



Contractor Scope of Work

Project Name: Facility Condition Surveys & Site Control Checklists for

Locations:

Healy, Alaska
St. George, Alaska
Girdwood, Alaska
Togiak, Alaska

Type of Work: Assess existing health facility for suitability of repair/renovation/expansion and provide cost comparison with new facility construction. Meet with community leaders to learn their health facility needs (based upon population and health services provided). Recommend, based upon the above, whether the existing facility should be renovated or a new facility should be constructed. Complete site control checklist for existing site (if repair/renovation/expansion is recommended) or new site (if new construction is recommended).

Background:

The above communities have applied to the Denali Commission for the construction of new health clinics. The first phase of the Commission's health facility construction program entails Conceptual Planning. During this phase the community's existing facility is evaluated, community health facility needs are identified, and a recommendation is made contrasting repair/expansion of the existing facility to construction of a new facility. Based upon the recommendation, a site control checklist is prepared for the existing or new site.

Purpose:

ANTHC is contracting for facility assessments of existing community clinics, and the preparation of site control checklists, in the above locations.

Tasks & Requirements:

1. The contractor will meet with community or project leaders in the above communities to identify the health services anticipated to be housed in the existing or new clinic.
2. In the communities of Healy, St. George, & Togiak - The contractor will assess the existing clinic and determine:
 - a. Does the existing clinic provide sufficient space for the services the community plans to offer?
 - b. What repairs/renovations must be made to bring the existing facility into code compliance?
 - c. Could the existing facility be expanded to provide sufficient space for planned services?
 - d. Would it be cheaper to construct a new facility, rather than renovating/expanding the existing one?

NOTE: Girdwood is constructing a new facility and does not require a facility assessment.

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3. The contractor shall prepare a report that addresses the above questions and provides an “order of magnitude” construction cost estimate for the recommended action (repair, renovation, expansion, or new facility). The report will include photos of the existing facility (interior & exterior), existing site, and [if applicable] proposed new site. There shall be 6-photos for the facility split between interior & exterior, and 4-photos for the proposed site.
4. The contractor shall complete the Denali Commission site control checklist, as attached to this scope of work.
5. The contractor, when new construction is recommended (this includes Girdwood), shall prepare a clinic conceptual drawing that depicts a scaled floor diagram and identifies room use (i.e. restroom, office, exam room, reception, waiting area, etc).
6. The contractor shall provide a site diagram depicting the site boundaries, location of on-site or nearby utilities (if any), existing or proposed facility location, and site topography. A sample site diagram is provided to illustrate the level of detail required.
7. The contractor shall provide the report and all supporting documents in electronic format. The report and site diagram shall be in Adobe Acrobat pdf format. The site diagram shall also be provided in CAD format.

Deliverables:

1. Facility Assessment Report in Adobe Acrobat pdf format
2. Site Control Checklist in Adobe Acrobat pdf format
3. Site Diagram in CAD and Adobe Acrobat pdf format

Schedule:

7/1/2005	Healy, Alaska Assessment
7/1/2005	Girdwood, Alaska Assessment
9/1/2005	St George, Alaska Assessment