

AMENDMENT 1

**Invitation for Bid (IFB)
UOG IFB No. B23-02**

“INSTALLATION, PREVENTIVE MAINTENANCE & REPAIR OF HVAC UNITS”

This is to notify all prospective offerors of the following amendment:

- 1.1 Question & Answer Sheet 1 as set forth in the attached.**
- 1.2 Pre-Bid Conference Meeting minutes as set forth in the attached.**
- 1.3 Deadline for submission should read as follows: Wednesday, December 7, 2022, on or by 2:00 p.m. (your bid submission must be submitted electronically to the Bid Share folder provided by UOG Procurement Office on or before 2:00 p.m.)**

All other terms and conditions remain the same.



Emily G. Gumataotao
Supply Management Administrator

Please acknowledge receipt and return by email to uog.bids@triton.uog.edu:

Name of company: _____

Print Name/Signature/Date

QUESTION & ANSWER SHEET NO. 1
November 22, 2022

In response to the written “Questions” and/or ‘Request for Clarifications’ UOG received as of November 18, 2022 @ 12:09pm from vendor: JWS Refrigeration & Air Conditioning, Ltd.

Question 1: Will the units be delivered to UOG, or will contractor be responsible for transporting unit from storage to jobsite?

Answer: UOG confirms, Units will be delivered to the University, But the contractor will be responsible for transporting units to the assigned location.

Question 2: Is there a lead time or POP if the job is awarded?

Answer: UOG confirms, refer to bid package “NOTES”, Exhibit A.

Question 3: May we have a copy of the equipment schedule or submittals of the equipment?

Answer: UOG confirms, UOG will coordinate with awarded contractor to submit final equipment schedule.

Question 4: Will disconnect boxes be replaced?

Answer: UOG confirms, No.

Question 5: If the new unit is 208/230 but the power of the Bldg. is 460V, who will provide the convert of the voltage on the line side?

Answer: UOG confirms, University of Guam will be responsible for all Load side power supply.

Question 6: Are TXV's included with the equipment?

Answer: UOG confirms, Yes.

Question 7: Once condensing units, TXVs, Expansions have been installed, additional repairs will be separate?

Answer: UOG confirms, Yes.

Question 8: After installation, any AHU failure who will be responsible for repairs?

Answer: UOG confirms, Awarded Contractor

Question 9: How are we able to pull 500-micron level on older AHU's?

Answer: UOG confirms, Contractor is to ensure that there are no leaks between isolation valves and AHU. Evacuation to 500 microns would be evacuating to an absolute pressure of approximately .02 inch of mercury, or of standard conditions, equivalent of a vacuum reading of 29.90 inches mercury.

Question 10: Can bid due be extended?

Answer: UOG confirms, extension granted. Refer to Amendment 1 item 1.3.

In response to the written “Questions” and/or ‘Request for Clarifications’ UOG received as of November 18, 2022 @ 11:15am from vendor: JRN Air Conditioning & Refrigeration Inc.

Question 1: Is performance bond required for this project?

Answer: UOG confirms, please refer to bid package - Instructions to bidders Item #9, General Terms & Conditions Item #12, and Attachment D.

Question 2: Is building permit required for this project?

Answer: UOG confirms, No.

Question 3: Please confirm, Table 2.0, Item#1 is for the Preventive Maintenance of all items in table 1.0. What is the number of frequency for each units annually? For item#2, is this the price for the disposal of units to be replaced in Table 1.0? For item#3, please explain “Replacement/Trade in Program”.

Answer: UOG confirms, Table 2.0 is an “OPTIONS” table. For Table 2.0 Options, the bidder’s price will not be included as part of the total price evaluation for this bid award. UOG reserves the right to exercise any or part of the options requested. Insert any additional options recommended.

UOG IFB NO. B23-02:
INSTALLATION, PREVENTIVE MAINTENANCE & REPAIR OF HVAC UNITS

PRE-BID CONFERENCE MINUTES

Held on November 10, 2022, at 10:00 AM at UOG CALVO FIELD HOUSE
(Prepared November 17, 2022)

ATTENDEES FROM UOG'S FACILITIES MANAGEMENT & SERVICES (FMS):

Kaimana Terlaje, Buyer II, Procurement Office	671-735-2925	aquinok6970@triton.uog.edu
John Leon Guerrero, FMS Bldg & Maint Superintendent	671-735-2373	johnlg@triton.uog.edu
Debbie Duenas, FMS Program Coordinator	671-735-2375	duenasd14518@triton.uog.edu
Bert Quinata, FMS HVAC Ref Mechanic	671-735-2394	quinatab12858@triton.uog.edu

ATTENDEES FROM THE PUBLIC (INTERESTED BIDDERS)

1. Gene Bangayan
J&B Modern Tech
Cell: 671-483-8895
Email: genebangayan@jbmoderntech.com



2. Amiel Dizon
Carrier
PO Box 23847
GMF, Guam 96921-3847
Office: 671-647-9268
Email: amiel.dizon@carrier.utc.com

Amiel M. Dizon
Asst. Manager, Project Sales
Guam



P.O. Box 23847
GMF, Guam 96921-3847
Tel: (671) 847 9268 Cell: (671) 888 3012
Fax: (671) 846 0965
Amiel.Dizon@carrier.utc.com

(Additional attendees from Public, please see Attachment 1)

UOG IFB NO. B23-02:
INSTALLATION, PREVENTIVE MAINTENANCE & REPAIR OF HVAC UNITS

MINUTES OF THE PRE-BID CONFERENCE (PBC)

- 01: All prospective bidders were reminded to fill out the attendance sheet; see *Attachment 1* (2 pages). UOG acknowledged that the PBC was not mandatory.
- 02: Kaimana “Kai” Terlaje with the UOG Procurement Officer called the Pre-Bid Conference to order at 10:00 AM for UOG’s Invitation for Bid No. B23-02: “**Installation, Preventive Maintenance & Repair of HVAC Units.**” Attendance at the PBC was not mandatory.

IFB No. B23-02 contains a downloadable file:

- [1] IFB B23-02: Instructions (124 pages);*
[2] Pre-Bid Conference Minutes (being drafted)

- 03: Kai announced to Prospective Bidders that the PBC is not formal; meaning, whatever answers received, which is not from the UOG Procurement Office is not formal. He reminded prospective bidders to submit all questions/comments/concerns to the Procurement Office at uog.bids@triton.uog.edu on or before the bid questions deadline located in the bid packet. Prospective bidders will get the information and if any questions, send it to this email address by the deadline. Even if the FMS team answers questions, it is not formal.
- 04: The Building & Maintenance Superintendent, John Leon Guerrero invited prospective bidders for a site visit to the RFK Library since it has the most units.
- 05: At the RFK Library, Mr. Kai with the Procurement Office advised prospective bidders because the PBC was not mandatory and if they were unable to continue with the site visit, they were permitted to leave.
- 06: John LG proceeded with prospective bidders to the Science Building including 3rd Floor roof, PIP/GLE, HSS, Lecture Hall & EC Buildings, accordingly (see pics below).
- 07: Kai reiterated to prospective bidders to submit questions soonest due to the upcoming holidays in November. The Procurement Office will be closed on holidays; so, they would respond to all questions soonest. Email: uog.bids@triton.uog.edu. The bidders are the experts, and we want as much participation as possible so ask your questions.
- 08: Kai reiterated that this IFB is for Installation, Preventive Maintenance & Repair (To Replace). He encouraged prospective bidders to review the SOW in the bid packet. If any questions, email the Procurement team.

Pre-Bid Conference adjourned at **11:05 AM.**

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ATTACHMENT NO.:

1. UOG IFB B23-02 – PRE-BID CONFERENCE ATTENDANCE SHEETS (2 pages).
2. UOG IFB B23-02 – PRE-BID CONFERENCE PICTURE OF ATTENDEES (1 page).

UOG IFB NO. B23-02:
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ATTACHMENT 1

ADMINISTRATION & FINANCE
Consolidated Procurement Office

INVITATION FOR BID (IFB) B23-02 PBC & SITE VISIT ATTENDEE SIGN IN SHEET
UOG RFP NO. B23-02: INSTALLATION, PREVENTIVE MAINTENANCE & REPAIR OF HVAC UNITS

DATE ISSUED: Thursday, November 10, 2022
PUBLISHED NOTICE: Monday, November 7, 2022

PRE-BID CONFERENCE held on 10:00 A.M., 11/10/22 AT UOG CALVO FIELD HOUSE - LEFT SIDE.

PRE-BID CONFERENCE MINUTES
DISTRIBUTION OF PBC MINUTES

QUESTION & ANSWER SHEET 1
DISTRIBUTION OF Q&A SHEET # 1

AMENDMENT NO. 1
DISTRIBUTION OF AMENDMENT 1

BID SUBMISSION
Monday, November 28, 2022

#	COMPANY NAME	ATTENDEE NAME & TITLE	EMAIL ADDRESS (PRINT LEGIBLY)	DATE	TIME	Email Address & Telephone Number
1	Deesonis	Joel Manalili / Ac Tech	Loceans@gmail.com	11/10/22	9:49	
2	JFB Marine Tech	Gene Bland / Ac Tech	geneblan@jfbmarine.com		9:57	671-483-8851
3	J.P.A. & SONS	JUVISIS NUCUM	juv@jpk.com	11/10	9:10	671-687-1074
4	J.R.N. A/C	AMEL GONZALEZ	1111	11/10	9:53	671-483-9877
5	DWS	JAMES ASAN	ajames@jwsuam.com	11/10	9:57	671-687-0077
6	CARRER	MIKE ECANEA	mike@tamisworks.com	11/10	9:50	671-686-3159
7	CARRER	AMIEL DIZON	amiel.dizon@carrier.com	11/10	9:57	671-888-3012
8	Maritime Resources, Inc.	JOS PEREZ / A/C	marjorie.saving@maritime.com	11/9/20	9:50	717-73210
	J.P. Dech Hatwood	JOS PEREZ / A/C	ralph@jwsuam.com		9:50	671-483-0754

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ADMINISTRATION & FINANCE
Consolidated Procurement Office

INVITATION FOR BID (IFB) B23-02 PBC & SITE VISIT ATTENDEE SIGN IN SHEET

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PRE-BID CONFERENCE MINUTES

DISTRIBUTION OF PBC MINUTES

QUESTION & ANSWER SHEET 1

DISTRIBUTION OF Q&A SHEET # 1

Draft prepared by DCD-PC on 11/10/22 → SMA

Issued by SMA 11/16/2022

BID SUBMISSION
Monday, November 28, 2022

UOG STAFF
PRESENT

UOG DEPT/DIV/UNIT NAME	ATTENDEE NAME & TITLE	EMAIL ADDRESS (PRINT LEGIBLY)
1 FMS	Bernie F. Quinata Reg. Maintenance	berniequinata@triton.uog.edu
2 FMS	Joshy Leon Guerrero	joshyg@triton.uog.edu
3 FMS	Debbie Dueñas	duenasd1458@triton.uog.edu
4 Procurement	Kaimana Terhij	aqvink6470@triton.uog.edu
5		
6		
7		
8		

**UOG IFB NO. B23-02:
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ATTACHMENT 2

Site Visit conducted with Prospective Bidders:

