

Recovery and Development Agency Quick Contracting Invitation to Tender



**GOVERNMENT OF THE
VIRGIN ISLANDS**
Premier's Office



**VIRGIN ISLANDS
RECOVERY AND
DEVELOPMENT AGENCY**

BOOKLET 3

REQUIREMENTS DOCUMENT

FOR

SAFETY IMPROVEMENTS WORKS OF TENT AND PERMANENT CLASSROOMS

AT

BREGADO FLAX EDUCATIONAL CENTRE – PRIMARY DIVISION, VIRGIN GORDA



**GOVERNMENT OF THE
VIRGIN ISLANDS**
Premier's Office



**VIRGIN ISLANDS
RECOVERY AND
DEVELOPMENT AGENCY**

Recovery and Development Agency

Director of Procurement

Recovery and Development Agency
Ritter House
Wickham's Cay II
Road Town, Tortola, VG 1110
British Virgin Islands

Invitation to Tender No. ITT/0022

Due for Return on **24 Sep 19**
By **1600 hours (4:00pm)**

REQUIREMENTS

FOR

SAFETY IMPROVEMENTS WORKS OF TENT AND PERMANENT CLASSROOMS

AT

BREGADO FLAX EDUCATIONAL CENTRE – PRIMARY DIVISION, VIRGIN GORDA

The contents of this Invitation to Tender must not be disclosed to unauthorised persons and must be used only for the purposes of tendering. Please read these documents carefully before tendering.

Introduction

The Bregado Flax Education Centre Primary School on Virgin Gorda was severely damaged in the 2017 hurricanes. The structure was rendered mostly uninhabitable, and to continue providing educational services, a temporary structure was established in the courtyard between the primary and secondary schools.

This temporary structure, having now been in place for nearly 24 months, is becoming unsuitable in its current condition for continued use. The Contractor is required to execute the following works to make the school safer and better for use. Work are required to be done with minimum or no interruption to the school operations and where reasonably possible, outside of the school operating schedule of Mondays to Friday, 8:30AM to 3:30PM.

Location

The School is located on the island of Virgin Gorda. It lies on the main road leading to the Baths, on the southern end of the island. Further information is provided in Figures 1 and 2.

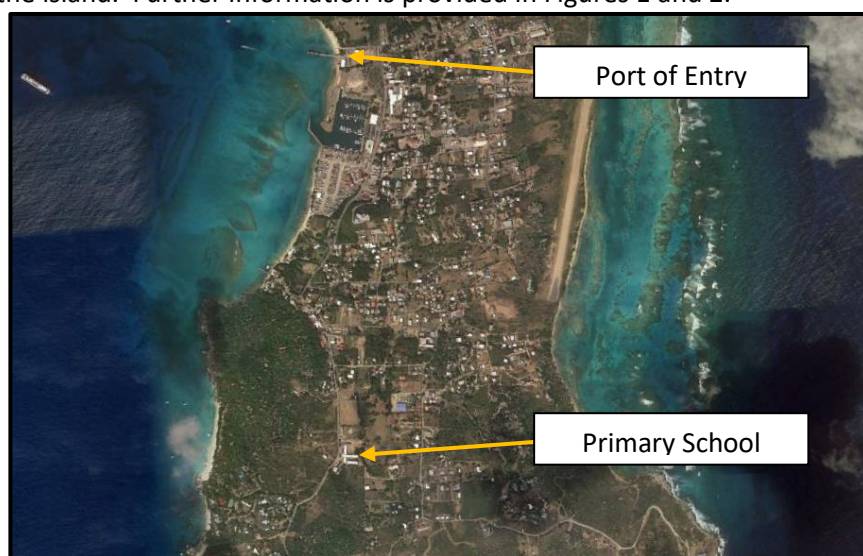


Figure 1. Southern Virgin Gorda. The location of the Port of Entry and the school are highlighted.

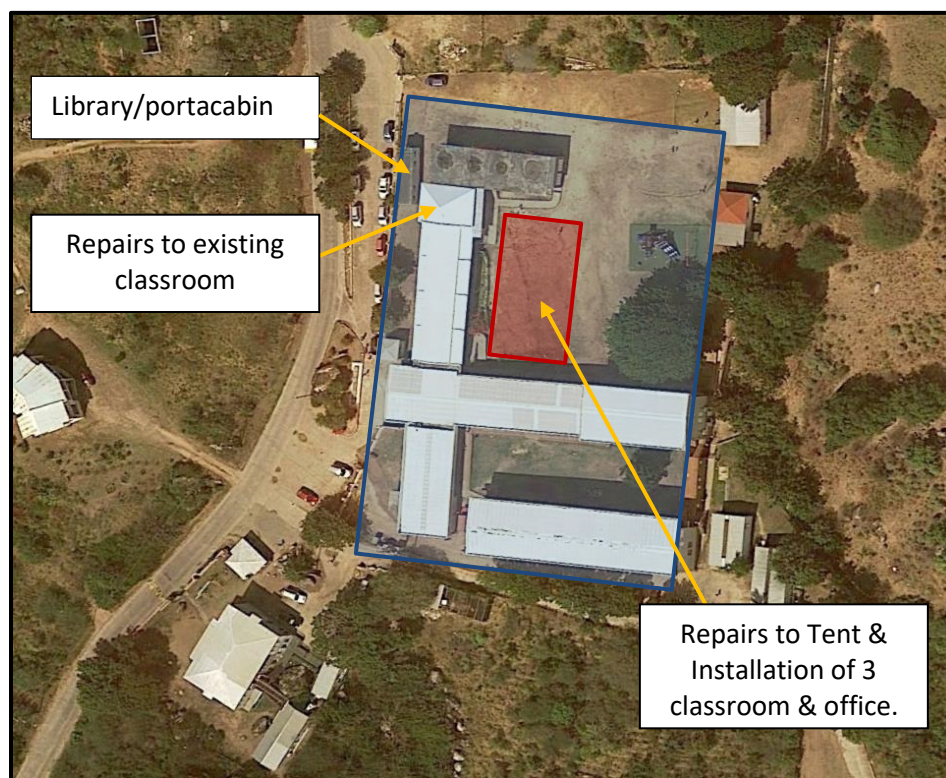


Figure 2. The school in detail. Blue areas indicate the school grounds; red areas are the location of the temporary structure.

The Scope of Works

1. **Safety improvements to the Temporary Structure.** The location where most primary classes are held requires substantial improvement. The following works need to be conducted:
 - a) **Permanent Classroom.** The one permanent classroom must be made watertight, and any health risks created by the leaks must be rectified (any evidence of mould or damage that presents a genuine health risk).
 - b) **Canvas cover** – Is currently leaking and needs to be repaired.
 - c) **Internal Partition Walls to Tent.** Construct timber partitions to form 3 classrooms and headteachers office; refer to attached proposed drawings for layout reference and finish in white paint.
 - d) **Electrical Connections.** The current electrical connection is provided by domestic extension cords, plugged into a two-pin socket. The socket is not protected from the elements, and is not IP67, presenting a significant risk to the user. This should be replaced with armoured surface-laid cable, fed from the nearest mains supply into a distribution unit in the building.
 - e) **Tent Electricals** - Provide a power supply to each room to provide a minimum of a 4-gang socket, run electricals to accommodate lighting and AC wall units.
 - f) **Library** - Repairs to existing Porto Cabin.

Detailed Scope

Permanent Class Room Repairs

- 1.1.1 The end classroom to the primary school block, as noted on the photo in figure 2 of this document, has a leaking roof due to the damaged metal roofing. The contractor will need to erect a mobile scaffold to gain safe access onto school roof to inspect damages, safety harness must be used whilst inspection and remedial works are carried out.
- 1.1.2 Fix or replace air-conditioning to the same end classroom unit to facilitate an 1026sf classroom.
- 1.1.3 The Lux requirement for a class room is 500lux to which the current lighting does not achieve. Replace the current lighting system to meet these requirements with 40-Watt 2-Light White 4 ft. Fluorescent Strip Light and the appropriate florescent light tubs to achieve the specified Lux.

Tent & Essential Safety Improvements

2.1.1 Classrooms & Office to Tent

Before the wall are to be constructed an inspection of the sub-floor level is required to determine the state of the sub-floor members and to carry out any termite treatment if needed. Please note Termite treatment to the perimeter of the tent is expected.

The construction of the internal partition walls and perimeter walls are to be set out as the classroom & office layout indicated in drawing BFJS/073019-01, Installing the timber frame on 4in wide vapour barrier 0.15 mm thick translucent polyethene film, to provide a moisture barrier between the ply flooring and the walls. Which are to be constructed of 2x4 treated timber filled with R19 wall insulation, the necessary conduits and 1st fix electrical works are to be supplied and installed before the walls are closed in with 3/8in thick Ply board. All wall finishes to be painted white.

Ceiling to the classrooms and corridor is to be installed using 2x2 treated timber grid to receive 1/8inch thick panel board taped & jointed and finished in white paint.

In constricting the ceiling grid, the intended location of the lights to the classrooms and corridor need to be considered for adequate fixing and positioning of the lights, as with the walls, the necessary running of conduits and wires are to be done before the ceilings are closed in.

Air conditioning units to classrooms & office are to be installed on the external facing walls for which the timber stud wall construction needs to allow for additional treated 2x4 to fix the Air condition units to.

- 2.1.2 A mobile scaffold will need to be erected to provide safe access to Locate leaks to the fabric roofing and repair with tent repair tape of similar grade to existing fabric.
- 2.1.3 The current power supply to the tent is inadequate and not safe for continued use. The contractor is to supply and install surface laid armoured cable to be installed in grey conduit for further protection and safety measures. Connecting into the mains distribution board in accordance to electrical certification requirements.
- 2.1.4 The tent has been in use for an extended period and will require the tension rods to be re-tightened to reduce and/or prevent any movement of the main frame.



Library – Repairs to Existing Portacabin

- 2.1.5 Flooring: Prior to the storms, the primary school used an existing portacabin as a library, it has been used as a temporary classroom which needs to be reinstated back into a library. There are soft spots in the floor which need to be removed and new ply flooring and vinyl tile to be replaced to match existing.
- 2.1.6 Windows: remove ply for windows and replace with impact glass windows
- 2.1.7 Air-condition unit: Repair / Replace air-condition unit

Handover

- 3.1.1 Upon project completion, Contractor is required to handover “As-built drawings” indicating all services installed as well as room layouts.
- 3.1.2 Any guarantees and warranties for products installed are to be provided in the handover package.

Queries and Responses

Any questions are welcomed, and responses are to be made directly to the Recovery and Development Agency’s Procurement Team who can be contacted using the following details:

Attention: **Director of Procurement**
E-mail: Procurement@bvirecovery.vg
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