

September 6, 2023

**Addendum #5
RP016-23
Construction Manager at Risk (CMAR) for the F. Wayne Hill Water Resources Center
Biosolids Dryer Project**

The following addition/changes modify RP016-23 Construction Manager at Risk (CMAR) for the F. Wayne Hill Water Resources Center Biosolids Dryer Project, as first advertised on July 19, 2023.

I. Clarifications:

- C1. The following change should be made throughout the Request for Proposal where applicable:**
The Bid Bond and Cost Proposal should be submitted in a separate sealed envelope. Do not put additional copies of the cost proposal or Bid Bond in the technical proposal original or copies.
- C2. The following overview was provided as part of the Step II pre-proposal conference held on August 31, 2023, at the FWH WRC:**
1. Copy of RP016-23 Pre-Proposal Conference Sign-In Sheet included as an attachment.
 2. Emphasis should be provided in your Step II proposal concerning the 15 goals outlined on pages 6 of 251, and 7 of 251 within the RP016-23 document.
 3. Clarification on Project Budget and Funding initially offered on page 8 of 251 within the RP016-23 document and detailed throughout was provided as follows: \$15M currently funded via grant GA-0010434 from ARPA; \$50M currently funded via loan CW-2022-031 from GEFA; option for additional funding via grant from USDA did not materialize; remaining funding anticipated to be provided via GCDWR fund 504 rate funding.
 4. Emphasis should be provided in your Step II proposal concerning the 6 criteria under Project Approach (Tab E) on page 22 of 251 within the RP016-23 document.
 5. When providing response for Project Approach, proposers shall clearly detail risks, assumptions, and contingencies noting specifically what those cost allocations are, where those cost allocations are assigned, how those costs will be managed and released, and what is specifically included in those costs and what is not.
 6. Via acknowledgement of this Addendum #5, proposer will be asked to confirm that the submitting firm can provide and construct what is detailed in RP016-23 and all Addenda for the amount submitted in **cell 5 on Table 1** – Estimated Contract Price Proposal Exhibit A, on page 89 of 251 within the RP016-23 document.
 7. Copy of Excel Table 1 – Estimated Contract Price Proposal Exhibit A included as attachment.

- C3. The following capital improvement projects are anticipated to be under construction at the FWH WRC during the construction of FWH WRC Biosolids Dryer Project:**
- BL number not yet assigned, CIP Project Number M-1190-49 F. Wayne Hill Water Resources Center Boiler and Hot Water Pump Supply Improvements Project
 - BL number not yet assigned, CIP Project Number F-1346-07 F. Wayne Hill Water Resources Center Dewatering Pumping and Polymer System Improvements Project. This project includes replacement of the polymer makeup units, polymer feed pumps, digested sludge pumps, and chemical sludge pumps.
 - BL033-22, CIP Project Number F-1346-08, F. Wayne Hill Water Resources Center Flare Improvements Project. NTP granted 3Q2022, Substantial Completion projected 4Q2023.
- C4. If the location east of the Solids Handling Building is selected, there will be the following requirements to maintain plant operations during construction of the FWH WRC Biosolids Dryer Project:**
1. FWH Operations Staff will need to be able to load Ostara supersacks onto a flatbed tractor trailer truck. This is typically done every 3 weeks between 7am and 4pm on a weekday.
 2. At a minimum a one-way road will need to be maintained through the area for dewatered sludge removal truck, FOG/ High Strength Waste deliveries, and Liquid Oxygen deliveries.
 3. FWH Operations Staff will need to receive and offload polymer trucks to storage tanks on the east side of the Solids Handling Building.
- C5. The Cost Proposal should be submitted in hard copy as noted in C1. An electronic Excel spreadsheet should also be provided.**

II. Questions and Answers:

- Q1. See Exhibit D Major Construction Insurance Requirements, Article 14 Subcontractors shall provide an umbrella limit of liability of \$3,000,000 or similar combination of GL and Umbrella that yields \$5,000,000 of coverage. Please revise this requirement to a minimum umbrella limit of liability of \$1,000,000 or similar combination of GL and Umbrella that yields a minimum of \$3,000,000 of coverage. The higher limits are not typical for Subcontractors of every tier and may not be commercially available to them, it can also add significant cost to the project for Subcontractors to maintain these higher limits.**
- A1. There may be smaller components of this project that are completed by smaller sub-contractors that do not meet these minimum requirements. These circumstances can be addressed by requiring the Contractor to include a subcontractor’s liability endorsement to provide excess coverage over the subcontractors’ policy.
- Q2. Professional Services Insurance Requirements, Section 4 requires Professional Liability Insurance with project site or location dedicated limits. The section also provides limit options. Is the intent of this requirement to require project-dedicated limits of \$1 million per claim and in the aggregate and the allowance of a corporate program if the limits are higher? Corporate practice programs do not allow for project-dedicated limits and the procurement of a project-specific policy will add significant cost to the bid. Please remove the requirement for a project-dedicated limit if CMAR is able to evidence higher limits.**
- A2. Evidence of higher limits are acceptable. Any deviations from the insurance requirements included in the proposal documents may be addressed during the negotiations phase with the highest scoring firm.

- Q3. Professional Services Insurance Requirements, Section 9 requires companies to be licensed by the State of Georgia. Many highly reputable insurers with strong AM Best ratings are not licensed in every state, however they are authorized to do business by the state. Please amend to: "9. Insurance Company should be licensed or authorized to do business by the Georgia Department of Insurance."**
- A3. The County accepts this change.
- Q4. Professional Services Insurance Requirements, Section 13 requires Subcontractors to provide and maintain the same insurance as the Prime Contractor. These coverages and limits, specifically the professional liability insurance requirement, may not be commercially available or applicable to most subcontractors. Please amend to: "14. Contractor shall incorporate a copy of the insurance requirements as herein provided in each and every subcontract with each and every Subcontractor in any tier and shall require each and every Subcontractor of any tier to comply with all such requirements, with the exception of the Professional Liability insurance requirements. . . "**
- A4. The County accepts this change.
- Q5. Major Construction Insurance Requirements, Section 9, and General Conditions, 6.02.B require that all insurers be rated A- 12 or better by AM Best. This is not a problem for us as the prime contractor, but the County requires that subcontractors provide the same types of insurance required in the specifications and therefore they would have to meet this AM Best requirement. Our standard requirement in our subcontract is A-VII or better which is lower than the requirement in the specification. Please confirm this is acceptable.**
- A5. The County accepts this change.
- Q6. Major Construction Insurance Requirements, Section 17 outlines the Builder's Risk Insurance requirements. Bidder is seeking the following clarifications:**
- 1 – It is acceptable to have sublimits for the perils of flood for Work in high hazard flood areas and earthquake, as full limits are not commercially available?**
- 2 – Deductibles for CAT perils are subject to a percentage of values at risk at time of loss and not a flat deductible. Please confirm a 5% VARATOL deductible, subject to a \$500,000 minimum is acceptable.**
- 3 – Please confirm the County and Subcontractors may be named as Additional Insureds on the CMAR procured Builders' Risk policy versus Named Insureds.**
- A6. 1 – We are seeking limits that cover the project.
 2 – The County accepts the deductible outlined above.
 3 – Additional Insureds is acceptable.
- Q7. Supplementary Conditions, SC-6.04.F.2 requires the Builders' Risk Policy to provide coverage for any property used in the preparation fabrication, construction, etc. of the Work. Builders' Risk only applies to property intended to become a permanent part of the Work. Please remove this provision in its entirety.**
- A7. County agrees to this requested change.

Q8. Page 17 of the RFP states “Provide the following required forms in Appendix A”, which is followed by the forms. However on the Step II Firm Information form (RFP page 145), in yellow highlights it states “Return with Step II Cost Proposal in a Separate Sealed Envelope.” Please clarify if the Firm Information form should be included in Appendix A, or enclosed within the separate cost envelope. Also, The Step II Firm Information form (ref. INV pg. 145 of 251) does not have a place for acknowledgement of addenda. How does the County wish us to acknowledge addenda as part of Step II submission?

A8. Please include the Firm information form on page 135 in Appendix A and Firm information form on page 145 in the separate cost envelope.

Q9. See Attachment A, Exhibit D Insurance Requirements – Major Construction Insurance Requirements Number 3, the General Liability additional insured status must be provided through the CG2010 and CG2037 endorsement. Please confirm that equivalent endorsements are acceptable.

A9. The County confirms these are acceptable.

Q10. See Attachment A, Exhibit D Insurance Requirements – Major Construction Insurance Requirements Number 4, the Umbrella Liability insurance is to provide coverage for property in contractor’s care, custody and control following form to the primary coverage. The care, custody and control exclusion is an industry standard General Liability and Umbrella Liability exclusion that cannot be removed. Contractors can cover this exposure through the builder’s risk property insurance policy. Please confirm this is acceptable.

A10. The County confirms this is acceptable.

Q11. See Attachment A, Exhibit D Insurance Requirements – Major Construction Insurance Requirements Number 17, the builder’s risk deductible shall not exceed \$500,000. Contractors may not be able to achieve this level of deductible for all perils. Since the Contractor is responsible for all deductibles, please confirm that the Contractor can choose the deductible based on availability from their carrier.

A11. The County confirms this is acceptable.

Q12. For Attachment A CMAR-525-Exhibit B Cost Tables, Table 2 Compensation for CMAR Services, how do we include CMAR Preconstruction Services in this table that is not provided with a classification and hourly rate (i.e., surveying)?

A12. Additional rows and columns may be added to this table as needed to identify all CMAR Services. The Cost Tables Excel file is password protected with locked and unlocked cells. Locked cells may not be changed. For any CMAR Preconstruction Service that can’t be quantified by hourly rates and classifications, not under the Description column for that item that it is a lump sum and list the lump sum amount in the Amount column.

Note that rows and columns may be added on Tables 2, 3, and 4 of the Attachment A Exhibit B Cost Tables. Confirm that added rows or columns are included in the formulas for totals that are transferred to Table 1.

Q13. Can the County provide guidance on the anticipated number of Work Packages for this project?

A13. As noted in Exhibit E – RP003-23 Consultant Scope of Services (ref. INV pg. 36 of 251) “It is anticipated that the Project will be designed and constructed in multiple (up to five) work packages.” The County anticipates that following the selection of the dryer location, the first work package will include long lead time items. At the same time a second work package will include site preparation. It is anticipated that an additional 2-3 work packages will follow.

III. Attachments:

- RP016-23 Pre-Proposal Conference Sign-In Sheet
- Excel spreadsheet: RP016-23 Attachment A-Exhibit B Proposal Fee Cost Tables 1 – 4

Acknowledge receipt of this addendum on the Firm Information page of the RFP document.
Sincerely,

Brittany Bryant
Purchasing Associate II

| | <u>Representative Name</u> | <u>Company Name</u> | <u>Phone #</u> | <u>E-Mail Address</u> |
|-----|---------------------------------|---|---------------------|---|
| 1. | <u>Don Lewis</u> | <u>WSCI</u> | <u>404-979-4591</u> | <u>don.lewis@Kiewit.com</u> |
| 2. | <u>TJ PAUL</u> | <u>WSCI</u> | <u>530-510-6940</u> | <u>TJ.PAUL@KIEWIT.COM</u> |
| 3. | <u>SANFORD STOKES</u> | <u>WSCI</u> | <u>404 849 5291</u> | <u>SANFORD.STOKES@KIEWIT.COM</u> |
| 4. | <u>Keith Buchholtz</u> | <u>WSCI</u> | <u>404 569 1786</u> | <u>Keith.Buchholtz@westernsummit.com</u> |
| 5. | <u>Anthony Stark</u> | <u>WSCI</u> | <u>770-320-9713</u> | <u>anthony.stark@kiewit.com</u> |
| 6. | <u>Steve Davis</u> | <u>wsci</u> | <u>678-794-2121</u> | <u>steven.davis1@kiewit.com</u> |
| 7. | <u>BRAD JACKSON</u> | <u>CLARK</u> | <u>770-616-8683</u> | <u>brad.jackson@BLARKFOUNDATIONSLCC.COM</u> |
| 8. | <u>SHANE LIPPERT</u> | <u>CLARK</u> | <u>770.548.1675</u> | <u>SHANE.LIPPERT@CLARKCONSTRUCTION.COM</u> |
| 9. | <u>JERRY MILLS</u> | <u>PRINCIPLE ENVIRONMENTAL</u> | <u>404-285-1481</u> | <u>JERRY.MILLS@PRINCIPLEENVIRONMENTAL.COM</u> |
| 10. | <u>Ty Kelley</u> | <u>Reeves Young</u> | <u>404-216-2164</u> | <u>tkelley@reevesyoung.com</u> |
| 11. | <u>CREZ VANSENHEUVER</u> | <u>REEVES YOUNG</u> | <u>630-410-4767</u> | <u>GVANSENHEUVER@REEVESYOUNG.COM</u> |
| 12. | <u>HUNTER BRISTER</u> | <u>UNITED RENTALS FLUID SOLUTIONS</u> | <u>470-829-2756</u> | <u>GBRISTER@UR.COM</u> |
| 13. | <u>WESTON BASHLOR</u> | <u>PC CONSTRUCTION</u> | <u>727.248.9590</u> | <u>WBASHLOR@PCCONSTRUCTION.COM</u> |

| <u>Department Representative Name</u> | <u>Department</u> | <u>Department Representative Name</u> | <u>Department</u> |
|---------------------------------------|------------------------|---------------------------------------|-------------------|
| <u>Brittany Bryant</u> | <u>DOFS-Purchasing</u> | | |
| <u>Jeremy Cagle</u> | <u>DWR</u> | | |
| <u>Ben Bagwell</u> | <u>DWR</u> | | |
| <u>Justin Gannon</u> | <u>DWR-FWH</u> | | |

PRE-BID CONFERENCE

BL#

Representative Name

Company Name

Phone #

E-Mail Address

(DEPARTMENT REPRESENTATIVES SIGN-IN AT BOTTOM)

- | | | | | |
|-----|-----------------|-----------------|----------------|-------------------------------|
| 1. | Eric McKenna | Alberici | 404-285-6112 | eric.mckenna@alberici.com |
| 2. | Clint Hayes | Alberici | 314-366-0154 | clint.hayes@alberici.com |
| 3. | Mike Raybourn | Alberici | (919) 616-6211 | Mike.Raybourn@Alberici.com |
| 4. | PETER WISELL | PC CONSTRUCTION | 678-481-2532 | pwiselle@pcconstruction.com |
| 5. | BOB HANE | PC | 802-922-6535 | RHANE@PCCONSTRUCTION.COM |
| 6. | BRIAN ROTH | PC CONST. | 470.352.5643 | brothe@PCCONSTRUCTION.COM |
| 7. | MIKE YESALONIA | PC CONSTRUCTION | 802.338.0347 | MYESALONIA@PCCONSTRUCTION.COM |
| 8. | MATT MCCORMACK | REEVES YOUNG | 678 414 9875 | mmccormack@reevesyoung.com |
| 9. | Jessica Bullock | Reeves Young | 678 761 4653 | jbullock@reevesyoung.com |
| 10. | | | | |
| 11. | | | | |
| 12. | | | | |
| 13. | | | | |

Department Representative Name

Department

Department Representative Name

Department

Michael Milstein

DOPS

Purchasing