Statement of Work (SOW)
Upgrade Electrical Distribution System at Fort Pulaski Visitor Center/Pump House

Required Services
The contractor shall provide all labor, tools, equipment, materials and supervision required to replace existing deteriorated electrical service equipment service a field-based loading for the Fort Pulaski Visitor Center pump house. This includes the removal of outdated fused disconnect and associated components and installation of new code-compliant service equipment with generator interconnection capability. This will provide a safe, code-compliant electrical service with integrated generator capability, proper overcurrent protection, and reliable operation for the connected load.

Refer to Appendix A – Site Photos and Maps for initial reference. Photos shall not be used in place of a required site visit prior to bid.

Location of Work
Fort Pulaski National Monument Visitor Center Area
101 Fort Pulaski Road
Savannah, GA
31410

Pre-Bid Site Survey
A pre-bid site walk-through is highly recommended prior to bid with Contracting Officer's Representative or other authorized park management representative present. Any provided site plans, maps, or photos cannot be used as a substitute for a site visit.

Period of Performance
Within 60 days after award, unless otherwise negotiated and agreed by park and Contracting Officer.

1. General Requirements
- Site to be left clean and orderly at the end of each day. No materials are to be left onsite that are not easily secured. The park assumes no liability for any equipment not properly secured that is stolen, missing, or damaged over the course of the contract period of performance.
- Disposal of any demolished building, site, or landscape materials will be done in accordance with applicable state and local laws. Park waste management facilities may not be used for disposal of any construction material.
- Site is to be closed to all visitors and vehicle traffic while work is being performed as well as while the site is left unattended. This is to be done with signage and appropriate, neatly placed closures such as stanchions, construction fencing, cones, or other sturdy materials.
- The contractor must exercise care and caution in all activities performed on or near historic structures, landscapes, and other National Park Service (NPS) properties. Measures must be taken to protect the landscape and surrounding areas from damage

during the execution of the work, ensuring that no harm comes to the landscapes, sites, or park structures throughout the project.

- Contractor is to stop work and alert the park's contracting officer representative (COR) or other authorized management representatives of any accidental damage immediately so that it can be documented and handled according to proper NPS procedure.
- Contractor will be held responsible for all restoration of the site, both landscape and building, if damaged while work is performed. The restoration must bring the worksite to the appearance and condition that existed prior to the work being performed. The contractor is responsible for cleanup, removal, and disposal of any debris associated with their installation of equipment and restoration of the building if damaged.
- All planned service interruptions must be coordinated with the park, and the time-of-service interruption must be as short as possible. The park shall be notified of any scheduled utility or access interruptions as early as possible, but no less than 48 hours prior to any planned interruption. The contractor is expected to inform the government as soon as it is known that there may be an unplanned interruption.

2. Project Specific Requirements

2.1 Demolition and Removal

- Remove existing corroded service disconnect enclosure, fuse blocks, and associated wiring.
- Remove damaged conduits, fittings, and any non-compliant or abandoned conductors.
- Dispose of materials in accordance with applicable regulations.

2.2 Site Preparation

- Perform site walk and verify existing conditions, access, and clearances.
- Clear vegetation as needed to provide safe working space around poles, equipment, and trenching paths. Coordinate with COR and park resource manager prior to beginning trenching and clearing any vegetation.
- Establish stable work area for equipment and personnel using mats if necessary.
- Locate and mark existing underground utilities.
- Implement erosion and sediment control measures as required for disturbed areas.
- Maintain required working clearances around electrical equipment in accordance with NEC 110.26.

2.3 New Service Equipment Installation

- Furnish and install a service-entrance-rated manual transfer switch suitable for outdoor use (NEMA 3R minimum).
- Transfer switch shall:
    - Be rated for the available fault current and service voltage
    - Serve as the main service disconnect
    - Provide integral overcurrent protection (main breaker) OR be paired with properly rated upstream/downstream OCP as required
- Enclosure shall be stainless steel (minimum Type 304; Type 316 preferred for coastal/salt environments), corrosion-resistant, with stainless hardware.

- Equipment should have a minimum interrupting rating suitable for available fault current. Contractor shall verify available fault current with the serving utility.
- Service disconnect shall be readily accessible and located in accordance with NEC requirements.

2.4 Conductors and Conduit

- Install new service conductors from utility/service point to transfer switch as required.
- Replace or install conduit (PVC, rigid metal, or flexible as appropriate for environment and code).
- All conductors shall be sized for load, voltage drop, and environmental conditions.
- Provide proper fittings, strain relief, and weatherproof terminations.
- Burial depth and protection shall comply with NEC.
- Generator inlet shall be of appropriate configuration (voltage, phase, and amperage) to match the transfer switch and intended generator.
- Provide weatherproof inlet enclosure (NEMA 3R or better)

2.4 Generator Interconnection

- Provide and install a generator receptacle/inlet (if not existing or if replacement is required), properly rated for the intended generator capacity.
- Ensure transfer switch provides mechanical interlock to prevent simultaneous connection of utility and generator sources.
- Verify proper configuration for safe generator back feed prevention in compliance with NEC.
- Grounding electrode system shall include ground rods as required (minimum quantity and spacing per NEC), unless existing system is verified compliant.

2.5 Grounding and Bonding

- Install or upgrade grounding electrode system as required (ground rods, bonding conductors, clamps).
- Ensure neutral/ground bonding is compliant with service equipment requirements.

2.6 Load Connection

- Reconnect existing load (pump/motor equipment) to new service equipment.
- Verify compatibility with motor load; coordinate with existing motor starter/controls if present.

2.7 Labeling and Identification

- Clearly label:
    - Service disconnects
    - Generator connection point
    - Transfer switch positions (UTILITY / GENERATOR)
    - Provide permanent, weather-resistant labeling by code.

2.8 Testing and Commissioning

- Test operation of transfer switch.

- Verify proper voltage, phasing, and load operation.
- Confirm overcurrent protection functionality.
- Verify proper isolation between utility and generator sources.
- Confirm grounding and bonding continuity.

2.9 Temporary Controls and Public Coordination

- Coordinate with Georgia Power for required outages, lockout/tagout, and re-energization for all work affecting utility-owned equipment with the serving utility. Contractor shall not operate or modify utility-owned equipment unless authorized.
- Secure work area with barriers, cones, or fencing to restrict unauthorized access.
- Post appropriate safety signage (e.g., "High Voltage," "Authorized Personnel Only").
- Maintain safe ingress/egress and minimize disruption to surrounding land use.

2.10 Closeout

- Restore disturbed areas (backfill, grading, vegetation stabilization).
- Remove all debris, temporary protections, and unused materials from site.
- Provide as-built documentation showing equipment, conduit routing, and connections.
- Submit product data, warranties, and operation/maintenance manuals.
- Provide owner training or walkthrough on transfer switch and generator operation (if applicable).
- Deliver final inspection approvals and project closeout documentation.

3. Additional Requirements

3.1 Field Verification of Quantities Prior to Bid

- Contractor shall perform a site visit prior to bid submission to verify existing electrical conditions, access constraints, and extent of work.
- Information provided in drawings, photos, or documentation is approximate and for reference only.
- Contractor shall be responsible for verifying equipment condition, conduit routing, and site conditions.
- Failure to perform field verification shall not be grounds for additional compensation.
- Contractor shall account for all labor, materials, protection, and coordination necessary to complete the work as described.
- Any discrepancies between observed conditions and contract documents shall be brought to the attention of the Contracting Officer's Representative (COR) prior to bid submission.

3.2 Permits and Code Compliance

- All work will be performed in a safe, professional manner according to accepted, required, and mandated industry
  standards.
- Contractor is responsible for all permits from State, County, or Local offices.
- Perform work in accordance with the National Electrical Code (NEC) and local jurisdiction requirements.

3.3 Qualifications

- Contractor shall be a licensed electrical contractor in the project jurisdiction.
- Work shall be performed under supervision of a licensed electrician.
- Personnel shall have training in electrical safety (NFPA 70E).
- Contractor shall have experience with service equipment and generator transfer systems.

4. Deliverables

- Pre-Project
    - Project schedule.
    - Quality control plan.
    - Product data for all major newly installed equipment: manual transfer switch, generator receptacle, enclosures, breakers, and overcurrent devices. These should include at a minimum load rating, NEMA ratings, and manufacturer's specs.
    - Contractor qualifications for licensing and safety training (NFPA 70E, OSHA.)
    - Safety plan including lockout/tagout procedures, arc flash precautions, and site safety controls.
    - Submittal register.
    - Utility locate report.
- Closeout
    - Final site inspection report signed by contractor and COR/authorized park management representative.
    - As-builts, including final one-line diagram, conduit routing, all replacement material specifications, and locations of any abandoned utilities.
    - O&M information for transfer switches, breakers, and generator inlet.
    - Warranty documentation for manufacturer warranties and contractor warranties.
    - Training and turnover documentation demonstrating staff training for operating transfer switch and safe generator connection.

In the absence of other agreements negotiated with respect to time provided for government review, deliverables will be inspected and the contractor notified of the COR or other authorized management representative findings within 15 business days of normally scheduled review. If the deliverables are not acceptable, the COR or other authorized management representative will notify contractor immediately.

5. Government Furnished Staff, Property, Materials & Supplies

None.

6. Business Hours

The contractor shall complete on-site work during normal business hours of 7:30 am to 4:30 pm, Monday through Friday, excluding Federal holidays. The contractor shall coordinate specific on-site work schedule with the Contracting Officer and Contracting Officer Representative five days prior to performance start date. While on site, the COR or authorized management representative may be reached by mobile phone during normal business hours. Any work outside of normal business hours shall be pre-approved by the COR or other authorized management representative.

7. Site Access and Use
The NPS issues access to government property as needed. The contractor shall initiate and coordinate all necessary access approvals no later than 15 days before the project's start date.

Access and use of NPS sites and property is limited to scheduled execution of contract work only. Contractor personnel shall not:

a) enter closed sites outside of approved working hours
b) use access credentials such as keys or codes for any purposes other than authorized work
c) visit, tour, recreate, or otherwise remain on the site for personal reasons at the end of the workday unless entering as a private citizen in accordance with park visitation rules and regulations of applicable entrance fees and operating hours, Superintendents Compendium, and other policy and law
d) bring non-authorized personnel onto the site during working hours, or
e) use site facilities, roads, trails, vehicles, equipment, utilities, or communications systems for personal or non-work purposes.

Misuse of site access can result in removal from the site, revocation of access, or termination for cause. Contractors shall ensure all subcontractors and suppliers comply with this clause.

8. Performance Management
The contractor shall manage the total work effort in accordance with effective and efficient management principles and safe working practices to ensure the successful completion of contract work. The contractor shall immediately bring problems or potential problems affecting performance to the attention of the COR or other authorized management representative. Problems affecting a particular action should be resolved prior to starting the specific task.

10. Contracting Officer's Representative or Authorized Park Management Representative
Emily Forlenza
Chief of Facility Management
Emily_forlenza@nps.gov

9. Onsite Project Manager
Primary Project Manager:
Emily Forlenza
Chief of Facility Management
Emily_forlenza@nps.gov

Secondary Project Manager:
Miguel Roman
Work Supervisor
Celso_roman@nps.gov

11. Safety & Environmental Compliance

- The contractor shall comply with pertinent provisions of the Occupational Safety and Health Act (OSHA), and state, local, safety, laws.

- The contractor shall comply with pertinent Environmental Protection Agency laws and regulations.
- The COR or authorized management representative has the authority to issue restraint or cease-and-desist orders to the contractor when violations or unsafe acts are present and threaten Government and contractor employees or damage Government property.
- The contractor shall immediately stop work and report officer all accidents resulting in employee injury or death or damage to property while performing this contract to the COR or other authorized management representative of all accidents resulting in employee injury or death or damage to property while performing this contract.

12. Applicable Standards and Regulations

The Contractor shall conform to, and be compliant with, all applicable Federal Communications Commission (FCC) rules and regulations, local construction codes, and established industry standards. The standards shall be applied during the engineering, fabrication, assembly, wiring, installation, testing, operation, maintenance, and management of the system(s) and service(s). If a conflict arises between standards, the contractor shall submit written request for clarification citing the specific particulars to the Contracting Officer. The Contracting Offer will respond with written direction.

13. Insurance

The Contractor shall be insured in accordance with Chatham County, GA insurance regulations. The Government is not responsible for damage to Contractor's equipment, vehicles, tools or materials or their employees and the personal property brought on-site. The Government will not accept any liability due to contractor employee negligence.

Workers Compensation and Liability: The contractor shall maintain workers compensation insurance to the Contracting Officer for those employees performing work related to this contract and shall comply with the Workman's Compensation Laws of Georgia. The Contractor shall maintain a level of insurance that will protect the contractor and the Government from any claims as a result of bodily injury (including death) and property damage which may arise from and during the performance of this contract.

14. Invoices

Invoices must show item details or work order references. Invoices without correct details will be returned as improper invoices.

Appendix A – Site Photos and Maps

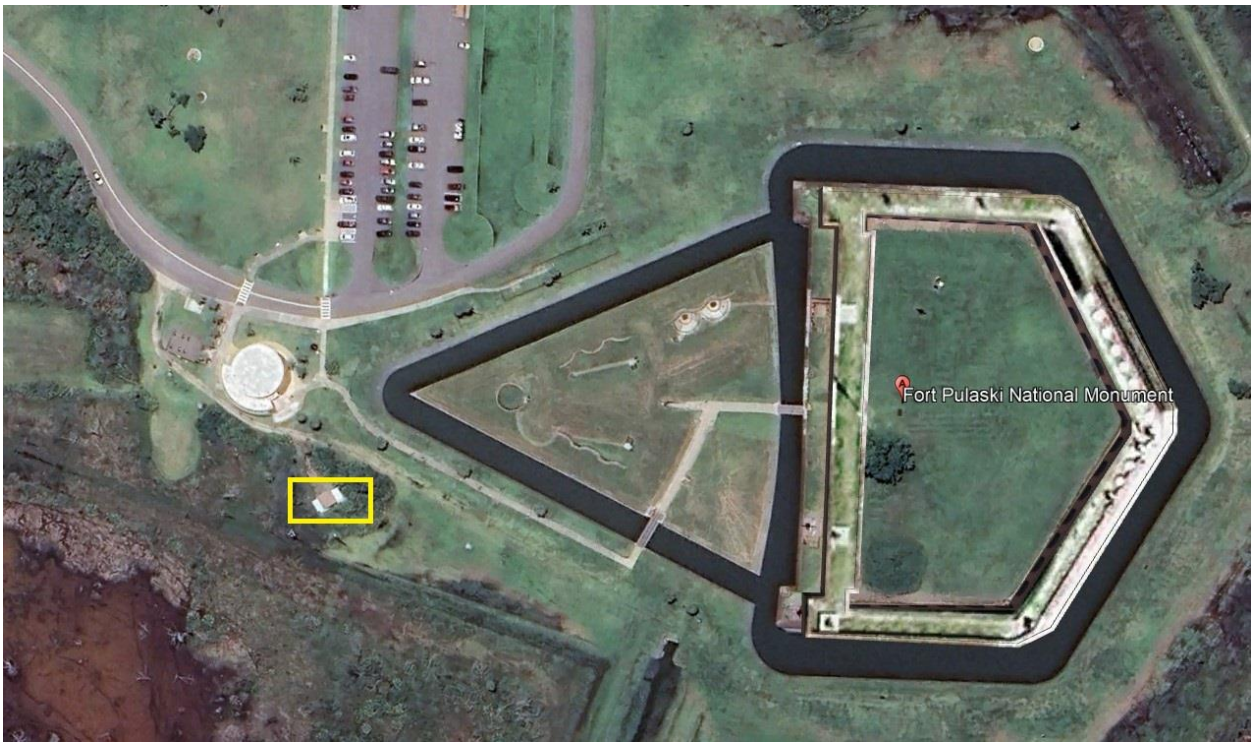

Figure 1 – Location of Work to be Performed in Context of VC/Fort Area

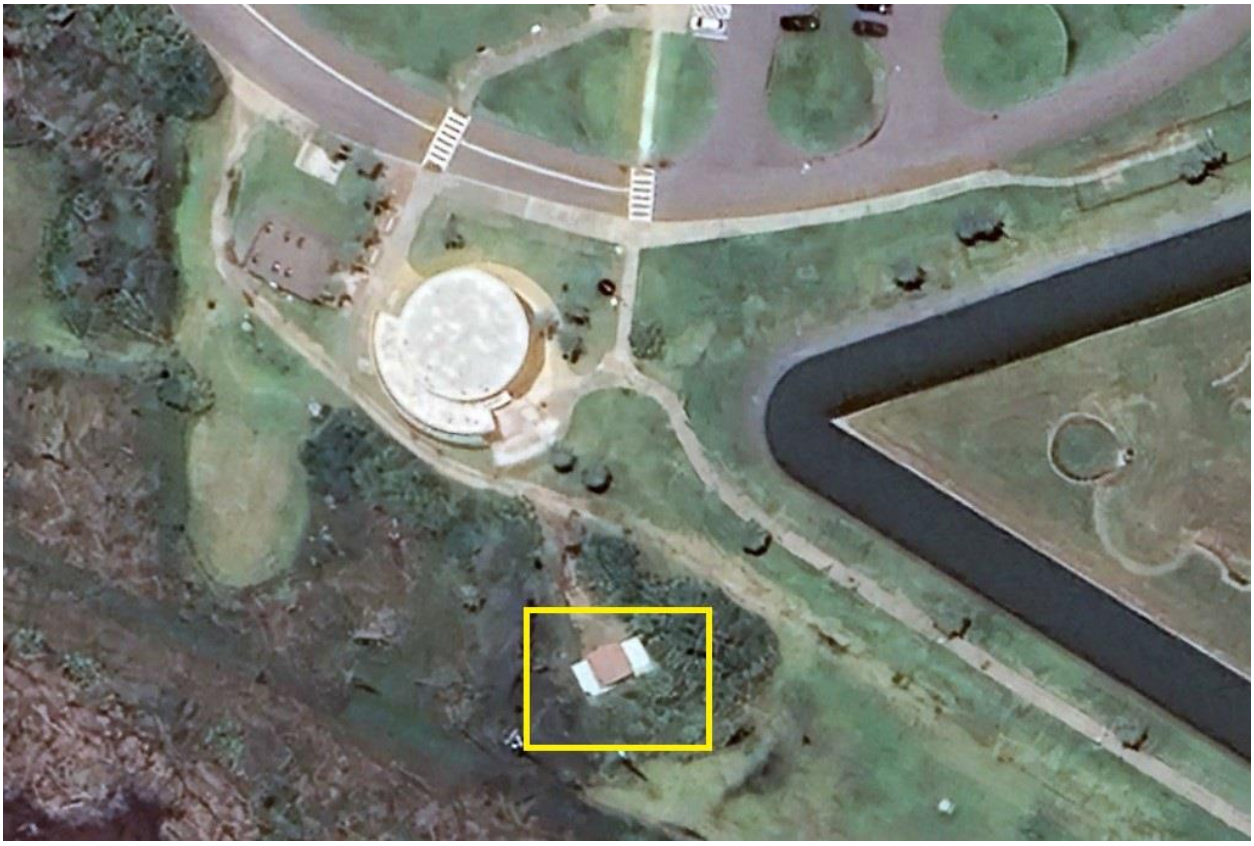

Figure 2 – Location of Work to be Performed

Figure 3 – Distribution Setup Behind VC Pumphouse

Figure 4 – Service Disconnect and Fuse Panel

Figure 5 -Service Disconnect and Fuse Panel

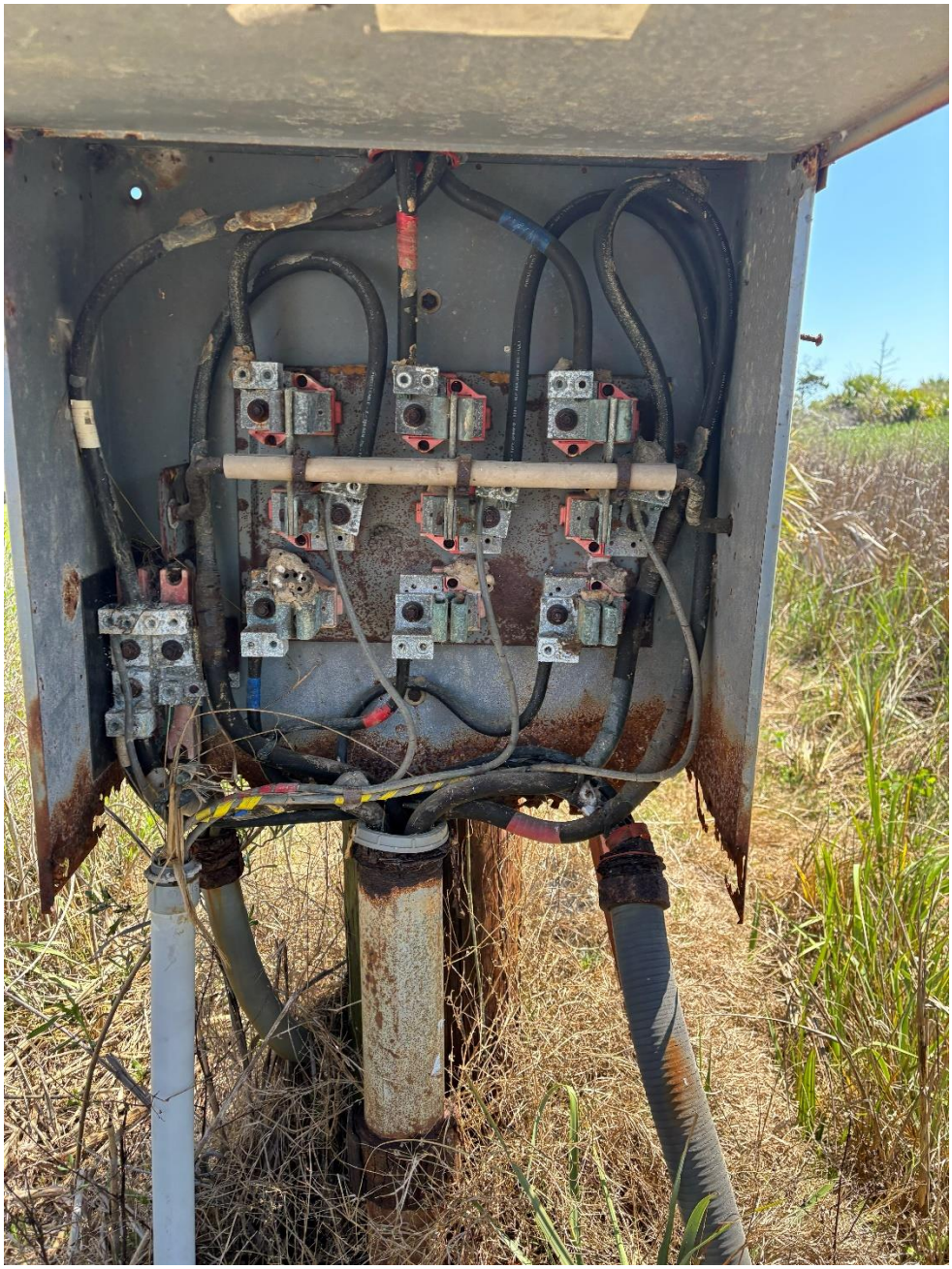

Figure 6 -Service Disconnect and Fuse Panel Interior

Figure 6 – Generator Receptacle