



## REQUEST FOR PROPOSALS

### Facility Master Planning Services

#### I. SUMMARY AND BACKGROUND

The Winnebago Comprehensive Healthcare System (WCHS) is currently accepting proposals for implementation of a facility master planning project.

The purpose of this request is to solicit proposals from various candidate organizations, conduct a fair and extensive evaluation based on criteria listed herein, and select the candidate who best represents the direction that WCHS wishes to go.

Winnebago Comprehensive Healthcare System is a tribally managed healthcare organization operated under compact with the US Federal Government based upon Title V of the Indian Self Determination and Education Assistance Act.

#### II. PROPOSAL GUIDELINES

This Request for Proposal represents the requirements for an open and competitive process. Proposals will be accepted until 4:30 PM on 22 July 2021. Any proposals received after this date and time will be returned to the sender. All proposals must be signed by an official agent or representative of the company submitting the proposal. .

If the organization submitting a proposal must outsource or contract any work to meet the requirements contained herein, this must be clearly stated in the proposal. Additionally, all costs included in proposals must be all-inclusive to include any outsourced or contracted work. Any proposals which call for outsourcing or contracting work must include a name and description of the organizations being contracted.

All costs must be itemized to include an explanation of all fees and costs.

Contract terms and conditions will be negotiated upon selection of the winning bidder for this RFP. All contractual terms and conditions will be subject to review by WCHS legal department and will include scope, budget, schedule, and other necessary items pertaining to the project.

Additional information on details of this project can be obtained by contacting Craig Marihart at 402-878-3567 or by email at [craig.marihart@ihs.gov](mailto:craig.marihart@ihs.gov)

#### III. REGULATORY REQUIREMENTS

All work taking place under this RFP must comply with the 2012 NFPA Life Safety Code, and the 2014 FGI Guidelines for Design and Construction of Hospitals and Outpatient Facilities, and other regulatory requirements as listed in References section.

#### IV. SUMMARY OF WORK

The work covered under this Summary includes all design, labor, tools and materials required to complete the task item(s) listed below:

1. Review current space utilization.
2. Determine underutilized space and efficiency enhancements.
3. Review and determine site expansion options and land acquisition.
4. Study and make recommendations on improved patient flow, efficiency, security, infectious disease response, and organization of all Emergency, Outpatient, Inpatient, and Support areas.
5. Identify potential space for specialist services such as Cardiac, Dialysis, and Endoscopy, etc.
6. Study site flow, parking and other physical constraints.
7. Assess patient and visitor flow and wayfinding.
8. Assess facility building infrastructure and systems.
9. Prepare updated floor plans of existing conditions.
10. Other unforeseen tasks required to complete final report.
11. Create report encompassing all of the assessment data into a 5-10 year master plan for future growth and expansion. Report must include conceptual phases and targeted construction timelines for suggested improvements and construction, including estimated cost summary.
12. Deliver report to hospital leadership.

#### V. BASIS FOR PAYMENT

In accordance with Winnebago Comprehensive Healthcare System and Winnebago Tribe of Nebraska contracting procedures; the basis for payment of this work shall be a lump sum price for the completion of the proposed contracts in accordance with Summary of Work and accepted proposals, including all labor and equipment necessary for completion of the work. The period of performance will be 240 days from the notice to proceed.

#### VI. REFERENCES

- Facility Guidelines Institute (FGI)
  - Design and Construction of Hospitals & Outpatient Facilities (2014)
- National Fire Protection Association (NFPA)
- American Society for Heating, Refrigeration, and Air Conditioning Engineers (ASHRAE)
- Centers for Medicare and Medicaid Services (CMS)
- Centers for Disease Control (CDC)
  - Guideline for Disinfection and Sterilization in Healthcare Facilities

- (2008)
  - Guideline for Isolation Precautions: Preventing Transmission of Infectious Agents in Healthcare Settings (2007)
  - Guidelines for Environmental Infection Control in Health-Care Facilities (2003)
- Occupational Safety and Health Administration (OSHA)
- Association of Professionals in Infection Control and Epidemiology (APIC)
- Society of Healthcare Epidemiology of America (SHEA)
- AAMI/ANSI
- World Health Organization (WHO)

For questions and further information please contact:

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