

Compact Infrastructure Sector 3rd Quarter 2020 Reports



Program Management Unit
July, 2020
Palikir, Pohnpei FSM

CURRENCY EQUIVALENTS

Currency Unit – FSM uses the United States Dollar

ABBREVIATIONS

ACE	-	Army Corp. of Engineers
CO	-	Change Order
COM-FSM	-	College of Micronesia
CPUC	-	Chuuk Public Utilities Corporation
DTC&I	-	Dept. of Transportation, Communications, & Infrastructure
FSM	-	Federated States of Micronesia
FY	-	Fiscal Year
IDP	-	Infrastructure Development Plan
IPIC	-	Infrastructure Planning & Implementation Committee
ITR	-	Independent Technical Review
JEMCO	-	Joint Economic Management Committee
OIA	-	Office of Insular Affairs
PMO	-	Project Management Office
PMU	-	Program Management Unit
PUC	-	Pohnpei Utilities Corporation
RFI	-	Request for Information
RFP	-	Request for Proposals
RFQ	-	Request for Quotation

NOTES

- (i) The Fiscal Year (FY) of the Government ends on 30th September.
 - (ii) In this report, "\$" refers to United States dollars.
-

Table of Contents

COMPACT INFRASTRUCTURE PROGRAM	1
1.0. Reporting Requirements	1
1.1 Program Highlights for Third Quarter 2020	2
1.1.2 Status of Program and Project Management Arrangements	2
1.1.3 Status of USACE Technical Assistance	2
1.2 Program Status	3
NATIONAL GOVERNMENT	6
2.0 Program Management Unit	6
2.1. Weno Road – Phase 1	6
2.2. Weno Road – Repairs	7
2.3. College of Micronesia - FSM (COMFSM) – National Students Center and Vocational Center at Pohnpei Campus	7
2.4 Design of Kosrae Students Center	8
2.5. New Teaching Clinic at the National Campus	8
2.6. COM - Chuuk Campus	8
2.7. COM – Infrastructure Upgrade	9
CHUUK STATE	10
3.0 Composition and Roles of the Project Management Office	10
3.1 Chuuk Lagoon Dispensaries (5 dispensaries)	11
3.2 Four (4) Schools (first batch of schools)	11
3.4 Weno Road Repair Works and Improvement Project	16
3.5 Chuuk State Hospital Project	16
3.6 Tonoas Water Treatment Plant	17
3.7 Other Projects Isolation Facility to Meet COVID-19 Emergency	17
3.8 Overview of Meetings Held during the Quarter	18
3.9 Conclusion	18
KOSRAE STATE	19
4.0 Project Management Office	19
4.1 Arthur P. Sigrah Memorial Hospital Construction	19
4.2 Arthur P. Sigrah Memorial Hospital - Design Review (ITR)	20
4.3 USACE Program Management Support for FY 18	21
4.4 Arthur P. Sigrah Memorial Hospital Response to ITR Comments	22
4.5 Arthur P. Sigrah Memorial Hospital Construction Management	22
4.6 Malem Elementary School Improvement	23
4.7 Port Improvement (IMF)	23
4.8 Kosrae Seaport Master Plan Gap Analysis	23
4.9 Okat Bridge Utility Relocation Design	24
4.10 Kosrae High School Fencing	24
4.11 Kosrae PMO Office Renovation	24
4.12 Road Maintenance /FY19 IMF	24
4.13 Covid 19 Quarantine Facility	25
POHNPEI STATE	30
5.0 Strategic Focus:	30
5.1 Kinakapw to Lehn Diadi Waterline Phase 1	31
5.2 Sekere to NMS Waterline Phase 1, Segment 2, COM Palikir to Diadi	32
5.3 Pohnpei Primary Healthcare Facility – Design	35
5.4 Pohnpei Substance Abuse and Mental Health Facility	36
5.5 PICS Campus Improvements: New Math & Science Buildings	36
5.6 PICS Campus Improvements: New Social Studies & English Buildings	37
5.7 PICS Campus Improvements: New Cafeteria/Multi-purpose Building	38
5.8 Lukop & Ohmine Elementary Schools	38

5.9	Palikir & Sokehs Powe Elementary Schools	39
5.10	PICS High School Library Classrooms	39
5.11	Pohnlangas High School Library Classrooms	40
5.12	Saladak, U Dispensary Facility FF&E Procurement	40
YAP STATE		42
6.0	Project Management Office	42
6.1	Project Status on the 3 Schools: Woleai High School/Yap High School and Colonia Middle School	42
6.2	Outer Island ECEs	43
6.3	Colonia Wellness Center	44
6.4	Refurbishment of YSPSC Water Tanks (Central Water System)	45
6.5	Repair of the existing Historical Preservation Office (HPO-Yap)	46
6.6	Woleai Dispensary Expansion.	46
6.7	YSPSC Central Water/Wastewater Treatment Plant and Outfall Project	47

COMPACT INFRASTRUCTURE PROGRAM

1.0. Reporting Requirements

In the “Agreement Concerning Procedures for the Implementation of the United States Economic Assistance Provided in the Compact of Free Association, as amended, between the Government of the United States of America and the Government of the Federated States of Micronesia” is the following reporting requirements:

Article VI Post Award Requirements

2. Program Monitoring, Performance Reports and Records Retention:

(2) The Government of the Federated States of Micronesia shall submit quarterly performance reports on each sector Grant. The reports shall be due 30 days after the reporting period.

(3) The Government of the Federated States of Micronesia and the Government of the United States shall agree on a uniform format for performance reports. Performance reports for each Grant shall contain a summary of the following:

- (i) A comparison of actual accomplishments to the objectives and indicators established for the period;
- (ii) Any positive events that accelerate performance outcomes;
- (iii) Any problems or issues encountered, reasons, and impact on Grant activities and performance measures;
- (iv) Additional pertinent information including, when appropriate, an analysis and explanation of cost overruns.

(b) Construction Performance Reports - quarterly performance reports on each project funded

1.1. Program Highlights for Third Quarter 2020

1.1.1 Impact of the COVID-19 Emergency

Progress on the implementation of the Compact-Funded Infrastructure program has been severely affected by the COVID-19 Emergency. Given the limited number of FSM Contractors with capacity to bid on medium to large infrastructure projects, it would be difficult to ensure a competitive bidding process for projects larger than about \$1.0 million. Accordingly, the focus continues to be on ensuring completion of the design and design review process for as many projects as possible so that these projects can be put out to bid once the COV-19 Emergency is over. Ongoing consultations are also taking place with Contractors in the FSM and the region to

encourage Contractors to start positioning themselves to take advantage of bidding opportunities that will be coming up during the next quarter. For example, regional contractors based in Guam and Saipan are being encouraged to form joint ventures with local companies. It is expected that construction bids will be invited for at least five (5) projects during the next quarter.

With the JEMCO decision to allocate up to \$7.0 million in funding to meet the COVID-19 Emergency, the PMU and PMO Offices are now involved in providing technical inputs for the implementation of infrastructure to meet the Emergency. These projects include the construction of quarantine facilities, isolation rooms and the procurement of emergency medical equipment and supplies. Construction of quarantine facilities are well advanced in Chuuk and Kosrae and a contract for a 16-room facility at the Pohnpei State hospital has been finalized and is expected to be awarded in August. PMU staff were also engaged in the assisting the Departments of Health and Finance in finalizing a contract with the United Nations Office of Project Services for the supply of \$2.5 million in emergency medical equipment and supplies.

1.1.2. Status of Program and Project Management Arrangements

The PMU, the PMO Office in Chuuk and the PMO Office in Yap remain fully staffed and operational with a full complement of professional and support staff. This means that 3 of the 5 Program/Project Management Offices are fully staffed and operational. The PMO Office in Kosrae is fully staffed at the professional level with a manager, who is a registered Engineer and an Architect who is professionally qualified. In Pohnpei, the former Manager left for family reasons and two of the technical staff resigned. However, an Acting PMO Manager has been appointed and an Engineer (a Micronesian National) has been hired as one of the Construction Managers for the Office.

1.1.3. Status of USACE Technical Assistance

A total of twelve (12) work agreements have been executed for a total amount of \$2.2 million. Another four (4) work agreements are under process, which would increase the total value of USACE technical assistance to about \$2.8 million. Most of the USACE support has been to undertake an independent technical review of designs prepared by design firms engaged by the PMU and the PMO Offices. The process has been protracted for some of the older designs prepared more than 3 years ago before the contract management responsibilities were transferred to the States. However, good progress has now been made in completing the design review process and USACE has now confirmed that the final step of the process (the back-check of designs updated by the designer-of-record) has now been completed for nine (9) projects, which should be ready for bidding in the next quarter.

1.2. Program Status

The PMU, in consultation with the State PMOs and USACE, has recently updated the program status report on the Compact-funded infrastructure program. One of the objectives for updating the program status is to determine the extent to which the funding available will be sufficient to complete the full inventory of JEMCO-approved projects.

The funding status is as follows:

Gov't	No. of Projects	Cost Estimate (\$ millions)	Funds Available (\$ millions)	Remarks
National	6	26.9	14.18	Funding shortfall of \$12.72 million mainly for the new Chuuk Campus and the Kosare Multi-purpose Building. If additional funds cannot be found, these 2 projects will have to be deferred.
Chuuk	40	186.6	114.8	Funding shortfall of \$71.8 million (not including the PMO budget). Since the program includes 39 schools and dispensaries, Chuuk State IPIC will need to prioritize
Kosrae	7	29.33	34.19	Funds available for additional projects estimated at \$4.9 million
Pohnpei	17	74.9	82.9	Funds available for additional projects estimated at about \$8.0 million
Yap	8	22.3	41.538	Funds available for new projects estimated at about \$19.2 million
Total	78	340.0	287.6	

The National and Chuuk Governments are projected to run into a shortfall in funding as the estimated costs of the projects have risen compared to the cost estimates that JEMCO allocations were based on. Further assessment will have to be done to identify the desired project scope and properly cost out such scope. Some projects may have to be deferred while alternative sources of funds are identified.

There are currently seventy-eight projects under active implementation with a total estimated investment budget of about \$340.0 million. Most of the projects (74 out of 78 projects) are in the planning and design phase and one of the COM projects (Infrastructure Upgrade) has now been put out to bid. Three of the projects are under construction, the Tonoas Water Project (nearing completion), the Sekere Water Project and the construction of the Wellness Center in Yap. During the reporting period, the design process for nine (9) projects has been substantially completed. It is expected that bids will be invited for at least four (4) of these projects during the next quarter. These include two of the COM projects, the Kosrae Hospital Project and the Kinakapw Water Line Project in Pohnpei.

1.3 Priority Program

At the last consultative meeting in August, 2019, a total of seven (7) Projects throughout the FSM were identified as low hanging fruit and given priority in order to kick-start the rollout of the Program for Fiscal 2019/2020. The JEMCO Meeting of September 4th 2019 at Honolulu

endorsed the priority program for a total value of \$57.9 Million. However, in the light of progress made in completing the independent technical reviews by USACE and the priority being given by Pohnpei State to the extension of the central water system to Madolenihmw, a revised priority list of ten (10) projects has now been agreed for finalization of bidding documents during the next quarter. A second priority list of six (6) projects has been prepared with the expectation that these six projects will be ready for bidding during the first quarter of FY 21. The projects comprising the priority program are set out below, with anticipated start dates for bidding and start of construction.

Priority 1 Projects (ready for bidding in Quarter 4 FY20)

The projects have all passed through the 100% designs by the design firms and the USACE back-check. They will be ready for bidding by August, 2020. However, in order to avoid overloading the capacity of the construction sector in the FSM and the region, a phased approach to bidding and contracting will be necessary. This means that bid invitation documents will be issued in packages, starting with the 2 COM Buildings in August, 2020. Given the urgency of improving health infrastructure and access to safe drinking water, the Kosrae Hospital and the Kinakapw waterline in Pohnpei will follow in September, 2020. A schedule of anticipated bidding dates are set out below.

Project Description	Estimated Budget (\$ million)	Expected Date for Bid Invitation	Expected Start of Construction
COM Infrastructure Upgrade -Phase 1	0.42	August, 2020	October, 2020
Construction of Student’s Center at the COM Campus in Palikir	3.6	August, 2020	January 2021
Construction of Technical and Vocational Center – COM (Pohnpei)	3.28	August, 2020	January, 2021
Kosrae Hospital	21.2	September, 2020	March, 2021
Kinakapw to Lehn Diadi Waterline	8.2	September, 2020	March, 2021
PICS Math/Science Building	4.6	January, 2021	May, 2021
PICS Social Studies/English Building	4.6	January, 2021	May 2021
PICS High School – Library Classrooms	3.5	January, 2021	May 2021
Pohnpei Primary Health Care Facility	5.6	October, 2020	March, 2021
Pohnpei Substance Abuse Center	3.5	April, 2021	September, 2021
Total	58.5		

Priority 2 Projects (ready for bidding in Quarter 1 FY21)

As mentioned above, there are a further six (6) project which are well advance in terms of design and bidding documents can be finalized during the first quarter of FY 21 (October – December 2020). The status of these six (6) projects is as follows:

Project Description	Estimated Budget (\$ million)	Expected Date for Bid Invitation	Expected Start of Construction
Foneton Health Center	0.82	Nov, 2020	April, 2021
Parem Health Center	0.82	Nov, 2020	April, 2021
Sapore Health Center	0.82	Nov, 2020	April, 2021
Ununo Health Center	0.82	Nov, 2020	April, 2021
Romonum Health Center	0.82	Nov, 2020	April, 2021
Yap High School – Design/Build	5.8	October, 2020	March, 2021
Colonia High School – Design/Build	2.5	October, 2020	March, 2021
Total	12.4		

NATIONAL GOVERNMENT

2.0. Program Management Unit

The key professional staffs for the PMU were recruited during the second quarter of FY18 and the two experts, namely, the PMU program manager, and the contracts management specialist, started work in January, 2018. The contracts management specialist did not renew his contract when it expired on September 30, 2019. However, replacement has since been recruited and started work in November, 2019. A new IT Specialist was also recruited and started work in April, 2020. Accordingly, the PMU is fully staffed and operational.

A budget request was submitted to the FSM Congress for an appropriation to fund the PMU operations in FY21. A decision on the FY 21 Budget is being awaited.

2.1. Weno Road – Phase 1

Weno Road, Drainage and Utilities Upgrade; Phase 1

Contractor:	GPPC, Inc.	
Contract #:	CK0374	
Contract Cost:	Original	\$3,986,154.41
	Revised	\$8,361,445.05
Start Date:	November 24, 2014	
Completion Date:	Original	October 19, 2015
	Actual	February, 2018

Reporting on this Project continues because of pending issues which are being progressively resolved. The Certificate of Final Substantial Completion was issued in February, 2018 and the final payment made to the Contractor (GPPC). However, the Chuuk State Government requested the PMU to make arrangements to repair reported defects on the road sections completed by PII International before the Project is handed over to Chuuk State. Since the project is being monitored by the PMO Office in Chuuk, reporting on this project is covered under the Chuuk State Projects below.

Following the issuance of the Certificate of Substantial Completion, the issues remaining are to resolve the Contractor's Claim for Stand-by time and address a claim from the GPPC for the compensation of leftover aggregate material. Both matters are under review by the PMU and Chuuk State.

In the meantime, the PMU, in collaboration with the World Bank and the FSM Department of Finance, has been providing technical support for the preparation of the FSM Climate Resilient Road Project. The preparation of this project for World Bank funding will involve four activities, including an Environmental and Social Impact Assessment, a Vulnerability Assessment and

Climate Resilient Road Strategy, a Road Safety Audit and the preparation of designs and bidding documents for 4 priority schemes, including the extension of the Weno road by 1.5 miles, from the Airport to Pou River Bridge.

2.2. Weno Road – Repairs

Reporting on this Project is covered under the Chuuk State section of the Report at Section 3.4.

2.3. College of Micronesia - FSM (COMFSM) – National Students Center and Vocational Center at Pohnpei Campus

Designer	Beca International	
Design Fee:	Original	\$707,042
	Revised	\$797,682
Contract #:	C170247	
Start Date:	May 8, 2017	
Completion Date:	Original	December 31, 2017
	Revised	August, 2020

Status of Designs and Bidding Documents

The designs have been completed by Beca International and the Independent Technical Review has been completed by USACE. Bidding documents have been finalized by the PMU and the Project is now ready for bidding. After consultations with the local Contractors, the PMU has taken a decision to package the project into two separate bids so that Contractors will have the option to bid for either of the 2 buildings or for both. The PMU will be inviting bids in August, 2020.

Construction Management Services

Grant Amount	\$615,000
Grant Number	D19AF00046
Effective Date	12/21/2018
Expiry Date	9/30/2021
Contractor	Amorient Engineering Consultants
Contract Sum	\$615,000
Contract Status	Contract under preparation in PMU
Expected Start Date	February 1, 2019
Completion Date	October, 2021.

Amorient have submitted their Report on the Constructability Review and comments shared with the Designer of Record. These comments have been reflected in the designs and specifications.

Construction Contract 1 – Demolition of Technical Building, Pohnpei State Campus

Grant Amount	\$109,450
Grant Number	D19AF00042
Effective Date	10/01/2018
Expiry Date	9/30/2019
Contractor	VCS
Contract Sum	\$99,500
Start Date	December 15 th , 2018
Completion Date	March 15 th , 2019

Construction Contract 2 – Construction of National Student Center

Bidding documents are ready. Bids will be invited in August, 2020.

Construction Contract 3 – Construction of Technical and Vocational Center

Bidding documents are ready. Bids will be invited in August, 2020.

2.4 Design of Kosrae Students Center

The 50% designs were submitted on June 5th, 2020. The 100% designs are expected to be completed in August, 2020.

2.5. New Teaching Clinic at the National Campus

Conceptual designs for the new teaching clinic at the National Campus have been developed by the PMU and COMFSM, with the kind assistance of the Yap State PMO Office. The PMU has since prepared a Request for Proposal (RFP) to select a Consulting Firm to prepare the detailed designs and bidding documents. Consultations have been taking place with regional and international consulting firms to confirm their interest in submitting proposals for design services in the current COVID-19 pandemic. The PMU is now satisfied that a reasonable number of firms are interested in submitting proposals. Accordingly, the RFP will be issued in September, 2020.

2.6. COM - Chuuk Campus

Background

The Masterplan for the Chuuk State Campus was prepared by Beca International Consultants of New Zealand in November, 2013. The Masterplan proposed four buildings at the Nantaku Site, which is owned by the College of Micronesia. Utilities, in the form of road access, water, sewerage, electricity and telecommunications will need to be provided to the site.



Artist's rendition of proposed campus at Nantaku Site. By Beca International Consultants Ltd.

To supplement the cost of the Project, the Chuuk State Government authorized a funding of \$3 million in September, 2016 from Chuuk State Compact Public Sector Infrastructure Sector funds. The FSM Congress also appropriated \$1.38 million for the design of the first two buildings and related infrastructure of the project, from FSM National Government carryover Compact infrastructure funds.

In August, 2019, the PMU carried out an assessment of the external infrastructure that will be needed to extend services to the new site. The assessment showed that about 2,120 feet of roadway will need to be constructed, and the installation of about 1,150 feet of water and sewer lines and 600 feet of power and telephone lines. A Project Development Plan (PDP) will need to be developed to provide a scope and budget for the project, including the preliminary designs of the buildings and the infrastructure requirements, taking into consideration the findings of the PMU assessment of necessary external infrastructures.

The PMU has now prepared a draft Request for Proposals (RFP). Consultations with the College of Micronesia management are now in progress to have it finalized.

2.7. COM – Infrastructure Upgrade

The PMU is proceeding with the upgrade of the COM infrastructure facilities at the National campus in Palikir and the campus in Kolonia. The first phase of the project will reconstruct the asphaltic concrete pavements to provide an improved parking facility at the COM campus in Kolonia, Pohnpei. About 14,000 square yards of pavement will be re-constructed. Bidding documents have been prepared and bids invited with a closing date of August 27th, 2020.

CHUUK STATE

3.0 Composition and Roles of the Project Management Office

The Project Management Office – Chuuk State (PMO-C) was established by Chuuk State Law No. 13-16-07 on April 2016. The PMO is responsible for the implementation and management of all infrastructure projects funded by the Infrastructure Development Grant of the Compact of Free Association, as amended, and approved by the Chuuk State Infrastructure Project Implementation Committee (IPIC) as identified by the Chuuk State Infrastructure Development Plan (IDP) and endorsed by the FSM and the Joint Economic Management Committee (JEMCO).

The PMO composition includes professional capacities inclusive of project manager, a contracting officer, resident engineer and an inspector. The PMO outsources specialized engineering services on a case by case basis as may be needed, including Architecture and Engineering Consultants for project designs, and Construction Companies for construction.

Current Staffing List

Project Manager	Sasha Savich, P.E.
Contract Specialist	Sanjata Basu, P. E
Project Engineer	Engr. Carlo N. Mangadap
Administrative Manager	Keim Mathias
Fiscal Officer	Alvin Yoshi Mori
Accountant	V-Ann Nakamura
Secretary	Florence Mefy
Land Acquisition Specialist	Kezra Ezra
Inspectors (3)	Benisio Jose, Constantine Dungawin Amada Uehara
Boat Operators/Drivers (2)	Pitson Sally; Aku Yos

Vehicle Status

	Description	Plate No.	Remarks
1.	Nissan X-Trail	S0332	Operational
2.	Nissan X-Trail	S0335	Currently used by PMO
3.	Hyundai Tucson	S0333	Currently being repaired
4.	Nissan Murano	N/A	Assigned to Project Manager
5.	Boat (40hp single engine 10ft)	N/A	Operational
6.	Nissan Frontier Pick-up	N/A	Not available for use by PMO
7.	Nissan X-Trail	N/A	Newly acquired/Assigned to Contract Specialist
8.	Boat (80hP twin engine 20ft)	N/A	Newly acquired

Financial Status

Account	Approved budget	1 st Quarter (Oct 1 - Dec 31)	2 nd Quarter (Jan 1 - Mar 31)	3 rd Quarter (Apr 1 - Jun 30)	4 th Quarter (Jul 1 - Sep)	Remaining
Personnel	\$136,473.00	\$15,058.53	\$11,626.47	\$25,791.41	-	\$ 83,996.59
Travel	\$50,000.00	\$9,984.00	\$(653.45)	\$0.00	-	\$40,669.45
Consumable	\$70,000.00	\$17,309.03	\$15,829.02	\$4,889.56	-	\$31,972.39
Contractual	\$1,275,000.00	\$226,240.05	\$66,853.01	\$ 183,608.20	-	\$ 798,298.74
Fixed Assets	\$40,000.00	\$13,963.60	\$25,079.60	\$(1,377.15)	-	\$ 2,333.95
Total	\$1,571,473.00	\$282,555.21	\$118,734.65	\$ 212,912.02		\$ 957,271.12

3.1 Chuuk Lagoon Dispensaries (5 dispensaries)

The Project to construct five (5) Dispensaries in the Chuuk Lagoon is now at the 30% design stage.

The status and recent activities are elaborated in the following:

- The A&E Consultant, Beca, submitted the Basis of Design (BoD) on April 21, 2020.
- The BoD was revised and resubmitted following several interactions via email, and telecons on May 07, 26 and June 18, 2020.
- Beca submitted Invoice 6 for work performed on the original contract, and Invoice 7 for work performed for the first milestone, as per Change Order #1, along with BoD, on May 26, 2020.
- Invoice 6 was forwarded to PMU in Pohnpei on June 01, 2020 for review by Mr. Robert Goodwin.
- Beca submitted Detailed Drawings and specifications on June 22, 2020.
- While reviewing Invoice 7, mistakes were observed in Beca's computation of GST and consequently, the contract price. This necessitated a Change Order, and CO#2 was prepared and forwarded to Beca on June 23, 2020. Beca signed and resubmitted CO#2 the same day for further processing.
- A reminder was sent to Beca on June 29, 2020 to submit the project Design Calculations.

3.2 Four (4) Schools (first batch of schools)

The Project is now at the design stage. Status is as follows.

NAME OF SHOOOL/HEALTH CENTER	ISLAND AND REGION
Pwene Elementary School	Fefan, Southern Namoneas
Eot Elementary School	Eot, Faichuk
Ettal Elementary School	Ettal, Mortlock
Onoun Elementary School & Weipat High School	Onoun, Northwest

- OIA approved the request for the grant amount of \$745,000.00 on April 6, 2020.
- Contract was prepared and sent out to E.M.Chen for their review and signature on April 19, 2020. E.M.Chen signed and sent it back on April 22, 2020.
- Contract was fully executed and sent to E.M. Chen along with Notice to Proceed, dated May 21, 2020.
- Ettal Geotech Report was sent to E.M.Chen on June 10, 2020 for their reference.
- Topo CAD files for Ettal, Eot and Onoun together with Education Design Guide & Standards Manual were sent to E.M.Chen on June 11, 2020.
- Design is in progress and clarification are being provided to the Consultant as requested.

3.2.1 RFQ FOR THREE (3) SCHOOLS AND TWO (2) DISPENSARIES PROJECTS

FACILITY NAME	LOCATION
Lekinioch Elementary School	Lekinioch Island, MortlockRegion
Lekinioch Junior High School	
Lekinioch Dispensary	
Mortlock High School	SatawanIsland, Mortlock Region
Mortlock Dispensary	

- RFQ for the Project was prepared and emailed to all PMOs and PMU on May 15, 2020.
- RFQ was emailed to Consultants in Honolulu, Philippines, Guam, New Zealand on May 20, 2020.
- On June 15, 2020 Governor issued a Memorandum identifying the A&E consultant Selection Committee members, and requesting their participation in the A&E consultant Evaluation and Selection process.
- An invitation sent out to Selection Committee members to attend the first meeting scheduled for July 01, 2020. The PMO Office is undertaking assessments of existing schools to prepare a second batch of schools for implementation. On March 24, 2020 PMO

visited Sapore Elementary School and Southern Namoneas High School on Fefen Island to conduct facility assessment on the current condition of the two school buildings. Below are our observations for each building:

3.3 Condition Assessment of School Facilities

The PMO Office has been carrying out a condition assessment of the Schools to provide a basis for scoping and design of reconstruction and repair works. Some examples are given below.

- April 21, 2020

Pwene Elementary School is part of the first batch of schools awarded to A&E consultant for design (Ref: PMO-RFQ#2018-002 Rev. D). PMO staff conducted a site visit to familiarize ourselves with the site conditions and access. We were surprised to find out that there was an existing building which was not shown on the topographic survey maps prepared by Pacific Survey. It was concluded that the building must have been constructed after the Pacific Survey completed the survey. PMO added this new structure to the topo map and forwarded it to the A&E Design Consultant (E.M. Chen) for their reference.

PWENE ELEMENTARY SCHOOL



BUILDING 1



BUILDING 2 (RUINED)



TENSION CRACK ON BEAM AT BLDG 1



CONCRETE SPALLING AT BLDG 2

Inaka Elementary School is part of the Infrastructure Maintenance Fund (IMF) project list. PMO conducted a brief site visit recommends the existing facilities be demolished and replaced. Foundation settling and numerous cracks in structural elements were observed.

INAKA ELEMENTARY SCHOOL



BUILDING 1 SOUTH WEST VIEW



BLDG 1: MAJOR CRACK AT COLUMN 1



BLDG 1: FOUNDATION FLEXURAL CRACK



BLDG 1: MAJOR CRACK AT COLUMN 2

- April 27, 2020

Eot Elementary School is part of the first batch of schools awarded to A&E consultant for design (Ref: PMO-RFQ#2018-002 Rev. D). PMO staff conducted a site visit to familiarize ourselves with the site conditions and access. PMO observed, as per the previous assessment, signs of foundation settlement, and most structural elements (columns, beams, slabs) had developed cracks. Reinforcement bars were exposed due to concrete spalling and dusting.

EOT ELEMENTARY SCHOOL



SOUTH EAST VIEW



BLDG 1: MAJOR CRACK AT COLUMN 1

3.4 Weno Road Repair Works and Improvement Project

The following is the status of the Weno Road Repair Works Project:

- Blue Flag Construction requested another time extension (Change Order No.3) up to August 31, 2020 through letter dated April 29, 2020 due to change of line items from crack repairs to resurfacing of concrete pavement as per the site assessment. Hence, requirement for additional special cement should be expedited but Covid-19 delayed the of shipment of materials needed.
- June16, 2020 – Change Order No. 3 was received and approved.
- June 25, 2020 – Special cement (Ardex TRM and Ardex BACA) received.
- The total progress of the Project as of June 30, 2020 is **89.85%**.

3.5 Chuuk State Hospital Project

The Chuuk State Government, PMO-C and the PMU continue to make every effort to start the Chuuk State Hospital Project which has been accorded top priority by the Chuuk Government. In this regard, consultations are on-going with the United Nations Office of Project Services (UNOPS) under which UNOPS will be contracted as the Implementing Agency for the Project.

The following is the status of the Chuuk State Hospital Project.

- An initial deadline of August 1, 2019 was agreed upon by all stakeholders as a reasonable timeframe for Chuuk State to settle an issue with one of the lots where the new hospital will be sited. This deadline has now expired but resolving this land issue remains a work in progress.
- Since August, 2019, consultations have been continuing between the Chuuk State Government, UNOPS, OIA and the PMU in an effort to resolve this pending land issue. Subsequently, the Chuuk State Government is resolved on exercising the eminent domain authority vested upon the Governor with legal proceedings initiated in August, 2019. However, this option itself presents a set of challenges for Chuuk, both in financial and legal expertise terms. As in most small communities where everyone is related in one way or another, local legal expertise for the State voluntarily recused themselves on concerns of potential conflicts of interest or impartiality. A legal expert was then hired on consultancy basis to be dedicated to this eminent domain process. On the financial side, the acquisition of this lot by way of eminent domain process is relatively costly. To file the eminent domain lawsuit, the Government will need to deposit funds in the court, amounting to the full compensation that would have to be paid to the landowner. The Chuuk State Government, therefore, will need to identify and secure this amount of funding in order to proceed with the eminent domain process (about \$635,000).
- However, during the quarter under review, the Chuuk Land Commission met and took a decision to issue a new Certificate of Title in favor of the Government for the land where the hospital is located. The area of land stated in the brief from the land commission is

19,950 square meters. Consultations are going on to assess the implications of this decision by the Land Commission and to determine if this decision meets the pre-conditions for the project to proceed.

- In the meantime, UNOPS has been in consultations with the FSM Department of Foreign Affairs to conclude a “Host Country Agreement” which will be required for UNOPS to undertake operational activities in the FSM.

3.6 Tonoas Water Treatment Plant

This project is now completed and the treatment plant is operational.



3.7 Other Projects Isolation Facility to Meet COVID-19 Emergency

- On March 16, 2020, an emergency meeting was held between PMO, Planning Department, Department of Health, and Chuuk High School Principal regarding the contingency and preparedness plan for Covid-19 pandemic.
- Facility assessment was performed by PMO, Planning and DoH for Chuuk High School Gymnasium as Isolation Area and four (4) classrooms as Quarantine Areas.
- PMO completed the Design Plan, Cost Estimate, and Scope of Work for the Isolation facility at Chuuk Gymnasium.
- IMF Grant award approved on March 29, 2020.
- NTP followed after the grant award approval. Construction started on April 2, 2020.
- Project completed on April 24, 2020.
- Final Inspection on April 25, 2020.

3.8 Overview of Meetings Held during the Quarter

April 14, 2020

Meeting was held between DHS and PMO to discuss the status of the five lagoon dispensaries being designed by Beca.

May 25, 2020

Meeting was held with Chief of Dispensaries to discuss the way forward for maintenance of dispensaries on private land, and IMF projects. According to Chief, 85% to 90% of the dispensaries are located in private houses.

General

Letter was sent out from Lt. Governor to PMU stating Chuuk State's position on USACE assistance. It was emphasized in the letter that with the present PMO set up, USACE assistance would be sought only for ITR and review of BCOES, as was being done at PMU and all other states.

3.9 Conclusion

It is expected that, with the revised design of the five dispensaries in progress, Consultant selected for four schools, RFQs for all the remaining projects (15 dispensaries, 18 schools) will be issued for selection of Consultants well before the end of this fiscal year.

KOSRAE STATE

4.0 Project Management Office

Staffing situation of the Kosrae State PMO is as follows:

Position	Current Status
PMO Manager/Contracting Officer's Representative	Position filled by Bruce Howell
Finance Officer	To be announced in June 2020
Assistant Engineer	To be announced in June 2020
Administrative Assistant	Will be re-announced in June 2020
Project Management Architect	Position filled by Melanie Vicente
Contract/Supervising Engineer	Vacant. Not needed at this time.

Received Grant for FY 20 budget on July 3rd in the amount of \$20,500 as requested.

This quarter, in addition to providing project management services for the Compact-funded Infrastructure Projects, KPMO also provided technical support to the FSM Maritime Infrastructure Project and FSM Resilient Roads. The FSM Resilient road project will focus partly on upgrading the Lelu Causeway. Infrastructure sector fund identified for causeway improvement design will no longer be needed.

4.1 Arthur P. Sigrah Memorial Hospital Construction

Designer: BECA Consultants

The bidding process is on hold awaiting the Independent Technical Review process to be completed and implemented by the designer along with other BCOES tasks including constructability review, biddability review, O&M review and sustainability reviews. However, progress is being made as noted below. The Constructability review and sustainability are being undertaken by Pryzm Consultants as part of their construction management services. See item 4.5 below for details. PMO is currently reviewing and will provide backcheck comments by July 17. Beca submitted the detailed signage plan on July 7th. PMO will review with hospital management in the coming week. During this quarter Beca made two updates to the design documents, one on April 8th addressing USACE comments and one on May 29th addressing Constructability backcheck comments and Operability first review comments. The environmental permit was received from KIRMA on July 21st.

4.2 Arthur P. Sigrah Memorial Hospital - Design Review (ITR)

Contractor: USACE
Grant Award Number: D16AF00039-20: \$470,725
Grant Expiration Date: March 31, 2018
Fund and Program account: A3-19-04-14-19040-16/8310
Contract Number: C101177/FSMK18-002
Original Cost: \$221,000.00
Project Start Date: November 15, 2017
Original Contract Completion Date: None
Current Contract Cost: \$221,000.00
Percent Complete: 95%

In December 2019, Beca submitted plans and specs resulting from the onboard review held in late September. At first USACE declined to review these documents until the revisions resulting from the constructability and operability reviews are included. Subsequently USACE agreed to review the current update in advance of final operability and constructability revisions. USACE response was received on February 10th. USACE comments are summarized here:

“Bottom line up front”:

With a number of critical comments outstanding, risk to proceed to advertise the project at this point in time appears to be high. Project Manager should weigh the benefit of advertising now against the anticipated number of changes that may be necessary as a result of the outstanding back-check comments.

Generally, all disciplines are concerned that the signed/approved waiver(s) by the AHJ - Authority Having Jurisdiction (i.e. Designated Building Officer) has not been included in the submission. Recommend the signed/approved waiver(s) be included in the Design Analysis as discussed during prior discussions.

Tally of review comments.

Architectural	13 of 15 comments have been closed
Civil	3 of 35 comments have been closed
Electrical	9 of 24 comments closed
Fire Protection	Back-check document created to note what agreements were made at the OBR that were not captured in the initial review. These agreements from the OBR were not included in BECA's submittal.
Mechanical	3 of 39 comments closed
Structural	9 of 23 comments closed

89 comments still outstanding.

Cursory notes from our reviewers:

Civil - There are major issues with construction documents. There are missing ties to horizontally locate the improvements, missing elevations to vertically locate the improvements, missing and conflicting details and specifications. The water system calculations are inadequate and do not indicate whether the proposed water system can support the facility. The drainage system calculations are not correct and do not appear to correspond with the design. The documents do not address the removal of the asbestos cement pipe, which requires special handling and disposal of the hazardous asbestos material.

Electrical – There were substantial changes to the design which requires our reviewer to take another look at the design. A normal back-check effort is not appropriate and our electrical review continues. Generally, the electrical portion of the bid package still requires work. Bidding it to Hawaii contractor climate with current design would result in many RFIs during bidding or change orders during construction.

Mechanical - The design intent is shown on the drawings. However, it has not significantly changed from a state that led to a no bid situation. Concern is that the same result may be reached. Improvement to design is necessary.

Fire Protection – Critical life safety issues remain”

On April 7th, Beca submitted another update to the drawing and specs to USACE in an attempt to close out all of the remaining ITR comments.

USACE suspended work on the hospital in early April in order to work on other high priority Covid-19 tasks. Work was resumed on the last week of June. USACE has reviewed Beca’s April and May updates and provided backcheck comments on July 21st. These comments have been forwarded to Beca for action. USACE provided guidance on resolving longstanding constructability comments that are related to the design.

4.3 USACE Program Management Support for FY 18

Grant Award Number: D18AF00051-10: \$116,000

Grant Expiration Date: September 30, 2019

Current Grant Expiration Date: September 30, 2031

Contract Number: C111035

Original Cost: \$116,000.00

Project Start Date: Upon issuance of payment

Original Contract Completion Date: September 30, 2018

Current Contract Cost: \$116,000.00

Percent Complete: 98%

Current Estimated Completion date: September 30, 2020

Program support from USACE has been limited this quarter due to the Covid-19 crisis.

4.4 Arthur P. Sigrah Memorial Hospital Response to ITR Comments

Grant Award Number: D18AF00024-00020: \$180,056 (operations budget)
Grant Expiration Date: September 30, 2018
Grant Award Number: Da9AF00017-00020 \$695,000
Grant Expiration Date: September 30, 2020
Contract Number: C107669
Original Cost: \$17,550.00
Project Start Date: June 27, 2018
Contract Completion Date: 8/10/2018
Current Contract Cost: \$389,615.00
Percent Complete: 95%
Estimated Completion date: August 30, 2020

See comments in item 4.2 above regarding ongoing work by designer Beca International Consultants on the independent technical review. Beca's claim for additional costs remains on hold until all BCOES comments are closed out. Currently Pryzm has responded to Beca's most recent design update. USACE backcheck is still in process.

4.5 Arthur P. Sigrah Memorial Hospital Construction Management

Consultant: Pryzm Consulting, LLC.
Grant Award Number: D19AF00045: \$2,220,500.00
Grant Expiration Date: September 30, 2022
Deadline for Contract Execution: March 24, 2019
Contract Number: C114360
Original Cost: \$2,114,708.91
Project Start Date: April 2, 2019
Original Contract Completion Date: November 2, 2021
Current Contract Cost: \$2,158,653.91
Percent Complete: 2.5%
Current Estimated Completion date: November 2, 2021

On May 29th Beca submitted updated plans and specs in response to Pryzm's most recent backcheck. On June 29th Pryzm responded closing an additional 112 comments leaving 88 open or conditionally closed. In this round both Pryzm and Beca requested that USACE comment on pending constructability comments that are design related. USACE response was received on July 18th. Beca is currently reviewing remaining comments. PMO has had further discussions with Pryzm on 12 of the remaining comments and posted same to comment matrix. Discussions are ongoing with Pryzm on their proposal for additional services related to the constructability review.

4.6 Malem Elementary School Improvement

KPMO has temporarily suspended work on this project to focus on 3 covid-19 related projects mentioned below.

4.7 Port Improvement (IMF)

Grant amount:	\$100,000
Grant Award Number:	D17AF00015-00020
Contractor:	Nopco Distributors
Contract Number:	P123559
Original Cost	\$10,453.30
Project Start Date:	February 1,2020
Original Completion Date	None
Estimated Completion Date	April 30, 2020
Per Cent Complete:	95%

The RFQ for Okat Well repair materials were received in 3 shipments starting on April 29th and most recently on June 29th. All line items on the purchase order have been received except 1. It appears that vendor is unable to supply.

No contractors responded to the first bid invitation for the Airport Fencing Repair project. Due to travel restrictions Pohnpei based contractor were unable to respond. The bid invitation was reissued and with bid opening on July 17th hoping to engage local contractors. No local contractor responded to the bid invitation. All 4 local contractors are busy with covid-19 and other ongoing works. The bid invitation will be issued again when some local contractors appear to be available.

4.8 Kosrae Seaport Master Plan Gap Analysis

Grant amount:	\$97,800.00
Grant Award Number:	D19AF00068
Grant Expiration Date:	September 30, 2020
Contractor:	Pryzm Consulting, LLC.
Contract Number:	C118418
Original contract Cost:	\$93,146.46
Project Start Date:	September 10, 2019
Original Completion Date:	November 21, 2019
Current Contract Cost:	\$93,146.46
Current Completion Date:	November 21, 2019
Percent Complete:	50%
Estimated Completion Date:	November 21, 2019

The draft report received and approved with comments and final report was received and approved on January 5, 2020. The contract can now be closed. KPA is considering a feasibility study for additional container space construction as a follow up project. The Master Plan Gap Analysis will be used to support the design and implementation of the World Bank-funded FSM Maritime Investment Project.



Kosrae Port Operations showing the need for a Master Plan

4.9 Okat Bridge Utility Relocation Design

Work on design contract documents suspended this quarter.

4.10 Kosrae High School Fencing

No work in this project this quarter.

4.11 Kosrae PMO Office Renovation

Our renovation project is ready for bidding. Since we will require off island contractor with bonding capacity to construct we will await flight service to be resumed before we issue our bid invitation. Currently we are unable to provide the advance payments requirement by Guam and Honolulu newspapers so off island advertisement is currently not available.

4.12 Road Maintenance /FY19 IMF

Grant amount: \$230,000 IMF
Grant Award Number: D19AF00018
Contractor:

Contract Number:
Original Cost
Project Start Date:
Original Completion Date
Estimated Completion Date
Per Cent Complete: 0%

The previously submitted PCD was not approved. The amount of matching funds available is unclear at this time. The appropriation bill for the grant was not enacted due to lack of matching funds for the project.

Due to the urgency of road repair needs the funding appropriated under FSM PL 21-43 for road maintenance was used immediately for purchase of asphalt cold patch and tools and small equipment without matching with IMF funds. Another CFMSM appropriation will be required in order to provide a local matching for above listed grant.

4.13 Road and Building Maintenance FY 20 IMF

The FSM Congress has appropriated \$70,000 under PL 21-43 for road maintenance. We would like to use this fund as a matching source for this project. The first phase will be for the purchase of asphalt cold patch and some small hand tools and equipment to facilitate immediate repairs to potholes in the main road.

There are no matching funds available for proposed Road, Hospital, School maintenance at this time. This work will be on hold until matching funds are made available.

The design for airport terminal arrivals rehab was completed in mid-July. KPA is now searching for additional fund sources to supplement the Korea Grant and the proposed IMF grant. The current balance of Korea grant is \$175,000. An additional \$580k is needed in order to bid the work as designed.

4.13 Covid 19 Quarantine Facility

Grant amount: \$ 1,205,922
Grant Award Number: D20AF00046

Hospital Quarantine Facility:

The design for the facility has been modified to change from 2 buildings at 300 feet length each to 6 buildings at 100 feet in length. This is done to make the siting of the buildings away for the adjacent hillside easier. Cement and rebar are on island already. ETA for plumbing materials is August 7th and remaining building components on August 28th. DT&I has hired a construction team including 2 foremen and 17 skilled and unskilled workers. These will be supplemented with 2-3 building tradesmen from DT&I as needed. Construction team will be supervised by DT&I and KPO. All materials will be government furnished.

Geotechnical investigation is progressing. 12 soil samples from 2 test pits have been sent to US mainland for testing. Geotechnical engineer, Thomas Berglin will prepare the investigation report. Additional undisturbed samples will be taken in the coming quarter.

Excavation and grading of the site using DT&I equipment and personnel has been ongoing since mid-March. Site prep for the first building is nearing completion and foundation work is scheduled for week of July 27th. Anticipate site for second building will be prepared by end of August.

Kosrae High School Temporary Quarantine Facility

The project consists of renovating 8 classrooms the east wing of the KHS main building to accommodate 50 residents. The original included the following:

- Install removable partition at midpoint of each classroom.
- Install 3 wooden bed frames in each half section of classroom, including mattress and pillows and linens
- Install curtains between each bed.
- Provide lighting and power supply and stand fan for each bed space
- Provide table and chair for each bed
- Remove 2 sinks from each restroom on first and second floors and replace with two shower stalls.
- Install one new sink in each restroom in place of existing janitor's sink.
- Provide curtain rods on windows
- Provide laundry facility at adjacent canteen area with 2 washers and 1 dryer and 1 water pump.
- Install insect screens on all windows.
- Replace locksets on all doors.
- Install anti skid tape on all exterior walkways.

Additional scope added after evaluation by certification team:

- Convert one classroom to triage and observation area
- Reduce room occupancy to maximum 2 persons per room from 12 persons per room.
- Install security fencing with vehicle gate.
- Install hand wash sinks at exterior walkways.
- Repair water supply to urinals in men's restrooms.
- Install and repair used security guard shack.
- Install telephone for triage room and wifi for all rooms.

All materials are government furnished and labor is provided by local contractor: Jimmy Nulud. Work started during week of June 22nd. Work on original scope is currently 91% and 79% considering added scope items.

Anticipated completion by August 7th.

Kosrae Hospital Isolation Area Improvement

KPMO and DT&I have been asked to prepare construction drawings for the following work at the existing hospital men's inpatient wing:

- Repair ceiling, plumbing windows, door, lights and floor in existing restroom for use by isolation patients.
- Partition new isolation area from men's ward.
- Convert portion of men's ward, head nurse office to open bay isolation ward for 13 beds with privacy curtains.
- Existing NCD office to be converted to nurses station and PPE donning and toilet area.
- Construct a new restroom and two private isolation rooms for remaining men's inpatient ward.
- Air conditioning
- Exhaust fans
- Covered pavement
- Access ramps

The conceptual plan has been approved and work on detailed plan is proceeding.

KHS Quarantine Photos



North End



South End



Quarantine Room



Security Fencing, Gate and Guard Shack



Laundry Room



Laundry Room Far Left



Installation of Anti-Skid Tape



Site Preparation Lower Level



Site Preparation Upper Level

POHNPEI STATE

5.0 Strategic Focus:

The strategic focus of the Pohnpei State PNI-PMO Office is to plan and implement the Compact Funded projects for Pohnpei State as outlined in the FSM IDP and to meet regularly with Owner/End Users to ensure that the projects meet and/or exceed expectations.

Total Activity Budget FY19 YTD Expenditures:

Category	Budget	YTD Enc.	Expenditures	Balance
Personnel	415,583.00		415,583.00	0
Travel	45,000.00	0	36,744.39	8,255.61
Contractual Services	50,400.00	9,978.80	28,316.60	12,105.20
OCE	48,500.00	3,121.15	45,604.51	(225.66)
Fixed Assets	11,500.00	0	11,658.09	(158.09)
TOTAL	570,983.00	13,099.35	537,906.59	19,977.06

During the quarter under review, the main activities of the PMO Administration Section were as follows:

- 3 professional contracts and 2 employment contracts were processed and executed this quarter
- PMO accounts are up to date and implemented
- 2 Staff meeting conducted during this quarter
- PNI-PMO received two Geotech investigation reports namely Ohmine Elementary School and PICS Math & Science Building
- PMO Fiscal Officer and Administrative Specialist attended weekly financial workshop
- PNI-PMO issued grant requests through FSM Compact Management Office
- PNI-PMO has received several grants during this quarter
- Two site hearing with Pohnpei Legislature regarding FFE grant for U Dispensary, FY20 actual grant for PMO Operation and USACE ITR
- PMO's staff attended Zoom Conference with OIA and FSM CMU

5.1 Kinakapw to Lehn Diadi Waterline Phase 1

Designer:	Lyon Associates, Inc.
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$5,300,000 - \$6,000,000
Designers Construction Estimate:	\$8,200,000
Design Modifications:	\$30,000 (estimated)

Project Summary:

The project will extend the 8-inch waterline from the existing Kinakapw 500,000-gallon water tank to the Lehn Diadi Bridge. Project is composed of five (5) segments as follows:

1. Segment 1 circum-island Road is approximately 6.3 miles in length and is composed of 8- and 10-inch new water mains. Segment starts at the existing gate valve located near the Kinakapw water tank and extends along the circum-island road to the Lehn Diadi Bridge.
2. Segment 2 – Arew Pah is approximately one-mile in length and consists of an 8-inch water main. Segment starts at the circum-island road and serves the Arew Pah area of the island.
3. Segment 3 – Arew Powe is approximately one-mile in length and consists of an eight-inch water main. Segment starts at the circum-island road and serves the Arew Powe area of the island.
4. Segment 4 – Lukop is approximately 2.3 miles in length the water main consists of 8 and 10-inch pipe. The segment starts at the circum-island road and serves the Lukop area of the island. There are two existing wells connected to this section.
5. Segment 5 – Lukop to Kipine is approximately one mile in length and consists of an 8-inch water main. There are two existing wells connected to this section.

This project includes water service laterals for future residential hookups, 4 well head improvements, and a 500,000-gallon storage tank located in Mesihsou.

3rd Quarter FY2020 Progress Report

Current Status

The PNI-PMO office is preparing a Design-Build RFP for a qualified AE/Contractor to take ownership of the project, correct identified design defects, and perform all required construction work as identified in the drawings and specifications. The Draft RFP has been submitted to USACE for review.

5.2 Sekere to NMS Waterline Phase 1, Segment 2, COM Palikir to Diadi

Designer: Lyon Associates, Inc.
Contractor: ABCOR
Construction Cost: \$6,077,270.53
Change Order: \$ 223,103.46

Project Scope Summary:

Project as was awarded to the Contractor was being designated with a given scope to generally begin the waterline installation from Point-A: (COM Campus Intersection) and extend to Point-B, (Diadi Village, Kitti).

Project was designed for the Contractor to carry out the following activities which are as follows:

- 1) Under-ground main waterline installations,
 - Fire hydrant fixtures installations,
 - Gate valve fixtures & Trust block installations,
 - Blow-off valves installation,
 - Bridges and Culverts pipe crossing installations,
 - Stub-out installations, (Service laterals)
- 2) Pehleng Water Storage Tank Installation,
 - Main inlet and outlet waterline installations,
 - Water drain system installation,
 - Valve fixture installations,
 - Stub-out installations,

Current Project Status as of June 30th, FY2020 Progress Report:

Project has recently been brought back to its normal routines insofar as progression is concerned. Contractor was able to proceed once again after a long wait due to series of changes brought to the table after it was awarded. To name a few of these unforeseen changes involving the following:

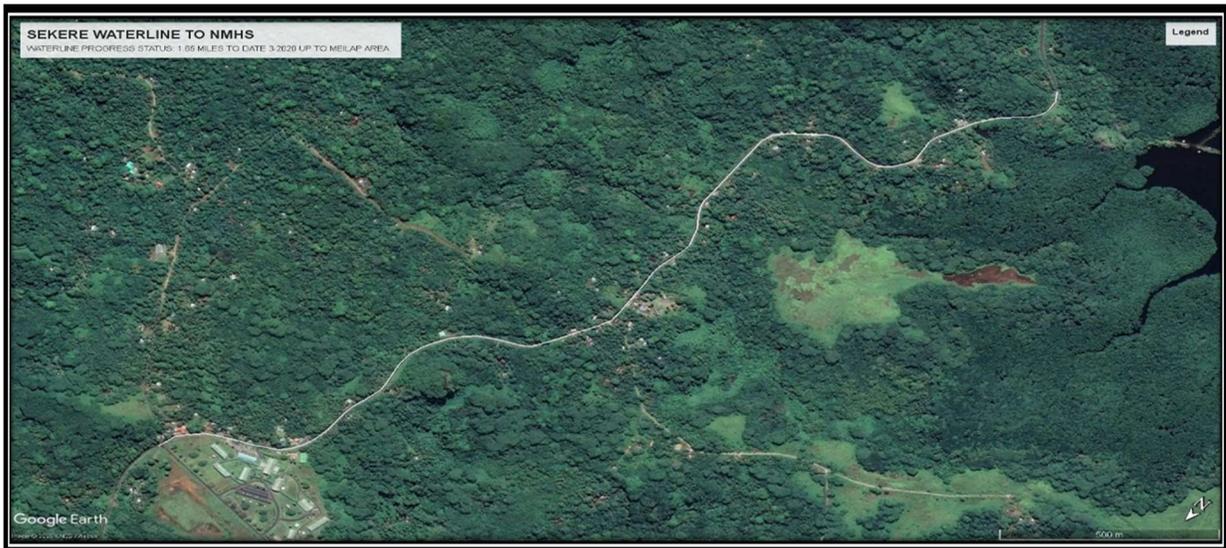
- Relocation of the pipeline from its designated site to the opposite site of the roadway.
- Changes in the pipe fittings involving changing of HDPE mechanical joint fittings on the waterline to flanged joint fittings.
- Late execution of the contract causing contractor to experience inflated rates of the project materials etc.
- COVID-19 has also contributed a great factor to delay this project due to extended times to receive project materials at its designated destinations.

- 1) Pipe laying is well underway with most of the required materials are for this project, but the project overall is still progressing gradually due to other related activities as called for.
- 2) Contractor is progressing at the rate of at least 300 linear feet of pipe laying per day.
- 3) Contractor have progressed with 887 linear feet since their last location.
- 4) Approximately 23% of the pipeline is being currently lay-down and buried underground starting from COM Palikir Campus to Pehleng Village, Kitti as of July 3rd, 2020.
- 5) Currently the main waterline installation has reached station 286+00.00 specifically at Pehleng Village, Kitti.
- 6) Contractor is simultaneously executing these activities as they progresses forward with the following:
 - Main waterline installations and pressure testing,
 - Cross-stub outs installations,
 - The water storage tank site clearing and soil testing works. Contractor have recently been instructed to proceed with the clearing and cleaning of the water storage tank site.
 - Fire Hydrant Assembly Installations, this activity has been executed and is progressing accordingly.

Activity photos:

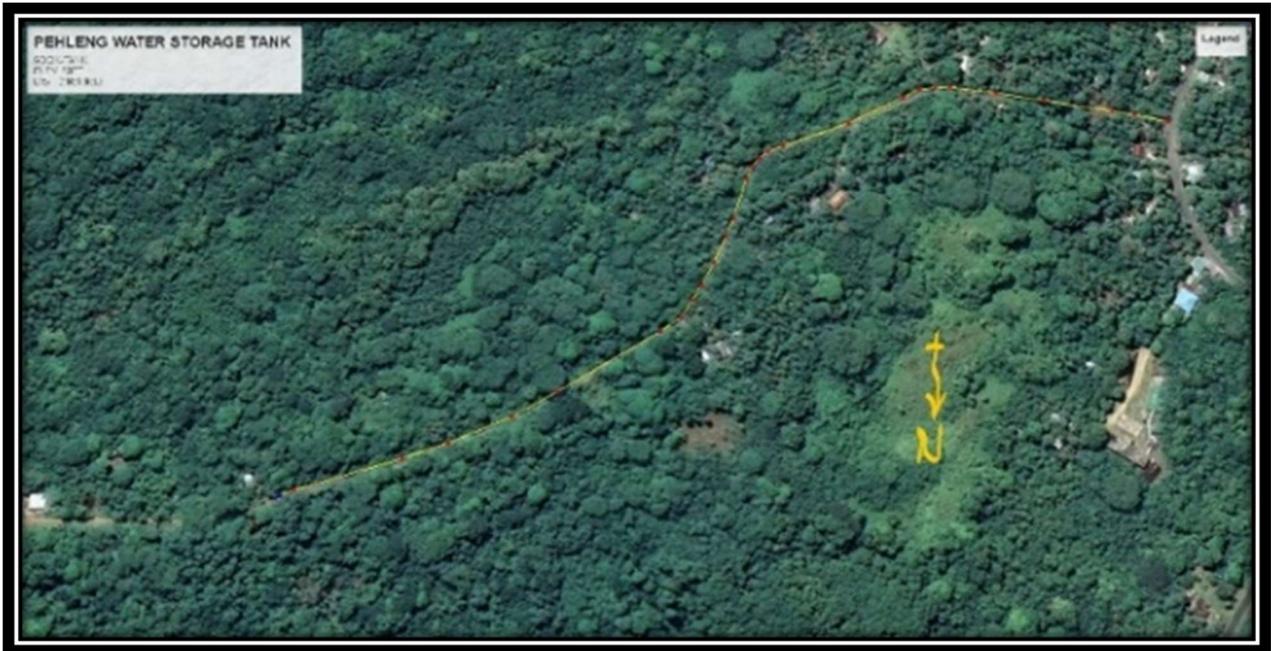
Cross-stub-outs, (2" and 1" cross stub-outs):

Main Waterline Installation:





Water Storage Tank Site:





Bridge Crossing & Gate Valve Installations:

5.3 Pohnpei Primary Healthcare Facility – Design

Designer:	Leo A Daly
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$5,500,000
Designers Construction Estimate:	Unknown
Design Modifications:	None
Project Summary:	

Project Scope Summary:

- The Primary Healthcare Facility consists of two (2) buildings with a total square footage of 13,308. Building 1 (8308 sq. ft) houses public health and Building 2 (5,000 sq. ft) house dental and contagious health.
- Due to Contract negotiations between the designer and the PMU at the start of the project, the Furnishing, Fixture & Equipment (FF&E) Schedule was removed from the designer’s contract.
- The designer’s request for additional fee to produce an FF&E schedule was denied. The FF&E schedule was then developed by the project manager and provided to the designer in order that the designer could continue their work.
- Designer produced electrical and mechanical drawings on pre-concept backgrounds and furniture layout that had not been approved by owner. This work by the design is unacceptable and is not considered as progress by the designer.
- 95% percent drawings and specification have been received from LAD. Variances include:
 - No FF&E schedule included within the Specification.
 - Specification requires editing

Current Project Status as of June 30th, FY2020 Progress Report:

- Designer's annotated responses, drawings, specifications, design analysis, and cost estimate have been forwarded to USACE for backcheck ITR review.
- Initial review of designer's Initial review of designer' review indicates that the specification provided by the Designer has not been edited. Specification has been returned to designer for editing.
- USACE to begin backcheck of project documents following receipt of edited specification.

5.4 Pohnpei Substance Abuse and Mental Health Facility

Designer:	Pryzm LLC
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$4.1M
Designers Construction:	Estimate: Not yet prepared
Design Modifications:	None

Project Scope Summary:

- The Substance Abuse and Mental Health Facility is a single detached one-story building with approximately 11,250 sq. ft building footprint.
- The facility will include parking areas, sally port, water and sewer connections, electrical, mechanical and communications connections.

Current Project Status as of June 30th, FY2020 Progress Report:

- 95% submittal (Pre-Final Design) received December 2019
- Resubmittal of ITR backcheck documents have been received and forwarded on to USACE for review.

5.5 PICS Campus Improvements: New Math & Science Buildings

Designer:	TG Engineers Guam
Surveyor:	Pacific Survey
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$2,047,000
Designers Construction Estimate:	Not yet prepared
Design Modifications:	None

Project Scope Summary:

The design and construction of new prototype Social Studies and English buildings, handicap access ramp, associated parking, bus drop-off, access roads, and associated sidewalks and landscaping on the PICS Campus, Kolonia, Pohnpei. Buildings will be sited at the location of the existing Science and Social Studies buildings. Proposed facility originally included two, two-story structures with up to 24 classrooms total, connected by a covered walkway. Designer's concept drawings now include two, two-story buildings with a covered atrium in-between with covered ground and second floor walkways connecting to the Math and Science buildings and a ground and floor walkway connecting the Math and Science buildings to the library classroom. Building construction to be reinforced concrete column and beam with reinforced CMU walls and steel roof.

Current Project Status as of June 30th, FY2020 Progress Report:

- Designer's annotated responses, drawings, specifications, design analysis, and cost estimate have been forwarded to USACE for backcheck ITR review.
- Initial review of designer's Initial review of designer' review indicates that the Geotech comments require additional response. Geotech annotated comments have been forwarded USACE.
- USACE to begin backcheck of project documents following receipt of edited specification.

5.6 PICS Campus Improvements: New Social Studies & English Buildings

Designer:	TG Engineers (Guam)
Surveyor:	Pacific Survey
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$2,047,000
Designers Construction Estimate:	Not yet prepared
Design Modifications:	None

Project Scope Summary:

The design and construction of new prototype Social Studies and English buildings, handicap access ramp, associated parking, bus drop-off, access roads, and associated sidewalks and landscaping on the PICS Campus, Kolonia, Pohnpei. Buildings will be sited at the location of the existing Science and Social Studies buildings. Proposed facility originally included two, two-story structures with up to 24 classrooms total, connected by a covered walkway. Designer's concept drawings now include two, two-story buildings with a covered atrium in-between with covered ground and second floor walkways connecting to the Math and Science buildings and a ground and floor walkway connecting the Math and Science buildings to the library classroom. Building construction to be reinforced concrete column and beam with reinforced CMU walls and steel roof.

Current Project Status as of June 30th, FY2020 Progress Report:

- Designer's annotated responses, drawings, specifications, design analysis, and cost

estimate have been forwarded to USACE for backcheck ITR review.

- Initial review of designer’s Initial review of designer’ review indicates that the Geotech comments require additional response. Geotech annotated comments have been forwarded USACE.
- USACE to begin backcheck of project documents following receipt of edited specification.

5.7 PICS Campus Improvements: New Cafeteria/Multi-purpose Building

Designer:	TG Engineers (Guam)
Surveyor:	Pacific Survey
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$4,500,000
Designers Construction Estimate:	Not yet prepared
Design Modifications:	None

Project Scope Summary:

The project will provide a major upgrading of the PICS Campus and will comprise the construction of a cafeteria, administrative buildings, covered basketball court, site works, parking and fencing.

Current Project Status as of June 30th, FY2020 Progress Report:

- Project 30% design submittal has been received and reviewed by the PNI-PMO.
- Design team proceeding with work required for 60% submittal.

5.8 Lukop & Ohmine Elementary Schools

Designer:	TG Engineers (Guam)
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$9,526,000
Designers Construction Estimate:	Not yet prepared
Design Modifications:	None

Project Summary:

School projects may be based upon design components taken from other projects to form and establish a standard design which may be modified and site adapted to individual sites.

Lukop - The design of a prototype classroom building with restrooms, prototype gymnasium and parking lot.

Ohmine - The design of a prototype-classroom building with new restrooms, prototype gymnasium, and parking lot. Additionally, the Ohmine project includes the remodel of existing building to be converted for use as the Early Childhood Education building.

Survey drawings have been used to establish project development including the placement of new buildings, and parking lots.

Current Project Status as of June 30th, FY2020 Progress Report:

- Project 30% design submittal has been received and reviewed by the PNI-PMO.
- Design team proceeding with work required for 60% submittal.

5.9 Palikir & Sokehs Powe Elementary Schools

Designer:	TG Engineers (Guam)
Contractor:	To be competitively bid
Preliminary Budget:	Construction \$8,560,000
Designers Construction Estimate:	Not yet prepared
Design Modifications:	None

Project Scope Summary:

School projects may be based upon design components taken from other projects to form and establish a standard design which may be modified and adapted to individual sites.

Palikir - The design of a new 12-classroom building, restrooms, possible multi-purpose/gymnasium building, parking lot, and associated works.

Sokehs Powe - The design of a prototype 12-classroom/administration/library/computer lab building, restrooms, possible prototype gymnasium building, parking lot, and associated works. Possible classroom space for ECE derived from prototype building.

Survey drawings have been used to establish project development including the placement of new buildings, and parking lots.

Current Project Status as of June 30th, FY2020 Progress Report:

- Project 30% design submittal has been received and reviewed by the PNI-PMO.
- Design team proceeding with work required for 60% submittal.

5.10 PICS High School Library Classrooms

Classroom Designer: Leo A Daly
Design Fee for PICS and Pohnlangas: \$445,371 (inclusive of Modifications)
Grant No: GRX0074/2010-COFA-FSM-INFRASTRUCTURE-FY10/GD15AF00035

Contractor: To be competitively bid
Designers Construction Cost Estimate: \$6,353,000
Design Modifications: Addendum 1, Removal of greywater recycling system. Addendum 1.

Project Scope Summary:

The construction of a new two-story library classrooms at the PICS campus in Kolonia

Current Project Status as of June 30th, FY2020 Progress Report:

- USACE comments have been returned to Designer for incorporation into project.

5.11 Pohnlangas High School Library Classrooms

Classroom Designer:	Leo A Daly
Design Fee (for PICS and Pohnlangas):	\$445,371 (inclusive of Modifications)
Grant No:	GRX0074/2010-COFA-FSM-INFRASTRUCTURE-FY10/GD15AF00035
Contractor:	To be competitively bid
Designers Construction Cost Estimate:	\$6,353,000
Design Modifications:	Addendum 1, Removal of greywater recycling system. Addendum 1.

Project Scope Summary:

The construction of a new two-story library classrooms at the Pohnlangas campus in Madolenihmw

Current Project Status as of June 30th, FY2020 Progress Report:

- No Change - Site adaption and 95% submittal to follow the completion of the PICS Library Classroom building due to similarity in design.

5.12 Saladak, U Dispensary Facility FF&E Procurement

Designer: PMO
Contractor: TBA
Preliminary Budget: \$114,000.00
Designers Procurement Estimate: \$85,000.00

Project Scope Summary:

Project was designed to obligate funding to procure Office furniture and fixtures including appropriate equipment to accommodate dispensary daily operations. Project will be locally advertised on local radio stations, newspaper, and online as well.

Current Project Status as of June 30th, FY2020 Progress Report:

- Projects is currently being allotted with a total grant of approximately \$114,000.00 by the OIA funding. Funding is being designated to procure specific equipment and furniture for the facility.
- RFP currently is being worked on by PMO office. It is currently expected to be completed by the end of this month of June 2020. It will be ready for bid advertisement by 2nd week of July 2020.

YAP STATE

6.0 Project Management Office

PMO Yap is now fully staffed. The newly hired Resident Engineer William Domingo started work officially on April 28, 2020. His Entry Permit was released by the FSM Immigration and Labor Office on April 20, 2020. With all the positions filled-up, PMO Yap is now fully prepared to continue to carry-on with the Compact Funded Projects that has already been started and on-going and will continue to do so with future development projects for Yap State.

1. Project Manager - Architect Samuel E. Luzano
2. Project Manager Assistant – Joseph Lukan
3. Project Architect – Architect Rachele Anne L. Verdejo
4. Resident Engineer – Engineer William Domingo
5. Fiscal Officer – Lynette Roldan
6. Quality Assurance Representative – Engineer Joey R. Arao
7. Quality Assurance Representative – Engineer Mark Anthony C. Padua
8. Administrative Officer – Paula Mitmow

The status of expenditures vs budget as of 3rd Quarter of FY2020 is shown in the Table below.

GRANT D19AF00022- (Fund for Operations)

Category	Budget	YTD Encumbrances	YTD Expenditure	End of Quarter Balance
Personnel	216,110	0	142,434	73,676
Travel	10,000	0	0	10,000
Contractual Services	203,580	13,361	40,688	149,531
OCE	34,000	10,191	14,768	9,041
Fixed Assets	0	0	0	0
TOTAL	463,690	23,552	197,890	242,248

6.1 Project Status on the 3 Schools: Woleai High School/Yap High School and Colonia Middle School

Grant Amount	\$1,282,280
Grant Number	D19AF00051
Designer	SNG Enterprise
Contract Sum	\$396,220- Yap High School \$411,720- Colonia Middle School \$474,340- Woleai High School
Start Date	November 20, 2019
Completion Date	July 31, 2020 (per Contract)
New Completion Date	Unknown due to covid-19

Project Description	Budget Appropriated by Yap State Legislature	SNG CONTRACT AMOUNT	REIMBURSABLE AMOUNT PER SCHOOL	REMARKS	Remaining Balance on the Budget as Appropriated by Yap State Legislature
Yap High School	\$ 396,220.00	\$ 396,220.00	\$ 27,420.00		\$ 388,160.41
			(8,059.59)	1st reimbursable billing paid Dec.18, 2019	
			\$ 19,360.41	Remaining reimbursable amount for Yap High School	
Colonia Middle School	411,720.00	411,720.00	27,420.00		411,720.00
Woleai High School	474,340.00	474,340.00	40,340.00		474,340.00
	\$ 1,282,280.00	\$ 1,282,280.00	\$ 106,480.82		\$ 1,274,220.41

Contracts for the A&E Design Consultant were signed by the Governor last October 15, 2019 and were received by PMO last November 13, 2019. The contracts were executed by the Consultant on November 20, 2019. The Consultant scheduled for a site visit during the fourth week of January 2020 to validate the conceptual plans and finalize the program requirements; perform topographical surveys prior to start preliminary plans. That original plan did not materialize due to problem with flight schedule to Yap at that time. The planned site visit was rescheduled for the last week of February, but that schedule was affected by the quarantining requirements for travel during that month when covid-19 started to spread worldwide.

Travel ban and restrictions and finally came the closure of the nation's border, not allowing anyone anymore to enter the FSM following the declaration of the FSM President on March 14, 2020.

Due to the COVID-19 travel ban and restrictions, SNG Consultants for the 3 schools has postponed their site visit indefinitely for the validation of conceptual plans and finalization of program requirements. Consultants to continue with the design of Yap High School, Colonia Middle School and Woleai High School and will be submitting electronic copy of preliminary plans at 30% submittal requirements through emails.

Video Conferencing is now explored for communicating feedbacks and comments on the preliminary designs to the Consultants during this time of the pandemic. We will resume with the normal process once the travel ban is eased and the opening of the nation's border is already cleared.

6.2 Outer Island ECEs

Construction drawings were produced and are undergoing revisions to standardize them typically for use of various Early Childhood Education Centers for the following neighboring island sites:

1. Ulithi
2. Faraulep
3. Woleai
4. Ifaluk
5. Elato
6. Satawal

With the exception of the Outer Island ECE Site at Satawal, which is twice the ordinary, all other sites will use a set of uniform construction drawings.

On legal documents for the department of Education’s Outer Islands Early Childhood Education Centers, “Land Use Agreements” for all outer islands’ sites were secured and kept at Yap PMO with copies to Department of Education neighboring islands education group head.

DOE sent their review and comments for the 5 Outer Island ECE Center (Ulithi, Faraulep, Woleai, Ifaluk & Elato) excluding Satawal and plans are already for revisions. PMO is waiting for the review and comments of the Satawal ECE from DOE.

6.3 Colonia Wellness Center

Grant Amount	\$378,000
Grant Number	D19AF00058
Contractor	JC Company
Contract Sum	\$345,833.79
Start Date	December 11, 2019
Completion Date	June 05, 2020
Change Order #1	\$8,683.45 (Approved on May 20, 2020)
New Contract Sum	\$354,517.24
Time Extension	31 days
New Completion Date	July 6, 2020

Construction of the Colonia Wellness Center has been progressing slowly due to limited on-island materials supply. COVID-19 pandemic compounded the problem of materials availability and supply. Off-island suppliers and vendors are also facing shortages of supply, and challenges in consolidating and shipping materials to Yap. In this regard, the project as of this quarter ending is at 58 percent completion.

There are changes in the original scope of work for the project. These changes are necessary to bring about improvement to the quality of the architectural and structural elements of the project facility to better serve its purpose. Change Order No. 1 was initiated and approved on May 20, 2020. An additional 31 days extension has been granted and move the project completion date to July 6, 2020. Change Order No. 2 is still on process and the additional works will be implemented next quarter.

RFP No. 2020-002 Colonia Wellness Center Gym Equipment was released June 1, 2020 and RFP No. 2020-003 Colonia Wellness Center Furniture was released June 15, 2020. Deadline for proposal submission is until August 3, 2020 for Gym Equipment and August 17, 2020 for Furniture.



Plastering work at Annex A and B.



Installation of rebars & formworks of roof beams.



Colonia Wellness Center Project – 58 % completion as of June 30, 2020

6.4 Refurbishment of YSPSC Water Tanks (Central Water System)

Grant Amount	\$1,500,000
Grant Number	D17AF00014
Contractor	Central Pacific Tanks of Hawaii
Contract Sum	\$73,469 (Phase 1 Engineering Assessment)
Start Date	October 02, 2019
Completion Date	January 29, 2020

Budget Appropriated by Yap State Legislature	CPT CONTRACT AMOUNT	1st payment 10/11/2019	2nd payment 11/13/2019	3rd/final payment 01/21/2020	Remaining Balance on the Budget appropriated by Yap State Legislature
\$ 1,500,000.00	\$ 73,469.00	\$ 7,346.90	\$ 36,734.50	\$ 29,387.60	\$ 1,426,531.00

Assessment and inspection for Tank #1 and #2 was completed on October 11, 2019. A meeting was held in the YSPSC board room on October 4, 2019 for Tank #1 and on October 11, 2019 for Tank #2. The consultant discussed their preliminary findings of Tank #1 and #2 and has recommend repair and refurbishments for both tanks.

CPT submitted the preliminary report on October 24, 2019. It was reviewed by PMO and YSPSC and with all comments consolidated and sent to CPT. A final draft report was submitted to PMO on November 22, 2019.

CPT submitted the final report for Tank 1 and 2 on January 6, 2020.

RFP for the engineering design for the repairs and refurbishment of two tanks and the new proposed 250,000-gal tank is for final review and comments of YSPSC. Prior to release of RFP, PMO sought approval from the IPIC committee.

The RFP was issued on May 6, 2020 and the deadline for submission of proposals is scheduled on July 7, 2020.

6.5 Repair of the existing Historical Preservation Office (HPO-Yap)

Grant Amount	\$218,000
Grant Number	D19AF00048
Contract Sum	\$217,620

The Historic Preservation Office (HPO) Project was put on hold due to the issue of the site being flood prone, as pointed out by the Office of the Governor. A new site was nominated, however, upon inspection, it was declared unsafe and rehabilitating it will be costly and likewise unacceptable as the building is deemed “condemnable”. In the absence of any alternative site, OIA and the Yap State agreed that the grant be “de-obligated” and returned to OIA.

Lately, Yap State HPO has identified another area on a higher elevation close to the previously nominated site near the Post Office. The site can provide the needed space for a new building that can accommodate the program requirements of the Historic Preservation Office.

6.6 Woleai Dispensary Expansion.

The proposed expansion of the Woleai Dispensary was conceptualized by PMO. The drawings were presented to the Department of Hospital Services for their review and comments. Yap PMO had a meeting with Yap DHS last April 4, 2019. To incorporate Yap DHS’ comments on the revisions.

The design for the dispensaries was put on hold and DHS was still in the progress in seeking approval from the government for PMO to be a part of the project.

6.7 YSPSC Central Water/Wastewater Treatment Plant and Outfall Project

Grant Amount \$219,079
 Grant Number D20AF00028 (formerly D17AF00014)
 Contractor PRYZM
 Contract Sum \$94,685.17- Water Treatment Plant
 \$124,393.22- Waste Water Treatment Plant
 Start Date -tba-
 Completion Date -tba-

Contract for Water Treatment and Waste Water Treatment	Budget Appropriated by YSL	PRYZM CONTRACT AMT	Scheduled 1st Payment per Contract Agreement	Scheduled Final Payment per Contract Agreement	Remaining Balance on the Budget as of end of 3rd Qtr FY-20
Contract # C238023-2020-081 Acct#A5.19.98.98.19041.20/8314	\$ 219,079.00	\$ 219,078.39	\$ 87,631.36	\$ 131,447.03	\$ 219,079.00

The legislature approved the budget appropriation for the Water and Waste Water System Treatment Plant Preliminary Engineering Design. Grant agreement was released by OIA last November 27, 2019. Finance obligated the funds and assigned the Contract Number and subsequently forwarded to PMO for coordination with the Consultant.

Contract has been executed with PRYZM. Initial assessment for the project was postponed indefinitely due to the COVID-19 travel ban to Micronesia. PMO is continuing assisting PRYZM with data and information requirement for the assessment through video conferencing.

The consultant will schedule their site visit for initial assessment of the projects when travel ban restrictions to FSM is lifted and quarantine is no longer required.