

ADDENDUM NO. ONE (1)
CITY OF JEFFERSON, GEORGIA
RFP FOR DESIGN SERVICES OF EARTHEN DAM, RESERVOIR, AND INTAKE STRUCTURE
ISSUED DECEMBER 11, 2020

RE: JEFFERSON REQUEST FOR PROPOSALS FOR DESIGN SERVICES OF EARTHEN DAM, RESERVOIR, AND INTAKE STRUCTURE
EMI PROJECT No. 01-021

FROM: ENGINEERING MANAGEMENT, INC.
303 SWANSON DRIVE
LAWRENCEVILLE, GA 30043
Ken Peters, P.E.
770-962-1387

TO: PROSPECTIVE RESPONDENTS

This Addendum forms a part of the Request For Proposals For Design Services Of Earthen Dam, Reservoir, And Intake Structure, and modifies the original RFP documents dated October 2020.

The following items of the Request For Proposal Documents are modified as part of this Addendum:

Questions

- Are oversized pages allowed for graphics and tables, and how will they affect page count?
Oversized pages are allowed for graphics and tables, and the oversized pages will count as one page like regular sized pages.
- Section 6A.5 and Section 6C both ask to provide an Organization Chart. Can this be provided once, and if so, which section?
Please provide the Organizational Chart only one time and include the Chart with Section 6C.
- Section 6B asks the responding firm to provide five similar projects; should experience of subconsultant partners be included as part of the five projects or in addition to the five projects?
The experience of subconsultant partners shall be included as part of the five projects.
- Scope Task 1 states “the Engineer shall...maintain the quality of the work products defined within this scope as consistent with applicable standards and City/Program Manager’s expectations.” How are these expectations defined?
The City/Program Manager’s expectations are defined as consistent with state standards for the practice of engineering and land surveying.
- Scope Task 2 states “A detailed field survey shall be conducted for the proposed dam and reservoir site...” We anticipate detailed field survey for the dam area; is this also required for the reservoir area?

Yes. The detailed field survey will give the design consultant and the City the most accurate data regarding the reservoir area.

- Are any boundary/easement surveys required or does the City already have these?
We do not anticipate any boundary/easement surveys required from the design consultant team. The City has the boundary surveys for all properties acquired for the reservoir and dam site and the City has already prepared the survey for the North Oconee raw water pump station site and raw water line route from the North Oconee River to the reservoir.
- We assume the consultant will define the level of effort for the Geotechnical Exploration in our submitted approach.
This assumption is correct.
- We assume the consultant will define the level of effort for construction inspection and quality control for the pump stations and waterlines in our submitted approach.
This assumption is correct.
- What level of construction observation will the City/Program Manager be providing for the project?
The City/Program Manager will most likely visit the sites twice a month to keep abreast of the work progress, to go over any pay request and/or change orders during construction, and to assist with fielding any questions.
- What is the role(s) of the Program Manager during design and construction?
The Program Manager's role is to facilitate progress meetings on behalf of the City during the design and construction, provide a limited amount of construction observation, assist with the review and approval of the pay request and change orders, coordinate with the funding agency, and assist with questions during design and construction.
- Are any background studies available to review? Such as Geotechnical, Hydrology/Hydraulics, Safe dams program documentation, or permitting reports, etc.
At this time, there are no background studies available for review.
- Can the system curve, profile, route/corridor map, and hydraulic grade line be provided for the entire pipeline from the Reservoir Raw Water Pump Station to the treatment facility/point of discharge?
The design engineer responsible for the design of the raw water line from the reservoir to the City's water treatment plant will coordinate the required information, to allow for the design of the pump station, with the successful firm.
- Would the City be open to alternate locations for the River Raw Water Intake on the North Oconee River (as long as they are within parcels to be purchased by the City)?
At this time, the City is obtaining a 1.29-acre site adjacent to the North Oconee River for the Raw Water Intake and Pump Station site. The site has been agreed upon by the City and the USACOE. Therefore, currently, the City is not open to alternate locations for the River Raw Water Intake. However, during the design process, if issues arise that preclude the use of the predetermined site, the City would be open to alternate locations.
- Can the City provide a map and status of parcels intended for land acquisition? Will borrow pits need to remain within these intended parcels?
The property for the reservoir and dam site has been obtained by the City. The City can provide a CAD file of this area. The North Oconee Raw Water Pump Station site and route for the Raw Water Line from the North Oconee River to the reservoir is currently in

condemnation proceedings. The City can provide a PDF copy of the survey delineating these areas. The borrow pits will need to remain within the intended parcels unless the City provides access to additional borrow areas prior to or during construction. If you wish to receive a copy of the CAD file for the reservoir site and PDF copy of the raw water pump station site with raw water line route, please email Ken Peters at kpeters@eminc.biz with request.

- Can the wetland delineation GIS files and the cultural resource surveys be supplied?
The wetland delineation files and cultural resource surveys will be supplied to the successful consultant.
- How many copies of the cost proposal should be included?
Per the RFP, one copy of the cost proposal shall be provided in a separate sealed submittal.
- Will wetland permitting be required for the pipeline/pumping station portion of the project?
Based on the Corp permit SAS-2005-00228, there are 500 linear feet of stream impacts included for the pipelines from the intake to the reservoir and from the reservoir to the treatment plant. If additional impacts are discovered during the design, then additional permitting would be necessary.
- Will a stream buffer variance be required for the Oconee River pumping station/influent screens?
Based on the Buffer Variance Procedures and Criteria of the GA EPD, we are under the impression that a stream buffer variance will be required for the intake structures.
- How much property has been acquired for the feeder line from the Oconee River to the reservoir? Is it only an easement or actual property acquisition and what is the width?
At this time, the property for the raw water pump station site and raw water line from the North Oconee River has not been acquired. The property acquisition is currently in condemnation proceedings. The property for the raw water pump station site is proposed 1.29 acres and will be owned fee simple by the City of Jefferson. The property from the raw water pump station site to the reservoir will be a 40' wide permanent utility easement with 7.929 acres northeast of Apple Valley Road and 0.815 acres southwest of Apple Valley Road.
- Have access road routes been considered for both pumping stations and, if so, has land also been acquired for these roads?
The access route to the North Oconee Raw water intake and pump station will follow the raw water line route. As stated above, this property acquisition is currently in process with condemnation proceedings. The pump station to pump raw water from the reservoir to the City's water treatment plant is proposed to be constructed adjacent to the reservoir with access from Lyle Field Road. The City currently owns all property necessary for the construction of dam and reservoir with property frontage along Lyle Field Road.
- The RFO, beneath Task 4. Permitting, states that "Compliance with Corps of Engineers 404 Permit Number SAS 2005 00228 and all required actions and submittals as outlined" is required by the Engineer. Can the City clarify if the Engineering team is required to produce/coordinate all items included within the permit conditions, or if there are certain items that will be performed by the City or others?

The Engineering team will be required to produce/coordinate all items concerned with the design and permitting of the project. Also, during the construction phase services, the Engineering team will be required to coordinate with the contractor to make sure all construction related items comply.

- Can the City provide additional details/drawings for the permitted limits of the project sites that are covered under the 404 Permit?

The City has complete boundary surveys for the properties obtained for the reservoir and dam and a survey completed for the North Oconee River intake site and raw water line route to the reservoir. The City can provide this information. If you wish to receive a copy of the CAD file for the reservoir site and PDF copy of the raw water pump station site with raw water line route, please email Ken Peters at kpeters@eminc.biz with request.

- The State of Georgia Permit to Withdraw, Divert or Impound Surface Water for the proposed Parks Creek Reservoir (Permit No. 078-0301-07 (New)), Special Conditions, 3c., 3d., and 3e. state that monitoring devices downstream of the project site are required within six months of the 404 permit issuance. Have these structures been designed and constructed, or are they required to be designed as part of contract associated with this RFO?

The structures have been designed and constructed.

- Will GPS coordinates be required for pipeline location and all fittings?

No. We would recommend that part of the technical specifications associated with the construction of the project require the contractor to work with a registered land surveyor for staking the alignment of the waterline, etc.

- Based on the proposed project limits shown within the RFP, it is not anticipated that a Letter of Map Change (LOMC) will be required for this project. Although, it is possible a floodplain development permit may be required for activities within a Zone A floodplain. Has it been determined that a revision of a Flood Insurance Rate Map (FIRM) is required? If a LOMC is required by future alterations to design, can a separate estimate be supplied to the City at a later date?

At this time, it has not been determined that a revision of a Flood Insurance Rate Map (FIRM) will be required. However, the site of the raw water pump station will need to be elevated to make sure the station is above the 100-year flood elevation. Due to the Zone A Floodplain with no base flood elevations along the North Oconee River, we would foresee the requirement of a flood study to at least establish the base flood elevation and limits of flooding in and around the pump station site. The City is okay with a separate estimate for a LOMC at a later date.

- Does the Oconee River raw water pumping station have to be built outside of the 75' buffer?

No. The North Oconee River raw water pumping station will need to comply with the 25' state waters buffer, but the City should be able to obtain a buffer variance from Jackson County to allow the construction to occur within the 75' buffer.

- Will GIS as-builts for pipe and fittings be based on actual field surveys or is the requirement only that the as-built drawings be submitted in an ESRI format?

The requirement is only that the as-built drawings be submitted in an ESRI format.

- Please confirm that the price proposal is excluded from the page count limitations.

The price proposal is excluded from the page count limitations.

- *Is there a local surveyor that has performed the surveys for the preliminary work on this project?*

The survey company that has prepared the plats for land acquisition is Atlas (formerly Morland Altobelli). The contact was Don Jones, RLS.

- *Will the North Oconee River Intake Structure be constructed within the river or simply nearby with intake piping to the river? Or, is that the option of the selected engineer?*
Raw water pump station is planned on land adjacent to river with intake piping in river.

- *I did not see mention of one but, is there a planned pre-proposal meeting?*

There is no planned pre-proposal meeting. With the long lead time hopefully, we will be able to address any questions.

END OF ADDENDUM NO. 1

Z:\PROJECTS\01\01021\2020 Dam and Reservoir Design and Permitting RFP Q\AddendumNo 1.12112020.doc