



**RFP #480-25 ON CALL RIGHT OF WAY LAND ACQUISITION SERVICES  
ADDENDUM #1**

**RFP Closing Date:** July 2, 2025, at 10:30 a.m.  
**RFP Issue Date:** June 10, 2025  
**RFP Addendum Issue Date:** June 26, 2025  
**By:** Melissa Hawk, Purchasing Manager

**The following are amendments to the RFP #480-25 On Call Right of Way Land Acquisition Services:**

1. The following General Terms are not applicable to a contract as a result of this RFP.

05 – Lands of Work

Not applicable to this RFP Contract.

06 - General Warranty and Guarantee Against Defective Work

Not applicable to this RFP Contract.

07 - Bonds

Not applicable to this RFP Contract

15 – Responsibilities of the Contractor

G. Cooperation with the Construction Inspector

Not applicable to this RFP Contract.

21 – Division of Specifications and Drawings

Not applicable to this RFP Contract.

24 - Survey Information

Not applicable to this RFP Contract.

25 - Project Completion

Not applicable to this RFP Contract.

26 - Inspection and Testing of Materials

Not applicable to this RFP Contract.

27 - Substantial Completion

Not applicable to this RFP Contract.

32 - Construction Schedule and Procedures

Not applicable to this RFP Contract.

33 - Project Management

Not applicable to this RFP Contract.

34 - Entry

Not applicable to this RFP Contract.

36 - Completion of "Punch List" Items

Not applicable to this RFP Contract.

40 – Interpretation of Specifications and Drawings

Not applicable to this RFP Contract.

41 - Discrepancies in Specifications and Drawings

Not applicable to this RFP Contract.

42 - Material, Equipment and Workmanship

Not applicable to this RFP Contract.

43 – Demonstration of Compliance with Contract Requirements Inspection

Not applicable to this RFP Contract.

45 - Overtime and Shift Work

Not Application to this RFP Contract

46 - Construction Schedule

Scope

This section specifies reports and schedules for planning and monitoring the progress of the work.

The construction schedule shall reflect the Contract Time stated in the Request for Proposal.

Description

Not applicable to this RFP Contract.

Submittal Procedures

Not Applicable for this RFP Contract.

Schedule Revisions

Not applicable to this RFP Contract.

48 - Material and Equipment Specified By Name

Not applicable for this RFP Contract.

49 – Submittal Procedure

General

Not applicable to this RFP Contract.

Proposer Responsibilities

Not applicable to this RFP Contract.

Transmittal Procedure

General

Not applicable to this RFP Contract.

50 - Requests for Substitution

Not applicable for this RFP Contract.

51 - Manufacturer's Directions

Not applicable for this RFP Contract.

52 - Product Data

Not applicable for this RFP Contract.

53 - Operation and Maintenance Information

Not applicable for this RFP Contract.

54 - Record Drawings

Not applicable to this RFP Contract.

55 - Protection of the Public and Property

Not applicable to this RFP Contract.

56 – Protection of the Owner’s Property

Not applicable to this RFP Contract.

57 - Maintenance of Traffic and Sequence of Operation

Not applicable to this RFP Contract.

58 - Lot Corners

Not applicable for this RFP Contract.

59 – Existing Utilities

Not applicable to this RFP Contract.

61 - Material Delivery, Handling, and Storage

Not applicable to this RFP Contract.

62 - Maintenance During Construction

Not applicable to this RFP Contract.

67 - Load Limits

Not applicable to this RFP Contract.

68 – Sanitary Provisions

Not applicable to this RFP Contract.

69 - Construction Buildings

Not applicable to this RFP Contract.

71 - Electrical Energy

Not applicable to this RFP Contract.

72 - Water Supply

Not applicable to this RFP Contract.

73 - Environmental Impact

Not applicable to this RFP Contract.

74 - Progress Payments

Not applicable to this RFP Contract.

77 – Payments Withheld Prior to Final Acceptance

Not applicable to this RFP Contract.

78 - Payments Withheld

Not applicable to this RFP Contract.

79 - Contract Time

General

Not applicable to this RFP Contract.

Construction Schedule

Not applicable to this RFP Contract.

83 - Force Account and Extra Work

Not Applicable for this RFP Contract.

84 - Claims for Extra Cost

Not Applicable for this RFP Contract.

85 - Correction of Work Before Final Payment

Not Applicable for this RFP Contract.

86 - Liquidated Damages

Not applicable to this RFP Contract.

91 - Removal of Equipment

Not Applicable for this RFP Contract.

93 – Quantity Variance Reserve

Not Applicable for this RFP Contract.

2. The County is removing the requirement for an assigned engineer.
3. The County is removing the requirement for a surveyor.
4. The County is removing all reference to a design consultant and intersection improvement samples.

5. All dates, other specifications, terms and conditions remain the same as posted in the RFP document.

**RFP #480-25 On Call Right of Way Land Acquisition Services:**

**QUESTION:** On Page 11, the RFP states that the Consultant will meet with County Attorney for Title Services but on Page 15, we need 3-5 years' experience in preparing title reports

**ANSWER:** Although the labor to perform title services are not required for this contract, the Consultant must have experience to understand the process.

**QUESTION:** Auto Requirement – Page 18 (Tab C) – As R/W negotiators, are we required to have identification on our vehicles?

**ANSWER:** The County can come to an agreement for a work around to this requirement with the awarded Consultant.

**QUESTION:** Code Officials – Page 19 (Tab E, 8th point) – Identification of code compliance concerns, special inspection issues, and plan for interaction with code officials. Can you further define what your expectations are for the R/W Negotiator in this role of code compliance?

**ANSWER:** A right of way negotiator needs to have knowledge of local code compliance if it is necessary to navigate legal and regulatory challenges during the acquisition process. The County staff can assist the Consultant, if necessary.

**QUESTION:** Has the County assigned liquidated damages to a right of way consulting firm on past projects?

**ANSWER:** Yes. However, the County has opted to remove this term and will instead institute a term that the County will have the right to withhold a payment for work that has not been completed as contracted. This will include the time frame of the work.

**QUESTION:** Does the Consultant need to provide one or more Appraisers on its team?

**ANSWER:** The Consultant will need to have at least two appraisers. A general certified level 3 and a general certified level 2.

**QUESTION:** For sub-consultant services that do not bill hourly, how does the County want us to display their per parcel fees?

**ANSWER:** The County is not contracting with others outside of the company submitting the offer and cannot suggest to a company how to account for their subcontractor's pricing.

**QUESTION:** Page 15 Minimum Proposer’s Qualification Section – This section references “accredited land consultant”. Does this mean the consultant must be GDOT pre-qualified?

**ANSWER:** Yes.

**QUESTION:** Requests all GA licenses held by consultant and/or Consultant’s employees. Does the County require GDOT pre-qualifications as well?

**ANSWER:** The County does not have a pre-qualification list or requirements; however, the County does require the Consultant and/or employees to be GDOT certified.

**QUESTION:** Requires three (3) references for persons that the individual/firm will assign. For clarification, the County wants three references for each individual listed on the organizational chart?

**ANSWER:** The County requires three (3) references as a whole.

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Signature of Authorized Representative

\_\_\_\_\_  
Title

\_\_\_\_\_  
Date

**THIS DOCUMENT MUST BE COMPLETED AND SUBMITTED AS PART OF YOUR PROPOSAL**