



GHURA

Guahan Housing and Urban Renewal Authority
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IFB GHURA-26-011

New Construction of Eight-One Bedroom Units and Retaining Wall at Catalina Court in Dededo

Response to Inquiries No. 1

This Addendum and Response to Request for Information (RFI) is issued to modify the previously issued bid documents and/or given for informational purposes and to the extent the responses below modify the bid documents, please treat them as an amendment to the Bid. The following responses are in response to RFIs received from potential bidder on February 9, 2026.

REF:	QUESTION/ INQUIRY AS SUBMITTED:	GHURA RESPONSE:
Questions from February 9, 2026		
1.	Can we obtain As Built drawings of the utilities. According to the site visit, there were existing houses on the property that were demolished. As built for the entire area (including road leading into the cul de sac) where the previous homes were situated.	1. We do not have the as built drawings for the demolished buildings or the entire area.
2.	Is the Contractor responsible for purchase and installation of water meters and power meters?	2. Yes, Contractors are responsible for the purchase of the water meters and power meters.
3.	Will there be a systems development charge assessed for this project?	3. Yes, it will be the contractor's responsibility.
4.	What is current zoning and does the existing zoning allow for multi-family use? Based on the houses in the immediate area, it appears zoning is R1 - Single family development. Kindly verify if zoning allows for Multi-Family use (R2). If not, who will be responsible for securing land entitlements?	4. The current zoning is R2.

Bidders are also notified to visit GHURA website: www.ghura.org to ensure that addenda to the bid, answers to questions, and reminders are communicated to all bidders throughout the solicitation process.

2/12/26

Date



Sonny Perez
Architect and Engineering Manager

CONCURRED:
02/12/2026

Date:



Elizabeth F. Napoli
Executive Director