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 ADMINISTRATION**
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LOURDES A. LEON GUERRERO
 Governor (Maga'håga)
 JOSHUA F. TENORIO
 Lt. Governor (Sigundo Maga'låhi)

February 20, 2026

Invitation for Bid
 GSA-006-26

AMENDMENT #2
 Repair of Three (3) Dwelling Units

- 1) Amend and replace pages 5 of 50 and page 48 of 50 with the attached **“Revised Page 5 of 50 and Page 48 of 50”** dated 2/19/2026.

All others remain unchanged.

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| <p>Please Print ACKNOWLEDGMENT COPY Received By: _____ Date: _____ Company/Name: _____ Email To: gsaprocurement@gsadoa.guam.gov</p> |
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Andriana Quitugua
 Acting Chief Procurement Officer

CONTRACT TERMS AND CONDITIONS
GSA-006-26
Repair of Three (3) Dwelling Units

Article I - Prohibitions

1. Representation Regarding Gratuities and Kickbacks

The bidder, offeror, or contractor represents that it has not violated, is not violating, and promises that it will not violate the prohibition against gratuities and kickbacks set forth in §11206 (Gratuities and Kickbacks) of the Guam Procurement Regulations.”

2. Representation Regarding Contingent Fees

The contractor represents that it has not retained a person to solicit or secure a territorial contract upon an agreement or understanding for a commission, percentage, brokerage, or contingent fee, except for retention of bona fide employees or bona fide established commercial selling agencies for the purpose of securing business.

3. Representation Regarding Ethical Standards for Government Employees and Former Government Employees The bidder, offeror, or contractor represents that it has not knowingly influenced and promises that it will not knowingly influence a government employee to breach any of the ethical standards set forth in 5 GCA Chapter 5 Article 11 (Ethics in Public Contracting) of the Guam Procurement Act and in Chapter 11 of the Guam Procurement Regulations.

4. Restriction Against Contractors Employing Convicted Sex Offenders From Working at Government of Guam Venues

- (1) no person providing services on behalf of the contractor has been convicted of a sex offense under the provisions of Chapter 25 of Title 9 GCA or an offense as defined in Article 2 of Chapter 28, Title 9 GCA, or an offense in another jurisdiction with, at a minimum, the same elements as such offenses, or who is listed on the Sex Offender Registry; and
- (2) if any person providing services on behalf of the contractor is convicted of a sex offense under the provisions of Chapter 25 of Title 9 GCA or an offense as defined in Article 2 of Chapter 28, Title 9 GCA or an offense in another jurisdiction with, at a minimum, the same elements as such offenses, or who is listed on the Sex Offender Registry, that such person will be immediately removed from working at said agency and that the administrator of said agency be informed of such within twenty-four (24) hours of such conviction.

Article II - Delivery and Warranty

5. Required Delivery Date.

The awarded contractor shall complete the work within seventy (70) days of receipt of the purchase order.

6. Warranty.

The awarded contractor shall provide one (1) year warranty upon acceptance of completion date.

Article III - Licenses

7. Licenses and Permit.

The awarded contractor shall obtain all required permit for proposed work. The Awardee is responsible to obtain any and all licenses and clearances required by the Guam Contractor’s License Board to perform this contract.

Article IV – Change Order

8. Authority. 2 GAR Division 4, Chapter 6 §6101(3)(a)(1)

The Guam Energy Office (GEO) may, at any time, by written change order, make changes within the general scope of this contract, including changes in specifications, quantities, methods of repair, or other contract requirements applicable to any dwelling unit.

| Item No. | Description | QTY | UOM | Unit Price | Total |
|----------|--|-----|-----|------------|----------|
| 2.0A | To procure general contractor services for the repair of a dwelling unit for Site 2-A, as per the following scope of work: | 1 | Lot | \$ _____ | \$ _____ |

Scope of Work

BIDDING ON / REMARKS

Project Area Description

Site Location #2-A: Josefina N. Rafahet Dr. Mangilao (Duplex A)

Note: Pursuant to **USDOE, WPN-10-08**, regarding maintaining the privacy of recipients of services, the complete side address will be provided by the Guam Energy Office (GEO). Also, a non-disclosure agreement with GEO by prospective bidders will be required.

Bedroom #1

Replace the 35" hollow core door access to the extension, including all necessary hardware. Apply paint to finish. Use or match the paint color of the existing door paint color or the closest color possible.

Bedroom #3

Install 30" hollow core door, including all necessary hardware. Apply paint to finish. Use or match the paint color of the existing door paint color or the closest color possible.

Bedroom #4

Install 30" indoor access hollow core door, including all necessary hardware. Apply paint to finish. Use or match the paint color of the existing door paint color or the closest color possible.

Install 32" outdoor access solid core door, including all necessary hardware. Apply paint to finish. Use or match the paint color of the existing door paint color or the closest color possible.

Bathroom #1

Install 26" hollow core door, including all necessary hardware. Apply paint to finish. Use or match the paint color of the existing door paint color or the closest door possible.

Kitchen

Repair the ceiling crack. Scrape all peeling off paint and bubbles. Repair and apply caulking sealant on all ceiling cracks. Apply one (1) coat of primer and two (2) coats of semi-gloss latex (white) paint.

Repair roof cracks. Repair with the epoxy injection method if structural or with water penetration, and apply waterproof caulking sealant if hairline or superficial cracks. Paint the roof with one (1) coat of primer and two (2) coats of elastomeric silicone (white) paint.
