



# GUAM SOLID WASTE AUTHORITY

LOURDES A. LEON GUERRERO  
Governor of Guam

JOSHUA F. TENORIO  
Lt. Governor of Guam

IRVIN L. SLIKE  
General Manager



## Pre-Proposal Conference Minutes

Project: Layon Landfill Site Plan Design and Construction Services  
Project No.: GSWA-RFP002-24  
Meeting Date: Wednesday, June 03, 2026 at 9:00 am, Chamorro Standard Time  
Location: Layon Landfill – 1130 Chalan Layon Inarajan, Guam

### I. INTRODUCTIONS:

GSWA Staff: Alicia Fejeran, Chief of Administration  
Danilo Galiza, Engineer Supervisor  
Irvin Slike, General Manager  
Melvin Taimanglo, Buyer I

US Exp Services: Krystal Paco-San Agustin

EA Engineering: Billy Janasak

LMS/PFM: Edgar David  
Ken San Nicolas  
Richard Cepeda

### II. SIGN-IN SHEET:

Sign in sheet was provided and signed by all present. (See attached)

### III. GENERAL:

Purpose of the pre-proposal conference is to provide an “informal” forum for prospective bidders to ask questions on the scope of work identified in the RFP documents.

All answers provided by GSWA today are considered informal and non-binding. Offerors’ requiring formal answers must submit their questions in writing to [procurement@gswa.guam.gov](mailto:procurement@gswa.guam.gov), ATTN GSWA Chief of Administration, no later than Wednesday, June 10, 2026 at 5:00pm. Responses will be issued no later than Monday, June 15, 2026 at 5:00pm to registered bidders and posted on the GSWA website.



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## IV. PROJECT DESCRIPTION & SCOPE OF WORK:

GSWA General Manager provided the expectations of the vendor and provided a visual of the plan.

- Consult with original provider of the existing conceptual design and estimate of the closure of Cells 1&2 and Cell 3 and provide an update to this document to include materials, methods, cost, and incorporate an exposed cap with affixed solar panels.
- Evaluate and address the potential seaming of the primary and secondary liners along the northeast (NE) sides of Cells 1, 2, and 3, including assessment of existing conditions, identification of any deficiencies or risks, and recommendations for repair, integration, or modification as part of the closure design.
- Develop a detailed design, including construction documents, for Cell 4, covering an approximate 6.5-acre disposal area intended to provide approximately four (4) years of disposal capacity. The design should align with contours depicted in Appendix B, with rough excavation to be performed by GSWA by May 2028.
- Develop an integrated design plan for disposal cells, leachate infrastructure, and landfill gas collection systems within the Area A site. The design should encompass approximately 114 acres and integrate the leachate, gas collection, and road systems in a phased approach.
- Delineate cells in a manner that maximizes airspace, minimizes construction costs, and provides approximately one (3 to 4) year disposal capacity in each cell. Determine the number of cells, their size, and phasing based on Guam's current fill rate and demonstrated compaction.
- Construction services shall include preparing detailed construction documents, compiling the Invitation for Bid documents in the GSWA standard format, Project management to ensure efficient execution, quality assurance/quality control services throughout construction, surveying, testing material, Site safety management, quantity verification, environmental compliance, and payment verification duties.
- Conduct an assessment of leachate production, surface water management (including the conveyance of the 25-year event), cover assessment, and
- Develop a lifespan estimate for the entire site, along with individual estimates for Area A. The lifespan will be based on the conceptual disposal capacity, projected disposal rate (based on population growth), and demonstrated compaction results.
- Prepare the infrastructure plan in three formats - AUTOCAD, PDF, and Geomedia 6.1. The plan should allow for phasing layers to be turned on and off. Each infrastructure item listed should also be individually turned on and off.



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## **V. RFP ADDENDA:**

GSWA may issue addenda during the bidding process to address any inquiries or make necessary clarifications. Any addenda will be communicated to all registered bidders by Monday, June 15, 2026 (Date may be subject to change.)

## **VI. RFP SUBMISSIONS:**

Un-Priced Proposals must be submitted by Monday, June 29, 2026 before 4pm. Late submissions will not be considered. All Un-Priced proposal will go through a more thorough review.

## **VII. REQUIRED RFP SUBMITTALS:**

Ensure that your proposal package includes all required documents outlined in the bid documents.

- Affidavit disclosing ownership, influence, commission, & conflict of interest
- Affidavit re Non-Collusion, Affidavit re No Gratuities or Kickbacks, Affidavit re Ethical Standards, Affidavit D.O.L. Wage Determination, Affidavit re Contingent Fees, Special Provision; Restriction Against Sexual Offenders
- Current Business License/Contractor's License/Specialty License in reference to supplies or services for this bid.
- Sealed Un-Priced proposal, Offeror must provide one (1) Original and five (5) copies

Incomplete submissions may be deemed non-responsive. Refer to the RFP documents for a comprehensive list of required submittals.

## **VIII. RFP AWARD:**

Proposals will be evaluated only on the Evaluation Factors listed in this RFP by evaluation committee and ranked. GSWA will enter into negotiation with top ranked offeror.



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## IX. QUESTIONS:

1. EA Engineering – **On the first couple of tasks, there are already completion dates for design. Due to the delay of procurement pertaining to GovGuam, are those in consideration of those dates or are those dates hard press because of the expected life cycle of the current cell?**

Answer: GSWA would want to get a reading of the current life cycle, right now it is estimated to be 2031 from the latest reports.

2. US EXP Services – **With the mandated trash collection and the plan going through, do we expect to collect more trash and the cells to reach capacity faster?**

Answer: No, We currently do not project to accumulate more trash, as residents utilize the option of the transfer stations and bulky waste pick up.