

STATEMENT OF WORK (SOW)
For
Unaccompanied Housing Wireless Internet Service
Columbus AFB, MS

18 Feb 2026

1. GENERAL

1.0. SCOPE: This Statement of Work (SOW) defines the requirement for a Contractor to provide a turnkey solution to engineer, furnish, install, test, and maintain a commercial wireless internet (Wi-Fi) service for the unaccompanied housing dormitories and designated common areas at Columbus Air Force Base (CAFB), MS. The objective is to deliver reliable, high-speed internet access to all residents at no cost to them, in compliance with all Department of the Air Force policies. This is a non-personal services contract.

1.1. PERIOD OF PERFORMANCE: The Period of Performance shall be for one (1) Base Year of 12 months and four (4) 12-month option years.

1.2. PLACE OF PERFORMANCE: The work shall be performed in the buildings specified in section 2.1 at CAFB, MS 39710.

1.3. HOURS OF WORK: The contractor shall perform all installation and maintenance work during normal duty hours, 0730 to 1630 Central Time, Monday through Friday, excluding U.S. federal holidays. Work outside these hours requires prior coordination and written approval from the Contracting Officer (CO) or designated Government Point of Contact (POC).

2. REQUIREMENTS.

2.0. SAFETY REQUIREMENTS: The Contractor shall comply with all Federal, State, and Base security and safety laws, regulations, policies, and requirements. If at any time it is determined that equipment is unsafe and/or work is being performed in an unsafe manner, all work will be immediately suspended until the Contractor has corrected the problem to the satisfaction of the base.

2.1. LOCATIONS TO BE SERVICED: The contractor shall provide and maintain 100% wireless internet coverage in the following buildings located at CAFB:

2.1.1. Building 547 (Commons Area)

2.1.2. Building 550 (Dormitory)

2.1.3. Building 555 (Dormitory)

2.1.4. Building 541 (Outdoor Pavilion)

2.1.5. Building 552 (Outdoor Pavilion).

2.2. BUILDING CHARACTERISTICS: The contractor shall consider the following building details in their design and proposal:

2.2.1. Interior walls: Primarily drywall.

2.2.2. Ceilings: 8 ft concrete ceilings.

2.2.3. Coverage Area and Occupancy:

2.2.3.1. B547: 8,729 sq. ft. (Commons Area)

2.2.3.2. B550: 19,090 sq. ft. (60 bedrooms, 30 shared living rooms)

2.2.3.3. B555: 21,323 sq. ft. (34 single-resident units)

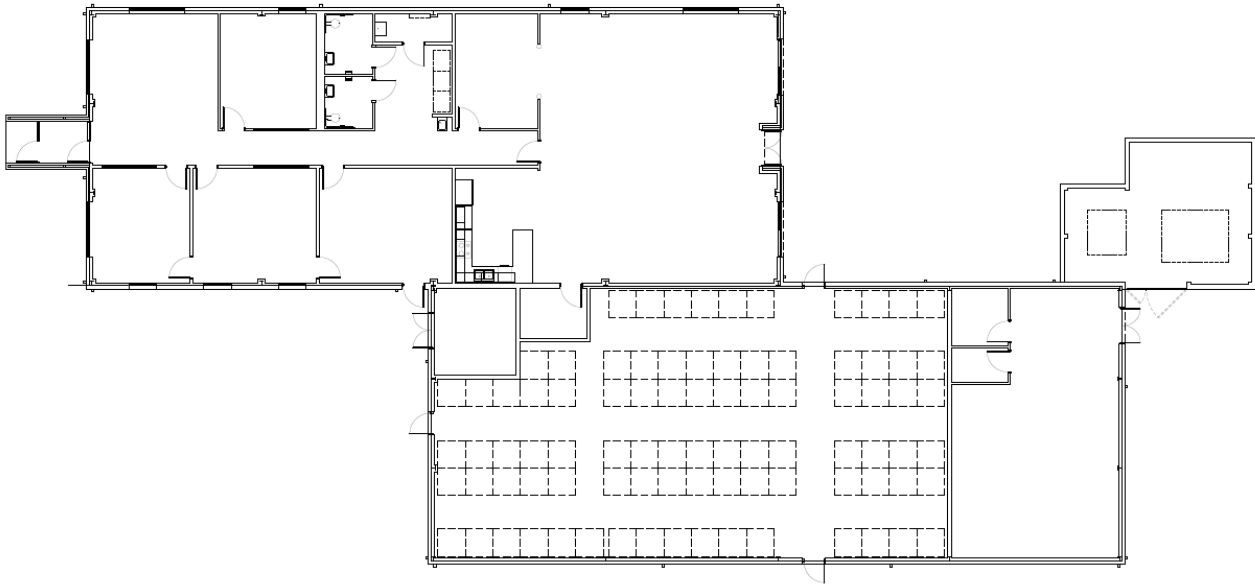
2.2.3.4. B541: 1,681 sq. ft. (Outdoor Pavilion)

2.2.3.5. B552: 961 sq. ft. (Outdoor Pavilion)

2.2.3.6. The Government will provide facility access during normal duty hours for site surveys, installation, and maintenance.

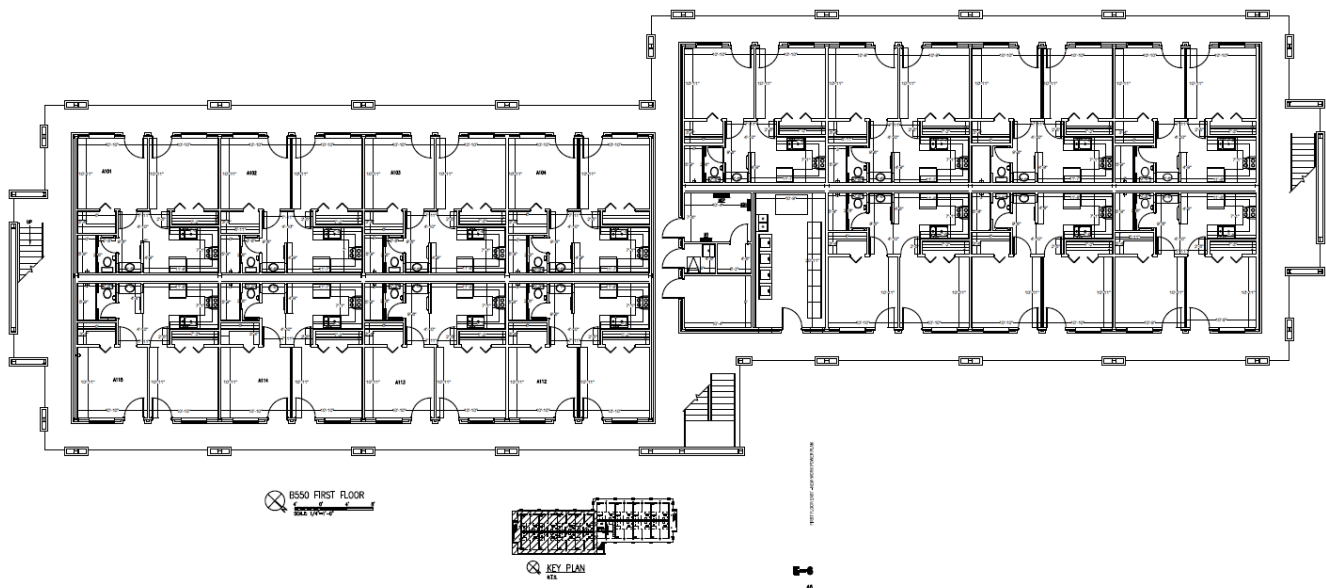
2.2.3.7. Floor Plans: Digital floor plans (CAD or PDF) will be provided by the government upon request.

2.2.3.7.1. B547 Floor Figure

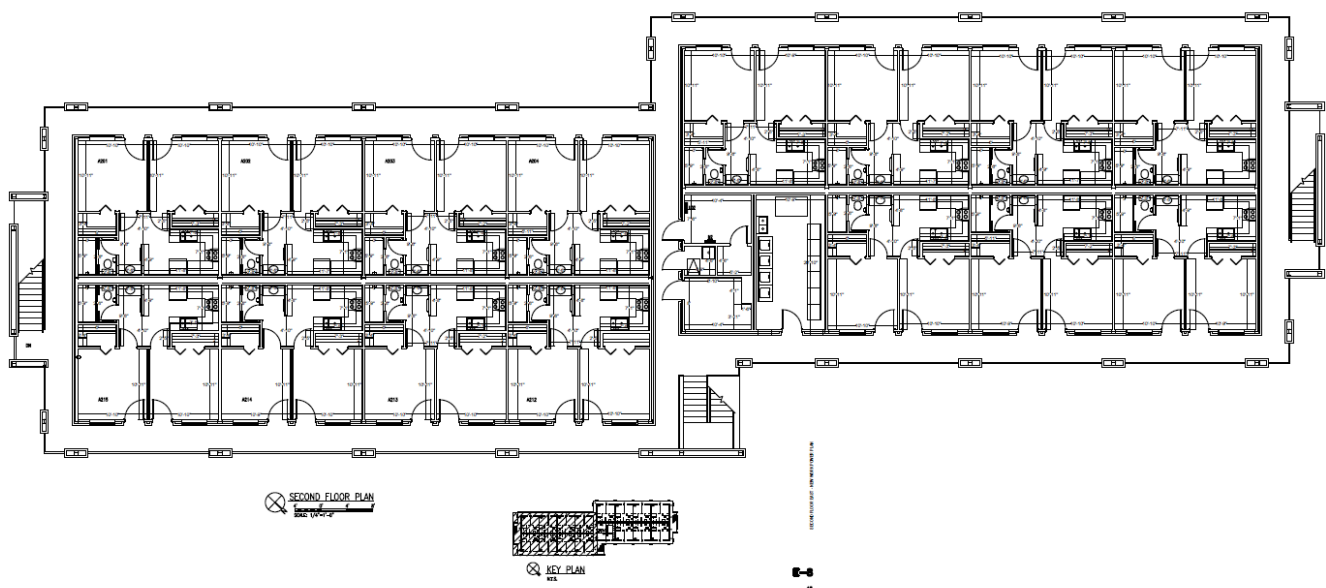


B547 FLR PLN

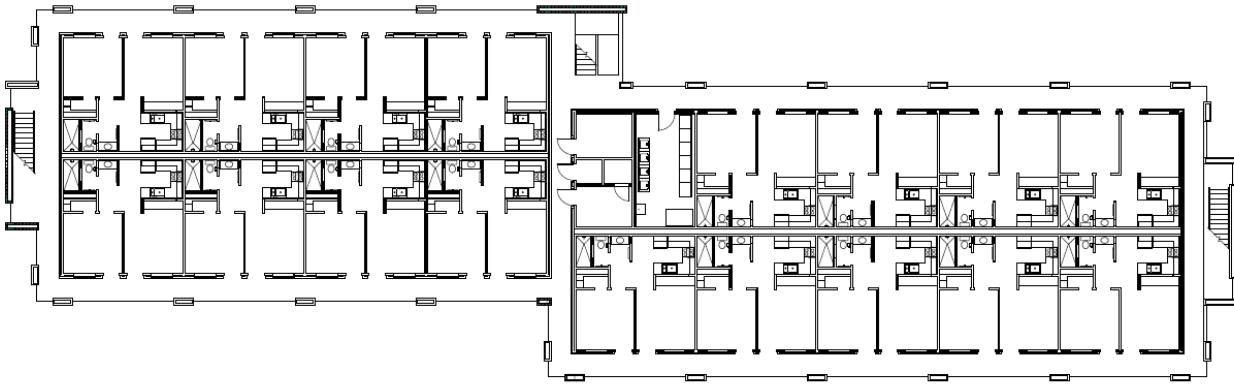
2.2.3.7.2. B550 1st Floor Figure



2.2.3.7.3. B550 2nd Floor Figure

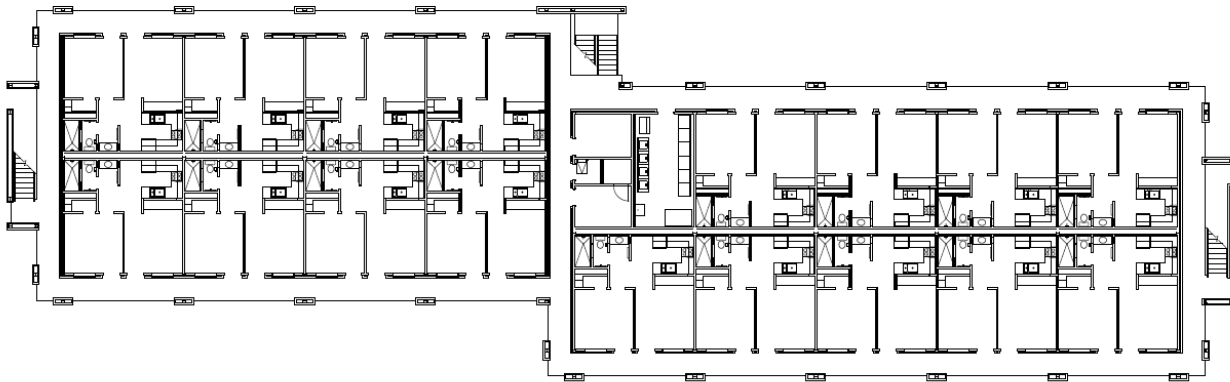


2.2.3.7.4. B555 1st Floor Figure



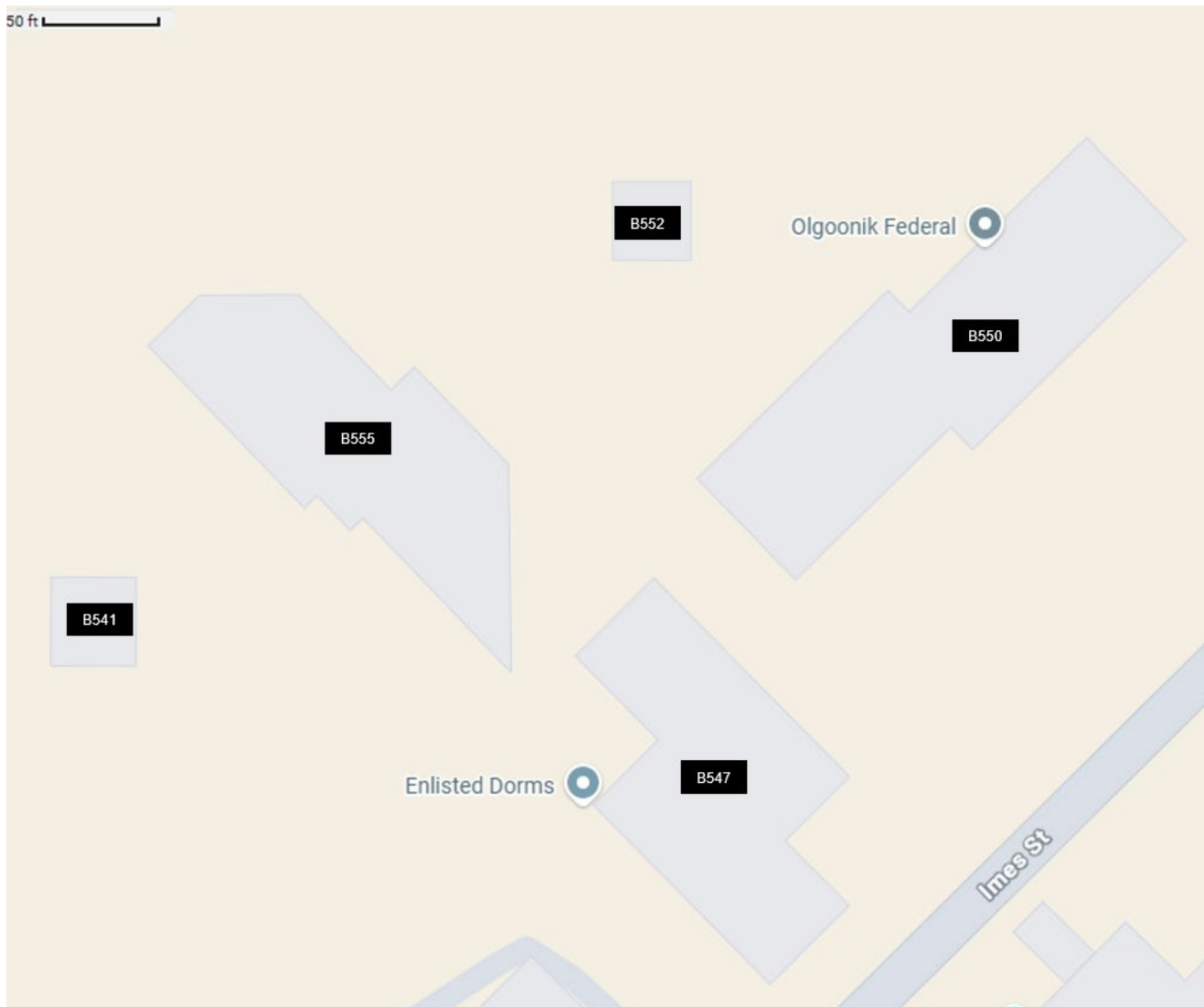
B 555 1st Floor Plan

2.2.3.7.5. B555 2nd Floor Figure



B 555 2nd Floor Plan

2.2.3.7.6. Overview of Buildings (Google Maps Reference)



2.3. SERVICE REQUIREMENTS:

2.3.1. INTERNET SPEED: The service must meet or exceed the speed benchmarks set by the Federal Communications Commission (FCC) for broadband internet. At a minimum, the contractor shall provide a service capable of 100 Mbps download and upload speeds per user.

2.3.2. SYSTEM PERFORMANCE & AVAILABILITY: The contractor shall provide a minimum of 99.5% service uptime, available 24 hours a day, 7 days a week. The system must be designed to handle concurrent usage by all residents without degradation of service.

2.3.3. MAINTENANCE & RESPONSE: The contractor shall maintain all components of the infrastructure. The contractor must respond within four (4) hours of notification for diagnosis of any problem and provide a resolution by the next business day.

2.3.4. SECURITY: The service shall be encrypted and protected to prevent unauthorized access. The system must comply with all applicable DoD and Air Force security requirements (DISA STIGS, DOD INSTRUCTION 8420.01, and Air Force Instruction (AFI) 33-129). The commercial Wi-Fi network must be completely isolated from the ".mil" or any other official DoD network.

2.3.5. CONTENT FILTER: The contractor shall provide the ability to block access to certain categories of websites, including but not limited to, pornography and gambling sites. The Government POC will have the ability to request the addition or removal of sites from the content filter.

2.3.6. WELCOME/SPLASH PAGE: The system shall feature a customizable banner or splash page that users must accept before gaining access. This page will not require a password. The Government will provide the content for this page

2.4. CONTRACTOR RESPONSIBILITIES

2.4.1. GENERAL RESPONSIBILITIES:

2.4.1.1. The contractor shall provide a commercial 2.4/5 GHz centrally managed wireless system.

2.4.1.2. The system must enable users to access internet sites, email, and streaming media with any Wi-Fi-enabled device.

2.4.1.3. Each location shall begin broadcasting wireless access immediately upon system set up and activation.

2.4.2. DESIGN AND INSTALLATION:

2.4.2.1. The Contractor shall conduct an in-brief with the Government POC or designated representative prior to the implementation and an out-brief at the conclusion of the implementation. The in-brief shall inform the customer of implementation plans and necessary support. The out-brief shall inform the customer of implementation results and necessary maintenance, test results, and warranties.

2.4.2.2. The contractor shall provide a professional, high-quality installation. All cabling shall be neatly routed, concealed where possible (e.g., above drop-ceilings, within walls), and terminated in accordance with industry's best practices.

2.4.2.3. The contractor shall provide all design, labor, materials, and equipment necessary to install a complete and functional commercial wireless system.

2.4.2.4. The contractor shall install a sufficient number of enterprise-grade Wireless Access Points (WAPs) to ensure full signal saturation (-65 dBm or better) throughout all designated areas. All WAPs shall be powered over Ethernet (PoE). All equipment and cabling shall be installed in accordance with the latest version of ANSI/EIA/TIA standards.

2.4.2.5. The Contractor shall provide a one-year warranty or manufacturer's standard commercial warranty, whichever is longer. This warranty shall include a one-year workmanship warranty. The warranty period shall start from the date of system and/or project acceptance. The Contractor shall provide written procedures and required information for warranty services at or prior to site acceptance.

2.4.2.6. All installation, equipment cabinets/racks, cables (communications, power, grounding, etc.), equipment, pathways, wire management, patch panels, etc. shall be in accordance with standards referenced in Appendix A and in secure areas comply with AFSSI 7702 "Emissions Security Countermeasures", and NSTISSAM Tempest/2-95 "National Security Telecommunications and Information System Security Advisory Memorandum (NSTISSAM) Red/Black Installation Guidelines."

2.4.2.7. The Contractor shall be responsible for preventing any unscheduled (i.e., cutting or disabling any in-service cables or equipment) interruptions of communications capabilities that are properly identified. The Contractor shall coordinate planned outages with the Government POC at least 2 calendar days in advance of the outage if the implementation necessitates disruption of service, (e.g., communications, electrical, or other utilities).

2.4.2.8. NOTE: No commercial equipment shall be housed or stored in any base communication closets/cabinets owned and operated by the local Communications Squadron without prior coordination and approval

2.4.3. DOCUMENTATION AND APPROVALS:

2.4.3.1. The contractor is solely responsible for preparing and completing an Authority to Operate (ATO) package and a Department of Defense Information Network (DODIN) waiver package for their commercial service.

2.4.3.2. The contractor shall provide all relevant documentation to the CAFB Wing Cybersecurity Office (WCO) to obtain and maintain the ATO and DODIN waiver. This includes, but is not limited to:

2.4.3.2.1. A complete hardware list of all devices (routers, switches, access points, modems, etc.).

2.4.3.2.2. A list of all Internet Protocol (IP) ranges and subnets assigned.

2.4.3.2.3. A detailed logical and physical network diagram showing hardware locations and cabling routes.

2.4.3.2.4. A predictive and post-installation wireless signal heat map showing access points and their signal strength/coverage.

2.4.3.3. As-built drawings shall be provided upon completion of the project in AutoCAD and PDF formats

2.5. SAFETY & ACCESS RESPONSIBILITIES:

2.5.1. ACCIDENT/INCIDENT REPORTING AND INVESTIGATION: The Contractor shall record and report all available facts relating to each instance of injury to either Contractor or Government personnel to the Base Safety Office unless otherwise stated in the SOW. The Contractor shall secure the scene of any accident and wreckage until released by the accident investigative authority through the Base POC. If the Government elects to investigate the incident, the Contractor shall cooperate fully and assist the Government personnel until the investigation is completed.

2.5.2. ENVIRONMENTAL MANAGEMENT: The Contractor shall comply with the most stringent environmental federal, state, local laws and regulations, and Air Force policies, instructions, and plans. The federal Government is not exempt from compliance with environmental regulations. The Contractor shall maintain an awareness of changing environmental regulatory requirements to avoid environmental deficiencies for activities on CAFB.

2.5.3. SECURITY CLEARANCES: There are no security requirements for performance of this Task Order. Stated work and associated products shall be performed at the UNCLASSIFIED level. It is the Government's responsibility to provide escorts where required. The primary Contractor shall provide adequately cleared personnel for the performance of this Task Order. The Contractor personnel shall not require Secret Security Clearances.

2.5.4. BASE ACCESS: The Contractor shall process a Site Visit Request Letter. This Letter shall identify the names, driver's license numbers, state of issue, and birth date of the personnel who will be performing work on this SOW. This information is required to grant access to the base. If required by the base, the Contractor shall provide identification badges for their employees. The badges shall identify the individual and company name, be clearly and distinctly marked as Contractor, and be in accordance with base regulations. Access requests should be made through the Government POC.

3. DELIVERABLES & PROJECT MANAGEMENT

3.0. PROJECT MANAGEMENT: The Contractor shall provide a Project Manager (PM) who is a US citizen responsible for contract performance and continuity. The Contractor shall identify the PM's range of authority to act for the Contractor relating to daily contract operation.

3.1. SITE POC: The Contractor shall designate the Contractor's on-site team leader and alternate(s) as the Site POC for individual projects in their Site Visit Request Letter. The Site POC or alternate(s) shall be on site during duty hours until project completion. The Site POC shall be the interface for all work site communications with the Government, including quality, safety, and discrepancy matters. The site POC and PM may be the same individual.

3.2. SCHEDULE: Within 10 business days after contract award, the contractor shall provide a detailed project schedule for Government approval. The schedule shall include milestones for design, installation, testing, and final acceptance.

3.3. TESTING AND ACCEPTANCE: The contractor will ensure the final installation is fully operational and meets all commercial, local, and military standards and policies. The Government will conduct final acceptance testing to verify all requirements of this SOW that have been met. The contractor shall provide documentation of performance tests and verification of test results by a Government representative.

3.4. CHANGE CONTROL: Any changes or additions to the work described in this SOW must be requested through a written modification by a warranted Contracting Officer. The contractor shall not proceed with changes until agreed upon and executed by both parties.

3.5. PLACE OF PERFORMANCE: The work shall be performed in buildings 547, 550, 555, 541, and 552 at CAFB, Columbus, MS.

3.6. HOURS OF WORK: The contractor shall perform all work during normal duty hours, 0730 to 1630, Monday through Friday, excluding U.S. federal holidays. Work outside these hours may be granted on a case-by-case basis with prior approval.

3.7. SITE CLEANLINESS: The contractor shall keep all work areas clean and free of debris. All debris shall be removed from the work site daily and disposed of properly by the contractor.

4.

5. APPENDICES.

5.0. Appendix A: APPLICABLE STANDARDS. The following list is not all-exclusive. The Contractor shall comply with applicable commercial code and standards:

5.0.1. Building Industry Consulting Service International (BICSI)

5.0.2. American National Standards Institute (ANSI)

5.0.3. Telecommunications Industry Association/Electronic Industries Alliance (TIA/EIA)

5.0.4. National Electrical Code (NEC)Occupational Safety and Health Administration (OSHA)