**DEPARTMENT OF THE NAVY**
NAVAL FACILITIES ENGINEERING SYSTEMS COMMAND FAR EAST
PSC 473 BOX 13
FPO AP 96349

Notice No. 2
10 July 2026

RFP N40084-26-R-1025
BASE OPERATING SUPPORT SERVICES
AT
U.S. MARINE CORPS AIR STATION (MCAS) IWAKUNI, JAPAN

NOTE: The following schedule is provided for INFORMATION ONLY. The RFP remains unchanged unless it is amended in writing on a Standard Form 30.

Request for Information Questions and Responses

9. Reference: RFP, Spec Item 8, Offer Due Date

Given the incredibly short timeline from site visit to proposal due, can the government extend the due date at least 60 days to provide adequate price preparation and response to questions, as there are more than 43,000 unknowns shown in the PWS document.

ANSWER: See Amendment 003.

10. Reference: 0100000 – General Information, Spec Item 1.4, Navy PBSA Approach, The Navy's approach to performance-based service acquisition PBSA) includes four component parts, which are:
1) performance outcomes
2) measurable standards
3) consideration of incentives
4) performance assessment plan

Will Gov't meet monthly with the KTR to review the monthly and quarterly assessments in order to have KTR feedback prior to scoring and will the Gov't be sharing the monthly assessment checklists with the KTR?

ANSWER: The Government will follow the performance assessment plan outlined in the PWS. The method and frequency of these reviews will be detailed in the Quality Assurance Surveillance Plan (QASP), which will be provided to the successful offeror.

11. Reference: 0100000 – General Information, Spec Item 1.7, Verification of Workload and Conditions
Throughout the PWS, the workload data is generally referred to as being located in Sections C and J. Section C provides data such as descriptions, specifications, and the statement of work. Section J provides data such as system descriptions, maps, floor plans, and tables to represent the type and location of services to be provided. All facilities, systems, and assets identified in this

contract shall be accepted by the Contractor in "AS-IS" condition. The Contractor is fully responsible for all work up to and including the limits of liabilities specified. As prescribed in FAR 52.237-1, offerors' or quoters are urged and expected to inspect the site where services are to be performed and to satisfy themselves regarding all general and local conditions that may affect the cost of contract performance, to the extent that the information is reasonably obtainable. In no event shall failure to inspect the site constitute grounds for a claim after contract award.

Will Gov't confirm that all J-documents are current and accurate for architectural, structural and mechanical as well as densities that list location, asset number, serial number and count of items? Will Gov't confirm that while accepted "AS-IS" that work to bring the assets to a lower condition code is not expected to be performed incrementally but to be an ROM for all deficiencies identified for a one-time repair solution and not carried out over several PM's to LOLWill Gov't advise how many density items are regarded as already past useful life

ANSWER:
Supplemental information provided in Section J is based on available records at the time of solicitation. The Government does not warrant the complete accuracy of these densities; per FAR 52.237-1, offerors are urged and expected to inspect the site to satisfy themselves on all existing conditions. Facilities and assets are accepted in 'AS-IS' condition.

Work to bring assets to a higher condition code (remedying pre-existing deficiencies) is not expected to be performed incrementally under routine preventative maintenance to the Limit of Liability (LOL). Such requirements should be identified by the Contractor and may be ordered under the non-recurring work provisions of the contract.

The Government will not provide a list of assets past their useful life; conducting this baseline condition assessment is the responsibility of the Contractor; See spec Item 3.2.1, *Inventory Management* in Sub-annex 1501000, regarding the Contractor responsibilities for site inspection and subsequent inventory validation. Assets identified in the contract, regardless of their age or life cycle status, are accepted in "AS-IS" condition, and must be maintained in accordance with the PWS. In the event that an asset is determined to be beyond economical repair and requires replacement, the established LoL specified in the applicable Sub-annex (e.g., Spec Items 3.3 and 3.4 in 1502000, and Spec Item 3.2 and 3.3 in 1604000) shall apply.

12. Reference: 0200000 – Management and Administration, Spec Item 2.2.1.2, Restriction to Contractor Working Hours

If the Contractor wishes to work outside of the Government's regular working hours for the Contractor's convenience, the Contractor shall submit a written Request to Work Outside Government's Regular Working Hours per Section F. Excludes work to be performed during specified hours. Any services performed outside the Government's regular working hours shall be provided at no additional cost to the Government.



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Please clarify what restrictions or negative documentation apply when the KTR is working outside of Gov't working hours for the convenience of the Gov't. PAWs have been received historically for instances in which this has happened.
Please clarify if this is applicable should the KTR attempt to operate a 24/7/365 Work Control & Work Reception function on the Installation.

ANSWER: Work performed outside of regular hours at the Government's request is considered directed work and will be handled in accordance with the contract terms. The requirement for the contractor to request to work outside normal hours is for the contractor's convenience. A 24/7/365 work reception function is a requirement of this contract and is not considered working for the "convenience of the Government."

13. Reference: 0200000 – Management and Administration, Spec Item 2.3.1, Required Conferences and Meetings

The Contractor shall attend administrative and coordination meetings. The Contractor shall provide sign-in sheets and prepare minutes of all meetings and submit per Section F for review and comments. Comments received within two working days shall be incorporated into the minutes and a copy of the final revision shall be submitted per Section F for concurrence. Historically, there have been approximately one formal meeting per week. Required meetings may be held remotely as directed by the KO.

Please clarify or remove the sign-in sheet requirement as per the Section F which states "shall be printed out and provided (hard copy) at the meetings" and/or clarify how the KTR is to accomplish this when USG attends on Microsoft Teams and not available to fill in the required fields or provide the required signature or if attendees decline to place signature and e-mail address. Are the columns noted in Section F to be blank and solely filled in by the attendee and no attendees are allowed to sign for others?

ANSWER: DEFERRED

14. Reference: 0200000 – Management and Administration, Spec Item 2.3.3.2, Contract Partnering Administration

Upon award, the Administrative Contracting Officer (ACO) will contact the Contractor, supported command(s), Region, and Installation(s) stakeholders, and the performance assessment team to discuss implementation of partnering. The ACO will commence discussions with the Contractor to select a facilitator and location that are acceptable to both partners. A partnership agreement, The Charter, should be in place as early as possible so issues arising, even before work begins, can be resolved using the issues resolution process. As part of the partnership agreement, a project governance structure shall be established following the guidelines of P-204 Facility Support Contracts Partnering Guide. Replacement of Core Management Team members (stakeholders who attended the initial session and manage the contract work day-to-day) is discouraged since it will disrupt the synergy that has been developed. If replacement of a team member proves to be unavoidable, a follow-on partnering session must be held to officially turn the responsibilities of the position over to the new member.



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Will P-204 be provided during the Proposal Period, and will Gov't clarify "...even before work begins..." as it implies before the contract begins

ANSWER: P-204 is a publicly available document. The phrase "...even before work begins..." refers to the period after contract award but before the official performance start date, during the phase-in/mobilization period.

15. Reference: 0200000 – Management and Administration, Spec Item 2.3.8, Invoicing Procedures

Refer to Section G for invoicing instructions. Refer to Invoice Form in J-0200000-03 for sample. Invoices shall be submitted in a format compatible with the most recent Government-installed Microsoft Office Version (currently 365). Invoice data shall be capable of being sorted by CLIN, annex/sub-annex, spec item, spec item title, and Exhibit Line Item Numbers (ELIN)/Sub-ELIN.

Will Gov't confirm that the invoice form shown in J-0200000-03 is to be attached in WAWF

ANSWER: Confirmed. The invoice format provided is to be used and submitted as an attachment within WAWF.

16. Reference: 0200000 – Management and Administration, Spec Item 2.4.1, Government-Furnished Property (GFP) No Government-Furnished Property will be provided.

Can Gov't clarify the process for KTR to remove any property found incidental to the furnished spaces. Please clarify the process for maintaining or replacing Real Property Installed Equipment in Gov't furnished spaces

ANSWER: No GFP will be provided.

17. Reference: 0200000 – Management and Administration, Spec Item2.4.2, Government-Furnished Facilities (GFF)

The Government will make available to the Contractor certain facilities for use in connection with this contract. The use of these facilities for any other purposes is prohibited.
The Contractor shall be responsible and accountable for the facilities accepted for use and shall take adequate precautions to prevent fire hazards, odors, and vermin. Janitorial and refuse collection services for the facilities shall be provided by the Contractor. All necessary maintenance on the equipment and furniture installed in the GFF shall be provided by the Contractor at no additional cost to the Government.

If the GFF spaces become unavailable for Contractor use due to the Government requirements, the Government will provide substitute spaces comparable in size to the spaces originally provided as GFF at the time of contract award.



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The Contractor shall obtain written acceptance from the KO prior to making any modifications or alterations to the facilities. All modifications or alterations accepted by the Government shall be made at the expense of the Contractor.

During phase-in and mobilization what spaces and size will be allowed to the incoming KTR as the current KTR demobilizes. Wastewater, Work Reception, administration and warehouse spaces cannot reasonably be asked for KTRs to share and perform to expectations?

Will Gov't clarify that items normally installed for occupancy such as HVAC, plumbing and lighting will be maintained at Gov't expense are in working order at time of contract start?

ANSWER: The Government will provide access to the Government-Furnished Facilities (GFF) during the phase-in period. The specific schedule and coordination of space will be managed by the Contracting Officer to ensure a smooth transition. The contractor is responsible for all maintenance of GFF, including installed equipment such as HVAC, plumbing, and lighting, from the contract start date. The Government will ensure the facilities are provided in their "AS-IS" condition at contract start.

18. Reference: 0200000 – Management and Administration, Spec Item 2.4.3, Government-Furnished Equipment

The Government will provide the Contractor with telephones connected to the Defense Switched Network (DSN) telephone system for the 24-hour work reception services required in this contract. The Contractor shall follow all Telecommunications Control Office (TCO) and Security office restrictions and comply with all applicable Federal and Installation regulations for the use of the DSN telephone system. The Government-furnished telephone services shall only be used to meet the requirements in this contract and shall not be used for personal use. The Contractor shall maintain a log of all outgoing calls, except for the calls to other DSN numbers, and submit the call log per Section F. This log will be used to verify that all calls made were official. The telephone services covered by the Government will not include long-distance calls including the U.S. toll free numbers (e.g., 1-800-XXX-XXXX). Any fees or toll charges for long-distance calls shall be reimbursed to the Government at the published rates of TCO. Failure to make prompt payment may result in the Government-provided telephone service being shut down.

As the DSN is government provided but the contractor pays the DSN bill, will the deliverable still be required and what personnel are required to have DSN in addition to Work Reception or intended only for Work Reception? Does the government have the ability to lock out international calling or does international calling still have to be paid for by the contractor to return a phone call from a resident of the installation that has a United States or non-local phone number?

ANSWER: The Government provides DSN access; the contractor is responsible for all usage costs. The call log deliverable is required to verify official use. DSN phones will be provided for key functions as determined necessary by the Government, including Work Reception. The contractor is responsible for all toll charges, including international calls. The Government does not have the capability to selectively block international calling on a per-line basis.



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19. Reference: 0200000 – Management and Administration, Spec Item 2.6.1, Safeguarding Information

The Contractor shall safeguard controlled unclassified information (CUI) and information associated with Government property in accordance with the latest revision of Committee on National Security Systems Instruction (CNSSI) 1253, DoD Instruction (DoDI) 8582.01, National Institute of Standards and Technology (NIST) Special Publication (SP) 800-53, NIST SP 800-171, SECNAV Defense Industrial Base (DIB) Memo, DoDI 5200.48, MCASO 5510.10, and applicable contract clauses. At a minimum, this information shall be protected at the moderate confidentiality level as defined in NIST SP 800-171. Refer to Spec Item 2.8.8.3 Disclosure of Information Requirements, and DI-MGMT-82247 Contractor's System Security Plan and Associated Plans of Action to Implement NIST SP 800-171 on a Contractor's Internal Unclassified Information System, for more detailed information. Contractor information and data systems that contain information associated with Government property shall comply with DoD Risk Management Framework (RMF).The Contractor shall develop Plans of Action and Milestones (POA&Ms) per NIST SP 800-171, track accomplishment, and submit to the Government per Section F.

Please confirm GCC High is an applicable level to store Gov't information that is CUI.

ANSWER: Contractors must comply with the requirements of DFARS 252.204-7012 and NIST SP 800-171. Offerors are responsible for determining and implementing the appropriate compliant solution for their internal information systems. The Government does not endorse specific products or services.

20. Reference: 0200000 – Management and Administration, Spec Item 2.6.4, Work Control

The Contractor shall implement all necessary work control procedures to ensure timely accomplishment of work requirements, as well as to permit tracking and reporting of work in progress. The Contractor shall plan and schedule work to assure material, labor, and equipment are available to complete work requirements within the specified time limits and in conformance with the quality standards established herein. Verbal scheduling and work status updates shall be provided when requested by the Government. A status update of any item of work must be provided within two hours of the inquiry during regular working hours, and by 0800 the following workday for inquiries after regular working hours per Section F.The Contractor shall provide work schedules for both Recurring and Non-Recurring Work per Section F.

In the event the KTR cannot access USMCmax and flat files are used to update records, does that change the required deadline for information derived from USMCmax

ANSWER: In the event of a USMCmax system outage or other reasons that result in inaccessibility, the contractor shall follow the data submission procedures outlined in Spec Item 2.6.8.2. The deadlines for data submission remain the same unless otherwise directed by the Contracting Officer.



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21. Reference: 0200000 – Management and Administration, Spec Item 2.6.6, Deliverables

Except where otherwise stated, deliverable requirements are specified in Sections C, F, H, I, J, and within the Directives, Instructions, and References. The Contractor shall submit accurate and complete documents within the specified timeframes. The Contractor shall revise/modify deliverables, as directed by the KO, at no additional cost to the Government. All Contractor submittals shall be in English or may be submitted in Japanese with English translations. Except where otherwise specified, all deliverables shall be submitted electronically in a Microsoft Office 365 or Current Version compatible format. Deliverables shall include the company name, contract number, contract title, date, and shall be unprotected and capable of being sorted by CLIN, work order number, asset number, section, annex/sub-annex, spec item and ELIN/Sub-ELIN or clause. All formulas shall be traceable. Refer to DoDI 5200.48 for marking requirements (as applicable). When revisions to a deliverable are required, the revised deliverable shall be submitted within seven calendar days unless otherwise requested or accepted by the KO or COR. Government acceptance of deliverables shall not relieve the Contractor of the responsibility for any error or omission, which may exist in the deliverable as the Contractor is responsible for all requirements of this contract.

With current security protocols and CMMC does the government have procedures in place to be able to access the contractor provided website for deliverables as all are to be posted to the website What security levels and protocols must be met and the timeline for the government to white list the site or is the contractor to budget for licensing and administrative access to the website?

ANSWER: If the contractor chooses to use a website for deliverables, it must meet all applicable DoD cybersecurity requirements, including those for CUI. The contractor is responsible for all costs associated with their chosen deliverable submission method, including any necessary security certifications and access arrangements for Government personnel.

22. Reference: 0200000 – Management and Administration, Spec Item 2.6.8, USMC Maximo

USMC Maximo, or USMCmax, is the Computerized Maintenance Management System (CMMS) used by the Government for management of facilities maintenance activities, support of Marine Corps Installations Command, Facilities Directorate Public Works operations, and data analytics, work order history, asset management, and condition assessment. The Contractor shall provide all required data for USMC Maximo as identified below: Informational Note: Not all supported commands' assets are included in USMC Maximo. MCAS Iwakuni does not utilize all of the available modules within the application, and the modules utilized may not be fully implemented. USMC Maximo does not include a detailed inventory (systems description) of all assets, components, and equipment that the Contractor is required to service under this contract and may include inaccuracies, omissions, and redundancies.

What are the limitations of downloads from USMCMax so the KTR can evaluate all records at once for accuracy and comparison to the density items provided? Will Gov't provide a listing of the assets noted as "Not all supported commands' assets are included in USMC Maximo" and will the KTR be responsible to build those asset records



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ANSWER: Information on USMCmax functionality and data export capabilities will be provided to the contractor after award as part of the Government-provided training. The Government does not maintain a separate list of assets not in USMCmax. As part of the inventory management requirements, the contractor is responsible for identifying and documenting assets, including those not currently in USMCmax, and creating or updating records as necessary.

23. Reference: 0200000 – Management and Administration, Spec Item 2.6.8.1, USMC Maximo Data

The Contractor shall provide data for the following in USMCmax: Assets· Condition Assessments· Work Orders· Job Plans, Routes, and Recurring Work Asset inventory data requirements are indicated in the Asset Information provided in J-0200000-05. Refer to Spec Item 3.2.1 Inventory Management in 1501000 Facility Management for the detailed requirements for providing asset information. Required data for documenting condition assessments is indicated in the Characteristic Meter Reading Information provided in J-0200000-06.Detailed requirements for condition assessments are included in Spec Item3.2.2 Condition Assessment of 1501000 Facility Management. The minimum data elements for submitting work orders for Family Housing are specified in Spec Item 3.1.1 Service Request Reception of 1501000 Facility Management. For all work orders assigned to the Contractor, the Contractor shall update the Work Log with details of all actions taken as well as timelines, and any other information for future actions.

Do all assets have physical markings such as labels or stencil that identify them by the unique USMCmax asset number and if assets believed on KTR density do not have the unique marking, what is the process for those to be marked and the Gov't entity that will confirm the correction?Will Gov't clarify it intends that the KTR change USMCmax asset numbers or build a new asset records in USMCmax and how the KTR is to deactivate USMCmax assets that have been replaced by KTR or found to be otherwise incorrect records or replaced by others.

ANSWER: Not all assets may have physical markings. The contractor is responsible for inventory validation and updating USMCmax records. The contractor shall propose a process for marking unmarked assets and deactivating or correcting erroneous records for Government approval. The contractor shall not unilaterally change or deactivate asset records without concurrence from the COR.

24. Reference: 0200000 – Management and Administration, Spec Item 2.6.8.2, USMC Maximo Method of Data Entry

The Contractor shall manually enter all required data directly into USMC Maximo. The Contractor shall ensure all information is updated by the end of each workday for all work performed unless otherwise specified. If the Contractor does not have access to USMC Maximo at contract start, the data shall be submitted by the following methods:· For Assets, the Contractor shall submit the data obtained through the floor-to book inventory validation required in Spec Item 3.2.1 Inventory Management of 1501000 Facility Management. The detailed submission requirements are included in Section F of 1501000. The current format for asset data



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is provided in J-0200000-05 for reference. This format may be updated. The Contractor shall use the most updated version at the time of submission.· For Asset Conditions, the Contractor shall provide the information per Section F.

What is the Gov'ts criteria for not having access to USMCmax, threshold of count of personnel that may have an overlapped access however CAC registration is delayed for the majority of the workforce of Work Reception and Work Control?If KTR does not have access to USMCmax at contract start, how long will the Gov't accept flat-files for delivery of data when an extension is necessary?

ANSWER: The contractor is responsible for ensuring its personnel complete all requirements to obtain system access in a timely manner. The flat-file submission method is a temporary measure. The Government expects the contractor to gain full access as soon as possible. The duration for accepting flat-files will be determined by the Contracting Officer based on the specific circumstances of access delays.

25. Reference: 0200000 – Management and Administration, Spec Item 2.6.8.3, USMC Maximo Access

The Contractor shall submit a list of personnel requiring USMC Maximo accounts per Section F.The Contractor personnel requesting access to USMC Maximo must obtain Common Access Cards (CACs) or Tokens in advance. The Contractor shall take the necessary procedure to obtain CACs/Tokens, which includes providing all required documentation and information and undergoing background checks. The Facilities Department or FEAD can sponsor the applicants for CACs/Tokens. Currently, only employees with U.S. citizenship can obtain a CAC or Token. Once accounts have been established, USMC Maximo can be accessed at https://usmcmax.usmc.mil.The Contractor shall provide all necessary computer equipment, such as a CAC/Token reader and required software, and Internet Service Provider (ISP) accounts to access USMC Maximo for Direct Entry of required data.

Will Gov't assist the KTR with background Tier's necessary for CACs for USN personnel not assigned within Japan Will the Gov't please clarify whether the cost of the Tokens, to include all process costs and fees, is borne by the Gov't or KTR

ANSWER: The Government will provide sponsorship for CAC/Token applications as specified in the PWS. The contractor is responsible for all costs associated with its employees obtaining and maintaining required access credentials, including any costs for tokens, background checks, and associated fees.

26. Reference: 0200000 – Management and Administration, Spec Item 2.6.8.4, USMC Maximo Training

The Government will provide or make available initial training on USMC Maximo to Contractor personnel responsible for direct entry of data.Additional training may be provided by the Government when there are significant changes to the USMC Maximo software or data entry requirements. Training due to changeover of personnel shall be the responsibility of the



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Contractor. USMC Maximo training documents will be provided to the Contractor upon request. The Contractor may also be invited to various USMC Maximo virtual trainings that are conducted monthly by MCICOM upon request. The Contractor shall send employees to Government trainings on forthcoming systems either on-site or at a location specified by the Government. All costs of attendance at either on-site or off-site training, including, but not limited to, wages, travel, and per diem shall be borne by the Contractor.

Will those without Tier1 background and SAAR as noted to be necessary in 0200000 / 2.8.9 be able to attend the training?

ANSWER: Personnel must meet all security and access requirements per Annex 2 before they can be granted access to Government IT systems. Training will be provided to personnel who are cleared for access.

27. Reference: 0200000 – Management and Administration, Spec Item 2.7.1, Key Personnel

The Contractor shall submit a List of Key Personnel and Qualifications per Section F. The Contractor shall provide any additional information requested by the KO or COR necessary to validate their qualifications. The Contractor shall submit an Organizational Chart per Section F for Government acceptance, showing lines of authority of the key personnel and on-site supervisor(s) for this contract. The chart shall include names of personnel and their position title in this contract. As a minimum, include the PM, QM, SSHO, Environmental/Energy Manager, interpreter(s), and on-site supervisor(s) and who they will report directly to for this contract. The key personnel shall be revised as applicable for the contract. The Contractor shall provide complete resumes for proposed substitutes and any additional information requested by the KO. Proposed substitutes shall have comparable qualifications to those of the persons being replaced. The KO will notify the Contractor within 15 calendar days after receipt of all required information of the consent on substitutions. No change in fixed unit prices may occur as a result of key personnel substitutions.

Key Personnel are required to be accepted by the government, yet the contractor will not be able to hire personnel on such short notice of this RFP. How much leniency does the contractor have in hiring personnel having the government approve them as key personnel and what timelines are allowed and if the contractor hires someone with the intent of being key personnel, but the government chooses not to accept that person, will the contractor be reimbursed for recruiting hiring and travel cost to de-mobilization of the person that is denied, given as well that the Gov't has 15 calendar days for consent?As it would be prudent for key personnel to have alternates, can employee be an alternate for one or more key personnel or is there a maximum time of absence of a key personnel, quality, safety, environmental that their alternate can no longer fill the position?

ANSWER: Offerors should propose Key Personnel who meet the stated qualifications. The Government's acceptance is based on the qualifications submitted. All costs associated with recruitment, hiring, and demobilization of personnel, including those not accepted by the Government, are the Contractor's responsibility. The PWS specifies requirements for alternates; where alternates are allowed, they must also meet the qualifications of the position. The



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maximum time of absence and other specifics for key personnel will be managed in accordance with the contract and at the discretion of the KO.

28. Reference: 0200000 – Management and Administration, Spec Item 2.7.1.2, Quality Manager (QM)

The Contractor shall provide a QM or designated alternate who shall be on-site at all times when the Contractor is performing work during the Government's regular working hours and shall be available on-site within two hours after the Government's regular working hours. The QM or designated alternate shall report directly to a senior corporate official and shall not report directly to the PM. The QM shall not be the same person as the PM.The QM or designated alternate shall have fulfilled the following pre-requisite training and experiences before being hired as the QM under this contract: The QM or designated alternate shall have a current Certified Manager of Quality/Organizational Excellence (CMQ/OE) certification and at least five years of experience in preparing and enforcing QMS programs on contracts of similar size, scope and complexity. The QM or designated alternate shall not be the same person as the SSHO.

What are the acceptable entities for the certification noted or are there equivalent certifications from equivalent accredited body?

ANSWER: DEFERRED

29. Reference: 0200000 – Management and Administration, Spec Item, 2.7.1.3, Site Safety and Health Officer (SSHO)

The Contractor shall provide a Level 1 SSHO whose primary duty and responsibility is to prepare and enforce the Contractor's safety program on this contract. The Level 1 SSHO shall ensure the requirements of EM 385-1-1 and 29 CFR 1926.16 are met for the project. The Level 1 SSHO or an equally qualified Designated Representative/alternate shall be on-site at all times when work is being performed to implement and administer the Contractor's safety program and government-accepted Accident Prevention Plan (APP). The Level 1 SSHO shall have fulfilled the pre-requisite qualification, training, continuous learning, and experiences describe in the EM 385-1-1 before being hired as the Level 1 SSHO under this contract. The Level 1 SSHO shall not be the same person as the Project Manager, Quality Manager, or any other position other than the Level 1 SSHO. Note: The Japan Construction Occupational Safety and Health Association (JCOSHA) provides the construction site safety and health management course "KOUJI SHUNIN COURSE" or "SHOCHO COURSE," which is an acceptable equivalent to the 30-hour OSHA safety class. This training can be viewed at the JCOSHA website.http://www.kensaibou.or.jp or http://www.kensaibou.or.jp/eng/index.html

Will Gov't confirm that Subcontracted personnel can fulfill these requirements if otherwise qualified.

ANSWER: A subcontractor employee may be proposed to fill a Key Personnel role, provided they meet all qualification requirements of the PWS and their primary duty is to this contract as specified.



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30. Reference: 0200000 – Management and Administration, Spec Item 2.7.2, Employee Requirements

The Contractor shall provide experienced, qualified, and capable personnel to perform the work in this contract. Personnel shall be fully knowledgeable of all safety, environmental, and energy requirements associated with the work they perform. The Contractor shall provide personnel who can speak, read, and comprehend English to the extent that they can perform the contract requirements and comply with installation emergency procedures, or an interpreter shall be furnished at no additional cost to the Government. An interpreter shall be available on-site within two hours after the Government request.

In what situation is the interpreter requirement required, can Gov't provide an example situation.

ANSWER: An interpreter would be required in any situation where a contractor employee's inability to comprehend English poses a risk to life, safety, security, or the successful performance of a task. For example, if a COR provides urgent verbal instructions to a supervisor who does not understand English, an interpreter would be necessary.

31. Reference: 0200000 – Management and Administration, Spec Item 2.7.2.2, Employee Appearance

The Contractor shall ensure that all employees present a professional appearance that is appropriate for their position. The KO reserves the right to determine the acceptability of any clothing worn. All Contractor/subcontractor employees working under this contract shall be identified by a distinctive nameplate, emblem, or patch attached in a prominent place on an outer garment. Employee identification shall not be substituted for station required passes or badges.

Gov't, please clarify that subcontractors may be identified with their respective company names?

ANSWER: Yes, subcontractor employees may be identified by their own company's name on their nameplate or emblem, provided it is clear they are part of the contractor team supporting this contract.

32. Reference: 0200000 – Management and Administration Spec Item: 2.7.2.6, Proof of Legal Residency

No employee or representative of the Contractor will be admitted to the site of work unless satisfactory Proof of Citizenship or Alien Legal Residency within Japan is confirmed. Proof shall be submitted to the KO as requested.

Please advise or confirm if this is applicable to business travelers, such as those required to attend Partnering, TDY personnel, or those covered with SOFA either as dependent or directly

ANSWER: This requirement applies to all contractor and subcontractor personnel performing work on-site who are not covered under the Status of Forces Agreement (SOFA). Visiting



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personnel on temporary duty must comply with all applicable Japanese immigration laws and installation access requirements.

33. Reference: 0200000 – Management and Administration, Spec Item 2.8, Security Requirements

The Contractor shall comply with all Federal, Japanese, and local security statutes, regulations, and requirements. The Contractor shall become acquainted with and comply with all Government regulations as posted, or as requested by the KO or COR when required to enter a Government site. The Contractor shall ensure that all security/entrance clearances are obtained. The Contractor shall ensure that Contractor personnel do not present a risk to security. By entering the Installation, Contractor personnel are subject to Installation, Japanese, local and Federal regulations and laws, including but not limited to debarment and criminal prosecution. The Government may provide a Letter of Authorization (LOA) through Synchronized Pre-deployment and Operational Tracker (SPOT) for vetting purposes as necessary. Before issuing a LOA, the Government will run a preliminary security screening on the proposed employee to identify any disqualifying information for installation access. Granting a LOA does not guarantee an employee will be granted installation access in Japan.

As both Wastewater Treatment Plant areas are Restricted Areas, is it the Gov't intent that the KTR staff and monitor for the access for these areas, is the KTR responsible for monitoring access to these areas by all those that enter, are there other areas that either now, or in the future? that will require the KTR to monitor access

ANSWER: The Contractor is responsible for performing work in accordance with installation security requirements for restricted areas.

34. Reference: 0200000 – Management and Administration, Spec Item 2.8.2, Vehicles

The company name shall be displayed on each of the Contractor's vehicles in a manner and size that is clearly visible. All vehicles shall display a valid Japanese license plate that complies with Japanese Vehicle Code. Vehicles shall meet all other requirement of the Japanese Vehicle Code, such as safety standards, and shall carry proof of insurance and registration, if applicable. A Vehicle List shall be submitted per Section F.

Gov't please clarify that subcontractors may be identified with their respective company names

ANSWER: Yes. Subcontractor vehicles may display their respective company names.

35. Reference: 0200000 – Management and Administration, Spec Item 2.8.4, Access to Installation

All Contractor personnel shall obtain access to the installation through enrollment and registration into the Defense Biometric Identification System (DBIDS) per MCASO 5500.2, Installation Access Control. The Provost Marshal's Office (PMO) will grant the Contractor access to the Installation according to his/her regular working hours. When there is a need for the



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Contractor to work outside those hours, the Contractor shall submit a MCAS Iwakuni Outside Authorized Working Hours Request for prior approval from PMO. The procedures of obtaining PMO approval will be provided by the KO or COR after contract award when requested by the Contractor. The Contractor shall enter/exit the Installation via the authorized gates only. Note: Per United States Forces Japan (USFJ) Instruction 31-204, Designated Third Country Nationals (DTCN) are not authorized to enter USFJ Installations and areas, including MCAS Iwakuni, without coordination with the Installation commander (or delegate).Prior to commencement of travel for performance of work, all Contiguous United States (CONUS) Contractors and personnel shall be registered and have completed the trainings in the Travel Tracker (TT), Individual Antiterrorism Protection Plan (IATP), Isolated Personnel Recovery Program (ISOPREP),

Please clarify if a person with a CAC, that is registered in DBIDS, and allows installation access, requires a separate DBIDS application for a DBIDS card. Please confirm that it is intended to exclude contractors from Hawaii and Alaska Please confirm this is not applicable to those with visa or legal residency otherwise in Japan

ANSWER: A CAC holder already registered in DBIDS typically does not require a separate DBIDS card for installation access. CONUS (Contiguous United States) is used as a standard term and does not exclude personnel from Alaska or Hawaii. These requirements apply to all contractor personnel requiring access who are not SOFA-sponsored.

36. Reference: 0200000 – Management and Administration, Spec Item 2.8.4.2, DBIDS Credentials

Contractor employees shall furnish a completed copy of the specified forms to obtain the required background check and visit the PMO Pass and Registration Office to obtain a DBIDS credential once approved. The specified forms will be provided after contract award. Additional information about DBIDS can be found at: https://www.cnic.navy.mil/om/dbids.html.The Contractor may initiate the adjudication process when a background screen failure results in disqualification from participation in DBIDS and the Contractor employees do not agree with the reason for disqualification. The Contractor may also apply for a waiver when a background screening failure results in disqualification from participation in DBIDS. The Commanding Officer will be the final waiver determination authority. The Contractor shall immediately collect employee DBIDS credentials and notify the KO in writing:(1) That an employee has departed the company without having properly returned or surrendered their DBIDS credentials.

If a person is denied DBIDS due to background check, but there is no issue in MP ICAM and that person has Tier 1 and CAC, does that override the need for adjudication process What is the required reportable time period for the DBIDS background check, 5 years, 10 years or all time in all countries

ANSWER: A DBIDS denial must be adjudicated through the process outlined, regardless of other credentials held. The installation commander is the final authority for installation access. The background check looks for disqualifying information over a period determined by the specific checks being conducted.



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37. 0200000 – Management and Administration, Spec Item 2.8.5, Access to Buildings

The Contractor shall monitor and control access into restricted areas under their responsibility, allowing only those individuals who have been properly cleared into restricted areas or other controlled access areas. The Contractor shall comply with security requirements, plus those imposed by the installation Commander at all times. Personnel with access to restricted areas shall have the appropriate screening, and shall wear special badges authorizing access for those areas. Contractor personnel shall not enter restricted or controlled areas or installation facilities unless specifically authorized in performance of their duties. When entering and exiting a DoDEA school building (Bldg. 9550, 9553, 9555, or 9556), Contractor personnel shall always use the front door unless they possess access keys issued by the schools. The Contractor shall secure all buildings and facilities entered during non-duty hours and will secure all building and facilities under the Contractor's cognizance at the end of each work day or shift period.

Please advise the process for the KTR to validate that someone has clearance to enter the Restricted Area, as both Wastewater Treatment Plant areas are Restricted Areas, is it the Gov't intent that the KTR staff and monitor for the access for these areas, is the KTR responsible for monitoring access to these areas by all those that enter, are there other areas that either now, or in the future, that will require the KTR to monitor access

ANSWER: The Contractor shall follow all installation security procedures for controlling access to restricted areas under its control. The Provost Marshal's Office (PMO) provides the specific requirements for validating clearance and controlling access.

38. Reference: 0200000 – Management and Administration, Spec Item 2.8.6.1, Escort Arrangement for Secured Areas

The Contractor shall make arrangements for Government escort into secured areas requiring escort. The KO or COR will provide information on applicable buildings, spaces and the appropriate POC.
The Contractor may experience delays while waiting for escorts. The Government estimates the wait period can be up to 15 minutes. The Contractor shall notify the appropriate POC if an escort is not available after 15 minutes and access to accomplish the work is denied. After all efforts to contact the POC have been exhausted, contact the COR or PAR for guidance.
Unscheduled requirements may require a longer wait for an escort.

As both Wastewater Treatment Plant areas are Restricted Areas, is it the Gov't intent that the KTR staff and monitor for the access for these areas, is the KTR responsible for monitoring access to these areas by all those that enter, are there other areas that either now, or in the future, that will require the KTR to monitor access

ANSWER: See responses to RFI 33 and 37. The Contractor is responsible for controlling access to areas under its operational control in accordance with installation security policies.



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39. Reference: 0200000 – Management and Administration, Spec Item 2.8.7, Security Clearances

The Contractor shall comply with all Installation security regulations and requirements, and obtain all required corporate and personnel Security Clearances, prior to commencement of work, at no additional cost to the Government. All vehicles, hand-carried items, and persons are subject to search upon entering/existing the Installation and at any time while on MCAS Iwakuni. Random searches are conducted at all gates during increased security or Force Protection Conditions and when deemed appropriate by the Commanding Officer. The Contractor shall ensure that a list of all personnel with Security Clearances is maintained current, including clearances that are pending.

Please clarify which personnel this security clearance requirement applies to and what level of clearance is required. This contract does not appear to require Confidential, Secret, or Top Secret clearances, although some TDY personnel may already hold them.

ANSWER: The term "Security Clearances" in this context refers to all security-related approvals required for contract performance, including favorable background checks (e.g., Tier 1) and installation access eligibility.

40. Reference: 0200000 / 2.8.8 2.8.8 Access to Controlled Unclassified Information

Tier 1 Investigations and DISS adjudications are generally applicable to U.S personnel who are eligible for processing within the U.S personnel security system.

Please clarify whether this requirement applies to all contractor personnel, including local national employees and third-country nationals who may not possess U.S passports or be eligible for Tier 1 processing in DISS.

For non-U. S personnel that require access to CUI, please advise what alternative betting procedures would satisfy this requirement..

Additionally, please clarify the administrative timeline and contract performance impacts associated with the Tier 1 process:

1. What is the government's estimated processing timeline for completion and adjudication of a Tier 1 processing in DISS?

2. If a Tier 1 investigation is not completed prior to contract start or employee onboarding, will contractor personnel be permitted to begin performance while the investigation is pending?

3. How far in advance of contract award or performance start may the successful offeror initiate Tier 1 processing for proposed personnel?

4. Will the government provide interim access or temporary authorization procedures while Tier 1 investigations are in process?



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ANSWER: The requirement to establish trustworthiness (e.g., a Tier 1 investigation or its equivalent) applies to all personnel, regardless of nationality, who require access to CUI or Government IT systems.

The PWS places the responsibility on the Contractor to ensure its personnel meet these security requirements.

For non-U.S. personnel, the Contractor must submit the required documentation and comply with the specific bilateral or host-nation vetting procedures approved by the Installation Security Manager to achieve an equivalent trustworthiness determination.

The Government does not guarantee a specific administrative timeline for these investigations, as timelines vary based on the individual and the vetting agency.

Contractor personnel will not be granted access to systems or CUI until their investigation is favorably adjudicated. The successful offeror can initiate processing upon direction from the Contracting Officer after award.

Interim access is not guaranteed.

41. Reference: 0200000 – Management and Administration, Spec Item 2.8.8.2, Information Safeguarding Requirements

The Contractor shall protect/safeguard CUI and shall provide compliance documentation validating they are meeting this requirement in accordance with DFARS 252.204-7012. Certain information provided by the Government under this acquisition, requires unique handling, storage, marking, and/or release/dissemination procedures. "Contractor OPSEC Guidance and Contractor Duties and Responsibilities" are provided in J-0200000-13. The Contractor is cautioned to study and comply with J-0200000-13 accordingly. The Contractor shall track all "CUI" associated with its execution and performance under this acquisition. The Contractor shall document, maintain, and provide the Government, a record of subcontractors, vendors, and/or suppliers who will receive or develop CUI who are associated with the execution and performance of this acquisition. The Contractor shall restrict unnecessary sharing and/or flow down of CUI to only those required to conduct official business for DoD, i.e., to execute and perform the requirements under this acquisition. The Contractor shall flow down the requirements specified in this section to its subcontractors, vendors, and/or suppliers. All Contractor and subcontractor personnel assigned to this acquisition, shall complete annually the Center for Development of Security Excellence (CDSE) "DoD CUI Mandatory Controlled Unclassified Information ("CUI) Training" located on the CDSE eLearning website at https://www.dodcui.mil, or similar KO-approved annual CUI training, no later than 30 September of each year. Contractors and their subcontractors shall report to MCAS Iwakuni Security by 15 October each year the number of their employees assigned to the acquisition, who were trained, the number remaining to be trained, and the completion percentage. Failure to comply with the requirement for annual CUI training may result in termination of the acquisition



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and may be reported as non-compliant with NAVFAC CUI requirements. The POC for reporting annual CUI training under this acquisition is the KO and COR.

Please clarify if this applies to non-US personnel ineligible for a Tier 1 background check for the viewing of CUI such as this PWS and related content. Please advise how soon the annual training may start each year

ANSWER: All personnel assigned to the acquisition who handle CUI must complete the required annual training. The training is available year-round and must be completed by 30 September of each year.

42. 0200000 – Management and Administration, Spec Item 2.8.8.3, Disclosure of Information Requirements

In accordance with DFARS Clause 252.204-7000, Disclosure of information, contractor employees shall not discuss or disclose any information provided to them in the performance of their duties to parties other than authorized Government and/or Contractor personnel who are required to conduct official business for DoD, i.e., to execute and perform the requirements under this acquisition. The Contractor shall not use any information or documentation provided by the Government or developed under this acquisition, for other purposes without the consent of the Government KO in accordance with DFARS 252.204-7000. The Contractor shall not release to anyone outside the Contractor's organization any CUI, regardless of medium (e.g., film, tape, document, etc.), pertaining to any part of this acquisition, or any program related to the same, unless the KO has given prior written approval in accordance with DFARS 252.204-7000. Markings: All deliverables/submittals generated by the Contractor under this acquisition shall be properly marked in accordance with DoDI 5200.48. Technical information and CTI shall also be marked with appropriate Distribution Statements and Export Control warnings in accordance with DoDD 5230.24, Distribution Statements on DoD Technical Information (Jan. 10, 2023) and program Security Classification Guidance.

Please confirm that Subcontractors are regarded as part of the Contractor's organization for these purposes

ANSWER: For the purpose of information disclosure, subcontractors are considered outside the Contractor's organization. The prime contractor is responsible for flowing down all requirements and must obtain KO approval before releasing CUI to a subcontractor.

43. 0200000 – Management and Administration, Spec Item 2.8.8.4, Operations Security (OPSEC) Requirements

Information Security programs are usually oriented towards the protection of classified information and materials. Operations Security (OPSEC) involves the protection of critical information focusing on unclassified information that may be susceptible to adversary exploitation. Pursuant to DoDD 5205.02E, Department of Defense Operations Security (OPSEC) Program (Incorporating Change 2, August 20, 2020), SECNAVINST 3070.2A, OPERATIONS SECURITY (9 May 2019), SECNAVINST 5510.36B, DEPARTMENT OF NAVY



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INFORMATION SECURITY PROGRAM (Jul 16 2019), and NAVFACFEINST 3432.1 (24 AUG 2017), NAVFAC FE's OPSEC program implements requirements in DoDM 5205.02, DoD Operations Security (OPSEC) Program Manual (November 3, 2008, Incorporating Change 2, Effective October 29, 2020). OPSEC requirements are applicable when Contractor personnel have access to or generate CUI as defined in DFARS 225.204-7012. As such, OPSEC Measures (i.e., the planned action to conceal or protect identified critical information and indicators from disclosure, observation, or detection and to protect the same from collection) are applicable to this acquisition. The Contractor is cautioned to study Addendum "A" (Contractor OPSEC Guidance) and comply accordingly. All Contractor and subcontractor personnel shall comply with NAVFACFEINST 3432.1 (24 AUG 2017). NAVFACFEINST 3432.1 is available from the Contracting Office. All Contractor and subcontractor personnel assigned to this acquisition, shall complete annually the Center for Development of Security Excellence (CDSE) "OPSEC Awareness for Military Members, DoD Employees and Contractors" located on the CDSE eLearning website at https://www.cdse.edu/toolkits/deliveruncompromised/index.html, or similar KO-approved annual OPSEC training, no later than 30 September of each year. Contractors and their subcontractors shall report to MCAS Iwakuni Security by 15 October each year the number of their employees assigned to the acquisition, who were trained, the number remaining to be trained, and the completion percentage. Failure to comply with the requirement for annual OPSEC training may result in termination of the acquisition and may be reported as non-compliant with NAVFAC OPSEC requirements. The POC for reporting annual OPSEC training under this acquisition is the KO and COR. Note: the following clauses have been incorporated in this acquisition - DFARS 252.204.7000 Disclosure of Information, 252.204-7008 Compliance with Safeguarding Covered Defense Information Controls, 252.204-7009 Limitations on the Use or Disclosure of Third-Party Contractor Reported Cyber Incident Information, and 252.204-7012 Safeguarding Covered Defense Information and Cyber Incident Reporting. DFARS Clause 252.204-7000 restricts the release of unclassified information outside Contractor's organization without prior KO permission, with exceptions; DFARS Clause 252.204-7008 requires contractor compliance with Safeguarding Covered Defense Information Controls; DFARS Clause 252.204-7009 limits the use or disclosure of contractor reported cyber incident information, and DFARS 252.204-7012 requires contractor to provide adequate security for all covered contractor information systems (including implementation of NIST SP 800-171 "Protecting Controlled Unclassified Information in Nonfederal Systems and Organizations" in effect at the time this acquisition is issued) and to comply with cyber incident reporting requirements.

Please advise how soon the annual training may start each year

ANSWER: The annual OPSEC training is available year-round. It must be completed by the deadline of 30 September each year.

44. Reference: 0200000 – Management and Administration, Spec Item 2.8.9, Access to Government Information Technology (IT), Operational Technology (OT), and Facility Related Control Systems (FRCS)

Personnel accessing Government IT and OT systems to include but not limited to Maximo, Direct Digital Control (DDC), and Supervisory Control and Data Acquisition (SCADA) are in positions considered Non-Sensitive/IT-II and require a Tier 1 investigation to verify their



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trustworthiness. Prior to being granted access to Government IT, OT, and FRCS systems, personnel shall have a favorably adjudicated Tier 1 Investigation, successfully complete required training, submit a Systems Authorization Access Request (SAAR) Form, and meet all eligibility requirements. Personnel accessing Government IT, OT, and FRCS systems shall complete annual required training such as cyber assurance awareness, information security (INFOSEC) awareness, and operations security (OPSEC) awareness. The Contractor shall submit a list of personnel requiring access to Government IT, OT, and FRCS systems per Section F.

Tier 1 Investigations and DISS adjudications are generally applicable to U.S personnel who are eligible for processing within the U.S personnel security system.

Please clarify whether this requirement applies to all contractor personnel, including local national employees and third-country nationals who may not possess U.S passports or be eligible for Tier 1 processing in DISS.

For non-U. S personnel that require access to CUI, please advise what alternative betting procedures would satisfy this requirement..

Additionally, please clarify the administrative timeline and contract performance impacts associated with the Tier 1 process:

1. What is the government's estimated processing timeline for completion and adjudication of a Tier 1 investigation?

2. If a Tier 1 investigation is not completed prior to contract start or employee onboarding, will contractor personnel be permitted to begin performance while the investigation is pending?

3. How far in advance of contract award or performance start may the successful offeror initiate Tier 1 processing for proposed personnel per section F?

4. Will the government provide interim access or temporary authorization procedures while Tier 1 investigations are in process?

ANSWER: See response to RFI 40.

45. Reference: 0200000 – Management and Administration, Spec Item 2.9.5, Accident and Damage Reporting

The Contractor shall notify the KO and COR per Section F as soon as practical, but no more than four hours after any accident, incident or near miss. The Contractor shall use the NAVFAC Initial Mishap Notification form or Initial Near Miss Notification form as applicable, which are included in J-0200000-03. Additionally, the Contractor will be required to complete the applicable NAVFAC Contractor Incident Reporting System (CIRS) form and electronically submit per Section F. Required or special forms are provided within the Forms in J-0200000-03. Preserve the conditions and evidence on the accident site until the Government investigation team arrives on-site and Government investigation is conducted. The Contractor shall conduct an



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accident investigation for accidents requiring Medical Treatment, property damage accidents and near misses as defined in EM 385-1-1, to establish the root cause(s) of the accident. The Contractor shall complete the applicable NAVFAC Contractor Incident Reporting System (CIRS) form and electronically submit per Section F. Required or special forms are provided within the Forms in J-0200000-03.For any WHE accident (including rigging gear accidents), the Contractor shall conduct an accident investigation to establish the root cause(s) of the accident and comply with additional requirements and procedures for accidents in accordance with NAVFAC P-307, Section 12. The Contractor shall submit a WHE Accident Report (Crane and Rigging Gear) per Section F. No crane operations are allowed to proceed until cause is determined and corrective actions have been implemented to the satisfaction of the KO. The WHE Accident Report form is provided in J-0200000-03.For a near miss involving crane or rigging operations, the Contractor shall report verbally to the KO and COR as soon as management becomes aware but not later than four hours of such event and comply with additional requirements and procedures for near-misses in accordance with NAVFAC P-307, Section 12. A near miss occurs when an accident was avoided by mere chance or when intervention prevented an ongoing sequence of events that would have resulted in an accident (e.g. unplanned encroachment, improper crane set-up, improperly rigged load, etc.). The Contractor shall submit a Crane and Rigging Gear Near Miss Report per Section F. The Crane and Rigging Near Miss Report form is provided in J-0200000-03. The Mishap Notification Process may be subject to change. The Contractor shall follow the most updated procedure. The Government will provide the latest procedure.

Is CIRS required when the incident is not a category on the CIRS form and if the criteria is not noted in 0200000 2.9.5.1?

ANSWER: All accidents, incidents, or near misses related to contract performance must be reported as specified. The Contractor shall use the appropriate forms provided. If an incident does not fit a specific category, the contractor should use the most applicable form or seek guidance from the COR.

46. Reference: 0200000 – Management and Administration, Spec Item 2.9.5.1, Accident Reporting and Notification Criteria

The following criteria and definitions apply to the accident reporting requirements specified above: Any work-related injury or illness that results in:1) Death, regardless of the time between the injury and death, or the length of the illness;2) Days away from work (any time lost after day of injury/illness onset);3) Restricted work;4) Transfer to another job;5) Medical treatment beyond first aid;6) Loss of consciousness; or 7) A significant injury or illness diagnosed by a physician or other licensed health care professional, even if it did not result in (1) through (6) above. High Visibility Accident. Any mishap which may generate publicity or high visibility. Medical Treatment. Treatment administered by a physician or by registered professional personnel under the standing orders of a physician. Medical treatment does not include first aid treatment even through provided by a physician or registered personnel. WHE Accident. A WHE accident occurs when any one or more of the eight elements in the operating envelope fails to perform correctly during operation, including operation during maintenance or testing resulting in personnel injury or death; material or equipment damage; dropped load; derailment; two-



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blocking; overload; or collision, including unplanned contact between the load, crane, or other objects. A dropped load, derailment, two-blocking, overload and collision are considered accidents even though no material damage or injury occurs. A component failure (e.g., motor burnout, gear tooth failure, bearing failure) is not considered an accident solely due to material or equipment damage unless the component failure results in damage to other components (e.g., dropped boom, dropped load, roll over, etc.)

Is KTR required to disclose to the Gov't medical procedures, treatment or rehabilitation status in the reporting. If so, who is the authorized recipient and manner for that information to be received by the Gov't?

ANSWER: The Contractor shall report incident details to the level required by the specified forms and regulations, such as OSHA. The report should state whether an injury resulted in medical treatment beyond first aid, but should not contain specific, private medical information. Reports are submitted to the KO and COR.

47. Reference: 0200000 – Management and Administration 2.9.11 Safety Apparel on JobsitesThe Contractor personnel shall wear appropriate high-visibility safety apparel meeting ANSI/ISEA 107-2020 and DOT regulations for traffic control. Appropriate garment shall be based on the worker hazards and tasks, complexity of the work environment or background, and vehicular traffic and speed. As a minimum, the Contractor personnel shall wear ANSI/ISEA 107-2020 Class I compliant apparel.

Please clarify that DOT is meaning the US Department of Transportation and if criteria for the Japanese Ministry of Land, Infrastructure, Transport and Tourism (MLIT) is acceptable substitute

ANSWER: Yes. DOT as referenced in J-attachments J-1800000-01, and J-0200000-01 Definitions and Acronyms, refers to Department of Transportation (DOT).
For contract performance within Japan, high-visibility safety apparel certified to JIS T 8127 may be accepted as an equivalent standard where the garment provides visibility performance equal to or greater than the ANSI/ISEA 107-2020 classification required for the specific task and work environment. The Contractor shall not rely on a general JIS or MLIT reference alone, but shall verify the garment's applicable class, reflective material, fluorescent/background material, design, condition, and suitability for the specific hazards.
The Contractor remains responsible for ensuring all safety apparel is appropriate for the worker's exposure, including task complexity, lighting conditions, proximity to moving vehicles or equipment, and traffic speed. Where the work environment presents roadway, traffic-control, airfield, night-work, or other elevated struck-by hazards, a higher garment class may be required.

48. Reference: 0200000 – Management and Administration, Spec Item 2.10.1.1, Water Conservation Plan

The Contractor shall develop, submit and implement a Water Conservation Plan per Section F.



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Will the Gov't provide the MCASI Water Conservation Plan?

ANSWER: The Government will provide the current installation-level Water Conservation Plan to the successful offeror to assist in the development of the Contractor's plan.

49. Reference: 0200000 – Management and Administration, Spec Item 2.10.2.2, ODS Requirements for Refrigerant Recycling

The Contractor shall comply with JEGS, Navy ODS Advisory 96-02, and all Federal, Japanese, and local environmental laws and regulations. All existing commercial systems (air-conditioning and refrigeration equipment) using Class I and Class II ODSs shall be phased out at the end of their life cycle. No new commercial systems may be purchased containing these substances. Any ODS refrigerants and their substitutes shall not be intentionally released/vented in the course of maintaining, servicing, repairing, or disposing of appliances, industrial process refrigeration units, air-conditioning units or motor vehicle air conditioners. Ammonia, carbon dioxide, and pure hydrocarbon refrigerants are not subject to the venting prohibition. All repairs, including leak repairs or services to appliances, industrial process refrigeration units, air-conditioning units, or motor vehicle air conditioners containing ODS refrigerants shall be performed using commercially available refrigerant recovery and recycling equipment operated by trained refrigerant technicians. Refrigerant technicians shall be certified through an Environmental Protection Agency (EPA) or Japanese equivalent approved program that covers proper recovery and recycling procedures, leak detection, safety, shipping, and disposal for the type of equipment they will be using. Certifications shall be legible and translated into English if applicable. The KO and COR shall be provided a copy of all certifications and a list of names of all certified technicians per Section F. Approved training program copies of the certifications shall be maintained at the employee's place of business and/or carried as a wallet card by the technician. Requirements stated below are exempted for the following refrigerant and refrigerant substitutes:- Carbon dioxide in any application.- Nitrogen in any application.- Water in any application.- Ammonia in commercial or industrial process refrigeration or absorption units.- Chlorine in industrial process refrigeration (processing of chlorine and chlorine compounds).- Hydrocarbons in industrial process refrigeration (processing of hydrocarbons).- Ethane (R-170) in very low temperature refrigeration equipment and equipment for non-mechanical heat transfer.- Propane (R-290) in retail food refrigerators and freezers (stand-alone units only); household refrigerators, freezers, and combination refrigerators and freezers; self-contained room air conditioners for residential and light commercial air-conditioning and heat pumps; vending machines; self-contained commercial ice machines, very low temperature refrigeration equipment, and water coolers.- Isobutane (R-600a) in retail food refrigerators and freezers (stand-alone units only); household refrigerators, freezers, and combination refrigerators and freezers; and vending machines.- R-441A in retail food refrigerators and freezers (stand-alone units only); household refrigerators, freezers, and combination refrigerators and freezers; self-contained room air conditioners for residential and light commercial air-conditioning; heat pumps; and vending machines. The Contractor shall develop and submit a refrigerant leak monitoring program for refrigeration equipment containing 50 pounds (22.7 kg) or more ODS refrigerant or substitute per Section F. Commercial refrigeration equipment and industrial process refrigeration equipment shall have leaks repaired within 30 days if the appliance is leaking at a rate such that the loss of refrigerant will exceed 35 percent of the total charge during



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a 12-month period. Comfort cooling and other appliances shall have leaks repaired within 30 days if the appliance is leaking at rate such that the loss of refrigerant will exceed 15 percent of the total charge during a 12-month period. Leak rates shall be calculated every time a refrigerant is added to an appliance with a full charge of 50 pounds (22.7 kg) or more of refrigerant in any single circuit. The Contractor shall conduct an initial verification test (prior to adding refrigerant back into the equipment) and a follow-up verification test (conducted after the equipment returns to normal operating conditions) to verify leak repairs. Records shall be kept for all refrigerant recovery operations/services performed on equipment that contains 50 pounds (22.7 kg) or more refrigerant and shall include the service date, date when leak was discovered, appliance/asset number, service description, technician name, amount of refrigerant added/removed, loss due to accidental venting if applicable, total installed refrigerant charge, net leakage, annualized leakage rate, maximum allowable annual leakage rate, leak repair status, leak verification testing status and any other pertinent service details Records detailing accidental venting of ODS shall be maintained and shall include, as a minimum, the date, technician name, type of refrigerant, location, amount vented, description of venting incident, cause of release, precautions taken to prevent future releases. The following Class I and Class II ODS and ODS substitutes (in a pure state, not as a component of other products) shall be containerized in U.S. standard cylinders issued by the Government and transported by the Contractor to a designated location on-base for final disposition in accordance with the DEPARTMENT OF DEFENSE ODS & HFC RESERVE, CUSTOMER TURN-IN PROCEDURES; R-11, R-12, R-22, R-114, R-500, R-502, Halon 1202, Halon 1211, Halon 1301, Halon 2402, Precision Cleaning Solvents 1,1,1 and 1,1,3 (unused and in unopened/sealed original containers), R-125, R-134a, R-227ea, R-236fa, R-404a, R-407a, R-407c, R-410a, R-417a, R-438a, and R-507a. Cylinders will be ordered by the Government and issued to the Contractor when recovery of the gases listed above is required. Contact PAR for designated drop-off location. The Contractor shall submit ODS and ODS Substitutes Delivery Report per Section F. All other ODS shall be disposed of in accordance with the JEGS, 40 CFR 82, and all applicable host nation requirements. Contractor ODS records shall be submitted per Section F.

Will the designated drop-off location for ODS Class I, II, and substitute refrigerants be located at MCAS Iwakuni?

ANSWER: Yes, the designated drop-off location for turned-in refrigerant cylinders will be on MCAS Iwakuni.

50. Reference: 0200000 – Management and Administration, Spec Item 2.11, Disaster Preparedness

The Contractor shall comply with the installation's Contingency Instruction DFARS 252.237-7023 Continuation of Essential Contractor Services, MCASO 3030.1 Marine Corps Air Station Iwakuni Continuity of Operations Plan, MCASO P3140.4 Destructive Weather Bill, and MCASO 6220.2 Marine Corps Air Station Iwakuni Disease Containment Plan (DCP) Order. The Contractor shall support the Installation contingency response plan as directed by the KO. The Contractor shall prepare Mission Essential Contractor Services Plan to accomplish the requirements described in this contract, identify Contractor Mission Critical/Mission Essential Personnel and submit per Section F. Mission Critical and Mission Essential personnel shall



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report and remain on board MCASI, as directed by the KO. Refer to J-0200000-18 for Tropical Cyclone Condition of Readiness (TCCOR) Definitions.

Are all the services provided under this contract regarded as mission essential Contractor services in support of mission-essential functions and what level of FPCON are the services expected. Is it correct that the KTR is to identify Mission Critical/Mission Essential Personnel vs the Gov't identifying them based on tasks to be performed as determined by the Gov'ts Mission Criticality. Please explain the delineation between an employee being Mission Critical vs. Mission Essential What provisions will the Gov't provide for these personnel, such as billeting, meals, laundry, clothing and other incidentals. Does the Gov't understand that personnel restricted in Freedom of Movement on and off MCASI will likely be categorized under Japanese Labor Law as entitled to extra pay or benefits i.e. Emergency Overtime for all hours in excess of the first 8 of their normally scheduled duty day

ANSWER: Yes, the core utility and facility services provided under this contract are considered Mission Critical functions. To sustain these functions during a crisis, destructive weather, or base closure, the Contractor is required to identify and designate Mission Essential Personnel (MEP). Delineation: In accordance with standard installation security and access protocols (including MCASO 5500.2W), 'Mission Critical' refers to the system or service being protected, while 'Mission Essential' (MEP) refers exclusively to the specific personnel authorized to access the installation and perform work during emergencies.

The Contractor is entirely responsible for identifying its MEP required to sustain operations. The contract does not provide for government-provided billeting or other provisions; the Contractor is responsible for its workforce. Any claims for additional compensation under Japanese Labor Law are a matter between the Contractor and its employees.

51. Reference: 0200000 – Management and Administration, Spec Item 2.12, Technical Library

Existing technical library contents, including facility drawings, operation & maintenance manuals, warranties, Government publications, record drawings and other appropriate material, will be furnished by the Government. The Contractor shall continually update library material to ensure all data is current, complete, accurate and suitable for intended use. The Contractor shall monitor the use of the libraries to ensure materials are returned and data integrity is not compromised. The Contractor shall maintain the libraries until completion or termination of the contract and make the libraries available for inspection by prospective offerors for successive contracts. The technical library contents are the property of the Government and shall be turned over to the KO upon completion or termination of the contract. The Contractor shall submit the Technical Library Table of Contents per Section F. Any drawing, site map, and technical information provide on this specification or attached to this specification, and any drawing and technical information provided to the Contractor shall be used only for this contract performance purpose, and shall not be used for any other purpose. Dissemination of these drawings, maps, and information is strictly prohibited.

What authority does the Contractor hold over those that do not return items. How many physical items exist in the current library. Is the Technical Library on Gov't SharePoint and will the Gov't



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provide necessary access. What category or licenses do the personnel required need to have to update library material, i.e. licensed Architect? Does the Contractor have sole access control of the area in which the Technical Library exists?

ANSWER: The library is a Government-Furnished Facility (GFF) and its contents are Government property. As such, the Government retains the right to access its facility and property at all times. The Contractor shall implement a check-out/check-in procedure to manage library contents. Any issues with non-return of items by Government personnel should be reported to the COR. The Government does not have a count of physical items. The library may be a mix of physical and digital media. Personnel updating drawings must be competent, but a specific professional license (e.g., Architect) is not required for all updates unless specified for a particular task.

52. Reference: 0200000 – Management and Administration, Spec Item 2.15.1.1, Acceptance and Performance

The Contractor shall offer indefinite quantity (IQ) pre-priced line item services to authorized Government personnel when they are ordering the work directly via the Government-wide Commercial Purchase Card (GCPC) program. When receiving GCPC orders against Section B, the Contractor shall provide the supplies and services at the offered price without additional markup or handling fee. The Contractor shall accept and process electronically submitted GCPC orders for IQ services, including those orders issued through the FedMall. FedMall is a U.S. Government (USG) owned and operated web-based ordering system that enables any DoD or Federal activity to search for and order goods and services. Authorized GCPC users will receive approved accounts on FedMall to view and order IQ line items. The Contractor shall receive electronic IQ orders from FedMall using 128-bit encrypted email. The Contractor shall purchase, install, and utilize the most recent version of PGP Personal software, or a comparable solution, for the purpose of decrypting order notification emails from FedMall. In addition, the DoD has established the External Certification Authority (ECA) program to support the issuance of DoD-approved certificates to Contractors. The ECA program is designed to provide the mechanism for Contractors to securely communicate with the DoD and authenticate to DoD Information Systems. The Contractor shall purchase, install, maintain and use a DoD-approved ECA certificate.

How many CACs will the USG sponsor for this purpose or, will the PKI exemption be enabled as it is understood that a CAC is one of several valid forms of authentication for DOD FedMall, which requires a Common Access Card (CAC), Personal Identity Verification (PIV) card, or another approved digital certificate (like a soft certificate or ECA) to log in and add roles?

ANSWER: The Government will sponsor CAC applications for contractor personnel who have a valid requirement. As stated in the PWS, the Contractor is required to purchase and use a DoD-approved External Certification Authority (ECA) certificate, which is an alternative to the CAC for accessing DoD systems like FedMall[

53. Reference: 1401000 – Family Housing, Spec Item 2.3.1.1, Material Standards for Change of Occupancy Maintenance (COM)



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Materials and replacements used during the COM shall match the original materials in function, quality, appearance (size, finish, color, design), and durability. Prior to installation, the Contractor shall submit product information for proposed materials per Section F. If accepted materials are unavailable or obsolete, the Contractor shall propose material alternatives per Section F.

What paint codes per location shall the KTR use to match original paint materials in all Family Housing units? Please specify What carpet colors codes and types should be used to ensure matching existing colors/types of carpet in all Family Housing units?

ANSWER: Specific paint codes, carpet specifications, and color standards will be provided to the successful Contractor during the transition period post-award. Proposed matching materials shall be submitted for Government approval through the submittal process in accordance with Section F.

54. Reference: 1401000 – Family Housing, Spec Item 3.1, Change of Occupancy Maintenance (COM)

The Contractor shall develop and implement a comprehensive COM program that will ensure quality housing is available to meet the needs of the Government.

How many days prior to the intended start of the COM will the Gov't be assigning the work to the KTR?

What is the maximum amount of COMs that will be issued to KTR in a week or on any certain day?

What are the minimum COMs per month that the government expects before invoice deduction regardless of building availability or COM being assigned to KTR?

ANSWER:

1. Regarding lead time for assignment: Refer to the "Process for ordering a COM" paragraph in Spec Item 3.1 for specific timelines regarding order placement and work start times.

2. Regarding maximum workload: There is no maximum limit on the volume of COM work that the Government may assign. Refer to J-1401000-08, *COM Historical Data,* for the historical workload estimates.

3. Regarding minimum workload and deductions: There is no guaranteed minimum number of COMs required or issued per month. Work will be assigned based on Government requirements.

55. Reference: 1501000 – Facility Management, Spec Item 2.2.1, Certification, Training, and Licensing



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The Contractor's personnel who regularly engage in customer interface shall present a professional appearance and use customer interaction best practices. Contractor personnel shall complete customer service training within 30 days of assignment and attend refresher training annually thereafter.
The Contractor shall submit proof of all certification, training, and licensing requirements per Section F.

Please advise the minimum number of training hours and the acceptable training provider or certifying authority for the required Customer Service Training. Please also clarify whether the Government provides this training, either in person or through online or multimedia resources.

ANSWER: The Government will not provide customer service training. The Contractor is responsible for providing this training at no additional cost to the Government. There are no specified minimum training hours or designated training providers, as long as the training ensures that personnel meet the customer interface requirements. Commercially available and recognized customer service training programs are acceptable.

56. Reference: 1501000 – Facility Management, Spec Item 2.3.1, System Access

The Government will provide access to the following systems: USMC Maximo (USMCmax).The Contractor shall submit a complete list of personnel requiring access to these systems per Spec Item 2.6.8.3 in Annex 2. The Contractor shall provide information on each employee as required by Government information technology personnel. Additional information regarding USMCmax data requirements and account access is provided in Spec Item 2.6.8 in Annex 2.

Will the Gov't be providing the network access to use USMCmax or simply USERID?

ANSWER: The Government will provide the necessary user accounts (USERID).

57. Reference: 1501000 – Facility Management, Spec Item 3.1, Work Control

The Contractor shall perform work control to ensure requests for services are properly received, identified, tracked, and reported in a timely manner.

WWTP operations include SCADA. Because SCADA operation appears to require a Tier 1 investigation, please clarify whether only U.S. nationals may perform this function.

WWTP SCADA alerts are received by phone rather than through the Work Control system. Please clarify the required Work Control process for handling these alerts.

ANSWER:
Any personnel requiring access to SCADA systems must undergo the required Tier 1 investigation, regardless of nationality. The current SCADA system operates via telephone alerts.



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The Contractor is required to receive and handle these alerts in accordance with the Wastewater operation and maintenance procedures under 1604000.

58. Reference: 1501000 – Facility Management, Spec Item 3.2.1, Inventory Management

The Contractor shall manage asset inventory to ensure accurate asset information is available for CBMM.

Please clarify whether the Government will provide waivers or expedited access approvals for areas that require lengthy background investigations, to avoid delays in asset inventory inspections.

If not, will the Government provide dedicated escorts for access to restricted spaces that require building-specific escorts?

Please advise when the data needed to complete the fields in J-0200000-05 will be provided to the Contractor.

J-0200000-05 includes the following example for the Quantity field: "Quantity of assets the record represents. If the record is for fluorescent lights, the quantity would be the number of light fixtures." Please clarify whether the Contractor is expected to populate quantities at that level of detail, such as by building, make, and model.

ANSWER: The Government will not provide waivers, expedited access approvals, or dedicated escorts. The Contractor is responsible for ensuring its personnel obtain all mandatory access approvals and credentials prior to performance.

Regarding the level of detail, the Contractor is expected to populate quantities at the level of detail described in the J-0200000-05 instructions, to include specific quantities by building, make, and model.

59. Reference: 1501000 – Facility Management, Spec Item 3.3, Technical Support Services

The Contractor shall perform technical support services to ensure engineering and technical documentation is maintained current and made available in a timely manner.

Do these personnel require any specialized certifications of licenses such as holding Architectural or Librarian certifications

ANSWER: No specific licenses are required for this role. However, as stated in Annex 2, the Contractor must provide experienced, qualified, and capable personnel to perform the work.

60. Reference: 1501000 – Facility Management, Spec Item, 3.3.1 , Plans, Files and Drawing Updates



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The Contractor shall update facility plans, building files and engineering drawings to ensure technical information is properly documented in a timely manner. Do these personnel require any specialized certifications of licenses such as holding Architectural or Librarian certifications

ANSWER: No specific licenses are required for this role. However, as stated in Annex 2, the Contractor must provide experienced, qualified, and capable personnel to perform the work.

61. Reference: 1501000 – Facility Management, Spec Items 3.3.2, Technical Library Operation
The Contractor shall operate a technical library to ensure technical documents and reference materials are properly maintained and made available in a timely manner.

Do these personnel require any specialized certifications of licenses such as holding Architectural or Librarian certifications

ANSWER: No specific licenses are required for this role. However, as stated in Annex 2, the Contractor must provide experienced, qualified, and capable personnel to perform the work.

62. Reference: 1502000 – Facility Investment, Spec Item 2.3.5, Warranty Protection and Malfunction Notification

To maintain the validity of any systems and equipment warranties, the Contractor shall not perform repairs on any system, equipment or components covered under warranty. The Contractor shall notify the Government of any system requiring repairs per Section F.

Is warranty information accessible to KTR and via what method.

Can the govt provide warranty details before the June 12th, 2026, proposal deadline?

ANSWER: Refer to Annex 0200000, Spec Item 2.13, *Warranty Management*. The Government will provide available warranty information after contract award.

63. Reference: 1502000 – Facility Investment, Spec Item 3.1, Emergency Maintenance, Urgent Maintenance, and Corrective Maintenance (EM/UM/CM) Work

The Contractor shall perform EM/UM/CM work in a timely manner to ensure facilities, systems, ground structures and other assets are fully functional, in normal working condition and function properly in accordance with specified standards.

Is it the Gov't intent that Unaccompanied Housing Work Orders are covered under the 1502000 guidance as there is no annex for Unaccompanied Housing but there is an annex for Family Housing

Based on J-1501000-04, workload estimates as provided do not distinguish among emergency, urgent and routine work orders.



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Does the Government plan to provide workload estimates for EWO, UWO and RWO, as well as more recent data?

ANSWER:

1. Regarding Unaccompanied Housing and Scope: Yes. EM/UM/CM work for Unaccompanied Housing is covered under Sub-annex 1502000. In accordance with the Section C scope of work, the Government reserves the right to issue EM/UM/CM work orders for any facility, system, or asset located within MCAS Iwakuni and its outlying supported areas (as defined in Annex 01000, Spec Item 1.1, *Outline of Services),* provided the asset or system falls within the categories outlined in Sub-annex 1502000, Spec Item 1.1, *Outline of Services*.

2. The reference to "J-150**1**000-04" in the question appears to be a typo for "J-150**2**000-04." The historical workload data provided in the J-attachments represents the best available information and will not be further broken down by work order priority.

64. Reference: 1502000 – Facility Investment, Spec Item 3.2, Projects

The Contractor shall perform project work orders in a timely manner to ensure requested work is complete in accordance with specified standards. As this is in addition to the personnel needed for Work Control and Work Reception and a notably separate task, Will the contractor be provided on site space dedicated to the projects as the space allotted for the current BOSC is the same space allotted for the BOSS and known to not be sufficient space to meet Gov't expectations of administrative results As the source information and subsequent information is in this spec and sub-items to be printed, will the Gov't be providing the printer for the CUI Will Gov't confirm the area #1 "Materials to be Furnished" will consistently be provided by USG through contract timeline?

ANSWER:

1. Regarding On-site Space for Projects: No, the Government will not provide additional on-site administrative space beyond what is specified in the solicitation.

2. Regarding CUI Printer: The Contractor is responsible for procuring the necessary equipment and complying with all security requirements for handling and printing CUI.

3. Regarding Materials to be Furnished: The Government will provide the items listed under area #1 "Materials to be Furnished" in accordance with the contract terms.

65. Reference: 1502000 – Facility Investment, Spec Item 3.3, Preventive Maintenance (PM) Program

The Contractor shall develop and implement a PM program for facilities, ground structures, and installed equipment and systems to ensure proper operation, to minimize breakdowns, and to maximize useful life.



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What differentiates the application of Limit of Liability under the 3.3 PM spec item vs. the 3.4 IMP spec item areas?

ANSWER: The application of the Limit of Liability (LoL) under Spec Item 3.3, *Preventive Maintenance (PM) Program*, versus Spec Item 3.4, *Integrated Maintenance Program (IMP)*, is determined by the specific systems to which the asset is assigned in the description of each system provided in Section J.

- PM Program LoL ($300): Applies exclusively to systems and equipment designated for the PM Program.
- IMP LoL ($4,700): Applies exclusively to systems and equipment designated for the IMP.

66. Reference: 1502000 – Facility Investment, Spec Item 3.3.10, Airfield Lighting Systems

The Contractor shall perform maintenance on Airfield Lighting Systems to ensure proper operation, reliable, uninterrupted service, and compliance with operating standards.Is the KTR responsible, at KTR cost, for repairs and replacements of all airfield lighting items even when damaged by impact from a moving object accidentally or otherwise? Will the Govt provide the number and types of replacement items currently held in Govt stock for use by KTR until replacements and consumption rates and supply lines can be established?

ANSWER:

1. Regarding impact damage: The Contractor is responsible for repairs due to normal wear and tear. Damage caused by a third party (e.g., aircraft strike) will be investigated, and repair may be directed as additional work order, or pursued as work beyond the contract's LoL.

2. Regarding Government stock: No. The Government will not provide a stock of replacement items. It is the Contractor's responsibility to establish reliable supply lines and procure sufficient inventory to meet all contract requirements.

67. Reference: 1502000 – Facility Investment, Spec Item 3.3.18, Paint Booths, Blast Booths and Ventilation Systems

The Contractor shall perform maintenance on paint booths, blast booths and ventilation systems to ensure proper operation, to minimize breakdowns, and to maximize useful life. Will the Gov't accept the hazardous filters from the Contractor for disposal?

ANSWER: The Contractor is responsible for the proper disposal of all waste, including hazardous filters, generated during contract performance. Refer to Annex 0200000, Spec Item 2.10, *Environmental Management and Sustainability*, and all relevant subordinate Spec Items.

68. Reference: 1502000 – Facility Investment, Spec Item 3.3.19, Corrosion Control Hangar Ventilation Systems



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The Contractor shall perform maintenance on corrosion control hangar ventilation systems to ensure proper operation, to minimize breakdowns, and to maximize useful life. Will the Gov't accept the hazardous filters from the Contractor for disposal?

ANSWER: Refer to the Government's response to Question No. 67.

69. Reference: 1502000 – Facility Investment, Spec Item 3.3.26, Kitchen Hood and Ventilation Systems

The Contractor shall perform maintenance on kitchen hood and ventilation systems to ensure proper operation, to minimize breakdown, and to maximize useful life.

Will Govt provide listing, by building and designated system, of all systems that are in compliance with the requirement of "The Contractor shall comply with the requirements of the National Board of Fire and Underwriters and the current standards of the National Fire Protection Association, NFPA Standard 96."Will Govt advise what is to be done for systems not in compliance for the "Certificates with all pertinent data for all components and systems cleaned and serviced are displayed as specified."

ANSWER:

1. Regarding the listing of compliant/non-compliant systems: No. Refer to Spec Item 1.7, *Verification of Workload and Conditions* in Annex 0100000. All facilities, systems, and assets are accepted in "AS-IS" condition.

2. Regarding systems not in compliance and the required Certificates: Refer to Spec Item 3.3.26, *Exhaust Hoods and Ducts*. The Contractor shall inspect and clean systems "*regardless of whether the overall system installation fully complies with relevant sections of NFPA 96.*" Cleaning certificates certify the performance of required inspection and cleaning, not NFPA design compliance.

70. Reference: 1502000 – Facility Investment, Spec Item 3.4, Integrated Maintenance Program (IMP)

The Contractor shall develop and implement an IMP program for facilities, ground structures and installed equipment and systems to ensure they are safe, fully functional, and operational.

What differentiates the application of Limit of Liability under the 3.3 PM spec item vs. the 3.4 IMP spec item areas?

ANSWER: Refer to the Government's response to Question No. 65.

71. Reference: 1502000 – Facility Investment, Spec Item 3.4.2, Fire Protection Systems

The Contractor shall provide an IMP for all fire protection systems, fire alarm systems, fire hydrants, and fire pumps to ensure safe, reliable, uninterrupted fire protection service.



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Please clarify that this spec item includes Kitchen Suppression Systems that are attached to non-NFPA compliance Kitchen Exhaust Systems

ANSWER: Yes. Kitchen suppression systems are included under this Spec Item regardless of the compliance status of the attached kitchen exhaust systems.

72. Reference: 1502000 – Facility Investment, Spec Item 3.6, Other Recurring Services Program

The Contractor shall develop and implement another recurring services program for facilities, ground structures and installed equipment and systems to ensure proper operation, to minimize breakdowns, and to maximize useful life.

Is it the Gov't intent that the KTR perform Preventive Maintenance on items not in density although those items may be within the same building or area the KTR performs PMs on density items

ANSWER: No. The Contractor is required to perform the specific recurring services (such as Preventive Maintenance under Spec Item 3.3, Other Recurring Services under Spec Item 3.6) on the assets explicitly designated for those respective programs in the contract's J-documents (asset lists).

73. Reference: 1503040 – Other (Training Pools), Spec Item 3, Recurring Work

The Contractor shall perform other services for the pool operator maintenance to ensure proper maintenance and operation during the year.

Is it the Gov't intent that the KTR perform Preventive Maintenance on items not in density although those items may be within the same building or area the KTR performs PMs on density items

ANSWER: See response to question No. 72.
Clarification: Preventive Maintenance (PM) for pool equipment is governed under Sub-annex 1502000, not Sub-annex 1503040. Under Sub-annex 1503040, the Contractor is only required to perform pool operator maintenance (water treatment, floor heating systems, seasonal services including off-season maintenance) for the specific pools designated in J-1503040-03.

74. Reference: 1604000 – Wastewater, Spec Item 3, Recurring Work

The Contractor shall efficiently operate and maintain the wastewater collection and treatment systems to safely collect, treat and dispose of wastewater to ensure all sewage requirements are continually met.



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Please clarify who is responsible for the initial provision and replenishment of Critical Spare Parts, and who approves which items qualify as Critical Spare Parts under Spec Item 3 of Annex 1604000.

The Wastewater Facilities GFM/GFE list referenced in this section does not appear to include Critical Spare Parts.

If Critical Spare Parts are not provided as GFM or GFE, please clarify the stocking, replenishment, and cost responsibility for these items under this specialized requirement.

ANSWER: Critical Spare Parts are not provided as Government-Furnished Material (GFM) or Government-Furnished Equipment (GFE). The Contractor is responsible for the initial provision, stocking, replenishment, and associated costs of all Critical Spare Parts necessary to continuously meet the wastewater operation requirements.

75. Reference: 1604000 – Wastewater, Spec Item 3.1.2, Minimum Operator Attendance

The Contractor shall provide wastewater treatment certified plant operators and support personnel in sufficient quantities of staffing per shift to efficiently and safely operate equipment at all times of operation.

Will Gov't confirm that Subcontracted personnel can fulfill these requirements if otherwise qualified?

ANSWER: Yes. Subcontracted personnel may fulfill these requirements, provided they meet all qualification and certification standards specified in the PWS and applicable regulations.

76. Reference: 1604000 – Wastewater, Spec Item 3.2, Preventive Maintenance (PM) Program

The Contractor shall develop and implement a PM program for manholes to ensure proper operation, to minimize breakdowns, to maximize useful life and meet all applicable discharge permit requirements.

Will there be an additional spec item be added to reflect the vacuum related items listed in the J1604000-03, document lists Vacuum valves and other associated vacuum equipment however there is not a vacuum related spec item. Within Attachment J-1604000-03, provide the worksheet for Wash Pad components translated into English

ANSWER:
Vacuum valves and other vacuum-related items are included in Spec Item 3.3.2 Lift Stations. As for J-1604000-03, per Spec Item 2.6.3 of Annex 2 Management and Administration, the Contractor is required to provide bilingual (English/Japanese) capability. It is the offeror's responsibility to understand and utilize the documents as provided.

77. Reference: 1604000 – Wastewater, Spec Item 3.2.1, Manholes



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The Contractor shall maintain manholes to ensure system integrity and extend the operational life of the manhole.

States "Shall repair all concrete spalling, perform channel repair, and install a complete epoxy coating". Is it the Gov't intent for the Contractor to epoxy coat every manhole or only when repairs require it to be performed?

Does epoxy coating exist on current manholes?

ANSWER: The Government's intent is for the Contractor to perform epoxy coating only when repairs are performed, or when structural integrity issues are discovered.
Offerors should assume that manholes may not have existing coatings.

78. Reference: 1604000 – Wastewater, Spec Item 3.3, Integrated Maintenance Program (IMP)

The Contractor shall develop and implement an IMP for the wastewater collection and treatment systems to ensure all equipment and components remain in optimum condition and sustain maximum life.

As part of the IMP, is it the contractor's responsibility to replace all age-deteriorate equipment that fails due to age?

ANSWER: The Contractor is responsible for repairs up to the LoL. Failures that exceed the LoL will be handle as corrective maintenance.

79. Reference: 1800000 – Environmental, Spec Item 2.2, Personnel

In addition to the Employee Requirements specified in Annex 2, the Contractor shall provide personnel with the qualifications specified below.

Can the USG provide the KTR with specific qualification requirements?

ANSWER:
The specific qualification and training requirements are those mandated by the governing regulations cited throughout the PWS. Per Annex 1800000, Spec Item 3, the Contractor is responsible for ensuring all its personnel comply with all applicable Federal, host nation, and local statutes and regulations, and with DoD and Navy/Marine Corps policies, instructions and guidance.
This includes, but is not limited to, ensuring personnel receive all necessary training such as Hazard Communication (HAZCOM), Hazardous Waste Operations and Emergency Response (HAZWOPER), and Department of Transportation (DOT) Hazardous Materials (HAZMAT) as required by those governing standards for the specific roles they perform.



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80. Reference: 1800000 – Environmental, Spec Item 2.2.1, Certification, Training, and Licensing

The Contractor shall provide a written training plan and documentation of training for all personnel to demonstrate technical proficiency per Section F. Demonstration of proficiency must take place within established guidelines that are documented in applicable regulations, policies, instructions and Laboratory Quality Assurance Manual.

The Contractor shall submit proof of all certifications, training, and licensing requirements per Section F.

KTR requests USG to clarify if "Within 30 days" is calendar days or business days.

ANSWER: Offerors are to assume that references to “days” in the solicitation refer to calendar days unless explicitly stated otherwise.

81. Reference: 1800000 – Environmental, Spec Item 3, Recurring Work

The Contractor shall perform environmental services to support the installation’s environmental programs to ensure compliance with applicable Federal, host nation, and local statutes and regulations, and with DoD and Navy/Marine Corps policies, instructions and guidance.

KTR requests clarification on whether references listed in Attachment J-1800000-02 are the most current information.

KTR needs clarification for the word "estimated" in Attachment J- 1800000-03. Will there be additional sample requests outside the 84 recurring and 15 emergent? If so, how will the government specify these requests?

ANSWER:
The references listed in Attachment J-1800000-02 are the applicable documents for this solicitation. The references are the most current available to the Government. Contractor is responsible for complying with the most current versions of these statutes, regulations, and policies at the time of performance.

The specific information referenced in the question regarding J-1800000-03 does not correspond to the current solicitation.

82. Reference: 1800000 – Environmental, Spec Item 3.1, Sampling and Laboratory Services

The Contractor shall provide environmental sampling and laboratory services to ensure compliance oversight at the installation.

KTR requests list of all current sample locations with corresponding building numbers that will be accessed for waste stream analysis and an update to site locations listed in Attachment J-1800000-05. KTR would like USG to clarify the meaning of "major tasks". Does this mean



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expected sampling work tasks or unit hazardous waste generating processes? If the latter, can the USG provide information on unit activity to incorporate into the SAP? KTR requests USG to provide necessary information so that KTR can build a schedule to meet contractual requirements. For example, up-to-date sample locations, waste streams at locations as found in Attachment 5.

ANSWER:
Attachment J-1800000-05 is provided for reference only and contains historical laboratory services data. No additional list of locations or waste streams will be provided. The requirement applies to any site covered under this contract that may generate waste, whether through normal work processes or a spill.

The term 'major tasks' (or 'major work tasks') refers to significant waste-generation occurrences on the installation.

83. Reference: 1800000 – Environmental, Spec Item 3.1.1, Sampling

The Contractor shall conduct timely sample collection to ensure the installation complies with sampling plan. Please provide the most current version of the Waste Analysis Plan and the latest installation waste stream list.

Please define “emergent sampling” or “emergent samples.” KTR understands this to mean any waste stream not listed in WAP Table 7-2 and Attachment J-1800000-05.

Please clarify which specific reports are required under this section.

Please clarify the status of Table 7-1 in the Waste Analysis Plan. This spec item states, “as specified in Table 7-1,” while the WAP describes Table 7-1 as recommendations only.

Please clarify whether “five days after sampling” means calendar days or business days.

ANSWER:
Regarding the Waste Analysis Plan and waste stream list:
As specified in Spec Item 3.1, sampling and analysis services shall be performed as non-recurring work in this contract. Specific sample locations and waste streams will be identified when work is required. Therefore, the Government will not provide a Waste Analysis Plan or waste stream list at this time.

Regarding "emergent sampling":
The term "emergent sampling" does not appear in the solicitation documents.

Regarding required reports:
Required reports are identified in Section C and Section F.

Regarding Table 7-1:
The phrase "as specified in Table 7-1" does not appear in the solicitation documents.



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Regarding "five days":
The PWS specifies "five calendar days."

84. Reference: 1800000 – Environmental, Spec Item 3.1.2, Laboratory Services

The Contractor shall provide laboratory services to ensure the installation complies with the sampling plan.

KTR requests USG to clarify status of Table 7-1 of the Waste Analysis Plan (WAP). KTR notes that this Spec Item "as specified in Table 7-1" contradicts the terminology in the WAP. The WAP states that Table 7-1 are recommendations only vs the Spec Item "shall". Does the USG require a bound (hardcopy) Laboratory Analysis Report with every deliverable? KTR requests clarification on "14 days after sample receipt". Does this mean calendar days or business days? Does "receipt of sample" mean when the laboratory receives the sample, or when the test results are submitted by the laboratory?

ANSWER:
Regarding Table 7-1:
The phrase "as specified in Table 7-1" does not appear in the PWS.

Regarding Laboratory Analysis Report:
Final Report shall be electronic with one hardcopy delivered to the Environmental Division. Please refer to Section F of the PWS for further instructions on submission.

Regarding "14 days after sample receipt":
The phrase "14 days after sample receipt" does not appear in the current solicitation. The requirement outlined in the PWS is "Within 10 calendar days of analysis" in Section F.

85. Reference: 1800000 – Environmental, Spec Item 3.2, Oil and Hazardous Substance Spill Response and Cleanup Ashore

The Contractor shall provide oil and hazardous substance (OHS) spill response and cleanup to minimize damage to property or risk of human exposure and to ensure the installation complies with Federal, host nation, and local statutes and regulations, and with DoD and Navy/Marine Corps policies, instructions and guidance.

KTR requests clarification from USG on whether guidance listed in Spec Item 3.2 are the most current versions.

KTR requests USG to define "oil and hazardous substances (OHS)". Will the KTR need to respond to every spill containing chemicals listed in JEGS Table 16.3?

What is the total qty of spill response and cleanup services requested by the USG per POP?

ANSWER:



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Regarding Spec Item 3.2 guidance:
The guidance and policies listed in Spec Item 3.2 are the applicable references for this solicitation. The Contractor is responsible for complying with the most current versions of these policies, instructions, and plans at the time of performance.

Regarding the definition of "oil and hazardous substances (OHS)":
OHS in the referenced regulations. The Contractor is required to respond to OHS spills as required.

Regarding the quantity of spill response and cleanup services:
Historical data is provided in J-1800000-07 for reference. However, the historical data reflects past performance only and does not guarantee future quantities.

86. Reference: Annex 1503040 Section C, Spec Item 3.1.2, Floor Heating Systems

Please identify which pieces of equipment listed under J 1502000 49 are part of the Pool Floor Heating System.

ANSWER: The asset lists provided identify the equipment included in each system. The Contractor is responsible for verifying the inventory on-site. .

87. Reference: Annex 1604000 Section C, Spec Item 3.1.2, Minimum Operator Attendance

Please define the minimum required Operator Attendance for both the North and South Wastewater Treatment Plants for each shift.

ANSWER: The Government does not specify a set minimum number of operators. The Contractor is responsible for staffing the plants to meet all applicable Japanese and US regulations for facilities of their specific type and class.

88. Reference: Attachment_2_ELINs, ELIN A701AZ Outdoor Patio Tile and/or Balcony Tile Replacement

Please clarify whether the Unit of Measure for this item is per patio or per tile

ANSWER: EA represents "per individual tile" replaced.

89. Reference: Attachment_2_ELINs, ELIN A701AW Loop Pile Carpet Replacement

Please clarify whether the Unit of Measure for this item is per unit, per room, or per square meter (SM).

ANSWER: The Unit of Measure is per Square Meter.

90. Reference: Attachment_2_ELINs, ELIN A701AD Ceramic Quarry Floor Tile or Mosaic Floor Tile Replacement



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Please clarify whether the Unit of Measure for this item is per unit, per room, or per tile?

ANSWER: EA represents "per individual tile" replaced.

91. Reference: Annex 1502000 Section C, Spec Item 3.3.2, Technical Library
Please clarify whether the contractor is required to have a personnel presence in the Technical Library, in person, from 0800 to 1630, Monday through Friday.

ANSWER: Yes. The Contractor is required to maintain a physical personnel presence in the Technical Library from 0800 to 1630, Monday through Friday (excluding Federal holidays), to operate the library and meet the service requirements.

92. Reference: Exhibit A – Experience Project Data Sheet, Factor 2: Corporate Experience, 1: DUNS Number

Will the Government please advise if the company UEI or CAGE can be provided in lieu of the DUNS for Exhibit A - Experience Project Data Sheet, Box #1.

ANSWER: Yes, the Unique Entity ID (UEI) may be used in place of the DUNS number.

93. Reference: Annex 0200000, Spec Item, 2.6.3, Work Reception

Please clarify if the Work Reception has to be at the Work Control Desk 24/7/365 or if on off site call center can be used.

ANSWER: The PWS does not prohibit the use of off-site call centers for work reception function provided that all contract performance requirements are met.

94. Reference: RFP, SOFA

The solicitation states'
"The U.S. Government will NOT offer 'United States Official Contractor' status under Article XIV of the U.S.-Japan Status of Forces Agreement (SOFA) to any offeror awarded a contract under this solicitation. The U.S. Government will certify any employees of a contractor as 'Members of the Civilian Component' under Article I(b) of the SOFA."

Could the Government please clarify whether contractor employees will be certified as Members of the Civilian Component under Article I(b) of the SOFA?

ANSWER: See Amendment 004.

95. Reference: RFP, Foreign Exchange Risk

The solicitation requires pricing and payment in U.S. Dollars (USD). Given that contractor personnel may not be granted SOFA status and a substantial portion of contract performance costs are expected to be incurred in Japanese Yen (JPY), please clarify how foreign exchange rate fluctuations will be addressed during contract performance.



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Specifically, does the Government intend to provide any mechanism for equitable adjustment, economic price adjustment, or other relief if exchange rate fluctuations result in a material increase in the Contractor's cost of performance?
If such a mechanism exists, please identify the applicable solicitation or contract clause.

ANSWER: The solicitation does not include a clause for economic price adjustment based on currency fluctuations. The contract is a Firm-Fixed-Price (FFP) contract to be paid in U.S. Dollars. As such, the contractor bears the financial risk associated with fluctuations in the exchange rate between the U.S. Dollar and Japanese Yen.

96. Reference: Annex 3.1, EM/UM/CM Work Order Volume Assumptions

The solicitation requires pricing and payment in U.S. Dollars (USD). Given that contractor personnel may not be granted SOFA status and a substantial portion of contract performance costs are expected to be incurred in Japanese Yen (JPY), please clarify how foreign exchange rate fluctuations will be addressed during contract performance.

Specifically, does the Government intend to provide any mechanism for equitable adjustment, economic price adjustment, or other relief if exchange rate fluctuations result in a material increase in the Contractor's cost of performance?
If such a mechanism exists, please identify the applicable solicitation or contract clause.

ANSWER: See response to RFI 95

97. Reference: Annex 3.1, EM/UM/CM Work Order Volume Assumptions

The solicitation requires offerors to propose a fixed monthly price for management and administration of all Emergency Maintenance (EM), Urgent Maintenance (UM), and Corrective Maintenance (CM) work orders regardless of the actual number of work orders issued during contract performance.

Section J-1502000-04 provides historical work order data; however, the solicitation also states that the historical data may not be representative of future requirements and that the Government makes no warranty regarding the accuracy, completeness, or usefulness of the data. Under the current contract, the Government provided estimated annual quantities for Emergency, Urgent, and Routine work orders, allowing offerors to develop pricing based upon a common workload assumption. In the current solicitation, no estimated workload quantities have been provided for
proposal purposes.

Without Government-provided estimated quantities or workload assumptions, offerors must independently determine anticipated work order volumes. This may result in significantly different assumptions among offerors, creating an unequal basis for competition and increasing pricing risk. Incumbent contractors may also possess historical workload information that is not available to all offerors, further complicating the development of comparable proposals.

To promote fair and consistent competition, will the Government provide estimated annual or monthly quantities for EM, UM, and CM work orders for pricing purposes, similar to the approach utilized under the current contract? Alternatively, will the Government establish a common workload assumption that all offerors shall use when developing their fixed monthly pricing?



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If the Government intends for offerors to assume unlimited work order volumes, please clarify whether any workload thresholds, surge provisions, equitable adjustment mechanisms, or workload reopener provisions will be available should work order quantities significantly exceed historical averages.

Subject: Request for Clarification – EM/UM/CM Work Order Volume Assumptions

ANSWER: Offerors are required to propose a fixed monthly price for the management and administration of all EM, UM, and CM work orders. While historical data is provided in attachment J-1502000-04, the Government makes no warranty regarding its accuracy for future requirements. Offerors must develop their own workload assumptions based on the information available in the solicitation. The fixed-price nature of the contract places the risk of varying work order volumes on the contractor.

98. Reference: ELIN

ELIN A701 AV, Joint Cement Replacement appears to reference Lightning Arrestors and Grounding Devices in the block as well.

Please provide updated ELIN for this section.

ANSWER: ELIN A701 AV, Joint Cement Replacement, does not contain any references to lightning arrestors or grounding devices. Refer to the correct "Description Extended" in Excel Column D provided in J-0200000-19, ELINs, posted on SAM.gov.

99. Reference: RFP

Recommend adding an Economic Price Adjustment – JPY Currency Fluctuation clause for the upcoming FFP contract. As the contract will be awarded in USD, but with significant subcontracted costs denominated in Japanese Yen (JPY), the contractor may face challenges in managing financial risks from foreign exchange rate fluctuations. Since the contract will be awarded in USD while subcontractor costs are in Japanese Yen (JPY), adding an EPA clause will help mitigate exchange rate risks for both the Government and the Prime Contractor. Especially for a contract that has Option Periods 01 through 07 and a 6-Month Extension of Services.

Recognizing these potential risks, please see the attached document with suggestions. I believe these proposed enhancements will reinforce the EPA clause, ensure clarity, and support a fair distribution of risks between the Government and the Prime Contractor.

ANSWER: See response to No. 95

100. Reference: PWS 2.2.1 Certification, Training and Licensing

This is a request for clarification regarding the requirements in UFC 3-601-02, Version 2021, specifically Table 2-22 "Dry Chemical Systems" and Table 2-23 "Wet Chemical Systems," which mandate hydrostatic testing every 5–12 years.

These requirements specify that testing must comply with OSHA and DOT standards and be performed using DOT-certified hydrostatic testing equipment. However, for work conducted in Japan by Japanese subcontractors, DOT and OSHA regulations do not apply, as these are U.S.-specific standards.



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Compliance with the Japanese Fire Service Act, which does not require hydrostatic testing or its equivalent, governs fire-protection-related work performed by Japanese subcontractors.

Could the Government please Given this, please confirm whether adherence to the Japanese Fire Service Act and associated local regulations will be considered sufficient to meet the UFC 3-601-02 requirements when the work is performed entirely in Japan.

ANSWER: No. Adherence to the Japanese Fire Service Act and associated local regulations is not sufficient. In accordance with PWS Spec Item 3.4.2, the Contractor shall perform all hydrostatic testing on wet and dry chemical systems in strict compliance with UFM 3-601-02 (formerly UFC 3-601-02). Where host-nation standards differ from U.S. military standards, the more stringent requirement shall apply. The Contractor remains fully responsible for sourcing the necessary equipment, personnel, and subcontractors required to meet the specified U.S. standards, regardless of standard local industry practices.

101. Reference: UFC 3-601-02 Smoke Control Systems

Table 2-30 ("Smoke Control Systems") of UFC 3-601-02 requires semi-annual testing for "Dedicated Systems." However, the solicitation documents do not explicitly define or categorize which specific building systems or components at MCAS Iwakuni fall under this "Dedicated" designation.

Are the "Dedicated Systems" subject to this semi-annual frequency explicitly identified within the inventory/density list provided in Attachment J-1502000-51? If not, could the Government please clarify or provide a definitive list of which smoke control systems across MCAS Iwakuni must be maintained and tested as "Dedicated Systems" under Table 2-30?

ANSWER: No dedicated smoke control systems subject to UFM 3-601-02, Table 2-30 semi-annual testing are currently identified in the Government-provided contract lists. Offerors shall not include the cost for testing or maintaining dedicated smoke control systems in their Firm-Fixed-Price proposals for recurring work. In the event that any such systems are identified post-award, the Government will address the requirement in accordance with the Changes clause of the contract.



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