each of door & frame, hollow core (HC), 1.75 IN x 3 FT x 6 FT 8 IN, wood
<b>{03-072} 3rd Floor Room 322 Director Office (11 FT x 19 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-074} 3rd Floor Room 323 Administrative Area (15 FT x 33 FT):</b>	
A.	Remove and Replace (in-kind) 495 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-077} Third Floor Room 329 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-078} Third Floor Room 330 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-082} Third Floor Room 333 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-084} Third Floor Room 335 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-085} 3rd Floor Room 336 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-087} Third Floor Room 337 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-088} 3rd Floor Room 338 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 8 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-089} Third Floor Room 339 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-093} 3rd Floor Room 343 Office (7 FT x 15 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-096} Third Floor Room 346 No Name (7FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 105 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{03-097} 3rd Floor Room 347 Meeting Room (14 FT x 28 FT):</b>	
A.	Remove and Replace (in-kind) 392 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
B.	Remove and Replace (in-kind) 392 SF of ceiling system, metal grid, 2 FT x 4 FT, suspended
<b>{03-099} 3rd Floor Room 349 Classroom (21 FT x 28 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended

B.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 98 LF long
<b>{03-100} 3rd Floor Room 350 Classroom (17 FT x 17 FT):</b>	
A.	Remove and Replace (in-kind) 289 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{03-101} Third Floor Room 351 Classroom (17FT x 17FT):</b>	
A.	Remove and Replace (in-kind) 289 SF of ceiling, 2x4 acoustic tile, suspended
<b>{03-102} 3rd Floor Room 352 Hall (12 FT x 200 FT) + (8 FT x 147 FT):</b>	
A.	Remove and Replace (in-kind) 15 each of lighting fixture, fluorescent, 1 FT x 4 FT, 2 tubes, surface mounted
<b>{04-105} 2nd Floor Room 209 Classroom (20 FT x 26 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{04-106} 2nd Floor Room 210A Office (6 FT x 9 FT):</b>	
A.	Remove and Replace (in-kind) 54 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
B.	Remove and Replace (in-kind) 54 SF of ceiling system, metal grid, 2 FT x 4 FT, suspended
<b>{04-107} 2nd Floor Room 217 Classroom (22 FT x 30 FT):</b>	
A.	Remove and Replace (in-kind) 32 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
B.	Remove and Replace (in-kind) 1 each of door & frame, hollow core (HC), 1.75 IN x 3 FT x 6 FT 8 IN, wood
<b>{04-108} 2nd Floor Room 218 Hall (12 FT x 211 FT):</b>	
A.	Remove and Replace (in-kind) 15 each of lighting fixture, fluorescent, 2 FT x 4 FT, 2 tubes, surface mounted
<b>{04-109} 2nd Floor Room 220 Classroom (22 FT x 30 FT):</b>	
A.	Remove and Replace (in-kind) 24 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended
<b>{04-110} Second Floor Room 221 Classroom (27FT x 28FT):</b>	
A.	Remove and Replace (in-kind) 756 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{04-111} Second Floor Room 222 Classroom (27FT x 28FT):</b>	
A.	Remove and Replace (in-kind) 756 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{05-113} 1st Floor Room 109 Classroom (25 FT x 30 FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door & frame, hollow core (HC), 1.75 IN x 3 FT x 6 FT 8 IN, wood
B.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 110 LF long
<b>{05-116} 1st Floor Room 128F Storage (8 FT x 18 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 52 LF long
<b>{05-117} 1st Floor Room 128K Psychology Lab (9 FT x 17 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 52 LF long
<b>{05-118} 1st Floor Room 128N Observation Room (7 FT x 11 FT):</b>	
A.	Remove and Replace (in-kind) cove base, vinyl, 4 IN, 36 LF long
<b>{05-119} 1st Floor Room 128P Professor Office (10 FT x 16 FT):</b>	
A.	Remove and Replace (in-kind) 16 SF of ceiling system, acoustic tile, 2 FT x 4 FT, suspended

<h2>406 HMP Scope</h2>	
<b>(IV) Hazard Mitigation Proposal (HMP) Scope of Work</b>	
	To prevent or reduce wind and windblown debris damages to the 5-story reinforced concrete college building in future similar events the Wind Retrofit HMP Package is reasonable for this facility. This building has a 14,563 SF roof.
<b>A. Roof Mitigation:</b>	
A.1	Replace 14,411 SF of SBS Modified Bituminous Membrane roof assembly.
A.2	Install 14,411 of new SBS Modified Bituminous Membrane roof assembly.
<b>B. Openings Mitigation: Window Mitigation:</b>	
B.1	Remove and replace 407 EA - 3'-0" x 5'-9" jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.2	Remove and replace 60 EA 3' x 3' jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie)..
B.3	Remove and replace 3 EA 2'-6" x 5'-9" jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie)..
B.4	Remove and replace 45 EA 1'-9" x 3' jalousie windows using Windows, Aluminum, Commercial grade, Stock units, Awning Type (Jalousie).
B.5	Remove and replace 8 EA 2'-6" x 2'-9" glass jalousie windows using Windows, Aluminum jalousie, Commercial grade, Stock units, Awning Type (Jalousie).
B.6	Remove and replace 18 EA 1'-9" x 3'-0" Glass jalousie windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.7	Remove and replace 3 EA 1'-9" x 17'-5" fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.8	Remove and replace 1 EA 1'-5" x 4' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.9	Remove and replace 8 EA 1'-9" x 18' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.10	Remove and replace 11 EA 1'-9" x 17'-5" fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.11	Remove and replace 1 EA 5'-6" x 8' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.12	Remove and replace 1 EA 5'-5" x 8' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.13	Remove and replace 1 EA 3'-5" x 8' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.14	Remove and replace 1 EA 9' x 5' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.15	Remove and replace 5 EA 2' x 3' Louver using Louver, aluminum, extruded, with screen, mill finish, fixed blade, continuous line, stormproof.
B.16	Remove and replace 18 EA 1'-9" x 18' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing.
B.17	Remove and replace 3 EA 1'-9" x 3' fixed Glass windows using Window, aluminum, fixed glass, high performance tempered glazing. Door Mitigation
B.18	Remove and replace 54 EA – Doors, exterior, steel, commercial, flush, 20 ga., 1-3/4" x 7'-0" x 3'-6" wide, (With view panel at classrooms)
B.19	Remove and replace 12 EA – Doors, glass, swing, tempered, 1/2" thick, 3' x 7' opening, incl. hardware.
B.20	Provide Door weatherstripping to 66 each Metal and aluminum and glass doors to avoid water infiltration damages.

<b>C. Load Path Mitigation</b>	
	Anchoring Assembly for Roof mounted A/C Units
C.1	Install 4 EA – 3' X 3' X 3' A/C Anchoring System

<b>158724 UPR Río Piedras Edificio 110 Ramón Emeterio Betances</b>	
<b>{00-001} General Exterior:</b>	
A.	Prepare Prime and Paint, 4,000 SF of wall paint (10% of total surface)
B.	Remove and Replace (in-kind), 2 each of A/C condensing unit, 3 Ton
C.	Remove and Replace (in-kind), 2 each of A/C condensing split system, 2 Ton
D.	Remove and Replace (in-kind), 2 each of door plywood, 3/4 IN, 4 FT x 5FT
<b>Lobby:</b>	
A.	Remove and Replace (in-kind), 5 each of light fixture, fluorescent 1 FT x 4 FT, 2 tube wraparound
<b>West Facade Hallway:</b>	
A.	Repair (in-kind), 3 each of window, glass jalousie, ALU frame (Refer to photo #8), 2 FT (W) x 1 FT - 3 IN (H)
B.	Repair (in-kind), 4 each of window, glass jalousie, ALU frame (Refer to photo #7), 1 FT - 3 IN x 1 FT - 3 IN (H)
<b>{00-002} Roofing System:</b>	
A.	Remove and Replace (in-kind), 23,000 SF of modified bitumen roof with granular surface (Refer to photo #9 and 10)
B.	Remove and Replace (in-kind), roof flashing, 26-gauge, 16 IN, one bend (Refer to photo # 11), 300 LF long
<b>{00-003} General Interior:</b>	
A.	Prepare Prime and Paint, 11,610 SF of wall and ceiling paint (10% of total surface)
B.	Remove and Replace (in-kind) 1 each of elevator emergency phone
<b>{02-013} Fourth Floor Room 403 (12 FT x 19 FT):</b>	
A.	Remove and Replace (in-kind) 228 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-014} Fourth Floor Room 404 (12 FT x 19 FT):</b>	
A.	Remove and Replace (in-kind) 228 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-019} Fourth Floor Room 406 Director of Sociology and Anthropology (10 FT x 10 FT):</b>	
A.	Remove and Replace (in-kind) 100 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-020} Fourth Floor Room 407 Conference Room (15 FT x 16 FT):</b>	
A.	Remove and Replace (in-kind) 240 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-021} Fourth Floor Room 407A Storage (2 FT x 4 FT):</b>	
A.	Remove and Replace (in-kind) 8 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{02-022} Fourth Floor Room 407B Storage (2 FT x 4 FT):</b>	
A.	Remove and Replace (in-kind) 8 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{02-023} Fourth Floor Room 408 Photocopy Room (13 FT x 14 FT):</b>	
A.	Remove and Replace (in-kind) 182 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended

<b>{02-024} Fourth Floor Room 408A Photocopy Room (13 FT x 14 FT):</b>	
A.	Remove and Replace (in-kind) 182 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-025} Fourth Floor Room 409 Messenger's Office (9 FT x 9 Ft):</b>	
A.	Remove and Replace (in-kind) 81 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-026} Fourth Floor Room 410 Storage (8 FT x 9 FT):</b>	
A.	Remove and Replace (in-kind) 72 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-027} Fourth Floor Room 410A Meeting Room (15 FT x 20 FT):</b>	
A.	Remove and Replace (in-kind) 300 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-028} Fourth Floor Room 410B Kitchenette (8 FT x 9 FT):</b>	
A.	Remove and Replace (in-kind) 72 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-029} Fourth Floor Room 411 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-030} Fourth Floor Room 412 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-031} Fourth Floor Room 413 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-032} Fourth Floor Room 414 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-033} Fourth Floor Room 415 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-034} Fourth Floor Room 416 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-035} Fourth Floor Room 417 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
C.	Remove and Replace (in-kind) 1 each of ceiling air diffuser, aluminum, 2 FT x 2 FT
<b>{02-036} Fourth Floor Room 418 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-037} Fourth Floor Room 419 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
C.	Remove and Replace (in-kind) 1 each of ceiling air diffuser, aluminum, 2 FT x 2 FT
<b>{02-038} Fourth Floor Room 420 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-039} Fourth Floor Room 421 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
C.	Remove and Replace (in-kind) 1 each of ceiling, air conditioning diffuser, 2 FT x 2 FT
<b>{02-040} Fourth Floor Room 422 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid
<b>{02-041} Fourth Floor Room 423 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-042} Fourth Floor Room 424 Professor's Office (10 FT x 13 FT):</b>	



A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-043} Fourth Floor Room 425 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-044} Fourth Floor Room 426 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-045} Fourth Floor Room 427 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-046} Fourth Floor Room 428 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-047} Fourth Floor Room 429 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-048} Fourth Floor Room 430 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-049} Fourth Floor Room 431 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-050} Fourth Floor Room 432 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-051} Fourth Floor Room 433 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-052} Fourth Floor Room 434 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-053} Fourth Floor Room 435 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-054} Fourth Floor Room 436 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-055} Fourth Floor Room 437 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-056} Fourth Floor Room 438 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-057} Fourth Floor Room 439 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-058} Fourth Floor Room 440 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-059} Fourth Floor Room 441 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 Ft x4 FT acoustic tile, suspended
<b>{02-060} Fourth Floor Room 442 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-061} Fourth Floor Room 443 Professor's Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-062} Fourth Floor Room 444 Professor's Office (10 FT x 13 FT):</b>	

A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-064} Fourth Floor Room 446 Professor’s Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 130 SF of ceiling, suspended metal grid, 2 FT x 4 FT
<b>{02-065} Fourth Floor Room 447 Professor’s Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-066} Fourth Floor Room 448 Professor’s Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-068} Fourth Floor Room 450 Professor’s Office (10 FT x 13 FT):</b>	
A.	Remove and Replace (in-kind) 130 SF of ceiling, 2 FT x 4 FT acoustic tile, suspended
<b>{02-070} Fourth Floor Room 455 Electrical Maintenance Office (8 FT x 12 FT):</b>	
A.	Remove and Replace (in-kind) 96 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{02-072} Fourth Floor Room 459 Server Room (3 FT x 7 FT):</b>	
A.	Remove and Replace (in-kind) 21 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{03-074} Third Floor Room 323 Secretary’s Office(11 FT x 12 FT):</b>	
A.	Remove and Replace (in-kind) 1 each of AC, 3 Ton package split unit
B.	Remove and Replace (in-kind) 100 SF of wall, 5/8 IN thick drywall
<b>{04-076} Second Floor Room 201 Office (11 FT x 18 FT):</b>	
A.	Remove and Replace (in-kind) 198 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{04-077} Second Floor Room 226 Meeting Room (12 FT x 2 FT):</b>	
A.	Remove and Replace (in-kind) 240 SF of ceiling, 2 FT x 2 FT acoustic tile, suspended
<b>{04-078} Second Floor Room 226A Office (9 SF x 13 SF):</b>	
A.	Remove and Replace (in-kind) 117 SF of wall, 5/8 IN thick drywall
<b>{04-079} Second Floor Room 237 Faculty Office (17 FT x 30 FT):</b>	
A.	Remove and Replace (in-kind) 100 SF of wall, 5/8 IN thick drywall
B.	Remove and Replace (in-kind) 510 SF of wood floor, mahogany planks, 4 IN wide x 5/8 IN thick, staggered (Refer to photo #23)
<b>{04-080} Second Floor Room 238 Amphitheater (30 FT x 47 FT):</b>	
A.	Remove and Replace (in-kind) 1,410 SF of floor, carpet, commercial grade
B.	Remove and Replace (in-kind) 1 each of SHC wood door, 36 IN x 80 IN, 1 lite 10 IN x 30 IN, security glass (Refer to photo #28)
<b>{05-083} First Floor Room 107 Learning Commons (42 FT x 43 FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 170 LF long
B.	Remove and Replace (in-kind) 1,806 SF of floor, VCT, 12 IN x 12 IN (Refer to photo #29)

<h2>406 HMP Scope</h2>	
1.	Damage #158724; UPR Río Piedras Edificio 110 Ramón Emeterio Betances:
	In order to prevent or reduce future damages from similar events, the applicant proposed the following mitigation measures:
<b>{00-001} General Exterior:</b>	
A.	Supplementary, install 3 Ea. surge protective device to protect (3 ea. A/C condensing unit (3 Ton)) and prevent damages from voltage fluctuations and power surges caused by heavy rain and high velocity wind events. Refer to Appendix J: Section VI. B. pg.194 of the PAPPG V3.1.

B.	Supplementary, install 2 Ea. surge protective device to protect (2 each of A/C condensing split system, 2 Ton) and prevent damages from voltage fluctuations and power surges caused by heavy rain and high velocity wind events. Refer to Appendix J: Section VI. B. pg.194 of the PAPPG V3.1.
C.	Replacement 2 each of door plywood, 3/4 IN, 4 FT x 5FT, loose hinges, replace with metal door (Doors, hollow metal, commercial, steel, flush, full panel, hollow core, 1-3/4" thick, 16 ga., 3'-0" x 7'-0") to prevents wind damages. Refer to Appendix J: Section VIII. I. pg.195 of the PAPPG V3.1. <b>This mitigation measure was accomplished or included in the PA CRC Cost Estimate.</b>
<b>West Facade Hallway:</b>	
D.	Replacement, 3 each of window, glass jalousie, ALU frame (Refer to photo #8), 2 FT (W) x 1 FT - 3 IN (H), broken due to high winds, replace glass with impact-resistant material. (Float glass, tempered, clear, 3/4" thick) to prevents wind damages. Refer to Appendix J: Section VIII. I. 4. pg.195 of the PAPPG V3.1. <b>This mitigation measure was accomplished or included in the PA CRC Cost Estimate.</b>
E.	Replacement, 4 each of windows, glass jalousie, ALU frame (Refer to photo #7), 1 FT - 3 IN x 1 FT - 3 IN (H), replace glass with impact-resistant material. (Float glass, tempered, clear, 3/4" thick) to prevents wind damages. Refer to Appendix J: Section VIII. I. 4. pg.195 of the PAPPG V3.1. <b>This mitigation measure was accomplished or included in the PA CRC Cost Estimate.</b>
<b>{00-002} Roofing System:</b>	
F.	Supplementary, apply an additional SBS bituminous membrane layer (SBS modified bituminous membrane, heavyweight base sheet, 87 to 120 mil thick) on 23,000 SF of concrete roof to reinforce waterproofing system and prevent wind and water damages. Refer to Appendix J: Section VIII. H. 4. pg.195 of the PAPPG V3.1
<b>{02-013/072} Fourth Floor Room 403/459 (Mix areas):</b>	
G.	Replacement, acoustic ceiling tile (Total area= 7,196 SF), with water resistance units (Complete suspended ceilings, fiberglass ceiling board, plain faced, 2' x 4' x 5/8", include standard suspension system, excl. 1-1/2" carrier channels) to prevents water damage and mold growth from water intrusion. Refer to Appendix J: Section VIII. B. pg.195 of the PAPPG V3.1. <b>This mitigation measure was accomplished or included in the PA CRC Cost Estimate.</b>
<b>{05-083} First Floor Room 107 Learning Commons (42 FT x 43 FT):</b>	
H.	Supplementary, install 56.1 SF of VCT/vinyl wall base using waterproof adhesive to prevent water damages. Refer to Appendix J: Section VIII. B. pg.195 of the PAPPG V3.1
I.	Supplementary, install 1,806 SF of VCT/flooring vinyl using waterproof adhesive to prevent water damages. Refer to Appendix J: Section VIII. B. pg.195 of the PAPPG V3.1

<div style="border: 1px solid black; padding: 5px; display: inline-block;">158746</div> <h1 style="margin: 0; display: inline;">UPR Río Piedras Edificio 181</h1> <h2 style="margin: 0; display: inline;">Beatriz Lassalle</h2>	
<b>00-001} General:</b>	
A.	Prepare Prime and Paint, 11,520 SF
B.	Remove and Replace (in-kind), 60 SF of penthouse wall, 1/4 IN plaster
<b>{00-002} Roofing (Main Roof System):</b>	
A.	Remove and Replace (in-kind), 6,620 SF of roofing, rolled modified bitumen rolled roofing with granular surface (see scope note 1 and 2)
B.	Remove and Replace (in-kind), 2,000 SF of edge flashing, aluminum, 5FT X 400FT
<b>{00-005} General:</b>	
A.	Prepare Prime and Paint, 45,000 SF of building interior

<b>{01-011} Fourth Floor Professor's Office 403 (11FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-012} Fourth Floor Professor's Office 404 (11FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-013} Fourth Floor Professor's Office 408 (7FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 84 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-014} Fourth Floor Professor's Office 409 (7FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 84 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-015} Fourth Floor Professor's Office 410 (7FT x 12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-016} Fourth Floor Storage 407 (9FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 145 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-017} Fourth Floor Reunions Room 411 (9FT x 11FT):</b>	
A.	Remove and Replace (in-kind) 99 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-018} Fourth Floor Professor's Office 412 (9FT x 18FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 54 LF long
B.	Remove and Replace (in-kind) 9 SF of VCT, 12IN x 12IN
<b>{01-020} Fourth Floor Professor's Office 415 (12FT x 19FT):</b>	
A.	Remove and Replace (in-kind) 4 each of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Repair (in-kind) 1 each of window, aluminum awning seals and latch, 2 FT - 6 IN x 2 FT - 6 IN
<b>{01-021} Fourth Floor Professor's Office 425 (12FT x 18FT):</b>	
A.	Remove and Replace (in-kind) 2 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{01-022} Fourth Floor Professor's Office 417 (12FT x 18FT):</b>	
A.	Repair (in-kind) 3 each of window, aluminum awning seals and latch, 2 FT - 6 IN x 2 FT - 6 IN
<b>{01-023} Fourth Floor Elevator Lobby 426 (10FT x 17FT) + (7FT x 9FT):</b>	
A.	Remove and Replace (in-kind) 3 each of light fixture, fluorescent, surface mounted, 1FT x 4FT, 2 tube
<b>{02-024} Third floor Elevator Lobby 326 (9FTx16FT) + (6FTx8FT):</b>	
B.	Remove and Replace (in-kind) 182 SF of ceiling, 5/8 IN drywall
C.	Remove and Replace (in-kind) 3 each of light fixture, fluorescent, surface mounted, 1FT x 4FT, 2 tube
<b>{02-025} Third floor Classroom 325 (12FT x 19FT):</b>	
A.	Remove and Replace (in-kind) 228 SF of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Repair (in-kind) 2 each of window, aluminum awning seals, latch, 2 FT - 6 IN x 2 FT - 6 IN
<b>{02-026} Third floor Classroom 322 (18FT x 18FT):</b>	
A.	Remove and Replace (in-kind) 32 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{02-027} Third floor Professor's Office 318 (9FT x 18FT):</b>	
A.	Remove and Replace (in-kind) 1 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{02-028} Third floor Secretarial Office 308 (12FT x 18FT):</b>	
A.	Remove and Replace (in-kind) 4 each of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1 each of smoke detector, damp
<b>{02-029} Third floor Assistant Administration Office 309 (9FT x 10FT):</b>	
A.	Remove and Replace (in-kind) 2 each of ceiling, 2FT x 4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1 each of smoke detector

<b>{02-031} Third floor West Corridor (7FT x 54FT) + (6FT x 12FT):</b>	
A.	Repair glass of (in-kind) 1 each of door system, aluminum, transom, glass damage, 6FT x 4FT,
<b>{02-034} Third floor Housekeeping 304 (3FT x 7FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN, with vent, painted
<b>{02-035} Third floor Electrical Room 303 (3FT x 7FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN, with vent, painted
<b>{03-035.1} Second floor Room 237 (14FT x 22FT):</b>	
A.	Remove and Replace (in-kind) 64 SF of wall plywood, 1/2 IN, damped
<b>{03-036} Second floor Elevator Lobby 216 (9FT x 16FT) + (6FT x 8FT):</b>	
A.	Remove, Repair and Reset (in-kind) 1 each of window, store front aluminum frame, glazing , 6 FT (W) x 4 FT (H)
<b>{03-039} Second floor Study Room 215 (15FT x 20FT):</b>	
A.	Remove and Replace (in-kind) 2 each of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{03-040} Second floor Library 207 (35FTx100FT) + (15FTx20FT) – (12FTx36FT):</b>	
A.	Remove and Replace (in-kind) 3,751 SF of ceiling, 2FTx4FT acoustic tile, suspended
<b>{03-041} Second floor Warehouse 208 (7FT x 9FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-042} Second floor Kitchenette 209 (8FT x 9FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-043} Second floor Director's Office 210 (9FT x 15FT):</b>	
A.	Remove and Replace (in-kind) 2 each of ceiling, 2FTx4FT acoustic tile, suspended
B.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-044} Second floor Study Room 211 (9FTx12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-045} Second floor Study Room 212 (9FTx12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-046} Second floor Study Room 213 (9FTx12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{03-047} Second floor Study Room 214 (9FTx12FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN,
<b>{03-048} Second floor West Air Lock Corridor (7FTx18FT) + (5FTx21FT):</b>	
A.	Remove and Replace (in-kind) 230 SF of ceiling, plaster
<b>{03-049} Second floor Housekeeping 204 (3FT x 7FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN, painted
<b>{03-050} Second floor Electrical Room 203 (3FT x 7FT):</b>	
A.	Remove and Replace (in-kind) 1 each of door and frame, wood, HC, 36IN x 80IN
<b>{04-051} First floor Student Federation School, Graduate Social Work 112 (17FT x 19FT):</b>	
A.	Remove and Replace (in-kind) base, 4 IN vinyl, 71 LF long
B.	Remove and Replace (in-kind) 323 SF of VCT, 12IN x 12IN
C.	Remove and Replace (in-kind) 323 SF of ceiling, 2FT x 4FT acoustic tile, suspended
<b>{04-052} First floor Elevator Landing 111 (10FT x 17FT):</b>	
A.	Remove and Replace (in-kind) 1 each of exit light

**END OF SECTION**

## 23. APPENDIX G

### FEMA Alternative Procedures

PLEASE [CLICK HERE](#)

## **24. APPENDIX H:**

### **Record of Environmental Considerations (REC)**

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**FEDERAL EMERGENCY MANAGEMENT AGENCY**

REC-01

**RECORD OF ENVIRONMENTAL CONSIDERATION (REC)**

**Project** PA-02-PR-4339-PW-10531

**Title:** 91398 - MUPR163 R o Piedras PH Group 01

**NEPA DETERMINATION**

<b>Non Compliant Flag:</b> No	<b>EA Draft Date:</b>	<b>EA Final Date:</b>
<b>EA Public Notice Date:</b>	<b>EA Fonsi</b>	<b>Level:</b> CATEX
<b>EIS Notice of Intent</b>	<b>EIS ROD Date:</b>	

**Comment** University of Puerto Rico, San Juan, (GPS: 18.40565, -66.04902, 18.40542, -66.04865, 18.40617, -66.04980, 18.40614, -66.04936, 18.40682, -66.04909), 14 avenida Universidad Suite 1401, San Juan, PR, Category E, 0% work completed. The applicant utilizes contract services to Site 1: Damage #156333; UPR Río Piedras Edificio 001 Ana María O'Neil. Remove and replace roof top condensing units system, roof top condensing unit, exhaust fan, elevator HL6 control panel digital card, elevator floor selection system, elevator door operator, elevator door operator, elevator infrared sensor, elevator interior cabin alarm, elevator above cabin inspection box, elevator floor limit sensors and leveling, elevator cabin interior emergency light, elevator shaft pit stop switch, elevator cabin interior extraction vent, elevator interior cabin floor indicator, elevator interior wall panel, asphalt of roof, roof, ceiling acoustic tile, exit sign, door & frame, AC mini split unit, wood plank ceiling, floor VCT, and wall base vinyl. Remove and reset window panels, window glazing, aluminum jalousie window, and clerestory glazing. Prepare prime and paint building interior and repair aluminum frame window. Site 2: Damage #156340; UPR Río Piedras Edificio 011 Juan José Osuna. Remove and Replace cement plaster, carbon steel pipe, windows, roof, metal flashing, roof drains, exhaust fan, AC units, elevator floor, elevator door, elevator sensors, emergency phone, elevator cabin, floor limit sensors, elevator shaft, elevator cabin interior, ductwork insulation, ceiling soffit, door and frame, vinyl base, floor, storage room, ceiling soffit, elevator electronic control panel, doors, ceiling acoustic tile, ceiling suspended metal grid, vinyl base, communication wiring, plywood wall, ductwork metal insulation, fluorescent light, wood platform stage, theater chairs, bulletin board, ceiling foil layer insulation, drywall, and pipe insulation. Prepare Prime and Paint building interior. Site 3: Damage #156344; UPR Río Piedras Edificio 016 Carmen Rivera de Alvarado. Remove and Replace windows, roofing membrane, roof metal, A/C units, condensing units, exhaust fan, door & frame, duct work insulation, 4 floors complete elevator unit, plastic window screen, flooring vinyl composition tile, cove base vinyl, ceiling acoustic tile, plywood wall, door & frame, hardboard paneling, metal grid ceiling system, fluorescent light, and vinyl cove base. Prepare Prime and Paint exterior surfaces. Remove, Restore and Reset window wood jalousie. Site 4: Damage #158724; UPR Río Piedras Edificio 110 Ramón Emeterio Betances. Remove and Replace A/C condensing unit, fluorescent light fixture, glass jalousie windows, modified bitumen roof, roof flashing gauge, elevator emergency phone, ceiling acoustic tile, ceiling suspended metal, drywall, AC split unit, floor carpet, wood doors, vinyl base, and floor VCT. Prepare Prime and Paint wall and ceiling paint. Site 5: Damage #158746; UPR Río Piedras Edificio 181 Beatriz Lassalle. Remove and Replace penthouse wall plaster, modified bitumen rolled roofing, edge flashing, ceiling acoustic tile, vinyl base, VCT, aluminum windows, fluorescent light, ceiling drywall, smoke detector, door system, door and frame, wall plywood, and exit light. Prepare Prime and Paint building interior.

MITIGATION: The Sub-recipient has decided to pursue mitigation. The applicant will implement the following upgrades: Site 1: Replace painted waterproofing with fluid-applied roof assembly. Install insulation, A/C anchoring system, and exhaust fan anchoring system. Remove and replace jalousie windows with impact resistant windows, metal roof with performance tempered glazing, and steel doors. Site 2: Remove and replace aluminum jalousie windows with single-hung, impact windows, Wood Louver aluminum extruded with screen mill finish fixed blade, Metal Louver with stormproof, and door glass with swing tempered. Replace roofing systems with asphalt flood coat. Install SBS Modified Bitumen and AC anchoring rooftop equipment. Site 3: Remove and replace jalousie windows using commercial grade windows, glass windows using metal windows, Louver using aluminum Louver, and doors with steel doors. Install new SBS Modified Bituminous Membrane roof assembly and A/C Anchoring System. Replace SBS modified bituminous membrane roof assembly. Site 4: Replace SBS Modified Bituminous Membrane roof assembly. Install new SBS modified bituminous membrane roof assembly and anchoring assembly for roof mounted A/C units. Remove and replace jalousie windows using aluminum windows, picture windows using metal windows, doors with steel doors, and glass doors with tempered doors. Site 5: Apply an additional SBS bituminous membrane layer, complete waterproof, protective paint coating, and safety film over glazing. Add concrete admixture to the mortar mix.  
- fmarti33 - 04/19/2022 17:14:39 GMT  
\*\*\*\*Version (0) does not affect previous determination, previous review applies\*\*\* - fmarti33 - 02/01/2023 18:02:27 GMT



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**FEDERAL EMERGENCY MANAGEMENT AGENCY**  
**RECORD OF ENVIRONMENTAL CONSIDERATION (REC)**

REC-01

**Project** PA-02-PR-4339-PW-10531

**Title:** 91398 - MUPR163 R o Piedras PH Group 01

\*\*\*No change in Version number, third time reviewed by EHP; cost revision only, previous review applies. \*\*\* - lcolonvi - 06/05/2023 17:52:47 GMT

**CATEX CATEGORIES**

Catex Category Code	Description	Selected
*n7	(*n7) Federal Assistance for Structure and Facility Upgrades. Federal assistance for the reconstruction, elevation, retrofitting, upgrading to current codes and standards, and improvements of pre-existing facilities in existing developed areas with substantially completed infrastructure, when the immediate project area has already been disturbed, and when those actions do not alter basic functions, do not exceed capacity of other system components, or modify intended land use. This category does not include actions within or affecting streams or stream banks or actions seaward of the limit of moderate wave action (or V zone when the limit of moderate wave action has not been identified).	Yes

**EXTRAORDINARY**

Extraordinary Circumstance Code	Description	Selected ?
	No Extraordinary Circumstances were selected	

**ENVIRONMENTAL LAW / EXECUTIVE ORDER**

Environmental Law/ Executive Order	Status	Description	Comment
Clean Air Act (CAA)	Completed	Project will not result in permanent air emissions - Review concluded	
Coastal Barrier Resources Act (CBRA)	Completed	Project is not on or connected to CBRA Unit or otherwise protected area - Review concluded	
Clean Water Act (CWA)	Completed	Project would not affect any water of the U.S. - Review concluded	
Coastal Zone Management Act (CZMA)	Completed	Project is not located in a coastal zone area and does not affect a coastal zone area - Review concluded	
Executive Order 11988 - Floodplains	Completed	No effect on floodplain/flood levels and project outside floodplain - Review concluded	Based on the ABFE accessed on (4/15/2022), the project is outside the floodplain and has no effect on the floodplain values. - fmarti33 - 04/19/2022 17:15:46 GMT***previous review applies*** - fmarti33 - 02/01/2023 17:59:41 GMT***Previous review/ comment applies*** - lcolonvi - 06/05/2023 18:07:45 GMT

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**FEDERAL EMERGENCY MANAGEMENT AGENCY**

REC-01

**RECORD OF ENVIRONMENTAL CONSIDERATION (REC)**

**Project PA-02-PR-4339-PW-10531**

**Title: 91398 - MUPR163 R o Piedras PH Group 01**

<b>Environmental Law/ Executive Order</b>	<b>Status</b>	<b>Description</b>	<b>Comment</b>
Executive Order 11990 - Wetlands	Completed	No effects on wetlands and project outside wetlands - Review concluded	Per the USFWS Wetlands Inventory Mapper, accessed on (04/15/2022), the proposed scope of work is not located in a wetland. - fmart33 - 04/19/2022 17:16:06 GMT***previous review applies*** - fmart33 - 02/01/2023 17:59:50 GMT***Previous review/ comment applies*** - lcolonvi - 06/05/2023 18:07:51 GMT
Executive Order 12898 - Environmental Justice for Low Income and Minority Populations	Completed	Low income or minority population in or near project area	
	Completed	No disproportionately high and adverse impact on low income or minority population - Review concluded	
Endangered Species Act (ESA)	Completed	Listed species and/or designated critical habitat present in areas affected directly or indirectly by the federal action	Per review of U.S. Fish and Wildlife Service's Geospatial Data received on March 20, 2018, FEMA has determined that there will be no effect on species or designated critical habitat. - fmart33 - 04/19/2022 17:21:42 GMT***previous review applies*** - fmart33 - 02/01/2023 18:00:05 GMT***Previous review/ comment applies*** - lcolonvi - 06/05/2023 18:06:25 GMT
	Completed	No effect to species or designated critical habitat (See comments for justification) - Review concluded	
Farmland Protection Policy Act (FPPA)	Completed	Project does not affect designated prime or unique farmland - Review concluded	
Fish and Wildlife Coordination Act (FWCA)	Not Applicable	Project does not affect, control, or modify a waterway/body of water - Review concluded	
Migratory Bird Treaty Act (MBTA)	Completed	Project located within a flyway zone	
	Completed	Project does not have potential to take migratory birds - Review concluded	
Magnuson-Stevens Fishery Conservation and Management Act (MSA)	Completed	Project not located in or near Essential Fish Habitat - Review concluded	
National Historic Preservation Act (NHPA)	Completed	Standard Section 106 review	NHPA: The proposed activity complies with programmatic allowance(s) Tier II, Allowance(s) DI 156333: B.1.a.; B.1.b.; B.1.

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**FEDERAL EMERGENCY MANAGEMENT AGENCY**

REC-01

**RECORD OF ENVIRONMENTAL CONSIDERATION (REC)**

**Project** PA-02-PR-4339-PW-10531

**Title:** 91398 - MUPR163 R o Piedras PH Group 01

Environmental Law/ Executive Order	Status	Description	Comment
			<p>c.; B.2.a.; B.3.a.; B.4.c.; B.5.a.; B.6.b. and B.6.c.; DI 156340: B.1.a.; B.1.b.; B.1.c.; B.2.a.; B.3.a.; B.4.c.; B.5.a.; B.6.b.; B.6.c. and B.7.a.; DI 156344: B.1.a.; B.1.b.; B.1.c.; B.3.a.; B.4.c.; B.5.a.; B.6.b.; B.6.c.; and B.7.a.; DI 158724: B.1.a.; B.1.b.; B.1.c.; B.2.a.; B.3.a.; B.4.c.; B.5.a.; B.6.b. and B.6.c.; DI 158746: B.1.a.; B.1.b.; B.1.c.; B.3.c.; B.4.c.; B.5.a.; B.6.b.; B.6.c. and B.7.a., as identified in Appendix B of the Puerto Rico Programmatic Agreement among FEMA, PRSHPO, and the COR3, as amended November 13, 2019. This determination was made by Humberto Artigas Hernandez (Structures) who meets the applicable SOI qualifications, pursuant to Stipulation I.B.1.a of the Agreement.FEMA finds, and the PRSHPO concurs, that the proposed scope of work will have no adverse effect on historic properties. See attached correspondence 01-13- 23-04 dated Jan 30, 2023. Consultation under Section 106 of the National Historic Preservation Act is concluded. - hartigas - 02/01/2023 17:52:12 GMT***Previous Comment Applies*** - jhaskell - 06/02/2023 15:23:51 GMT</p>
	Completed	Building or structure 50 years or older or listed on the National Register in the project area and activity not exempt from review	
	Completed	Determination of Historic Properties Affected (FEMA finding/SHPO/THPO concurrence attached)	
	Completed	No Adverse Effect Determination (FEMA finding/SHPO/THPO concurrence attached) - Review concluded	
	Completed	Project affects only previously disturbed ground - Review concluded	
Resource Conservation and Recovery Act, aka Solid Waste Disposal Act (RCRA)	Completed	Review concluded	<p>The applicant is responsible to ensure potentially hazardous materials, if any, shall be managed and disposed of in accordance with all applicable federal and state laws and local compliance requirements. - fmarti33 - 04/19/2022 17:19:59 GMT***previous review applies*** - fmarti33 - 02/01/2023 18:00:15 GMT***Previous review/comment applies*** - lcolorvi - 06/05/2023 18:07:11 GMT</p>
Wild and Scenic Rivers Act (WSR)	Completed	Project is not along and does not affect Wild and Scenic River - Review concluded	

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**FEDERAL EMERGENCY MANAGEMENT AGENCY**

REC-01

**RECORD OF ENVIRONMENTAL CONSIDERATION (REC)**

**Project** PA-02-PR-4339-PW-10531

**Title:** 91398 - MUPR163 R o Piedras PH Group 01

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**CONDITIONS**

**Special Conditions required on implementation of Projects:**

The Applicant shall handle, manage, and dispose of all types of hazardous waste in accordance with requirements of local, state, and federal laws, regulations, and ordinances. In addition, the Applicant shall ensure that all debris is separated and disposed of in a manner consistent with the PR DNER guidelines at a permitted site or landfill. The contractor/applicant will be responsible for the proper disposition of construction debris in authorized landfills providing the name, location, coordinates and permits of the facility to the corresponding authorities.

Source of condition: Resource Conservation and Recovery Act, aka Solid Waste Disposal Act (RCRA)      Monitoring Required: No

Unusable equipment, debris, white goods, scrap metal any other material shall be disposed in approved manner and location. In the event significant items are discovered during the implementation or development of the project the Applicant shall handle, manage and dispose petroleum products, hazardous materials and toxic waste in accordance to the requirements of the local and federal agencies. Noncompliance with these requirements may jeopardize receipt of federal funds.

Source of condition: Resource Conservation and Recovery Act, aka Solid Waste Disposal Act (RCRA)      Monitoring Required: No

**Standard Conditions:**

Any change to the approved scope of work will require re-evaluation for compliance with NEPA and other Laws and Executive Orders.

This review does not address all federal, state and local requirements. Acceptance of federal funding requires recipient to comply with all federal, state and local laws. Failure to obtain all appropriate federal, state and local environmental permits and clearances may jeopardize federal funding.

If ground disturbing activities occur during construction, applicant will monitor ground disturbance and if any potential archeological resources are discovered, will immediately cease construction in that area and notify the State and FEMA.

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**End of Document**