SOLICITATION, OFFER, AND AWARD *(Construction, Alteration, or Repair)*	1. SOLICITATION NUMBER	2. TYPE OF SOLICITATION	3. DATE ISSUED	PAGE OF PAGES
	47PD5326R0044	☐ SEALED BID *(IFB)* ☒ NEGOTIATED *(RFP)*	6/25/2026	1 3

IMPORTANT - The "offer" section on the reverse must be fully completed by offeror.

4. CONTRACT NUMBER	5. REQUISITION/PURCHASE REQUEST NUMBER	6. PROJECT NUMBER
	EQPMBA-26-0238	

7. ISSUED BY CODE	8. ADDRESS OFFER TO
PQCC PBS Office of Acquisition Management/Acquisition Project Delivery Contracting Division West/Contracting Branch C 1800 F Street NW Washington , DC 20405 USA	

9. FOR INFORMATION CALL:	a. NAME	b. TELEPHONE NUMBER *(Include area code) (NO COLLECT CALLS)*
	Ayrius Bennett	(817) 247-6134

SOLICITATION

NOTE: In sealed bid solicitations "offer" and "offeror" mean "bid and "bidder".

10. THE GOVERNMENT REQUIRES PERFORMANCE OF THE WORK DESCRIBED IN THESE DOCUMENTS *(Title, identifying number, date)*

RFP 47PD5326R0044 EQPMBA-26-0238 SD0035ZZ, Supplemental Heat, Rapid City. This project is to provide and install two new forced air electric heaters in the first floor mechanical rooms to maintain temperatures at acceptable levels and prevent damage to building systems. See Section 2.1 for detailed project requirements.

11. The contractor shall begin performance within 1 calendar days and complete it within 30 calendar days after receiving ☐ award, ☒ notice to proceed. This performance period is ☒ mandatory ☐ negotiable. ***(See*** _____ ***).***

12a. THE CONTRACTOR MUST FURNISH ANY REQUIRED PERFORMANCE AND PAYMENT BONDS? *(If "YES", indicate within how many calendar days after award in Item 12b.)*	12b. CALENDAR DAYS
☐ YES ☒ NO	

13. ADDITIONAL SOLICITATION REQUIREMENTS:

a. Sealed offers in original and 1 copies to perform the work required are due at the place specified in Item 8 by 10:00 AM (CST) ***(hour)*** local time 8/13/2026 (date). If this is a sealed bid solicitation, offers will be publicly opened at that time. Sealed envelopes containing offers shall be marked to show the offeror's name and address, the solicitation number, and the date and time offers are due.

b. An offer guarantee ☒ is, ☐ is not required.

c. All offers are subject to the (1) work requirements, and (2) other provisions and clauses incorporated in the solicitation in full text or by reference.

d. Offers providing less than 90 calendar days for Government acceptance after the date offers are due will not be considered and will be rejected.

OFFER *(Must be fully completed by offeror)*

14. NAME AND ADDRESS OF OFFEROR *(Include ZIP Code)*	15. TELEPHONE NUMBER *(Include area code)*
	16. REMITTANCE ADDRESS *(Include only if different than Item 14.)*
CODE FACILITY CODE	

17. The offeror agrees to perform the work required at the prices specified below in strict accordance with the terms of this solicitation, if this offer is accepted by the Government in writing within _____ calendar days after the date offers are due. *(Insert any number equal to or greater than the minimum requirement stated in Item 13d. Failure to insert any number means the offeror accepts the minimum in Item 13d.)*

AMOUNTS ▶

18. The offeror agrees to furnish any required performance and payment bonds.

19. ACKNOWLEDGMENT OF AMENDMENTS

(The offeror acknowledges receipt of amendments to the solicitation -- give number and date of each)

AMENDMENT NUMBER										
DATE.										

20a. NAME AND TITLE OF PERSON AUTHORIZED TO SIGN OFFER *(Type or print)*	20b. SIGNATURE	20c. OFFER DATE

AWARD *(To be completed by Government)*

21. ITEMS ACCEPTED:

22. AMOUNT	23. ACCOUNTING AND APPROPRIATION DATA

24. SUBMIT INVOICES TO ADDRESS SHOWN IN *(4 copies unless otherwise specified)* ▶	ITEM	25. OTHER THAN FULL AND OPEN COMPETITION PURSUANT TO ☐ 10 U.S.C. 2304(c) ( ) ☐ 41 U.S.C. 3304(a) ( )
26. ADMINISTERED BY	PQCC	27. PAYMENT WILL BE MADE BY
PBS Office of Acquisition Management/Acquisition Project Delivery Contracting Division West/Contracting Branch C 1800 F Street NW Washington , DC 20405 USA		

CONTRACTING OFFICER WILL COMPLETE ITEM 28 OR 29 AS APPLICABLE

☐ 28. NEGOTIATED AGREEMENT *(Contractor is required to sign this document and return _____ copies to issuing office.)* Contractor agrees to furnish and deliver all items or perform all work requirements identified on this form and any continuation sheets for the consideration stated in this contract. The rights and obligations of the parties to this contract shall be governed by (a) this contract award, (b) the solicitation, and (c) the clauses, representations, certifications, and specifications incorporated by reference in or attached to this contract.	☐ 29. AWARD *(Contractor is not required to sign this document.)* Your offer on this solicitation is hereby accepted as to the items listed. This award consummates the contract, which consists of (a) the Government solicitation and your offer, and (b) this contract award. No further contractual document is necessary.
30a. NAME AND TITLE OF CONTRACTOR OR PERSON AUTHORIZED TO SIGN *(Type or print)*	31a. NAME OF CONTRACTING OFFICER *(Type or print)* Chanel Bennett; Contracting Officer

30b. SIGNATURE	30c. DATE	31b. UNITED STATES OF AMERICA BY	31c. DATE

ITEM NO. (a)	SUPPLIES OR SERVICES (b)	QUANTITY ORDERED (c)	UNIT (d)	UNIT PRICE (e)	AMOUNT (f)
0001	SD0035ZZ Supplemental Heat Rapid City This project is to provide and install two new forced air electric heaters in the first floor mechanical rooms to maintain temperatures at acceptable levels and prevent damage to building systems. See Section 2.1 of the SOW for detailed project requirements. Deliverable PSC: Z1AA -- MAINTENANCE OF OFFICE BUILDINGS Contract Type: Firm Fixed Price PoP: 09/30/2026 - 10/30/2026 Place of Performance: 515 9TH ST RAPID CITY, SD 57701-2440	1	LS	_____	_____

U.S. General Services Administration
Public Buildings Service

Statement of Work
for
Construction Services Lite

PROJECT IDENTIFICATION

Project Title: Install New Supplemental Electric Heaters Rapid City SD
Building: Andrew W. Bogue Federal Building
Building ID #: SD0035ZZ
Building Location: 515 9th Street, Rapid City, SD 57701

Project Control Number:
GSA Work Items:
RWA #:
Kahua Number:

SOW Author: Steele Bendigo - 8PQA-C

1. PROJECT INFORMATION

This section provides an overview of the project.

1.1. PROJECT SUMMARY

This project is to provide and install two new forced air electric heaters in the first floor mechanical rooms to maintain temperatures at acceptable levels and prevent damage to building systems. See Section 2.1 for detailed project requirements.

The Contractor shall coordinate work and gain approvals required in this Statement of Work (SOW) with the Contracting Officer (CO) and Contracting Officer's Representative/Project Manager (COR/PM) as required.

1.2. PROJECT BACKGROUND

Add supplemental heat to two mechanical rooms on the first floor of the Rapid City building. The rooms become very cold in the winter months and contain new equipment that could possibly be damaged if the temperature drops too low.

1.3. CONTRACT TYPE

This contract is a firm-fixed price contract. The services required shall include, but shall not be limited to, the following:

- Contract Management
- Construction Services including Materials, Labor, and Supervision
- Professional Inspection and Testing Services

1.4. DELIVERY TYPE

The project is a Construction Services delivery type.

1.5. PROJECT OBJECTIVES

The contractor shall provide labor, materials, equipment, and supervision necessary to perform:

A. The contractor shall provide and install two wall mounted electric forced air heaters
   - Heater shall be between 15kw and 20KW
   - Heater shall have stand alone wall mounted adjustable thermostat
   - Contractor shall install unit per manufacturer recommendations for minimum clearances

B. Contractor shall provide and install all required electrical components, conduit, and wire
   - All electrical work shall be in accordance with NEC and core building standards

C. The contractor shall coordinate sequencing and control measures with the Project Manager and the Property Manager.
   - The contractor shall prevent access of the public into the work areas; and shall protect the public at all times.

D. Replace and/or repair any damage caused as a result of this project to pre-construction conditions.

E. Notice to proceed will only be issued after all material is in contractors possession

The contractor shall field verify all requirements at time of pre-bid walk through.

To be considered successful, the project must achieve the following objectives:

- Deliver the project on time and within budget
- Complete the project with no security violations or safety incidence
- Establish and maintain positive relations with the tenant(s), public authorities, jurisdictions and neighborhood
- Ensure a safe work environment during construction for workers and authorized visitors on the construction site
- Manage the completion of the project with the spirit of partnering and without litigation
- Provide timely reports and communications
- Ensure that all sensitive documents are handled, distributed, archived and destroyed according to established project procedures
- Follow all security requirements in the delivery of this project

1.6. PROJECT SCHEDULE

The overall Period of Performance shall be 30 calendar days from Notice To Proceed (NTP) to Project Closeout, based on the following:

• NTP to Substantial Completion	[30] calendar days after NTP
• Submit All HSPD-12 Clearance Applications	[7] calendar days after Award
• Project Closeout (as defined in Section 5.4.)	[30] calendar days after Substantial Completion

All actions by the Government counted in calendar day shall begin the first calendar day after the submission, unless the submission is made before 9:00 AM.

2. SCOPE OF WORK

This section details the technical requirements and constraints for which the Contractor is responsible. The Contractor shall perform all services described in this Statement of Work (including work required under exercised options, if any). The Contracting Officer and the COR/PM must approve all proposed changes to the Scope of Work.

2.1. PROJECT REQUIREMENTS

The contractor shall provide labor, materials, equipment, and supervision necessary to perform:

A. The contractor shall provide and install two wall mounted electric forced air heaters
   - Heater shall be between 15kw and 20KW
   - Heater shall have stand alone wall mounted adjustable thermostat
   - Contractor shall install unit per manufacturer recommendations for minimum clearances

B. Contractor shall provide and install all required electrical components, conduit, and wire
   - All electrical work shall be in accordance with NEC and core building standards

C. The contractor shall coordinate sequencing and control measures with the Project Manager and the Property Manager.
   - The contractor shall prevent access of the public into the work areas; and shall protect the public at all times.

D. Replace and/or repair any damage caused as a result of this project to pre-construction conditions.
E. Notice to proceed will only be issued after all material is in contractors possession

The contractor shall field verify all requirements at time of pre-bid walk through. The Contractor shall be responsible for relocating any electrical and/or mechanical building system components necessary to perform this work. Any system the Contractor deems necessary to relocate, not described in this SOW, shall only be relocated after approval from the COR/PM. The Contractor shall comply with all requirements of OSHA 29 CFR 1910.147/ 1926.417 Control of Hazardous Energy as well as Section 2.8.

The Contractor shall perform all services described in all solicitation documents and Request for Proposal documents including this Statement of Work.

2.2. PROJECT SITE REQUIREMENTS

The Contractor shall visit the site prior to submitting a bid to examine conditions. Access to customer spaces shall be made upon request (and within reason) to review as-built situations, perform field measurements, calculate material requirements, review mechanical electrical and plumbing infrastructure, and identify finishes. It is the Contractor's responsibility to thoroughly understand the specific conditions in the space to be constructed. The Contractor shall identify any discrepancies and site conditions prior to submission of a bid. The Contractor shall verify for accuracy, any information supplied by the Government. The Contractor shall verify and be responsible for all field dimensions and conditions and shall notify the GSA COR/PM of any discrepancies before proceeding with the project.

The building is to remain fully operational throughout the entirety of the project, with no disruption to tenant operations. All work areas must be cleaned at the end of every work day.

2.2.1. Work Restrictions

All corridors and hallways are to be kept clean and free of dirt and debris during the performance of this contract.

Where applicable, the contractor must employ adequate dust control measures.

2.2.2. Working Hours

Perform all work during normal working hours. Normal working hours are 6:00 AM to 6:00 PM Monday through Friday.

If at any time work performance becomes disruptive to the tenant agency (due to noise, dust, fumes, etc.), the GSA Building Manager may discuss with the CO to immediately stop work on this project and reschedule the task(s) for a more suitable time. Only the CO has the authority to stop work

2.2.3. Loading Dock

Use of the existing loading dock facilities will be shared with Government activities on a first-come-first-served, wait-your-turn basis. The loading dock is available for the delivery of materials, tools, and supplies between the hours of [8:00] AM to [4:00] PM. Loading dock activities shall be coordinated with the GSA Building Manager a minimum of [72] hours in advance.

2.2.4. Parking

No parking is available on site.

2.2.5. Staging and Storage

The Contractor may be provided a staging area within the building, contingent upon GSA approval, and provided that its use will not interfere with operations of the Government. No GSA employees will assist with unloading/loading of vehicles(s). The contractor shall provide all personnel and equipment needed for unloading, moving, and assembling the materials.

2.2.6. Dumpster

No space is available for the dumpster on site. Material is expected to be hauled off at the end of each work shift. Use of existing building dumpsters and trash bins is strictly prohibited.

2.2.7. Restrooms

Restrooms are available for use. Restrooms must be designated by the GSA Building Manager.

2.2.8. Freight Elevator

A freight elevator is not available for use at the project site.

2.2.9. Existing Conditions

All Government property or systems displaced, altered, or damaged during the performance of this contract other than stated in this SOW shall be restored to its original condition at no cost to the Government. These repairs, if needed, shall be executed immediately when the Contractor is notified by the Contracting Officer that such repairs are required due to actions by the contractor or his/her subcontractors.

2.3. STANDARDS AND CRITERIA DOCUMENTS

The Contractor shall ensure that all work performed, and materials used, under this scope of work are in accordance with the guidelines, codes and specifications of the following associations and agencies. Any conflicts or ambiguities within, or among, the referenced Standards and Criteria Documents, or any deviations from requirements contained in the Standards and Criteria Documents, shall be reported to the COR/PM in writing, for determination as to applicability. The Contractor shall use the most recent versions of these documents issued at the time the RFP for the project is issued. In the event that there are conflicting requirements, the more stringent of the two shall be used.

- PBS Interim Core Building Standards, including all applicable Standards, Criteria and Guides listed therein
- PBS P-120, Public Buildings Service Cost and Schedule Management Policy Requirements
- Implementation of Subject Matter Expert Review and Oversight Process for PBS Design, Construction, and Repair Projects

- PBS Building Code Official Authority for GSA Federal Buildings
- Architectural Barriers Act Accessibility Standard (ABAAS)
- PBS Order 3490.3 CHGE 1, "Security for Sensitive Building Information Related to Federal Buildings, Grounds, or Property", March 22, 2021
- IAQ Guidelines for Occupied Buildings under Construction by SMACNA
- Occupational Safety and Health Administration (OSHA) regulations for Construction and General Industry; 29 CFR Parts 1926 and 1910
- Section 01546 – Safety and Health Specification
- International Code Council Codes (ICC)
- National Fire Protection Association (NFPA) National Fire Codes and Standards

https://drive.google.com/drive/folders/1VmEVCwC_tkkYnO45jYVsOOTPxTEYGFRs]

- Section 02085 - Asbestos Abatement Procedures (see attachments)
- Section 02085R - Asbestos Abatement Roofing Removal Procedures (see attachments)
- Section 02087 - Removal of Bird and Bat Droppings (see attachments)
- Section 02089 - Control of Polychlorinated Biphenyl Specification (see attachments)
- Section 02090 - Control of Lead Based Paint Specification (see attachments)
- Section 02090 - Control Of LBP
- District of Columbia Green Construction Code 2017 (construction and demolition debris recycling)
- Polycyclic Aromatic Hydrocarbons (PAHs)/Coal Tar Sealants: D.C. Code § 8–153.01; Maryland Safer Sealant Act of 2022; Code of Virginia § 62.1-196.1

2.4. CUTTING & PATCHING REQUIREMENTS

The Contractor shall replace, patch, and repair material and surfaces cut or damaged by methods and with materials in such a manner as not to void any existing warranties.

All substrates must be inspected and defects repaired prior to installing new material or finish. All replacement and new materials shall match the existing in material, dimensions, color and finish. All material selections and/or mock-ups need to be reviewed and accepted by the COR/PM and Tenant Agency prior to ordering.

2.5. NATIONAL HISTORIC PRESERVATION ACT (NHPA) REQUIREMENTS

Project Manager must consult with GSA Historic Preservation (GSA HP) to determine the potential historic elements to be impacted by the project. GSA HP shall also identify the appropriate historic preservation specialties required for the project.

This building is Not listed in the National Register of Historic Places.

2.6. NATIONAL ENVIRONMENTAL POLICY ACT (NEPA) REQUIREMENTS

By Federal Law, National Environmental Policy Act of 1969 applies to all GSA actions and will require analysis and documentation pursuant to the PBS NEPA Desk Guide, October 1999. Project Managers should coordinate with the Regional Environmental Quality Advisor to complete and document the appropriate NEPA analysis, prior to contract award.

Pursuant to paragraph 5.3 of the PBS NEPA Desk Guide (October 1999), this project is an automatic CATEX and requires no checklist.

2.7. ACCESSIBILITY REQUIREMENTS

Architectural Barriers Act Accessibility Standard (ABAAS) is mandatory for all GSA projects. The building ABAAS accessibility shall be maintained at all times.

2.8. SAFETY AND OCCUPATIONAL HEALTH REQUIREMENTS

The Contractor(s) shall comply with the safety standards and guidelines referenced in Section 2.3 as well as the following requirements:

GSA National Safety and Health are the authority having jurisdiction (AHJ) for all safety and health concerns at all GSA owned facilities.

The Contractor shall provide a site-specific Safety and Health Plan that includes job hazard analysis, bloodborne pathogens, emergency response, personal protective equipment (PPE) requirements, hazard mitigation, hazardous energy control (lock out/tag out), arc flash requirements, hazardous noise, confined space, crane plans, fall protection, chemicals being used onsite, trainings/ certification, and when safety toolbox meetings will occur.

The Contractor shall provide Safety Data Sheets (SDSs) for all substances/ materials to be used in the performance of this contract to the onsite O&M shop. The Contractor will ensure all personnel wear the appropriate personal protective equipment required by the SDSs.

The Contractor shall ensure that all hazards at the end of the workday/ project end are mitigated to ensure that the site is not left in an unsafe condition (e.g., fall, confined space, excavation, chemicals, walkways).

The Contractor shall ensure a first aid kit is available at the site and that all employee injuries and incidents are reported to the COR immediately for reporting to GSA Safety and Health.

The Contractor shall ensure that all hazardous energy sources are locked and tagged out, arc flash procedures are followed to include all PPE, lock out/ tag out (LOTO), labeling, demarcation of zones, and all 1-line drawings are updated. All new electrical must be updated on the inside electrical panel door, all wires are run correctly, and wires are labeled.

All equipment and material that is owned by the contractor must be labeled with the contractor's contact name and cell number for rapid identification during inspections or emergency situations.

The Contractor shall only use extension cords with three (3) prongs (ground) and only use them for temporary power on a daily basis. All extension cords will be inspected before use for damage, frayed electrical, exposed wires, and must dispose of all damaged extension cords. Damaged extension cords cannot be repaired with electrical tape and must be replaced with new to prevent electrical shock hazards and fire. Extension cords cannot be plugged into outlets that have appliances or essential equipment plugged into them. The GFCI extension cord adaptors can be used to prevent tripping of electrical services.

The Contractor shall not store chemicals, equipment, debris, or trash in or around electrical rooms/ panels, in hallways, stairwells, on stairs, or in authorized spaces at any time.

The Contractor shall not permit any contractors/ employees from entering a confined space, accessing the roof top areas without the proper clearance, fall protection, RF Radiation hazard areas, or any other area deemed unsafe by the COR or GSA National Safety and Occupational Health.

The Contractor will ensure compliance with all confined spaces with attention to the entry of permit required confined spaces. The contractor is responsible for working with the O&M contractor and building manager for compliance with the site confined space program.

The Contractor shall at any time be able to submit inspection documentation and training documentation for its employees to the COR and GSA National Safety and Occupational Health personnel.

All accidents must be reported to the COR immediately and any injuries to personnel must be reported to the COR and National Safety and Health immediately with updates hourly until the situation is addressed. A written report shall be submitted within 24 hours of the injury to the COR and National Safety and Health. Incidents without injury must submit a written report to the COR within 24 hours.

2.9. FIRE PROTECTION AND LIFE SAFETY REQUIREMENTS

GSA's Fire Protection Engineers are the authority having jurisdiction (AHJ) for all GSA owned facilities.

Changes to fire safety systems, devices or components must comply with national, state, and local codes and regulations. All modifications must be approved in writing by the GSA Safety, Fire and Environmental Branch. The Contractor will provide at least 72-hours notice before any sprinkler work will commence.

All components of the means of egress shall meet the requirements of NFPA 101, National Life Safety Code. The means of egress shall be maintained at all times.

2.10. HAZARDOUS MATERIAL REQUIREMENTS

All work, including contact with and handling of hazardous materials, the disturbance or dismantling of structures containing hazardous materials, and/or the transport and disposal of hazardous materials shall comply with the applicable requirements of 29 CFR 1910/1926, and 40 CFR 761/260-271.

2.10.1. Hazardous Materials Survey

N/A

2.10.2. Asbestos Containing Material

N/A

2.10.3. Lead Based Paint

N/A

2.11. ENERGY AND WATER EFFICIENCY REQUIREMENTS

Refer to PBS Interim Core Building Standards for applicable laws and regulations to follow.

If any **pumps** or **motors** will be purchased, they shall be NEMA Premium Efficiency rated and controlled by a Variable Frequency Drive (VFD).

If **insulation** will be replaced or installed, it shall be the maximum feasible insulation on tanks, pipes, fittings, valves, and other associated equipment related to the domestic hot water system in the building.

2.11.1. Energy Rebates

The contractor shall seek any and all possible rebates and/or incentives (e.g., DCSEU in the District of Columbia or ICF-PEPCO in Maryland) resulting from the installation of any and all energy conservation measures and/or utility savings. The Contractor is responsible for the application and/or any documentation and arrangements for pre-/post-installation inspections necessary to apply for any such rebates that may be applicable or become applicable as a result of energy conservation methods installed under this contract. The Contractor shall submit a copy of all communications and documentation within 14 calendar days from the start date of the qualifying rebate-able activity and/or submissions to the utility to the GSA National BA63 Fund Manager at HPFB@gsa.gov. Funds received are solely for the use and benefit of the federal government. The installer, designer, and other parties to the contract, including the Contractor, will have no claim whatsoever to rebate funds.

2.12. MANUFACTURER REQUIREMENTS

The Contractor shall follow all manufacturers' instructions and best accepted trade practices during performance of this work.

3. DESIGN STAGE

Not applicable.

4. CONSTRUCTION STAGE

4.1. GENERAL

The Contractor shall provide all necessary labor, materials, supervision, management, quality control plan, and testing to produce work conforming to the contract documents.

The Contractor shall verify all demolition and layout issues with the COR/PM before demolition or alterations begin.

The Contractor shall conduct a final cleaning after completion of work.

Maintenance of Existing equipment - Contractor shall collect information as needed from the Building manager or O&M staff for work to be done on any existing equipment / building systems for awareness and knowledge

Assessment - All due diligence must be performed to assess the existing conditions of the site, building, perimeter security and roadway access for the proposed project

Survey - A thorough survey must be done in order to understand the existing conditions and how the proposed project will impact the use , occupancy and surrounding areas.

4.2. PERMITTING

The Contractor shall obtain and provide to the COR/PM all applicable permits such as, but not limited to, sheeting, shoring, and public space permits as required by federal, state or local jurisdictions; this includes application fees and any fines or penalties that result from noncompliance.

4.2.1. Permit for Welding, Cutting, or Brazing

The Contractor shall comply with NFPA 51B. The Contractor shall not conduct operations involving the use of open-flame, electrical arc equipment, or flammable substances until a permit for welding, cutting, and burning has been issued by the Government.

The Contractor shall complete GSA 1755 - Permit for Welding, Cutting, or Brazing. Contact the Building Management Office to obtain burn permits. 48 HRS notice required. Burn permits are required for each separate occurrence. Burn Permits must be displayed at the work site during burning operation. The permit duration shall be one work shift for a specific location unless otherwise agreed to by the Government and Contractor.

4.2.2. Utility Outages

Utility outages (electrical, domestic water, chilled water, steam, gas) must be approved by the GSA Building Manager at least 72 hours prior to the outage.

All unscheduled power and communication outages caused by the Contractor as a result of demolition or construction activities shall be restored immediately. The Contractor shall take all necessary precautions to minimize the possibility of such a disruption from occurring by conducting a thorough pre-construction survey. Failure to provide corrective actions for causing an outage as described above will result in the Government executing the repair and charging the Contractor for the full cost of the repair performed by others as well as the administrative costs of the repair.

4.2.3. Fire Protection and Life Safety System Impairment

All impairments to the building fire protection and fire alarm systems shall be submitted to the GSA building manager and COR/PM at least 72 hours prior to any work which could affect an active fire protection or life safety system commencing. Impairment requests shall be submitted via the facility management fire alarm and fire protection system impairment request form.

4.2.4. Fire Watch

When a required fire alarm system or automatic sprinkler system is out of service for more than 4 hours in a 24-hour period, the GSA Building Manager and AHJ shall be notified at least 7 calendar days in advance. Work cannot commence until the AHJ has given written approval of the proposed Fire Watch or building evacuation plan. Comply with NFPA 101 and OSHA 1910.252 for all Fire Watch requirements.

4.3. CONSTRUCTION SCHEDULE

The Contractor shall provide GSA with a detailed work schedule within 7 calendar days of the contract award. The schedule shall contain the start date, finish date, working hours, activities and durations. All durations shall be shown in calendar days.

The construction start must be scheduled within a maximum of [60] calendar days from contract award.

4.4. CONSTRUCTION PROGRESS REPORTS

For projects exceeding 28 calendar days, the superintendent will generate daily reports and submit them through Kahua on a daily basis. Reports shall include the number and type of workers on site, work performed each day, materials delivered, and any issues causing delay or impact.

4.5. SHOP DRAWINGS / PRODUCT DATA SUBMISSIONS

The Contractor shall provide submittal data for acceptance, prior to installation, on any system and material requested by GSA to include: Heaters, Breakers, Conduit and Wire.

4.6. CONSTRUCTION INSPECTIONS

Construction inspections shall be scheduled, coordinated and performed to ensure that all specified materials, means and methods are installed per code compliance and contract. At a minimum, inspections must be performed at the following intervals:

- Final inspection

Inspections include, but are not limited to, adherence to construction documents, contract requirements, and the following:

- Equipment, materials and workmanship
- Labor and safety conditions
- Defects and omissions
- Problems encountered
- Qualitative and quantitative differences between construction contract documents and actual work in place

Key personnel from the Contractor shall be in attendance in-person at all inspections directly related to their discipline.

4.7. CONSTRUCTION INDOOR AIR QUALITY (IAQ) MANAGEMENT

Provide separation, dust control, HVAC protection and other IAQ strategies as required by the SMACNA “IAQ Guidelines for Occupied Buildings under Construction”.

4.8. SITE SPECIFIC SAFETY AND HEALTH PLAN

The Contractor shall develop, provide, and maintain a site specific Safety and Health Plan based upon OSHA requirements and the requirements of GSA-issued specifically 01546 as well as Section 2.8 requirements. The Plan shall be prepared and submitted within [14]

calendar days of NTP. Construction shall not begin until the Plan is approved by National Safety and Health.

4.9. COORDINATION OF WORK

The Contractor shall coordinate the work of this contract with that of other contractors in the building at the same time.

4.10. MODIFICATIONS / CHANGE ORDERS

A Contract Modification (Change Order) will only be approved if the CO agrees that additional work to be performed by the Contractor, as a result of resolution of an RFI, and is beyond the original scope of work. No work shall be performed until an executed contract modification has been awarded. Proposals from sub-contractors shall be included in any proposal requested by the Contracting Officer.

5. CONTRACT ADMINISTRATION

5.1. CONTRACTOR'S STAFF

5.1.1. Personnel Qualifications

The Contractor shall provide a full-time, continuum of proactive, comprehensive, project and construction management personnel capable of executing, at a minimum, the following services:

- Ensure a successful project completion
- Review the scope of work and intent with the GSA COR/PM
- Manage, host and attend all required project meetings
- Provide meeting notes and distribute them to the project team no later than 2 calendar days after meetings
- Provide action items and follow up on all outstanding issues
- Coordinate the order, preparation, delivery, and installation of all equipment and materials provided in the proposal
- Provide and continuously update the project schedule
- Supervise site work
- Serve as the "competent person" as defined by OSHA for all jobsite hazards
- Provide daily progress reports
- Coordinate with manufacturers, sub-contractors and installers
- Communicate and coordinate in good faith with other contractors and stakeholders
- Speak English fluently

5.1.2. Contracting Officer Acceptance

The CO shall accept or reject personnel proposed by the Contractor. The Contractor shall make a timely and prompt re-submittal to provide other personnel required to replace any that are rejected by the CO, both at initial submittal or any subsequent rejection or substitution of personnel.

5.1.3. Personnel Security Requirements

The Contractor shall comply with the Security Clearances requirements of the contract documents (see The Agreement) and GSAR 552.204-9 Personal Identity Verification

Requirements. The Contractor shall review the CIO policy noted in the GSAR 552.204-9 on this GSA webpage on How Contractors Obtain a GSA Access Card. A SAC is all that is required for clearance.

Application for HSPD-12 clearance includes an electronic application process, in-person fingerprinting at a federal facility, and in-person pickup of the badge. For any individual whose Initial Fitness Determination requires that the applicant wait for Final Fitness Determination, the Contractor shall promptly provide a qualified replacement.

All personnel in this contract shall comply with all building security provisions and facility access requirements beyond HSPD-12. Contact COR/PM for requirements.

No extensions for schedule will be given for failure to get personnel credentialed in a timely manner.

5.1.4. Escorting

The Contractor shall only enter the facility or building with continuous escort service during their work hours, and they will depart the facility or building prior to the end of the work hours. Upon entering and departing the facility or building, each contractor must sign in and out as required at the site. All Contractor personnel not authorized to be unescorted shall be 'escorted' at all times in compliance with the HSPD-12 escorting requirements. It is solely the responsibility of the Contractor to escort the labor crews/subcontractors and directly supervise during all durations of work. Government employees will not escort in place of the Contractor.

5.1.5. Building Systems Shutdown

The Contractor shall coordinate shutdown requirements with the COR/PM, the Building Manager and building Operation and Maintenance (O&M) staff before construction begins.

5.1.6. Permits and Responsibilities

Per FAR 52.236-7 Permits and Responsibilities, the Contractor shall, without additional expense to the Government, be responsible for obtaining any necessary licenses and permits, and for complying with any Federal, State, and municipal laws, codes, and regulations applicable to the performance of the work. The Contractor shall also be responsible for all damages to persons or property that occur as a result of the Contractor's fault or negligence. The Contractor shall also be responsible for all materials delivered, and work performed until completion and acceptance of the entire work, except for any completed unit of work which may have been accepted under the contract.

5.2. MEETINGS

N/A

5.3. COMMUNICATION

The Contractor shall reply to correspondence from the GSA, tenant agencies, and GSA contractors within 3 calendar days. The COR/PM shall be included on all correspondence.

5.4. PROJECT CLOSEOUT

The Contractor shall complete all punchlist items prior to the completion of project closeout.

5.4.1. Final Inspection and Test

Unless otherwise identified, manufacturer recommendations shall be followed for all inspection and test procedures.

5.4.2. As-Built Drawings

N/A

5.4.3. Specification Manual

Not applicable.

5.4.4. Product Data and Shop Drawing Manuals

The Contractor shall combine all product data submission material and shop drawings into hard copy manuals for reference during construction. Shop drawings shall be bound with product data or separately bound in drawing racks. The manuals shall be divided into sections corresponding to design specification section headings. The Contractor shall provide [2] hard copies containing all approved shop drawing submissions.

5.4.5. Operation and Maintenance Manual

Provide the O&M manual for all equipment installed.

5.4.6. Guarantee

The Contractor shall guarantee all labor, materials, and Contractor furnished equipment provided under this contract for a period of no less than one year from the final acceptance approval date for all work under this contract. Service and/or repair requests during the guarantee period shall be provided within 24 hours of notification by the Government and shall be completed within 48 hours of notification. Should the Contractor fail to comply with the provisions of this guarantee, the Government shall reserve the right to perform the necessary repairs and back charge the Contractor.

5.4.7. Return All HSPD-12 and/or Tenant Agency Badges

The Contractor shall return all badges to the COR/PM that were issued for the project.

5.4.8. Release of Claims

The Contractor shall furnish the Government with a release of all claims against the Government under the applicable portions of this contract.

5.5. FEE & PAYMENT

The Contractor shall be paid at the completion of the project.

Prior to final payment for the project, the Contractor shall complete all items in Section 5.4 Project Closeout.

5.6. GOVERNMENT FURNISHED PROPERTY

There is no government furnished property for this contract.

6. ATTACHMENTS

- C&D Waste Management Plan & Reporting Template (XLSX)
  https://insite.gsa.gov/system/files/insite/CD_Waste_Management_Plan__Reporting_Template.xlsx]
- GSA Affiliated Customer Accounts (GACA)
  https://insite.gsa.gov/cdnstatic/insite/GACA__GSAAffiliatedCustomerAccounts_May_2016-v2.pdf]
- NDA Document Security
  https://insite.gsa.gov/system/files/insite/NDA_Document_Security.pdf]
-

https://sites.google.com/gsa.gov/project-management-pm-hub/pm-support/pm-templates]

- Section 01546 - Safety and Health
- Section 02085 - Asbestos Abatement Procedures
- Section 02085R - Asbestos Abatement Roofing Removal Procedures
- Section 02087 - Removal of Bird and Bat Droppings
- Section 02089 - Small PCB Items and Lamps
- Section 02090 - Control of LBP
- EPA Mold Remediation in Schools and Commercial Buildings, 2008

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Section 1: GENERAL	
Name	**Notes**
Energy Policy Act of 2005 (EPAct)	103 requires Advanced Metering to the maximum extent practicable 104 (amending 42 USC 8259(b)) Federal Procurement of Energy Efficient Products: Specify Energy Star-certified or FEMP-designated energy-consuming products, except where unavailable or not life cycle cost-effective. 109 Federal Building Performance Standards: If life-cycle cost-effective, new Federal buildings must be designed to achieve energy consumption levels at least 30% below ASHRAE 90.1.
National Energy Conservation Policy Act	42 USC 8253: Energy and water management requirements
Clean Air Act (42 USC 7401 et seq.)	Provides emissions standards for sources including HVAC and generators. 42 USC Chapter 85, Subchapter VI 7671l - Federal Procurement 42 USC Chapter 85, Subchapter VI §7671k - Safe Alternatives 40 CFR Part 82 Protection Of Stratospheric Ozone
Toxic Substances Control Act (TSCA)	15 USC 2601 et seq. Addresses hazardous substances including asbestos, lead, and PCBs
American Innovation and Manufacturing Act	42 USC 7676 Requirements for HVAC / refrigerant procurement
Buy American Act	48 CFR 25.2 Use only domestic construction materials in construction contracts
Trade Agreements Act of 1979 and FAR part 25 implementing regulations	Implements numerous multilateral and bilateral international trade agreements and other trade initiatives.
Randolph-Sheppard Act	20 USC 107a The Randolph-Sheppard Act provides qualified blind persons the opportunity to operate businesses on federal, state, or other property. The design team must coordinate design with the state licensing agency.
Resource Conservation and Recovery Act of 1976 (RCRA)	6962 (42 USC 6962): procure applicable materials composed of the highest percentage of recovered materials practicable, where reasonably available within a reasonable period of time at a reasonable price, and meeting applicable performance specifications.
	6966(b)(2) (as amended by EPAct 2005 section 108): “give priority to achieving greater use of recovered mineral component [e.g. recovered or diverted waste material or byproduct such as slag or fly ash] in cement or concrete projects for which recovered mineral components historically have not been used or have been used only minimally”.
2018 Agricultural Act § 9002 (Public Law No. 115-334)	Use Comprehensive Procurement Guidelines (CPG) to take a system approach to reducing life cycle material use and impacts.
Biobased markets program	7 USC 8102 Use the BioPreferred program to specify biobased products.

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Section 1: GENERAL	
Name	**Notes**
Trade Facilitation and Trade Enforcement Act of 2015 (TFTEA)	19 U.S.C. §§ 4301-4454. Prohibits products created with forced or child labor.
Uyghur Forced Labor Prevention Act (Pub. L. 117-78, 135 Stat. 1525)	The design team must specify products that do not use forced or child labor.
The National Historic Preservation Act (NHPA) of 1966 as amended, Pub. L. 89-665, 80 Stat. 915	54 U.S.C. § 300101 et seq. Federal agencies shall strive to rehabilitate historic properties in a manner that preserves their architectural character, in accordance with the Secretary of the Interior's Standards for the Treatment of Historic Properties (36 CFR 68).
	GSA Order ADM 1020.3A: Procedures for Historic Properties.
Disaster Resiliency Planning Act of 2022 (PL 117-220)	Incorporate natural disaster risk assessments provided by the agency or its contractors into real property investments.
The Architectural Barriers Act Accessibility Standard (ABAAS) (42 U.S.C. § 4152)	36 CFR §1191: ABA Chapters 1-10 and Appendices C and D ensure that federal facilities are accessible to persons with physical disabilities
	GSA's National Accessibility Program Standards Policies and Procedures fulfill the requirements of ABAAS F103 Modifications and Waivers by describing accessibility expectations and the process for administering waivers/modifications.
	FMR Part 102-76, Subpart C, 41 CFR § 102-76.60 et seq.
Executive Orders	
EO 14154: Unleashing American Energy	§7(b): When procuring goods and services, making decisions about leases, and making other arrangements that result in disbursements of Federal funds, agencies shall prioritize cost-effectiveness, American workers and businesses, and the sensible use of taxpayer money, to the greatest extent.
EO 14148 - Recissions of Harmful Executive Orders and Actions	§2: Revoked EOs related to Federal Sustainability, Public Health and the Environment, Worker Health and Safety, and implementing the Infrastructure Investment and Jobs and Inflation Reduction Acts.
Codes, Regulations, and Standards	
40 USC § 3312 - Compliance with nationally recognized codes	To the maximum extent feasible, use model building codes and other applicable nationally recognized codes. Cooperation With State and Local Officials
42 USC 6834 Energy Conservation and Resource Renewal	Federal building energy efficiency standards, renewable energy for water heating, water conservation technologies.
10 CFR Part 436 - Federal Energy Management and Planning Programs	Subpart A - Use Methodology and Procedures for Life Cycle Cost Analyses (436.10 – 436.24) to evaluate the cost-effectiveness of systems that impact energy or water use (e.g. HVAC, water heating, controls, lighting, enclosure).

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Section 1: GENERAL	
Name	**Notes**
	Consider up-front, operating, and salvage costs over the life of equipment to identify the least costly alternatives. See also National Institute of Standards and Technology (NIST) Life Cycle Costing Manual (NIST Handbook 135) Subpart B - Methods and Procedures for Energy Savings Performance Contracting Subpart C - Agency Procurement of Energy Efficient Products
National Institute of Building Sciences (NIBS)	United States National CAD Standard
Construction Specification Institute (CSI) MasterFormat - Division/Section/Page Format	Specifications must follow this format
International Code Council (ICC) I-Codes	The latest published edition of the ICC I-Codes in effect at the time of project solicitation must be used throughout design and construction. Per 40 U.S. Code § 3312, GSA has adopted the technical requirements of the International Building Code (IBC), International Fire Code (IFC), International Plumbing Code (IPC), International Mechanical Code (IMC), International Fuel Gas Code (IFGC), International Existing Building Code (IEBC), International Property Maintenance Code, International Private Sewage Disposal Code (IPSDC), International Zoning Code (IZC), International Wildland-Urban Interface Code (IWUIC), International Residential Code (IRC), and International Code Council Performance Code (ICCPC).
National Fire Protection Association (NFPA) Codes	Per 40 U.S. Code § 3312, GSA has adopted the technical electrical requirements of the NFPA's National Electrical Code (NFPA 70).
	Per 40 U.S. Code § 3312, GSA has adopted the NFPA 101, Life Safety Code in lieu of the technical egress requirements of the IBC.
29 CFR 1926 Safety and Health Regulations for Construction	The design team must ensure that facilities can be constructed in a compliant manner.
29 CFR 1910 Occupational Safety and Health Standards	The design must ensure facility operations and maintenance can be performed in compliance with this section. The design must not subject building occupants to conditions in violation of these safety and health standards. (e.g. § 1910.146(b), Confined Space)
ANSI/ASSP Z10 - OSH Management	Mitigate safety/ health risks in order of precedence: hazard elimination; engineering controls; warning devices; and procedures and training.
29 CFR §1926.62 and 40 CFR §260	Addresses lead-based paint testing, management, abatement, and disposal, including in childcare centers.
29 CFR §1926.1101d	Per OSHA Construction Standard, presume that surfacing and thermal systems insulation in buildings constructed before 1981 contains asbestos unless proven otherwise. GSA considers materials replaced by non-asbestos

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Section 1: GENERAL	
Name	**Notes**
	alternatives in 1981 or later and properly documented as exempt from this OSHA requirement.
National Emission Standard for Asbestos (40 CFR §61 Subpart M)	Pre-alteration assessments are required before construction or alteration to determine if asbestos will be impacted by the work. EPA Compliance Advisory
Interagency Security Committee Standard: Risk Management Process	Defines the criteria and processes facility security professionals should use to determine a facility's security level
Real Property Facility Design and Management 41 CFR Part 102-80	Safety And Environmental Management

Section 2: COMMUNITY PLANNING AND LANDSCAPING	
Name	**Notes**
Accommodating Federal Agencies	40 USC 3306 - Encourage Public Access
Clean Water Act, 33 USC §1251 et seq.	National Pollution Discharge Elimination System (NPDES) permit requirements related to Erosion and Sediment Control, Stormwater Pollution Prevention Plan, dewatering at construction sites, and stormwater / wastewater discharges.
	§404 requires permits for development impacting wetlands. Regulates discharge of fill material into other waters of the U.S. Encourages avoidance, minimization, and mitigation of wetland impacts.
American National Standards Institute (ANSI) standards	A300 American National Standard for Arboricultural Operations - covers best practices for tree planting, soil management, and risk assessment. Z60.1 American Standard for Nursery Stock and plant specification. C136 American National Standard for Roadway and Area Lighting Equipment - performance and safety standards for streetlights and pedestrian areas. ASABE S623 Determining Landscape Plant Water Demands/ irrigation sizing. ASABE S627 Weather-Based Landscape Irrigation Control Systems.
American Society for Testing and Materials (ASTM) standards	D4972 - test method for pH of soils. D5268 - standard specification for topsoil used for landscaping purposes.
Endangered Species Act 1973 (16 U.S.C. §§ 1531-1544)	Protects endangered and threatened species and their habitats, which can impact design

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Section 3: ARCHITECTURE AND INTERIORS	
Name	**Notes**
Promoting Beautiful Federal Civic Architecture Memorandum	Federal public buildings should be visually identifiable as civic buildings and respect regional, traditional, and classical architectural heritage.
Wildland-Urban Interface (WUI) Federal Risk Mitigation (Executive Order 13728)	For new Federal buildings, and alterations to existing Federal buildings greater than 5,000 square feet, within the WUI and at moderate or greater risk to wildfire, Federal agencies must apply the wildfire-resistant design provisions outlined in the most current edition of the International Wildland-Urban Interface Code (IWUIC) promulgated by the International Code Council (ICC), or an equivalent nationally recognized code.
Section 2 of Governance and Integration of Federal Mission Resilience, 2020 (Executive Order 13961), National Security Memorandum-22 on Critical Infrastructure Security and Resilience	Incorporate resilience measures into real property investments that ensure Presidential Policy Directive 40 (PPD-40), National Continuity Policy, and the provisions of the Federal Continuity Directive (FCD) enumerated in 5 United States Code (U.S.C.) 101.
29 CFR §1926.501	Fall Protection
National Elevator Industry, Inc. (NEII)	Elevator cab sizes per NEII-1 Building Transportation Standards & Guidelines
40 USC § 3318	Lactation room requirements
40 USC § 3314	Baby changing facilities
Building Enclosures	
American Society for Testing and Materials (ASTM) Standards	E2813, Table A2.1 Standard Practice for Building Enclosure Commissioning; including mitigation against air, water infiltration (moisture, mold) and anchor pull strength of facade elements; supporting human health and safety
	E2947 Standard Guide for Building Enclosure Commissioning, in conjunction with E2813
	D7877 Standard Guide for Electronic Methods of Detecting and Locating Leaks in Waterproofing Membranes
	D8231 Standard Practice for the Use of Low Voltage Electronic Scanning System Detecting and Locating Breaches in Roofing and Waterproofing Membranes
National Roofing Contractors Association (NRCA)	Roofing Manual Waterproofing Manual

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Section 4: STRUCTURE	
Name	**Notes**
American Society of Civil Engineers (ASCE) / Structural Engineering Institute (SEI) Standards	ASCE/SEI 7-22: Minimum Design Loads and Associated Criteria for Buildings and Other Structures including Supplements 1, 2 and 3
	ASCE/SEI 41-23: Seismic Evaluation and Retrofit of Existing Buildings
National Institute of Standards & Technology (NIST)	Standards of Seismic Safety for Existing Federally Owned and Leased Buildings; ICSSC Recommended Practice 10 (RP 10-22)
American Institute of Steel Construction (AISC)	Design Guide 11: Vibrations of Steel-Framed Structural Systems Due to Human Activity (Second Ed. 2016) Revisions and Errata 2/16/2023
International Organization of Standards (ISO)	ISO 2631-2:2003: Mechanical vibration and shock - Evaluation of human exposure to whole-body vibration, Part 2: Vibration in buildings (1Hz to 80Hz)
GSA Facility Security Requirements for Explosive Devices Applicable to Facility Security Levels III & IV	GSA's Interpretation of the ISC Risk Management Process
GSA Alternate Path Analysis and Design Guidelines for Progressive Collapse Resistance	

Section 5: MECHANICAL ENGINEERING	
Name	**Notes**
American Society of Heating, Refrigerating and Air-Conditioning Engineers (ASHRAE)	All ASHRAE standards, guidelines and handbooks cited in the International Mechanical Code (IMC) shall be complied with in addition to the following:
	Standards 52.2; 55; 62.1; 111; 113; 135; 140
	Guidelines 0; 4; 12; 29; 44
ANSI Z223.1, National Fuel Gas Code	
American Society of Plumbing Engineers (ASPE)	Fundamentals of Plumbing Engineering, Plumbing Systems, Special Plumbing Systems, Plumbing Components and Equipment
Federal Data Enhancement Act	Standards for Data Centers fall under the purview of GSA's IT Modernization Division, within OGP, as directed in the Federal Data Enhancement Act.
Sheet Metal and Air Conditioning Contractors' National Association, Inc., (SMACNA)	All SMACNA standards cited in the International Mechanical Code (IMC) shall be complied with, in addition to: HVAC Air Duct Leakage Test Manual; HVAC Systems Testing, Adjusting & Balancing; HVAC Systems Testing, Adjusting & Balancing; Fire, Smoke and Radiation Damper Installation Guide for HVAC Systems; Seismic Restraint

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Section 5: MECHANICAL ENGINEERING	
Name	**Notes**
	Manual Guidelines for Mechanical Systems; HVAC Systems Sound and Vibration Procedural Guide

Section 6: ELECTRICAL ENGINEERING	
Name	**Notes**
ASHRAE Standards	90.1: Lighting power density, automatic lighting control, automatic receptacle control, transformer efficiencies, and electrical energy monitoring (advanced metering)
IEEE (Institute of Electrical and Electronics Engineers)	IEEE 1584, Guide for Performing Arc-Flash Hazard Calculations IEEE C2, National Electrical Safety Code
UL (Underwriters Laboratories)	UL96, Lightning Protection Components UL96A, Installation of Lightning Protection Systems
ANSI/IES (Illuminating Engineering Society)	IES Lighting Library IES G-1, Guideline for Security Lighting for People, Property, and Critical Infrastructure IES RP-1, Lighting Offices Spaces IES RP-10, Lighting Common Applications IES RP-43, Recommended Practice for Lighting Exterior Applications
Building Industry Consulting Services International (BICSI) Telecommunications Distribution Methods Manual (TDMM)	Standard for design and installation of information and communications technology
NFPA (National Fire Protection Association) Codes and Standards	70, National Electrical Code 70E, Standard for Electrical Safety in the Workplace 101, Life Safety Code (Emergency & Egress Lighting) 110, Standard for Emergency and Standby Power Systems 111, Standard on Stored Electrical Energy Emergency and Standby Power Systems 780, Standard for Installation of Lightning Protection Systems 855, Standard for the Installation of Stationary Energy Storage Systems

Section 7: FIRE PROTECTION	
Name	**Notes**
National Fire Protection Association (NFPA) Codes and Standards	4, Standard for Integrated Fire Protection and Life Safety System Testing 13, Standard for the Installation of Sprinkler Systems

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Section 7: FIRE PROTECTION	
Name	**Notes**
	14,Standard for the Installation of Standpipe and Hose Systems 20, Standard for the Installation of Standpipe Pumps for Fire Protection 24, Standard for the Installation of Private Fire Service Mains and Their Appurtenances 30, Flammable and Combustible Liquids Code 45, Standard on Fire Protection for Laboratories Using Chemicals 72, National Fire Alarm and Signaling Code 75, Standard for the Fire Protection of Information Technology Equipment 88A, Standard for Parking Garages 90A, Standard for the Installation of Air-Conditioning and Ventilating Systems 232, Protection of Records 241, Standard for Safeguarding Construction, Alteration, and Demolition Operations
Federal Fire Safety Act of 1992	15 USC § 2227

Section 8: CIVIL	
Name	**Notes**
EO 11988: Floodplain Management	Regulates federally-funded activities in or affecting the floodplain. This encompasses ALL permanent construction and other activities, including debris, roads, bridges, culverts, etc. The regulatory floodplain is defined by areas inundated by a 100-year or 500-year storm event. For most projects, any activities occurring in the 100-year floodplain will require analysis. For any activities associated with a critical action facility, such as a hospital or U.S. Court, the 500-year floodplain triggers this EO.
American Society of Civil Engineers (ASCE)	ASCE 24-24: Flood Resistant Design and Construction Standards
	ASCE 38-02: Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data
EISA 2007	Sec. 438: All major capital projects with a scope of site work exceeding 5,000 shall manage the 95th percentile stormwater event onsite and reduce runoff. Reference: "Compliance with Section 438 (Stormwater) Requirements of the Energy Independence and Security Act of 2007"
American Association of State Highway and Transportation Officials (AASHTO)	Policy on Geometric Design Highways and Streets (Green Book)

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Section 9: SPECIALTY SPACES	
Name	**Notes**
U.S. Courts Design Guide (USCDG)	Functional program requirements; Court and court-related adjacency relationships; accessibility; finish materials; performance criteria for acoustics; environmental systems (including special HVAC and lighting requirements); security; telecommunications; and audio-visual design.
MOA for Court Security 2019	
U.S. Courts Courtroom Technology Manual	Reference is made to these systems only regarding the electrical service requirements in the areas where they are being installed.
Requirements and Specifications for Special Purpose and Support Space Manual (USMS Publication 64)	Criteria for USMS functional program requirements, spatial relationships, electronic and physical security, and hardware standards and special HVAC requirements within the U.S. Courts and court-related spaces.
NASA Facilities Design Standard	
United States Land Port of Entry Design Standard	
GSA Federal Courthouse Physical Security Best Practices Desk Guide 2023	
GSA Mail Center Security Guide 5th Edition	
GSA Indoor Firing Range Policy and Criteria	
GSA Indoor Firing Range Cyclical Maintenance and Repairs Memorandum	
Interagency Security Committee Appendix C: Child Care Level of Protection Template (FOUO)	Also use Child Care Center Design Guide (PBS-P140)

52.211-6 Brand Name or Equal.

As prescribed in 11.107(a), insert the following provision:

Brand Name or Equal (Aug 1999)

(a) If an item in this solicitation is identified as "brand name or equal," the purchase description reflects the characteristics and level of quality that will satisfy the Government's needs. The salient physical, functional, or performance characteristics that "equal" products must meet are specified in the solicitation.

(b) To be considered for award, offers of "equal" products, including "equal" products of the brand name manufacturer, must—

(1) Meet the salient physical, functional, or performance characteristic specified in this solicitation;

(2) Clearly identify the item by—

(i) Brand name, if any; and

(ii) Make or model number;

(3) Include descriptive literature such as illustrations, drawings, or a clear reference to previously furnished descriptive data or information available to the Contracting Officer; and

(4) Clearly describe any modifications the offeror plans to make in a product to make it conform to the solicitation requirements. Mark any descriptive material to clearly show the modifications.

(c) The Contracting Officer will evaluate "equal" products on the basis of information furnished by the offeror or identified in the offer and reasonably available to the Contracting Officer. The Contracting Officer is not responsible for locating or obtaining any information not identified in the offer.

(d) Unless the offeror clearly indicates in its offer that the product being offered is an "equal" product, the offeror shall provide the brand name product referenced in the solicitation.

(End of provision)

"General Decision Number: SD20260029 05/18/2026

State: South Dakota

Construction Types: Building

Counties: South Dakota Counties of
Pennington

Modification Number	Publication Date
0	01/02/2026
1	05/18/2026

BRSD0004-003 08/01/2022

	Rates	Fringes
BRICKLAYER	$ 33.58	4.60

PLUM0300-015 05/01/2024

	Rates	Fringes
PIPEFITTER	$ 34.90	15.70

SFSD0669-003 07/01/2025

	Rates	Fringes
SPRINKLER FITTER (FIRE SPRINKLERS)	$ 38.47	24.68

SUSD2012-026 08/21/2014

	Rates	Fringes
TRUCK DRIVER: DUMP TRUCK	$ 15.06	1.10
SHEET METAL WORKER (HVAC DUCT INSTALLATION ONLY)	$ 18.68	3.72
ROOFER	$ 13.62	1.00
PLUMBER	$ 20.13	0.00
PAINTER: BRUSH, ROLLER, AND SPRAY	$ 18.48	0.00
OPERATOR: BACKHOE/EXCAVATOR/TRACKHOE	$ 17.80	0.00
LABORER: LANDSCAPE AND IRRIGATION	$ 12.44	0.00
LABORER: MASON TENDER - BRICK	$ 21.05	0.00
LABORER: COMMON OR GENERAL	$ 11.24	0.00
IRONWORKER, STRUCTURAL	$ 23.91	12.05
INSULATOR - MECHANICAL (DUCT, PIPE & MECHANICAL SYSTEM INSULATION)	$ 15.20	0.00
FORM WORKER	$ 17.50	0.00
ELECTRICIAN	$ 20.39	2.69
DRYWALL HANGER AND METAL STUD INSTALLER	$ 18.19	0.00
CEMENT MASON/CONCRETE FINISHER	$ 19.58	0.00
CARPENTER, EXCLUDES DRYWALL HANGING AND METAL STUD INSTALLATION, AND FORM WORK	$ 19.78	4.11

WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at https://www.dol.gov/agencies/whd/government-contracts.

Note: Executive Order 13658 generally applies to contracts subject to the Davis-Bacon Act that were awarded on or between January 1, 2015 and January 29, 2022, and that have not been renewed or extended on or after January 30, 2022. Executive Order 13658 does not apply to contracts subject only to the Davis-Bacon Related Acts regardless of when they were awarded. If a contract is subject to Executive Order 13658, the contractor must pay all covered workers at least $13.65 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract from May 11, 2026, through December 31, 2026. The applicable Executive Order minimum wage rate will be adjusted annually. Additional information on contractor requirements and worker protections under Executive Order 13658 is available at www.dol.gov/whd/govcontracts.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (iii)).

The body of each wage determination lists the classifications and wage rates that have been found to be prevailing for the type(s) of construction and geographic area covered by the wage determination. The classifications are listed in alphabetical order under rate identifiers indicating whether the particular rate is a union rate (current union negotiated rate), a survey rate, a weighted union average rate, a state adopted rate, or a supplemental classification rate.

Union Rate Identifiers

A four-letter identifier beginning with characters other than ❓SU❓, ❓UAVG❓, ❓SA❓, or ❓SC❓ denotes that a union rate was prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2024. PLUM is an identifier of the union whose collectively bargained rate prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. The date, 07/01/2024 in the example, is the effective date of the most current negotiated rate.

Union prevailing wage rates are updated to reflect all changes over time that are reported to WHD in the rates in the collective bargaining agreement (CBA) governing the

classification.

Union Average Rate Identifiers

The UAVG identifier indicates that no single rate prevailed for those classifications, but that 100% of the data reported for the classifications reflected union rates. EXAMPLE: UAVG-OH-0010 01/01/2024. UAVG indicates that the rate is a weighted union average rate. OH indicates the State of Ohio. The next number, 0010 in the example, is an internal number used in producing the wage determination. The date, 01/01/2024 in the example, indicates the date the wage determination was updated to reflect the most current union average rate.

A UAVG rate will be updated once a year, usually in January, to reflect a weighted average of the current rates in the collective bargaining agreements on which the rate is based.

Survey Rate Identifiers

The "SU" identifier indicates that either a single non-union rate prevailed (as defined in 29 CFR 1.2) for this classification in the survey or that the rate was derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As a weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SUFL2022-007 6/27/2024. SU indicates the rate is a single non-union prevailing rate or a weighted average of survey data for that classification. FL indicates the State of Florida. 2022 is the year of the survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. The date, 6/27/2024 in the example, indicates the survey completion date for the classifications and rates under that identifier.

"SU" wage rates typically remain in effect until a new survey is conducted. However, the Wage and Hour Division (WHD) has the discretion to update such rates under 29 CFR 1.6(c)(1).

State Adopted Rate Identifiers

The "SA" identifier indicates that the classifications and prevailing wage rates set by a state (or local) government were adopted under 29 C.F.R 1.3(g)-(h). Example: SAME2023-007 01/03/2024. SA reflects that the rates are state adopted. ME refers to the State of Maine. 2023 is the year during which the state completed the survey on which the listed classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. The date, 01/03/2024 in the example, reflects the date on which the classifications and rates under the "SA" identifier took effect under state law in the state from which the rates were adopted.

WAGE DETERMINATION APPEALS PROCESS

1) Has there been an initial decision in the matter? This can be:

a) a survey underlying a wage determination
b) an existing published wage determination
c) an initial WHD letter setting forth a position on a wage determination matter
d) an initial conformance (additional classification and rate) determination

On survey related matters, initial contact, including requests

for summaries of surveys, should be directed to the WHD Branch of Wage Surveys. Requests can be submitted via email to davisbaconinfo@dol.gov or by mail to:

Branch of Wage Surveys
Wage and Hour Division
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

Regarding any other wage determination matter such as conformance decisions, requests for initial decisions should be directed to the WHD Branch of Construction Wage Determinations. Requests can be submitted via email to BCWD-Office@dol.gov or by mail to:

Branch of Construction Wage Determinations
Wage and Hour Division
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

2) If an initial decision has been issued, then any interested party (those affected by the action) that disagrees with the decision can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Requests for review and reconsideration can be submitted via email to dba.reconsideration@dol.gov or by mail to:

Wage and Hour Administrator
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210.

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END OF GENERAL DECISION

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