



STATEMENT OF WORK OF CONSTRUCTION SERVICES For Gateway Visitors Center HVAC Rehab At Alligator River National Wildlife Refuge Manteo, NC

November 13, 2024

1.0 Description of Work

- 1.1 This work consists of rehabilitation of the HVAC System of the Alligator River National Wildlife Refuge Gateway Visitors Center. Along with the HVAC system a mechanical room is being added to the second floor for easier access. The work shall include furnishing, transporting, and installing all new materials in accordance with the construction plans and specifications attached hereto and made a part hereof to provide a full and functional facility.
- 1.2 Contractor will be required to obtain all necessary federal, state, or local permits.
- 1.3 Government Furnished Information: The drawings accompanying this Statement of Work (SOW) have not been field verified by the Government. Bidders shall make their own measurements in preparation of their bid.

2.0 Project Location

- 2.1 Physical Address: 100 conservation Way, Manteo, NC 27954

3.0 Coordination of Work

- 3.1 This work is to be phased and planned to minimally impact the operation of the Visitors Center. The exhibit area 102 and Object Theater 103 space will need to be temporarily conditioned during closure of this area to keep heat humidity or cold from damaging exhibits in the space. The contractor will be required to plan and coordinate any building area closures with the Contracting Officer, Contracting Officers Representative, and the Refuge Manager with a lead time no shorter than 2 weeks prior to building area closures.
- 3.2 Areas to be considered for phased closures include:
 - Classroom 105 and Multipurpose 104
 - Exhibit 102 and Object Theatre 103
 - Warehouse 119
 - West end of 2nd story office area 205, 206, 207, 208, 209, 203, stairwell 121 and the hallway in this area.

- East end of 2nd story to include stairwell 114 and hallway.
- Mechanical Loft 220
- Crawlspace and cooling tower.

3.3 Classroom 105 and Multipurpose 104 have a special even in the month of October and will need to be operation by the refuge for the entire month of October.

4.0 Project Period of Performance and Site Visit

4.1 The Period of Performance (POP) is 274 Calendar days from Notice to Proceed. (NTP)

4.2 The Pre-proposal meeting will be an on-the-ground site visit at the project location address. The date and time are to be determined.

5.0 Construction Drawings and Specifications

5.1 The drawing and specification detailing the expectation for the work to be performed are attached. These are available in electronic file format only. Contractor is responsible for printing their own paper copies as necessary.

End of Statement of Work