

	<b>Fort Mill School District</b>  <b>Addendum #1</b>	Solicitation Number: 24-002 Date Issued: August 28, 2024 Procurement Specialist: Kelly Keniston Phone: (803) 548-8202 E-Mail Address: kenistonk@fortmillschools.org Mailing Address: 2233 Deerfield Drive Fort Mill, SC 29715
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**DESCRIPTION: Due Diligence/Land Investigation**

*The term "Offer" means your "Bid" or "Proposal". Your offer must be submitted in a sealed package. Solicitation Number & Opening Date must appear on package exterior. See "Submitting Your Offer" provision.*

SUBMIT YOUR SEALED OFFER TO THE FOLLOWING ADDRESS:	
<b>MALING ADDRESS:</b> <b>Fort Mill School District</b> <b>2233 Deerfield Dr.</b> <b>Fort Mill, SC 29715</b>	

SUBMIT OFFER BY: **Thursday, September 5, 2024 at 12:00 pm EST** (See "Deadline for Submission of Offer" provision)

SUBMIT QUESTIONS BY: **Tuesday, August 27, 2024 at 10:00 am EST** (See "Questions From Offerors" pg 8)

NUMBER OF COPIES TO BE SUBMITTED: **One (1) original**

CONFERENCE TYPE: N/A DATE & TIME:	LOCATION: N/A
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<b>AWARD &amp; AMENDMENTS</b>	Award will be posted on or around <b>Friday, September 6, 2024</b> . The award, this solicitation, any amendments, and any related notices will be posted at the following web address: <a href="http://www.fortmillschools.org/departments/procurement/">http://www.fortmillschools.org/departments/procurement/</a>
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You must submit a signed copy of this form with Your Offer. By signing, You agree to be bound by the terms of the Solicitation. You agree to hold Your Offer open for a minimum of thirty (30) calendar days after the Opening Date. (See "Signing Your Offer" provision.)

<b>NAME OF OFFEROR</b>  <small>(full legal name of business submitting the offer)</small>	Any award issued will be issued to, and the contract will be formed with, the entity identified as the Offeror. The entity named as the offeror must be a single and distinct legal entity. Do not use the name of a branch office or a division of a larger entity if the branch or division is not a separate legal entity, i.e., a separate corporation, partnership, sole proprietorship, etc.
<b>AUTHORIZED SIGNATURE</b>  <small>(Person must be authorized to submit binding offer to contract on behalf of Offeror.)</small>	<b>TAXPAYER IDENTIFICATION NO.</b>  <small>(See "Taxpayer Identification Number" provision)</small>
<b>TITLE</b>  <small>(business title of person signing above)</small>	
<b>PRINTED NAME</b>  <small>(printed name of person signing above)</small>	<b>DATE SIGNED</b>
	<b>STATE OF INCORPORATION</b>  <small>(If you are a corporation, identify the state of incorporation.)</small>

<b>OFFEROR'S TYPE OF ENTITY: (Check one)</b> <span style="float: right;"><small>(See "Signing Your Offer" provision.)</small></span> <input type="checkbox"/> Sole Proprietorship <input type="checkbox"/> Partnership <input type="checkbox"/> Other _____ <input type="checkbox"/> Corporate entity (not tax-exempt) <input type="checkbox"/> Corporation (tax-exempt) <input type="checkbox"/> Government entity (federal, state, or local)
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<b>Minority Participation:</b> Are you a SC Certified Minority Vendor <input type="checkbox"/> Yes <input type="checkbox"/> No    If yes, SC Certification # _____ Are you a Non SC Certified Minority Vendor <input type="checkbox"/> Yes <input type="checkbox"/> No
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**(Return Page Two with Your Offer)**

<p>HOME OFFICE ADDRESS (Address for offeror's home office / principal place of business)</p>          	<p>NOTICE ADDRESS (Address to which all procurement and contract related notices should be sent.) (See "Notice" clause)</p>          <p align="right">_____ Area Code - Number - Extension                  Facsimile _____ E- mail Address</p>
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<p>PAYMENT ADDRESS (Address to which payments will be sent.) (See "Payment" clause)</p>          <p>_____ Payment Address same as Home Office Address _____ Payment Address same as Notice Address   <b>(check only one)</b></p>	<p>ORDER ADDRESS (Address to which purchase orders will be sent) (See "Purchase Orders and "Contract Documents" clauses)</p>          <p>_____ Order Address same as Home Office Address _____ Order Address same as Notice Address   <b>(check only one)</b></p>
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ACKNOWLEDGMENT OF AMENDMENTS							
Offerors acknowledges receipt of amendments by indicating amendment number and its date of issue. (See "Amendments to Solicitation" Provision)							
Amendment No.	Amendment Issue Date	Amendment No.	Amendment Issue Date	Amendment No.	Amendment Issue Date	Amendment No.	Amendment Issue Date

<p align="center">DISCOUNT FOR PROMPT PAYMENT (See "Discount for Prompt Payment" clause)</p>	<p align="center">10 Calendar Days (%)</p>	<p align="center">20 Calendar Days (%)</p>	<p align="center">30 Calendar Days (%)</p>	<p align="center">_____ Calendar Days (%)</p>
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PREFERENCES - A NOTICE TO VENDORS (SEP. 2009): On June 16, 2009, the South Carolina General Assembly rewrote the law governing preferences available to in-state vendors, vendors using in-state subcontractors, and vendors selling in-state or US end products. This law appears in Section 11-35-1524 of the South Carolina Code of Laws. A summary of the new preferences is available at [www.procurement.sc.gov/preferences](http://www.procurement.sc.gov/preferences). **ALL THE PREFERENCES MUST BE CLAIMED AND ARE APPLIED BY LINE ITEM, REGARDLESS OF WHETHER AWARD IS MADE BY ITEM OR LOT. VENDORS ARE CAUTIONED TO CAREFULLY REVIEW THE STATUTE BEFORE CLAIMING ANY PREFERENCES. THE REQUIREMENTS TO QUALIFY HAVE CHANGED. IF YOU REQUEST A PREFERENCE, YOU ARE CERTIFYING THAT YOUR OFFER QUALIFIES FOR THE PREFERENCE YOU'VE CLAIMED. IMPROPERLY REQUESTING A PREFERENCE CAN HAVE SERIOUS CONSEQUENCES.** [11-35-1524(E)(4)&(6)]

PREFERENCES - ADDRESS AND PHONE OF IN-STATE OFFICE: Please provide the address and phone number for your in-state office in the space provided below. An in-state office is necessary to claim either the Resident Vendor Preference (11-35-1524(C)(1)(i)&(ii)) or the Resident Contractor Preference (11-35-1524(C)(1)(iii)). Accordingly, you must provide this information to qualify for the preference. An in-state office is not required, but can be beneficial, if you are claiming the Resident Subcontractor Preference (11-35-1524(D)).

End of PAGE TWO

**Addendum #1 is being issued to clarify the Scope of Work and bid submission requirements.**

**You must acknowledge this addendum on page 2 of the original bid document.**

**Please note, unless otherwise stated, all stipulations from the original solicitation apply.**

### **III. SCOPE OF WORK / SPECIFICATIONS**

The Fort Mill School District is soliciting bids for Land Investigation/Due Diligence. All bids are to be reviewed and the project managed by the Construction Manager.

The name of the project is: ***FMSD: ECHC – Site Due Diligence***

Site Description: The property is located in Fort Mill, South Carolina and identified with Property Tax #0200435062 (Total +/- 37 acres). Please refer to the attached Exhibit A which identifies the portion of the property that is to be included in this solicitation.

The Owner is: ***Fort Mill School District 4***  
2233 Deerfield Drive  
Fort Mill, South Carolina 29715

The Construction Manager is: ***Leitner Management Group***  
1800 Saluda Rd.  
Rock Hill, SC 29730  
Phone: (803) 230-1650  
E-Mail: jay@leitnergrp.com  
ATTENTION: ***Jay Gaither***

Proposals shall include a **separate price for each package** per the following schedule. Bidders are not required to provide costs for packages not typically performed by their respective firm. Bidders are requested to indicate “N/A” for any package they wish not to pursue. Packages may be individually awarded or packaged together at the Owner’s discretion.

#### **Package A: Topographical Survey:**

- A) Perform Construction & Topographical survey including existing structures with 1’ contours. The scale shall be 1” = 50’ and include the location of all utilities (overhead and underground) and any rock out cropping or other possible improvement detriments.

#### **Package B: Subsurface Geotech & Seismic Investigation:**

- B) Perform a total of twenty (25) soil borings (location of each to be determined with consultant awarded). Twenty-Four (24) borings are to be 35’ deep. (1) Boring depth may be 35’ or 100’ based upon determination methodology for identification of seismic classification. The awarded firm shall generate an associated report of findings, as well as a site seismic class determination of indicated area. Seismic site class can be identified via deep bore or shear wave analysis. Include a unit price for borings per linear foot in case additional borings are required OR borings eliminated and/or refusal encountered prior to achieving desired depth requirements.

**Package C: Environmental Study: Phase I Environmental Study.**

- C) Perform Phase I Study of uninhabited property.

**Package D: Grand Tree Inventory**

- D) The tree inventory should provide basic information such as tree species, size (DBH), tree condition / overall health, and unique ID number. Grand Tree identification should follow the Town of Fort Mill current ordinance. Each Grand Tree shall be properly identified in the field for future surveying.

**Package E: Wetlands Identification and Delineation:**

- E) Proposal shall include all necessary scopes to determine if the property contains any streams and/or wetlands. Delineate all identified areas determined to be jurisdictional (via flagging) for future field surveying. All necessary coordination with the US Army Corps of Engineers is required to achieve Jurisdictional Determination.

**Package F: Traffic Impact Assessment:**

- F) Transportation consulting services to aid in the District's consideration of construction school site. The selected consultant would be responsible for performing a traffic impact study in coordination with South Carolina Department of Transportation, York County, Town of Fort Mill, and FMSD staff. See Exhibit B for SCDOT identified intersections to be investigated.

**Package H: Alta Survey**

- G) Full alta survey of the existing property as identified on the attached exhibit. Survey to include all Wetland delineation, Grand Tree locations (field identification by others), and include identification of all utilities.

**The successful bidder will be awarded on September 6, 2024, and work is to begin immediately. All work should be complete and formal report of findings shall be submitted no later than October 4, 2024.**

The Owner has retained the services of a Program Manager to represent the Owner's interest during the construction of the work. Bids will be binding for a period of (60) calendar days from the bid date. All bids must comply with the laws of the State of South Carolina. **Clearly identify the package or packages that the response is in reference.**

Contact LMG for additional information associated with the property and bid form.

**THE OWNER RESERVES THE RIGHT TO REJECT ANY AND ALL BIDS, WAIVE INFORMALITIES AND AWARD THE CONTRACT IN THE BEST INTEREST OF THE OWNER.**

**IV. INFORMATION FOR OFFERORS TO SUBMIT**

Public receipt of Bids will be recorded at **12:00 pm on September 5, 2024** in the Board Room at the Fort Mill District Office located at 2233 Deerfield Drive, Fort Mill, SC 29715. **All Bids must be physically in the possession of the FMSD Procurement Officer by the specified time to be considered timely.**

Bids documents received after that time will not be considered.

Emailed or FAX copies of the Bid documents will not be accepted.

A signature of a person authorized to contract for the company is required. The signature must be in either black or blue ink.

Please insert the exact company name and the signature of responsible person to contact on your Bid documents.

If your Bid documents are forwarded by U.S. Mail please allow adequate time to ensure delivery. Bid documents received after the time shown will not be considered. Mark your envelope/box with your company name and Request for Bids **Solicitation No. 24-002 – FMSD Site Due Diligence.**

The Fort Mill School District (FMSD) reserves the right to reject any and all Bid documents or any portion of said Bid documents, to waive minor technicalities, and to make any and all purchases in the best interests of the School District.