



# Palau Public Utilities Corporation

## REQUEST FOR PROPOSAL RFP PUC17-020 for CONSTRUCTION OF ADDITIONAL MPP WAREHOUSE and WORKSHOP PROJECT

Issued on : **JUNE 16, 2017**  
Closing Date : **JULY 14, 2017**  
Pre-bid Conference : **JUNE 26, 2017**  
: **At 10:00AM,**  
: **PPUC Main Office Conference Room**

Request For Proposal No. (RFP No.) : **RFP PUC17-020**  
Corporation : **Palau Public Utilities Corporation (PPUC)**  
**PO Box 1372, Oldiais Building, Medalaii, Koror**  
**Republic of Palau 96940**

Country : **Republic of Palau**

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## 1. PREFACE

This Request For Proposals (RFP) for the Construction of Additional MPP Warehouse and Workshop has been prepared by Palau Public Utilities Corporation - Electric Power Operations (PPUC-EPO). PPUC-EPO wishes to receive Proposals from all interested persons or firms eligible to operate and with the capability to supply the services in the Republic of Palau.

## 2. BACKGROUND

The existing Malakal Power Plant (MPP) Open Workshop Building of Palau Public Utilities Corporation - Power Generation Department (PPUC-PGD) were constructed without anticipating the enclosed Warehouse for Niigata Diesel Generator Spare Parts and extension of an additional open work space for both electrical and mechanical works.

In view of this, PPUC-PGD recommend for immediate construction of MPP Warehouse to store Niigata Diesel Generator Spare Parts presently stocked at the main engine room and MPP Open Workshop for both Electrical and Mechanical works.

Palau Public Utilities Corporation - Power Generation Department (PPUC-PGD) provides power services to Koror and other areas in the Republic of Palau is located in Malakal, Koror Republic of Palau.

The Republic of Palau comprises of 350 tropical islands and islets located in the western most part of Micronesia about 600 miles (960 kilometers) East of Mindanao, Philippines and some 800 miles (1,280 kilometers) southwest of Guam. Palau lies between 8°10'N/3°N Latitude and 132°45'/134°25'E Longitude. The main group of Palau Islands is dominated by the 150 square mile (390 square kilometers) island of Babeldaob—Palau's largest land mass.

## 3. SCOPE OF WORK

### ADDITIONAL MPP WAREHOUSE AND WORKSHOP

- Earth Works.
- Concrete Footing.
- Concrete Floor Slab.
- CHB Wall.
- Roof Framing.
- Roof Tinsmithry, including Clean & Repair of existing Workshop Roofing..
- Roof Beam.
- Electrical Works.
- Painting Works, including existing Workshop Roofing (Both Sides)
- Mobilization and Demobilization.
- For more Detail See Attached Plans

### Additional Requirements:

- Contractor shall submit a detailed construction schedule, Gantt Chart with S-Curve.
- All structural concrete shall be 3,000 psi, minimum compressive strength with 28 days minimum curing time.



### **Additional Requirements after contract execution:**

- Contractor shall be responsible for securing the required permits and clearances for the work (EQPB, Historical, Building Permit etc.). Site work shall not commence without the required permits submitted to PPUC.
- The contractor shall be required to submit within ten (10) calendar days the schedule of values of each work item and Gant Chart with S- Curve to PPUC after the issuance of a Notice To Proceed (NTP).
- The contractor must submit sample, brochures or test certification (MILL) of the materials to be used in the project for PPUC approval prior to the procurement of the same. Material/s delivered to the site without prior PPUC approval shall not be accepted for use in the project and shall be withdrawn from the site at the contractor's expense.
- Contractor must take three (3) concrete cylinder samples, or as required by the PPUC, for each concrete pouring. These samples shall be tested for compressive strength as required on the 7<sup>th</sup>, 14<sup>th</sup> and 28<sup>th</sup> day. Copies of each test result shall be provided to the PPUC for project records purposes.
- Contractor shall remove and replace specified portion of the work where concrete samples had failed.

## **4. PPUC ADVICE AND ASSISTANCE**

PPUC will provide support for preliminary inspections by bidders, to ensure that the location of this Concreting of Existing Old APP Trench and Smoke Stack Area and Construction of New APP Kitchen and Toilet Project is known. and defined.

## **5. CONTRACTOR REQUIREMENTS**

The Contractor shall provide Labor, Equipment and All Materials needed to finish this project according to plan attached for the Concreting of Existing Old APP Trench and Smoke Stack Area and Construction of New APP Kitchen and Toilet Project.

### **A. Safe Working Procedures**

Note that Malakal Power Plant (MPP) is a Electric Power Generating Plant and some areas of the APP are hazardous (High Voltage) sites.

Any persons working at Malakal Power Plant (MPP) must take extra precaution and must be provided with, and wear personal protective equipment including but not limited to gloves, safety shoes and eye protection.

Any person / workers are Off Limit to enter to hazardous (High Voltage) sites of MPP.

The Contractor will be fully responsible for the safety of their employees under this contract.

## **6. OBTAINING RFP**

Electronic copies of the RFP may be obtained by emailing the nominated Contact Officer below, or from the PPUC website [www.ppuc.com](http://www.ppuc.com). All prospective bidders are requested to provide their contact details (company name and website, contact person, email and telephone number) to ensure they receive any updates to the RFP.

PPUC will also issue hard copies of the RFP on request at Palau Public Utilities Corporation (PPUC), Oldiais Building, Medalaii, Koror PO Box 1372, Republic of Palau 96940.

**Contact Officer:**

The contact officer for this RFP is:

**Mr SOFRONIO B. MAHOR**

*Chief Procurement Officer*

PPUC

Oldiais Building, Medalaii, Koror

PO Box 1372,

Republic of Palau 96940

Telephone No.: 680-488-3870/3872

E-mail Address: [ponz@ppuc.com](mailto:ponz@ppuc.com)

## 7. PROPOSAL REQUIREMENTS

The Proposer shall submit a written quotation which includes:

1. A Title Page identifying the RFP No. and the Works to be provided;
2. An appreciation of the scope of work and activities required, and the methods proposed to be used to complete the works;
3. Summary of experience in the Pacific Rim for the last three years.
4. Key Personnel or Contact Personnel;
5. Proposed time to start after notification of award
6. Schedule of work (Gantt Chart with S- Curve) showing timeframes for the completion of the works, including any lead time required for arranging travel, accommodation, equipment etc.;
7. Detailed Cost and Fixed Lump Sum Price for all the works;
8. Other Proposal features which will contribute to the value of the offer.

## 8. SUBMISSION OF PROPOSALS

Interested Contractors may submit their sealed Proposal hardcopy to PPUC- Main Office, 2nd Floor, Oldiais Building, Medalaii, Koror, Palau 96940, or by email to the nominated Contact Officer. For inquiries regarding submission of quotations, please contact Mr. Mahor as noted above.

## 9. PAYMENT TERMS

A. Payment terms shall be determined as follows:

- a. After evaluation per proposal
- b. After negotiations with the winning offeror.
- c. All payments shall be made after receipt of original invoice from contractor for each work phase, certified by a duly authorized PPUC representative

## 10. EVALUATION AND SELECTION PROCESS

All proposals received shall be evaluated by a specially convened committee. The following criteria (NOT Necessarily in Order) will be used to evaluate proposals:

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*Request For Proposal (RFP) for the Construction*

*Page 3*

*of Additional MPP Warehouse Project.*



1. Bidders Compliance with All the Conditions and Requirements of the RFP.
2. Bidders Qualifications
3. Bidders Capability.
4. Bidders Proposed Project Time-Frame.
5. Bidders Proposed Project Cost.

## 11. GENERAL CONDITIONS

- A. Proposers are required to submit their proposals based upon the conditions expressed in these instructions
  - i. **Assignment of Contract:** The contract shall not be assigned to any party without prior written consent from PPUC.
  - ii. **RFP Modification:** This RFP does not commit PPUC to award a contract, to pay any costs incurred in the preparation of the proposal under this request, or to procure or contract for services. PPUC also reserves the right to accept or reject any or all proposals received under this request, to negotiate with qualified Bidder, or to cancel in whole or in part this RFP, if it is in the best interest of PPUC to do so. Prospective Bidder under this RFP may be required to participate in negotiations and to submit any price, or technical revisions to their proposals as may result from the negotiation process.
  - iii. **Performance & Payment Bond:** PPUC requires that all contractors with contracts in excess of \$50,000 should acquire performance and payment bonds tendered in a manner and through a surety acceptable to the PPUC Chief Executive Officer / General Manager, which guarantees satisfactory completion of a project. The performance and payment bonds shall be in an amount equal to the total price specified in the contract *(to be determined by PPUC)*
  - iv. **Transfer of property:** All proposals shall become PPUC property.
  - v. **Conformity:** The PPUC procurement regulations shall apply to all proposals and winning contractor shall be bound by them.
  - vi. **Bid Bond:** Each project cost proposal must be accompanied by a certified check, cashier's check or proposal bond made payable to PPUC, in the sum of 10% of the aggregate cost of the proposal; such guarantee to be forfeited should the offeror to whom the work is awarded fail to execute and deliver contract and for the payment of all persons performing labor or furnishing materials in connection therewith, and in all other respects perform the agreement created by the PPUC's acceptance of said proposal.
  - vii. **Submission of the Proposal:**
    1. A cover page with a table of contents
    2. An executive summary page that summarizes the corporate history, contractor's ability to satisfy the requirements of this RFP, project cost and a synopsis of salient details required in this RFP.
    3. The proposals shall be sealed in a package and should include:
      - a. The Contractors information (i.e., Name, Address, and Contact) on the outside package

- b. The RFP# on the outside of the package that should be submitted NO LATER THAN 4:00 PM of CLOSING DATE-Palau Time.

[Note: The RFP # should be in big fonts.]

- c. The sealed package should include the One (1) *Original plus five (5) copies* of the proposal.

viii. ***Inquiries:*** Any inquiries, requests, clarification, or additional information pertaining to this RFP shall be made in writing, by email or fax through the contacts provided

## 12. CONTRACT CLAUSES

**A.** All contracts shall, at a minimum, contain the following clauses:

- |   |                          |
|---|--------------------------|
| 1. Governing Regulations                                      | 13. Commencement of Work |
| 2. Penalties for Violation of Regulations                     | 14. Liquidated Damages   |
| 3. Contract Disputes  | 15. Schedule             |
| 4. Gratuities   | 16. Clear Title          |
| 5. Kickbacks  | 17. Taxes                |
| 6. Representation of Contractor<br>Concerning Contingent Fees | 18. Force Majeure        |
| 7. Changes  | 19. Relationship         |
| 8. Stop Work Order  | 20. Entire Agreement     |
| 9. Termination for Defaults or Convenience                    | 21. Assignment           |
| 10. Approvals, Certificates, Permits and Licenses             | 22. Subcontract          |
| 11. Laws and Regulations                                      | 23. Contracting Officer  |
| 12. PPUC's right to inspect                                   |                          |

## 13. CONTACT DETAILS

**Sofronio "Pons" Mahor**  
PPUC Contracting Officer  
PPUC Procurement Division  
Tel: (680) 488-5320 Fax: (680) 488-4499  
Email: [ponz@ppuc.com](mailto:ponz@ppuc.com)

Tito Cabunagan  
PGD Manager  
Tel: (680) 488-0510  
Email: [t2@ppuc.com](mailto:t2@ppuc.com)

## **APPENDIX 1- BID FORM**

### **Letter of Quotation**

Date: \_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_

RFP No.: **RFP-PUC17-020**

### **Construction of Additional MPP Warehouse and Workshop Project**

To: **The Chief Executive Officer / General Manager  
Palau Public Utilities Corporation**



We, the undersigned, declare that:

- (a) We have examined and have no reservations to the RFP, including Addenda issued in accordance (if any);
- (b) The price of our Bid, excluding any discounts offered in item (d) below is the sum of:  
*[amount of local currency in words], [amount in figures]*
- (c) Our bid shall be valid for a period of . . . . days from the date fixed for the bid submission deadline in accordance with the RFP, and it shall remain binding upon us and may be accepted at any time before the expiration of that period;
- (d) We understand that this bid, together with your written acceptance thereof included in your notification of award, shall constitute a binding contract between us, until a formal contract is prepared and executed;
- (e) We understand that you are not bound to accept the lowest evaluated bid or any other bid that you may receive; and
- (f) We accept full responsibility for the health and safety of persons employed by us in completing the works under this Quotation.

Name .....

In the capacity of .....

Signed .....

Duly authorized to sign the Bid for and on behalf of .....

Date.....

## **Appendix 2: Schedules of Rates and Prices**

### **Price Schedules**

#### **General**

1. The Request for Proposal will be a Lump Sum Quotation for completion of all specified works.
2. The Schedules generally describe the works to be performed. Bidders shall be deemed to have read the RFP and visited the sites to ascertain the full scope of the requirements prior to filling in the price. The entered price shall be deemed to cover the full scope as aforesaid, including overheads and profit.
3. If bidders are unclear or uncertain as to any item, they shall seek clarification in writing prior to submitting their bid.

#### **Pricing**

4. Prices shall be entered in indelible ink, and any alterations necessary due to errors, etc., shall be initialled by the Bidder.
5. Bid prices shall be quoted in United States Dollars, in the manner indicated in the Bid Form of the RFP. For each item, bidders shall complete each appropriate column in the respective Schedules, giving the price breakdown as indicated in the Schedules.
6. Payments will be made to the Contractor in United States Dollars.
7. When requested by the Employer for the purposes of making payments or partial payments, valuing variations or evaluating claims, or for such other purposes as the Employer may reasonably require, the Contractor shall provide the Employer with a breakdown of any composite or lump sum items included in the Schedules.

**Schedule of Works - Construction of Additional MPP Warehouse  
and Workshop Project**

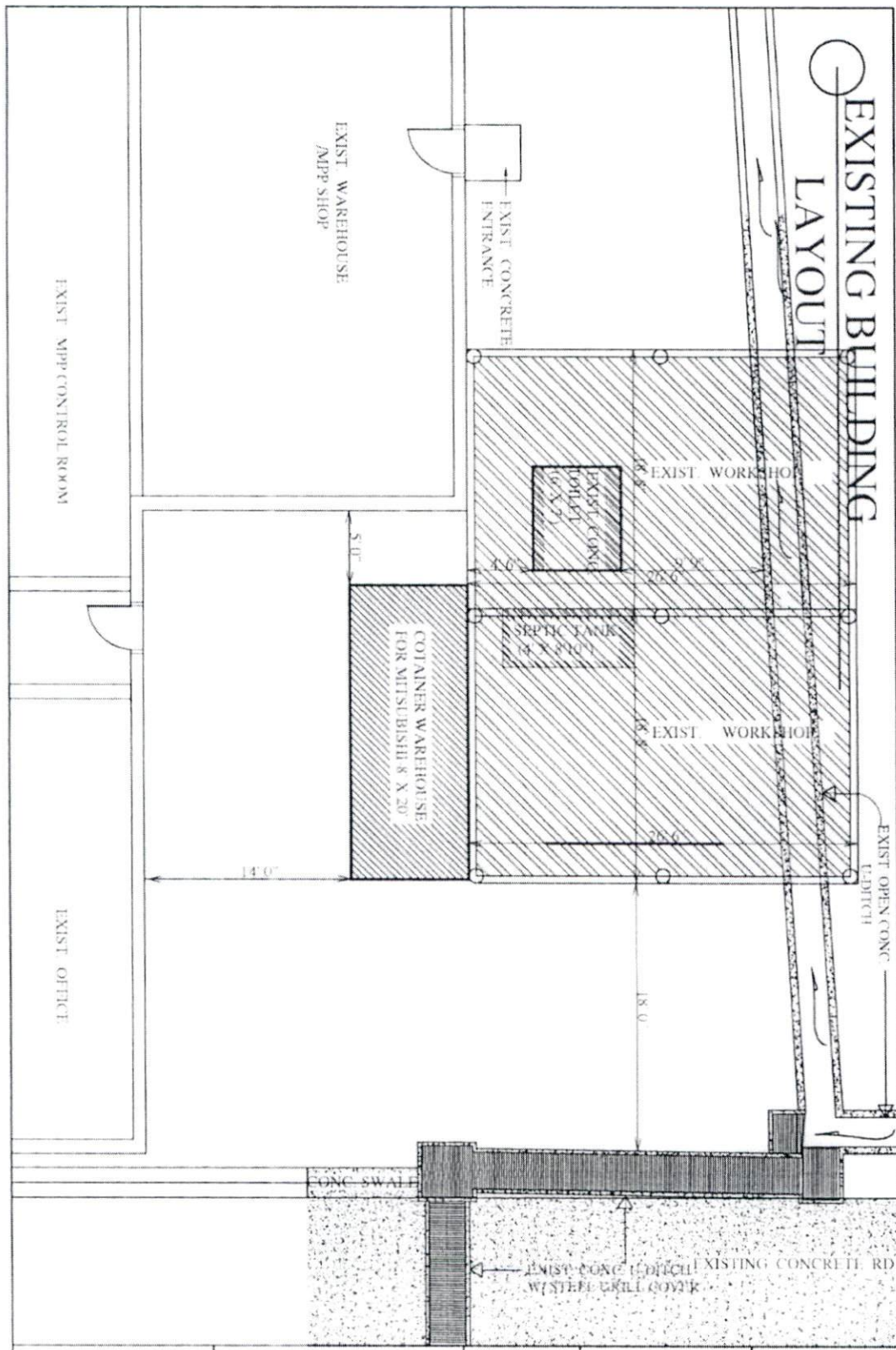
ITEM	DESCRIPTION OF WORKS	Price USD (Incl Taxes and Duties)
	CONSTRUCTION OF ADDITIONAL MPP WAREHOUSE AND WORKSHOP	
1	• Earth Works.	
2	• Concrete Footing.	
3	• Concrete Floor Slab.	
4	• CHB Wall.	
5	• Roof Framing.	
6	• Roof Tinsmithry, including Clean & Repair of existing Workshop Roofing..	
7	• Roof Beam.	
8	• Electrical Works.	
9	• Painting Works, including existing Workshop Roofing (Both Sides)	
10	• Mobilization and Demobilization.	
TOTAL COST PROPOSAL		\$ _____

Name of Bidder \_\_\_\_\_

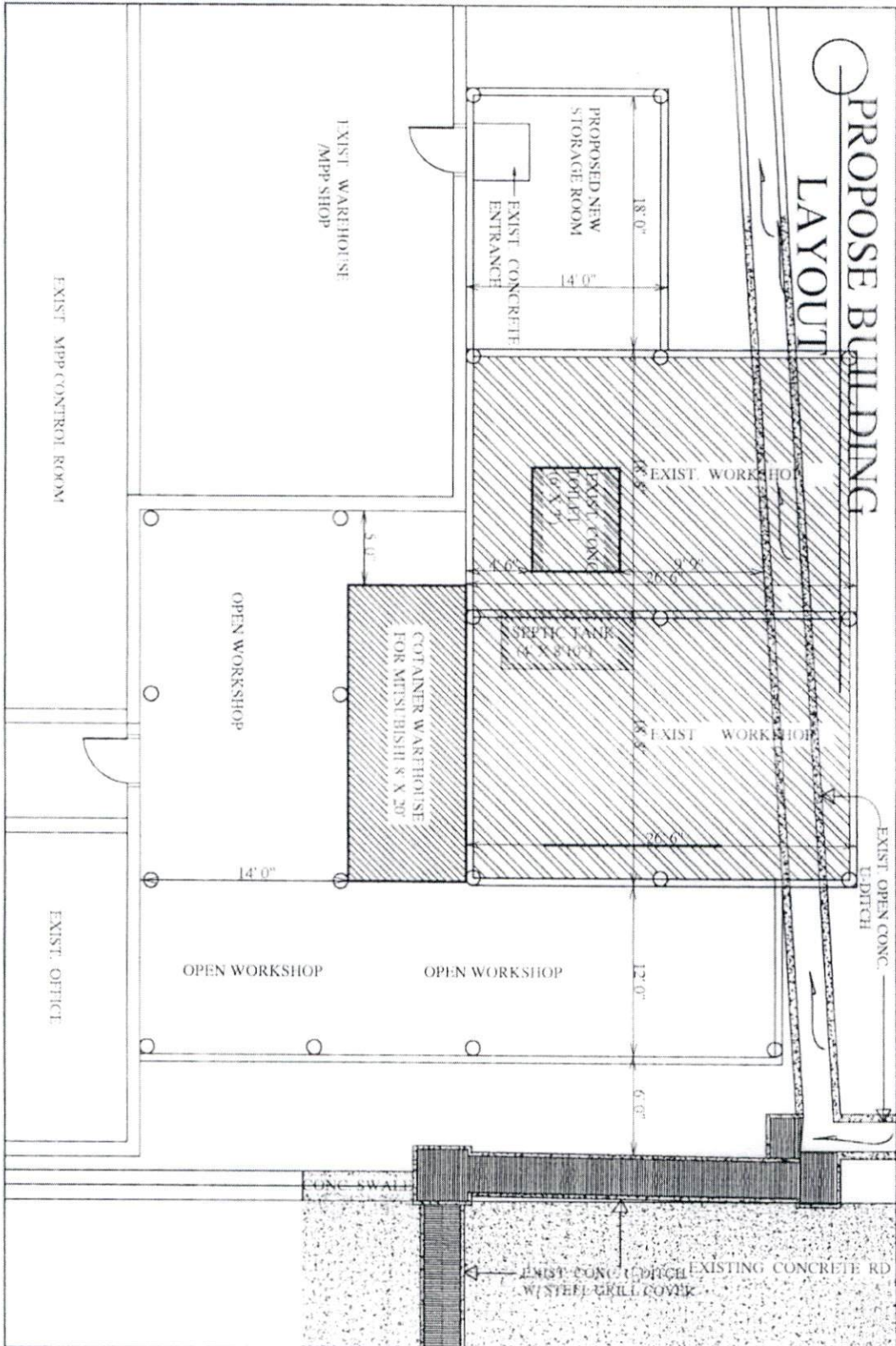
Signature of Bidder \_\_\_\_\_

**APPENDIX 3 - PLANS (SEE ATTACHED PLANS)**



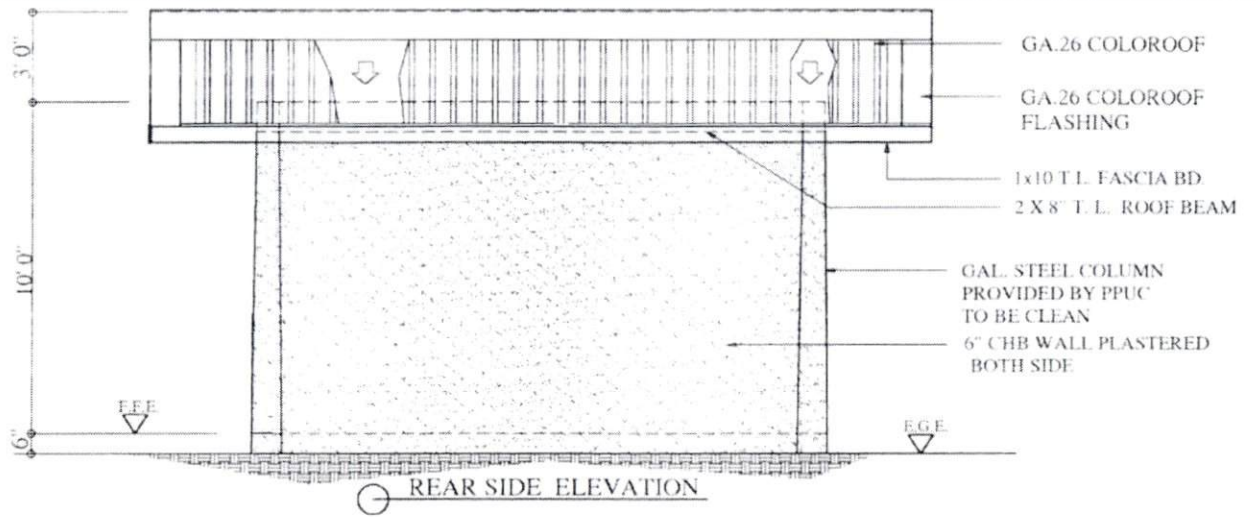


PROJECT TITLE	OWNER:	DRAWN BY: SBM	SHEET CONTENT :	SHEET NO.:
MPP- STORAGE ROOM WORKSHOP	PALAU PUBLIC UTILITIES CORP.	DESIGN BY:	EXISTING LAYOUT	C-01
LOCATION: MALAKAL, KOROR		CHECKED BY:		
		APPROVED BY:		

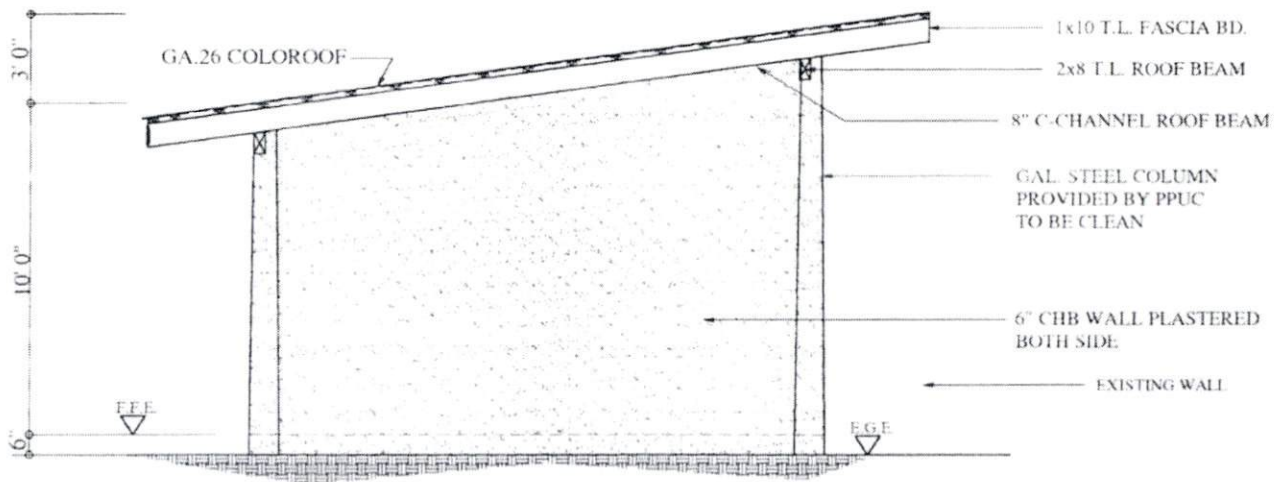


PROJECT TITLE	OWNER:	DRAWN BY: SBM	SHEET CONTENT:	SHEET NO.:
MPP- STORAGE ROOM WORKSHOP	PALAU PUBLIC UTILITIES CORP.	DESIGN BY:	PROPOSE LAYOUT	A-01
LOCATION: MALAKAL, KOROR		CHECKED BY:		
		APPROVED BY:		





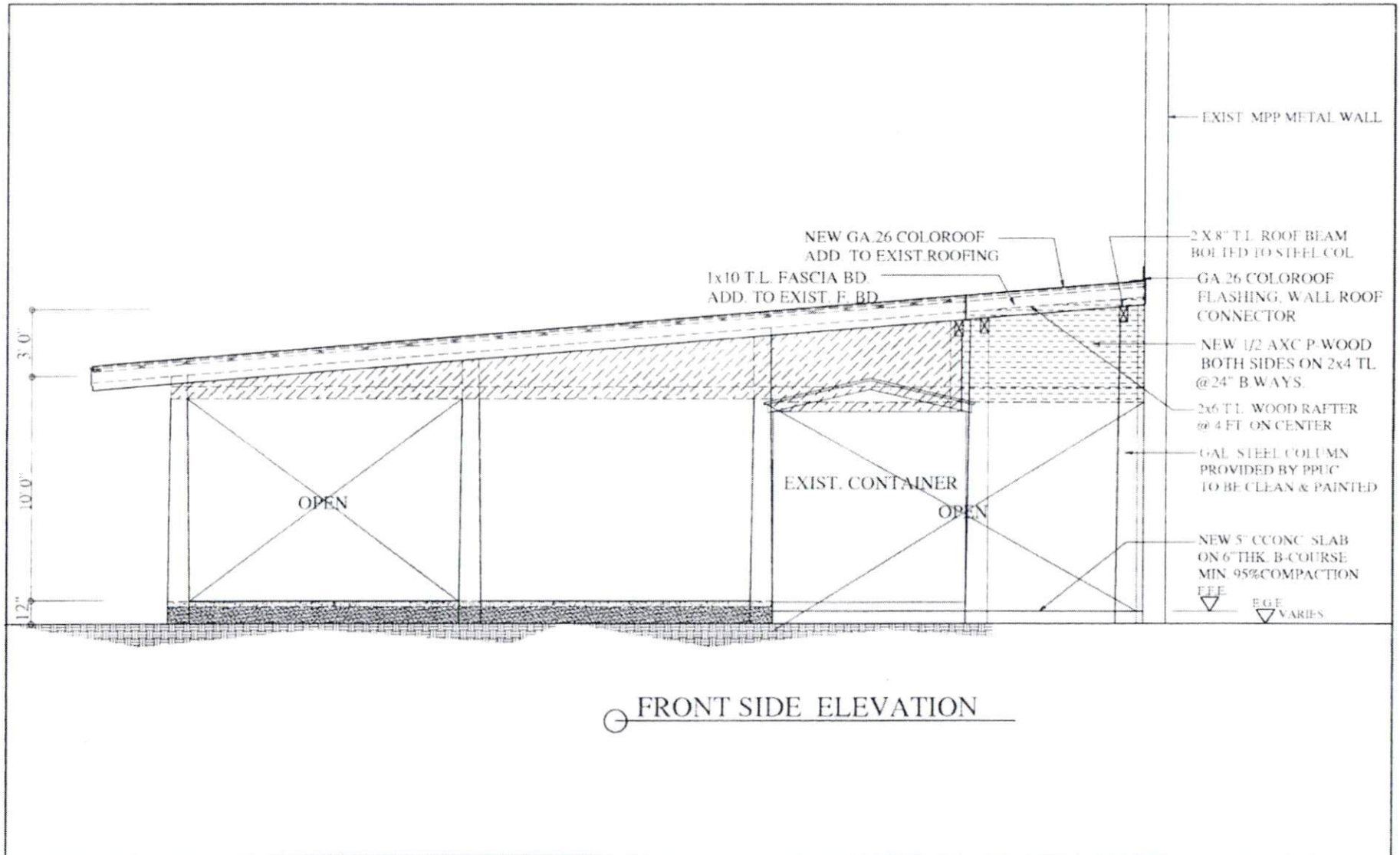
REAR SIDE ELEVATION

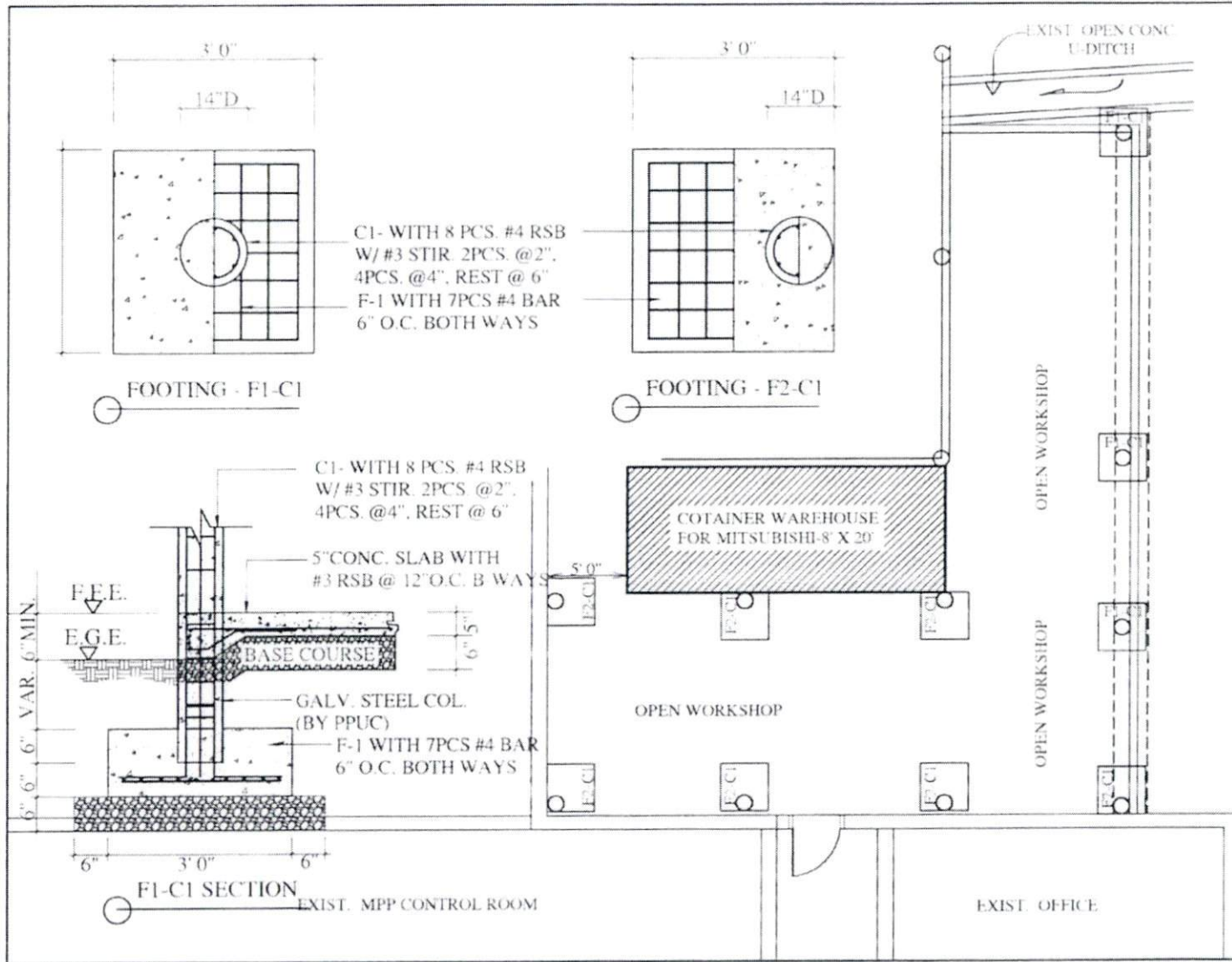


LEFT SIDE ELEVATION

PROJECT TITLE MPP - STORAGE ROOM WORKSHOP LOCATION: MALAKAL, KOROR	OWNER: PALAU PUBLIC UTILITIES CORP.	DRAWN BY: SBM	SHEET NO.: A-04
		DESIGN BY:	SHEET CONTENT: ELEVATION
		CHECKED BY:	
		APPROVED BY:	

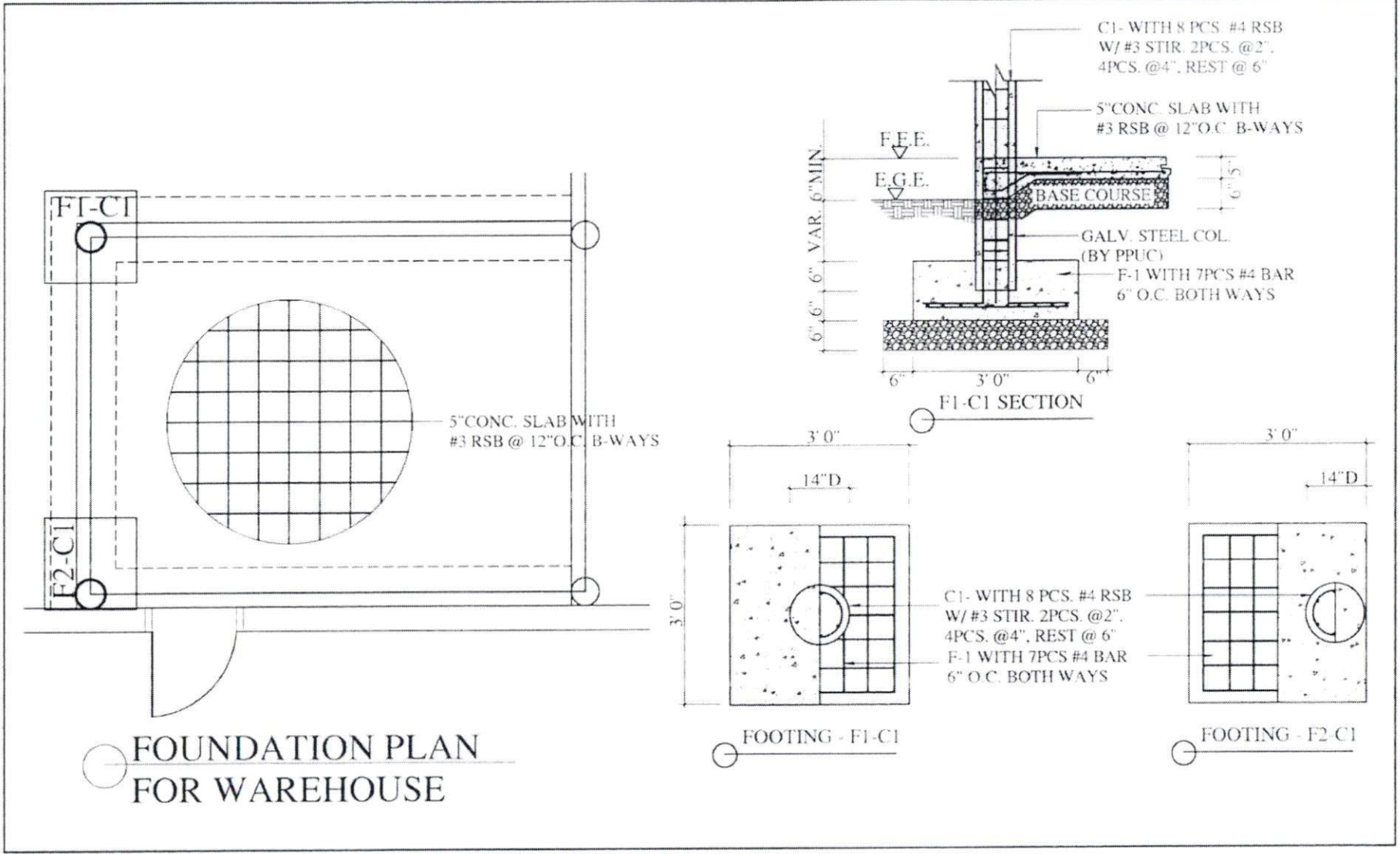






# FOUNDATION PLAN FOR OPEN WORKSHOP

<b>PROJECT TITLE</b>	<b>OWNER:</b>	<b>DRAWN BY:</b> SBM	<b>SHEET NO.:</b>
MPP - STORAGE ROOM WORKSHOP	PALAU PUBLIC UTILITIES CORP.	<b>DESIGN BY:</b>	 A-01
<b>LOCATION:</b> MALAKAL, KUROR		<b>CHECKED BY:</b>	
		<b>APPROVED BY:</b>	
		<b>SHEET CONTENT:</b>	
		PROPOSED LAYOUT	



**FOUNDATION PLAN  
FOR WAREHOUSE**

C1- WITH 8 PCS. #4 RSB  
W/ #3 STIR. 2PCS. @2".  
4PCS. @4". REST @ 6"

5" CONC. SLAB WITH  
#3 RSB @ 12" O.C. B-WAYS

GALV. STEEL COL.  
(BY PPUC)

F-1 WITH 7PCS #4 BAR  
6" O.C. BOTH WAYS

F1-C1 SECTION

C1- WITH 8 PCS. #4 RSB  
W/ #3 STIR. 2PCS. @2".  
4PCS. @4". REST @ 6"  
F-1 WITH 7PCS #4 BAR  
6" O.C. BOTH WAYS

FOOTING - F1-C1

FOOTING - F2-C1