

GENERAL REQUIREMENTS



US EMBASSY ISLAMABADI, PAKISTAN

STATEMENT OF WORK

For

EXTERIOR FINISH REPAIR & PAINTING OF PERIMETER WALLS

AT

US Embassy Islamabad

APRIL, 2022

Exterior Finish Repair & Painting of Perimeter walls

SENSITIVE BUT UNCLASSIFIED

GENERAL REQUIREMENTS

The project is described as “**EXTERIOR FINISH REPAIR & PAINTING OF PERIMETER WALLS**”. The Contractor shall furnish labor, tools, transportation, and equipment for this work. All work will be performed within in firm fixed-price contract.

BACKGROUND

US Embassy, Islamabad required the services for **EXTERIOR FINISH REPAIR & PAINTING OF PERIMETER WALLS**

SOLUTION

Services of contractor will be hired for: **EXTERIOR FINISH REPAIR & PAINTING OF PERIMETER WALLS**

MATERIAL

The American Embassy in Islamabad requires the services of a Buildings Painting Contractor to repair and paint exterior stucco finish surfaces of walls treatments at the embassy compound, as identified in this Statement of Work (SOW). The surfaces to be painted are not new construction. The surfaces are stucco with an exterior coat of paint. Some repair of stucco services is required before painting. Contractor must determine which areas need stucco repair before painting and discuss this with COR.

GENERAL CONDITIONS

CO: Contracting Officer

COR: Contracting Officer’s Representative

FM: Facility Manager

GSO: General Services Officer

RSO: Regional Security Officer

POSHO: Post Occupational Safety and Health Officer

APOSHO: Assistant Post Occupational Safety and Health Officer

1. COR:

A Contracting Officer’s Representative (COR) will be assigned to ensure quality assurance goals are met.

2. Fixed-Price Proposal:

This is a fixed price contract. This SOW identifies estimated quantities for finish surface areas measured by Embassy personnel. The Contractor may elect to verify these measurements prior to submission of cost proposal and the Contracting Officer’s representative will facilitate such exercise.

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3. General Requirements

1. The Contractor shall perform exterior stucco repairs and painting work in accordance with specifications and on all elements/structures listed in this SOW including the below listed tasks.
2. Manage performance of the work and provide personnel, tools, and all equipment.
3. Perform work after clearance of sequence of operation by the Contracting Officer's Representative (COR) in a manner to minimize disruptions to Embassy operations. Submit work schedule to COR for approval and complete each phase of work according to the approved schedule.
4. It is contractor responsibility to store materials in tightly closed containers in a well-ventilated area. Contractor will receive material for weekly consumption from embassy warehouse and contractor will keep these materials in temporary storage area.
5. Keep work and storage area neat and orderly. Clean worksite and remove waste daily. Follow MSDS directions to ensure workers and work areas are protected from fire and health hazards resulting from handling, mixing and application of paints used in this SOW.
6. Paint will be supplied based on the quantity estimated by the contractor on weekly basis.
7. Stucco repair and replacement is needed in several areas on embassy compound. COR will discuss this with vendors during on-site visit.

4. Specific Requirements:

1. Perform work during climatic conditions that are suitable for application of the exterior paint. Follow manufacturer's recommendations for temperature, humidity and dust.
2. **Corner Joints / Plaster Joints:** The Corner Joints and Plaster joints to be filled by cement slurry with SBR compound. Cement should be Sulphate resistant Portland cement and sand (3mm) should be taken washed. Cement Sand ratio can be taken 1:4 and SBR to be taken 0.2 to make slurry. Cement and sand should be mixed first then SBR to be added and water to be added to make a semi thick paste. SBR should be applied with brush prior to cement slurry on all joints for better adhesion. All ratios to be taken by volume.
3. **The Base of retaining wall** should be prepared with PCC from the Edge of wall to 06'' deep level, this wall width will be 6-10 Inches. It is to be coated with Nippon **Coaltar Epoxy (3 coats)** once fully cured.
4. **Old paint removal** can ideally be done by grinding of surface followed by sanding through abrasive papers only at areas wherever paint is flaking.
5. **Paint flaking:** Embassy will provide Nippon HCL solution and it can be applied through brush, leaving it for around 30-45 minutes for cleaning and etching of surface followed by clean water wash to neutralize the surface.
6. **Nippon water proofing sealer** to be applied by Brush / Roller as other normal paints and coverage is around 10 Sqm / liter / coat.
7. Nippon Flexiseal can be applied through Roller at least two coats.
8. Scraping and sanding of existing surface finish, wherever deemed necessary for removal of the existing loose finish and for proper application of new paint, shall be carried out as approved by COR. The area to be painted shall be free from dust or any other loose matter.

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9. Take precautions and provide approved protection to electric fixtures and devices including cameras, intercoms, light fixtures, power receptacles, etc. to avoid damage from water. Do not direct the high-pressure water jet directly at any fixture.
 - **Area of Perimeter Wall = 15000 Sq.Ft (For FlexiSeal Coat & Sealer Application)**
 - **Length of Plaster joints = 1200 RFT (Filling with Cement Slurry with SBR Compound)**
 - **Base PCC = 700 RFT (For PCC with Nippon CoalTar Epoxy coat)**

NOTE: Any damage caused by the contractor, or his contractors is to be made good at the contractor's expense.

5. Work Hours:

The contractor shall work 7 days a week between the hours of 0800 and 1900.

- Designated labors must be at enclave at 0800hrs
- Must carry original NICs

If any aspect of this work is deemed by the COR, the FM, the RSO or the POSHO/APOSHO to be interruptive of normal US Embassy operations, the security or safety, the contractor shall be required to perform that portion of the work on Saturdays and Sundays.

6. Safety:

The Contractor shall be responsible for conducting the work in a manner that ensures the safety of employees and visitors at the US Embassy, and the Contractor's employees. Safety standards must meet or exceed current EM 385 US Corps of Engineers Safety and Health Requirements Manual requirements available online.

The Contractor shall be solely responsible for risk assessments, managing health, and safety issues associated with this project. Based on hazard assessments, Contractors shall provide or afford each affected employee personal protective equipment (PPE) that will protect the employee from hazards. At a minimum PPE shall consist of eye protection, hard hats, and closed toe shoes. Sandals or athletic shoes are not acceptable. PPE such as gloves, dust masks, are recommended. These items must be provided at the Contractor's expense.

Workers may use discretion if they feel unsafe in using the equipment in a hostile environment.

Any worker at an elevated location above 1.8 meters, with the exception of a portable ladder OR scaffolding will be provided a safety harness by the Contractor for their use.

The contractor must document in the bid for work how the hazard controls will be implemented and maintained during the project.

The Contractor shall prepare and implement an Activity Hazard Analysis (AHA) prior to the start of work.

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The Contactor must have a competent person on-site for inspection of equipment, training workers in the safe use of equipment and the recognition of hazards related to their use, supervision, and identifying and correcting unsafe work practices for high hazard work.

All contractor personnel shall wear hard hats, safety glasses, ear-plugs, gloves, close-toes shoes and any other Personal Protection Equipment deemed necessary by the Facility Manager.

Safety Training:

- Provide specific training to supervisory personnel and all craft workers of the Contractor and subcontractors in proper use and care of specific personal protective gear, equipment, and clothing.
- Contractor and subcontractor employees shall be trained and supervised by qualified persons to perform, safely and confidently, recognized hazardous work operations and work performed with hazardous conditions to which they have been assigned.

7. Workforce:

The contractor shall provide all supervision, skilled and unskilled labor needed to perform the work.

The Contractor shall be responsible for total integration of effort and control of the works. The Contractor shall be responsible for planning, monitoring, coordinating, and controlling the works.

The contractor shall provide Foremen and other supplemental staff as necessary to perform the work within the timelines and quality standards specified. Staff shall demonstrate knowledge, skill, and experience with the netting installation, supports fabrication/ hooked up required by the contract. Contractor employees shall have access to the equipment and equipment areas and will be escorted by US Embassy personnel.

The Contractor's employees shall wear clean, neat and complete uniforms when on duty. All employees shall wear uniforms approved by the Contracting Officer's Representative (COR). The Contractor shall provide, to each employee and supervisor, uniforms and personal equipment. The Contractor shall be responsible for the cost of purchasing, cleaning, and repair of the uniforms.

The Contractor shall supply everything necessary for the Execution and Completion of work. Site preparation and installation performance shall be in accordance with US Government agreement.

Neglect of duties shall not be condoned. This includes sleeping while on duty, unreasonable delays or failures to carry out assigned tasks, conducting personal affairs during duty hours and refusing to render assistance or cooperate in upholding the integrity of the worksite security.

The Contractor shall not condone disorderly conduct, use of abusive or offensive language, quarreling, and intimidation by words, actions, or fighting. Also included is participation in disruptive activities that interfere with normal and efficient Government operations.

The Contractor shall not allow its employees while on duty to possess, sell, consume, or be under the influence of intoxicants, drugs or substances which produce similar effects.

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The performance standard is that the Government receives no more than one (1) customer complaint per month. The COR shall notify the Contracting Officer of the complaints so that the Contracting Officer may take appropriate action if any of the services exceed the standard. The COR shall, as a minimum, orally notify the Contractor of any valid complaints.

Repeat customer complaints are not permitted for any services. If a repeat customer complaint is received for the same deficiency during the service period, the COR will contact the Contracting Officer for appropriate action under the Inspection clause.

8. Site Preparation and Cleaning Up:

The contractor shall at all times keep the work area free from accumulations of waste materials. Before completion of work, the contractor shall remove the work and premises any rubbish, tools, ladders, equipment, and materials that are not the property of US government. Unightly materials and debris including access sand, cement, garbage and equipment should be removed as required; while materials should be scheduled for delivery only as required for immediate use.

9. Subcontractors:

Contractor shall be responsible for the conduct and workmanship of Subcontractors engaged in the Project, and for Subcontractor's compliance with the terms of this Statement of Work. The Contractor is responsible for the behavior and workmanship of Subcontractors while on US Government property.

10. Modification to Contract:

The Contractor shall not incur any costs beyond those described in this SOW unless directed otherwise in writing by the Contracting Officer.

Any work performed by the Contractor beyond this SOW without written direction from the Contracting Officer will be at the Contractor's own risk and at no cost to the US Embassy.

11. Stop Work:

At any time during the Project, the Contracting Officer (CO) reserves the right to Stop Work for protection of employees or visitors, security, or any other reason at his/her discretion.

12. General Submittals:

The contractor shall provide the detailed qualification of all the key personnel.

13. Close-out:

NA

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14. Notification to proceed:

The contractor shall start the work within 10 days of Notice to Proceed.

15. Point of Contact:

The COR shall be the main point of contact for this Project. The Contractor shall report to the COR on (a) status of the Project, (b) changes in Schedule, (c) accidents and safety issues, (d) disruptions to the property accessibility; and all other important information pertaining to the Project

16. Contractor's Representative:

The Contractor shall provide a representative on-site during all working hours with the authority to make all decisions on behalf of the Contractor and subcontractors.

17. Site Security:

The contractor shall comply with US Embassy Islamabad security policy.

The contractor shall prepare list of all the names of personnel working for the contractor and any subcontractors, with national ID numbers and submit the list to the Facility Manager for vetting of employees by the RSO at least 30 days prior to commencement of work.

The contractor shall also provide a list of all equipment, listing the manufacturer, model, serial number of all equipment to be used on this project at least 30 days prior to the commencement of any work. Any vehicles utilized by the contractor are also considered equipment. The contractor must provide make, year, model number and license plate number. All vehicles will be inspected prior to entering and prior to leaving the premises.

The COR will assign a holding area for the equipment. Equipment, other than vehicles, should remain on site for the duration of the project to avoid having to have a security screening of it each time it enters the compound.

The contractor must notify the COR in writing at least 24 hours in advance of the pending removal of any contractor owned equipment.

The contractor is 100% responsible for securing their working materials and equipment. Any damage to facilities or infrastructure, which happens due to a lack of security, will be the responsibility of the Contractor to correct at no cost to the U.S. Government.

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18. Defects in Work:

Neither the required quality control procedure, nor detection of defects, nor correction of defects, nor the re-inspection or re-testing of corrected work, provides a basis for Contractor's claim for Contract Modification/Additional Compensation, or request for extension of Contract Time.

19. Delays:

Delays that are found to be caused by the Contractor's actions or inactions shall not be a cause for a time extension to the contract completion date.

20. Work execution:

Coordinate all phases and aspects of the works carefully to achieve desired solution, Remove and replace workmanship and/or material that are found to be not in compliance.

In all aspects of the work, fully comply with construction safety and occupational health requirements.

Upon completion of the work, return all disturbed area to original conditions.