

REQUEST FOR PROPOSALS

No. 19-12

ROCKDALE COUNTY, GEORGIA

May 22, 2019

Renovate Two Story Clay Office Building



**ROCKDALE COUNTY FINANCE DEPARTMENT
PROCUREMENT OFFICE
958 Milstead Avenue
CONYERS, GA 30012
770-278-7552**

INTRODUCTION:

Rockdale County is requesting Competitive Sealed Proposals for the **Renovation of Two Story Clay Office Building**. Instructions for preparation and submission of a proposal are contained in this packet. Proposals must be typed or printed in ink.

Rockdale County provides equal opportunity for all businesses and does not discriminate against any person or business because of race, color, religion, sex, national origin, handicap or veterans status. This policy ensures all segments of the business community have access to supplying the goods and services needed by Rockdale County.

PURCHASING CONTACT FOR THIS REQUEST:

All questions concerning this RFP and all questions arising subsequent to award are to be addressed to the Purchasing Division via email to Meagan Porch, Buyer, at meagan.porch@rockdalecountyga.gov or the following address:

Rockdale County Finance Department
Purchasing Division
Attn: Meagan Porch
958 Milstead Avenue
Conyers, GA 30012
Phone: (770) 278-7557, Fax: (770) 278-8910
E-mail: meagan.porch@rockdalecountyga.gov

To maintain a "level playing field", and to assure that all proposers receive the same information, proposers are requested **NOT** to contact anyone other than the contact above until after the award of the contract. Doing so could result in disqualification of the proposer.

PROPOSAL COPIES FOR EVALUATION:

Technical Proposal:

Three (3) hard copies and one (1) original hard copy and one Flash Drive in Adobe PDF format will be required for review purposes. (*Original must be clearly marked "Original" and the Copies clearly marked "Copies."*) Flash Drives that are blank or have incorrect information on them will not be acceptable and may be justification for disqualification. Check your Flash Drive(s) to ensure that they have the appropriate material on it before submitting.

Price Proposal:

One (1) hard copy of the price proposal form is required to be submitted in a separate sealed envelope labeled "Proposal Form".

CONTRACT TERM:

The Contract Term will be 180 days.

DUE DATE:

Sealed proposals will be received at the Rockdale County Finance Department, Procurement Division, 958 Milstead Avenue, Conyers, GA 30012 no later than **2:00 P.M., local time, Thursday, June 27, 2019.** Proposals received after this time will not be accepted.

PRE-PROPOSAL CONFERENCE:

There will be a **MANDATORY** Pre-Proposal Conference held at the **Rockdale County Administration Building, 958 Milstead Avenue, Room 106, Conyers, GA 30012, at 10:00 a.m., local time, Monday, June 10, 2019.** Any questions and/or misunderstandings that may arise from this RFP may be asked and

answered at the pre-proposal conference; however, oral responses are not authoritative. Proposers are encouraged to review the RFP before attending the pre-proposal conference. Questions received after the pre-proposal conference must be submitted in writing to meagan.porch@rockdalecountyga.gov or at the above address. *Any contractor who intends to submit a proposal is required to attend this meeting.*

QUESTIONS AND CLARIFICATIONS:

All questions and requests for clarifications concerning this RFP must be submitted to the Purchasing Division via email to meagan.porch@rockdalecountyga.gov or at the above address no later than **2:00 p.m., local time, on Thursday, June 20, 2019**. It shall be the proposers responsibility to seek clarification as early as possible prior to the due date and time. Written responses from the County to the questions it receives will be in an addendum and posted to the County's website at www.rockdalecountyga.gov, under Bid Opportunities. Questions or requests for clarifications received after this deadline will not receive a response.

ADDENDA:

Answers to questions submitted that materially change the conditions and specifications of this RFP will be issued in an addendum and posted to the County's website at www.rockdalecountyga.gov Bid Opportunities. Any discussions or documents will be considered non-binding unless incorporated and issued in an addendum.

It is the proposer's responsibility to check the Rockdale County website at www.rockdalecountyga.gov, Bid Opportunities for any addenda that may be issued, prior to submitting a proposal for this RFP.

QUANTITIES

The quantities listed in the Proposers Response Schedule are provided as an estimate for proposal purposes. The County will not be obligated to quantities beyond actual needs.

ENERGY EFFICIENT, RECYCLING, AND WASTE REDUCTION PURCHASING POLICY

Policy #R-2015-08 includes the following language:

The Rockdale County Board of Commissioners only purchases energy star rated equipment and appliances that are economically responsible and reduce resource consumption and waste within federal, state, and local laws. The County will only purchase recycled copy, computer, and fax paper with at least 30 percent recycled content.

A copy of the policy may be viewed and downloaded by visiting the website at www.rockdalecountyga.gov Bid Opportunities, and scrolling down to the bottom of the page.

INFORMATION TECHNOLOGY DISCLOSURES

This section is intended to obtain a full disclosure from the responder of all requirements related to the use of Information Technology for the successful implementation and operational readiness of the proposed solution. This disclosure should include all computer hardware, software, and network connectivity requirements that are needed.

Software that provides built-in data archiving mechanisms for all documents and files, and that can also be programmed to reflect State-defined retention schedules will receive preference.

Information must include:

- Point of Contact for Technical follow up (Name, title, email address, phone number)
- System Hosting (Cloud-based or Rockdale County Data Center)
- Compute requirements (server, workstations, field devices – Mfg and Model)
- Storage requirements (Mfg and Model, estimated 1st year requirement, estimated rate of growth, total capacity in Gb required for initial 2 years)
- Platforms involved – list all (Windows, iOS, Android, Linux, etc.)
- Scanners, cameras, monitors, printers (Mfg and Model)
- Software requirements (utilities, DB scripts, applications, – Name and Developer)
- High-level diagram of the solution (Host, Storage, DBs, Applications, Interfaces to other applications)

The Total Solution Cost should include all I.T. costs, plus (2) years of Maintenance (Support) Costs of all applications and equipment.

Responses must contain Payment Terms based on project-defined deliverables that include Project Plan Approval, Installation, Training, and Testing – both Systems and End-to-End (E2E) testing.

All systems that have been designated as “live”, “in use”, or “in Production” must follow the Change Management Procedures of the County in order for any subsequent changes to be approved, scheduled, and implemented. These procedures call for testing and adequate proof of testing.

LIQUIDATED DAMAGES

Time is of the essence and is an essential element of this Contract, and the Contractor shall pay to the County, not as a penalty, but as liquidated damages, the sum of \$100.00 for each calendar day that there is default of completing the Work within the time limit named herein. If the Contractor abandons the Contract before commencement of the Work or defaults in completion of all the Work after commencement thereof, the Contractor shall be liable for such liquidated damages. These fixed liquidated damages are not established as a penalty but are calculated and agreed upon in advance by the County and the Contractor due to the uncertainty and impossibility of making a determination as to the actual and consequential damages incurred by the County and the general public of Rockdale County, Georgia as a result of the failure on the part of the Contractor to complete the Work on time. Such liquidated damages referred to herein are intended to be and are cumulative and shall be in addition to every other remedy now or hereafter enforceable at law, in equity, by statute, or under the Contract.

QUALIFICATIONS OF OFFERORS:

Proposers must have a current business license from their home based jurisdiction and provide a copy of that license with the submittal of their proposal response.

Proposals from any offeror that is in default on the payment of any taxes, license fees, or other monies due to Rockdale County will not be accepted.

Any contractor submitting a Proposal must complete the Contractor's Qualification Statement and Questionnaire if provided in this package.

In evaluating Proposals, the County may seek additional information from any contractor concerning such contractor's proposal or its qualifications to construct the Project.

Proposers are to submit at least **three (3) references** from projects with similar experience using the materials and process in this RFP.

GENERAL CONTRACTOR'S LICENSE (if required by law)

As required by O.C.G.A. § 43-41-6, *et seq.*, a Bidder responding to this Invitation to Bid must provide a copy of its Georgia General Contractor's License. The Georgia General Contractor's License must be issued in the name of the Bidder. All licenses must be current, valid, and issued in compliance with applicable law. Failure to provide this license with the Bid may result in the proposed Bid being deemed non-responsive.

PROPRIETARY INFORMATION

Careful consideration should be given before submitting confidential information to Rockdale County. The Georgia Open Records Act permits public scrutiny of most materials collected as part of this process. Please clearly mark any information that is considered a trade secret, as defined by the Georgia Trade Secrets Act of 1990, O.C.G.A. §10-1-760 *et seq.*, as trade secrets are exempt from disclosure under the Open Records Act. Rockdale County does not guarantee the confidentiality of any information not clearly marked as a trade secret.

FINANCIAL STABILITY

The Offeror will provide financial information that would allow proposal evaluators to ascertain the financial stability of the firm.

- If a public company, the Offeror will provide their most recent audited financial report.
- If a private company, the Offeror will provide a copy of their most recent internal financial statement, and/or a letter from their financial institution, on the financial institution's letterhead, stating the Offeror is in good standing with that financial institution.

SELECTION PROCESS:

The Rockdale County Procurement Office and Evaluation Committee makes a recommendation for award. The Board of Commissioners will make the actual award of the contract and has the authority to award the contract to a company different than the company recommended by the Procurement Office and/or Evaluation Committee.

This is a past performance/quality/price trade-off source selection in which competing offeror's past and present performance history and product quality will be evaluated on a basis approximately equal to price. Award will be made to the responsible offeror whose proposal represents the best value after evaluation in accordance with the factors listed below. Rockdale County Board of Commissioners may reject any or all

proposals and to waive any technicalities or informalities if such action is in the county's interest.

Rockdale County may evaluate proposals and award a contract without discussions with offerors. Therefore, the offeror's initial proposal should contain the offeror's best terms from a price and technical standpoint. The County reserves the right to conduct discussions if the County later determines them to be necessary.

Proposers will be evaluated based on the following criteria and may be called in for an interview. The County intends to award the contract to the responsible and responsive contractor whose proposal is determined in writing to be the most advantageous to the County taking into consideration all of the evaluation criteria.

EVALUATION CRITERIA:

Offerors will be evaluated based on the following criteria and may be called in for an interview.

Respondents will have their submissions evaluated and scored. Submissions will be evaluated to assess the respondent's ability to provide anticipated services for Rockdale County. Rockdale County shall be the sole judge of the quality and the applicability of all statements of qualifications. Approach, scope, overall quality, local facilities, terms, and other pertinent considerations will be taken into account in determining acceptability.

Selection Committee shall evaluate and rank the statements of qualifications based on the following criteria:

- Staffing and Availability – Evaluation of the list of personnel specifically assigned to the RFP proposed project, including their qualifications, overall experience and recent experience on projects of similar nature and complexity to the proposed project. Organization and Staffing, evaluation of the work load of the proposing firm and the staffing to be assigned to the proposed project; time schedule of the Proposer in relation to that of the proposed project location of the offices or facilities from which the services are to be provided to the County. **(25%)**
- Experience/Performance – Review of personnel qualifications and experience. Management approach to projects, past performance on projects of similar nature and complexity as the proposed project. Evaluation of client references including but not limited to references submitted in qualification response; overall responsiveness to County's needs. Provider financial capability, qualifications and experience. **(35%)**
- Approach – Evaluation of the overall understanding of the scope of the proposed project; completeness, adequacy and responsiveness to the required information of the request for proposals. **(20%)**
- Cost – **20%**

INTERVIEWS

Interviews may be scheduled. Interviews will be informal and will provide respondents with an opportunity to answer any questions the selection team may have on a submission.

INSURANCE:

Before starting any work, the successful contractor must furnish to Rockdale County certificate(s) of insurance from companies doing business in Georgia. The Company shall maintain in full force and effect the following insurance during the term of the Agreement:

Coverages:	Limits of Liability:
Workers' Compensation	Statutory
Employers' Liability	\$1,000,000.00
Bodily Injury Liability	\$1,000,000.00 each occurrence
except Automobile	\$1,000,000.00 aggregate
Property Damage Liability	\$1,000,000.00 each occurrence
except Automobile	\$1,000,000.00 aggregate
Personal & Advertising Injury Limit	\$1,000,000.00
Products / Completed Ops.	\$2,000,000.00 aggregate
Automobile Bodily Injury	\$1,000,000.00 each person
Liability	\$1,000,000.00 each occurrence
Automobile Property Damage	\$1,000,000.00 each occurrence
Liability	
 Property Coverage /Builders Risk Policy	 Equal to or greater than the existing building limit if performing renovations.
 (If hazardous substances are involved)	
Contractor's Pollution Liability (with 1 year extended reporting period)	
Each Occurrence	\$1,000,000.00
Aggregate	\$2,000,000.00
 Environmental Impairment Liability (with 1 year extended reporting period)	
Each Occurrence	\$1,000,000.00
Aggregate	\$2,000,000.00
 Professional Liability/General Liability	 \$1,000,000.00
 Excess Umbrella Liability	 \$3,000,000.00

All insurance shall be provided by an insurer(s) acceptable to the County, and shall provide for thirty (30) days prior notice of cancellation to the County. Upon contract award, Contractor shall deliver to the County a certificate or policy of insurance evidencing Contractor's compliance with this paragraph. Contractor shall abide by all terms and conditions of the insurance and shall do nothing to impair or invalidate the coverage.

Rockdale, GA shall be named as Additional Insured under any General Liability, Business Auto and Umbrella Policies using ISO Additional Insured Endorsement forms CG 2010 or its equivalent. Coverage shall apply as Primary and non-contributory with Waiver of Subrogation in favor of Rockdale County, Georgia.

The insurance carrier must have a minimum rating of A or higher as determined by the rating firm A.M. Best.

Certificates must contain policy number, policy limits, and policy expiration date of all policies. The Request for Proposals (RFP) number and project name must be inserted in the Description of Operations section of the certificate.

Certificates are to be issued to:

Rockdale County, Georgia
958 Milstead Avenue
Conyers, GA 30012

BONDS:

Rockdale County shall request the following for bids/proposals in excess of Fifty Thousand Dollars (\$50,000.00).

BID BOND

Each bid shall include a bid bond in the amount of five percent (5%) of the total bid amount as guarantee that the bidder shall not withdraw the bid for 90 days after the scheduled bid opening. If awarded the contract, Bidders shall enter a written agreement with Rockdale County in accordance with the bid.

PERFORMANCE BOND

Upon execution and delivery of the contract, the bidder shall furnish Rockdale County a performance bond for the full amount of the contract. Maintenance provisions of the bond shall remain in effect for a period of twelve (12) months after acceptance of the work by the County. The surety shall be a reputable bonding company authorized to transact business in the State of Georgia.

PAYMENT BOND

Upon execution and delivery of the contract, the bidder shall furnish Rockdale County a payment bond for the full amount of the contract. Maintenance provisions of the bond shall remain in effect for a period of twelve (12) months after acceptance of the work by the County. The surety shall be a reputable bonding company authorized to transact business in the State of Georgia.

All sureties of bonds for Rockdale County must be licensed to do business in the State of Georgia and must be listed on the Department of Treasury Federal Register.

PERMITS:

The awarded contractor will be responsible for acquiring any permits that are required for this project/purchase. Rockdale County will waive fees on all permits issued by Rockdale County.

AWARD OF CONTRACT

The Rockdale County Procurement Office and Evaluation Committee makes a recommendation for award. The Board of Commissioners will make the actual award of the contract and has the authority to award the contract to a company different than the company recommended by the Procurement Office and/or Evaluation Committee.

ILLEGAL IMMIGRATION REFORM AND ENFORCEMENT ACT OF 2011

Vendors submitting a Qualification package in response to this RFP must complete the Contractor Affidavit under O.C.G.A. §13-10-91(b)(1) which is provided with the RFP package to verify compliance with the Illegal Immigration Reform and Enforcement Act of 2011.

- A. The form must be signed by an authorized officer of the contractor or their authorized agent.
- B. The form must be notarized.
- C. The contractor will be required to have all subcontractors and sub-subcontractors who are engaged to complete physical performance of services under the final contract executed between the County and the contractor complete the appropriate subcontractor and sub-subcontractor affidavits and return them to the County a minimum of five (5) days prior to any work being accomplished by said subcontractor or sub-subcontractor. Format for this affidavit can be provided to the contractor if necessary.**

GENERAL INFORMATION

No proposals received after said time or at any place other than the time and place as stated in the notice shall be considered. No responsibility shall attach to Rockdale County for the premature opening of a proposal not properly addressed and identified.

WITHDRAWAL OF PROPOSAL:

A proposer may withdraw his proposal before the proposal due date, without prejudice to the proposer, by submitting a written request of withdrawal to the Rockdale County Procurement Office.

REJECTION OF PROPOSAL:

Rockdale County may reject any and all proposals and must reject a proposal of any party who has been delinquent or unfaithful in any formal contract with Rockdale County. Also, the right is reserved to waive any irregularities or informalities in any proposal in the proposing procedure. Rockdale County shall be the sole judge as to which proposal is best, and in ascertaining this, will take into consideration the business integrity, financial resources, facilities for performing the work, and experience in similar operations of the various proposers.

STATEMENT OF EXPERIENCE AND QUALIFICATIONS:

The proposer may be required, upon request, to prove to the satisfaction of Rockdale County that he/she has the skill, experience, necessary facilities and ample financial resources to perform the contract(s) in a satisfactory manner and within the required time. If the available evidence of competency of any proposer is not satisfactory, the proposal of such proposer may be rejected. The successful proposer is required to comply with and abide by all applicable federal and state laws in effect at the time the contract is awarded.

NON-COLLUSION AFFIDAVIT:

By submitting a proposal, the proposer represents and warrants that such proposal is genuine and not sham or collusive or made in the interest or in behalf of any person not therein named, that the proposer has not directly or indirectly induced or solicited any other proposer to put in a sham proposal, or any other person, firm or corporation to refrain from proposing and that the proposer has not in any manner sought by collusion to secure to that proposer any advantage over any other proposer.

INTEREST OF:

By submitting a proposal, the proposer represents and warrants that a Commissioner, Administrator, employee, nor any other person employed by Rockdale County has, in any manner, an interest, directly or indirectly, in the proposal or in the contract which may be made under it, or in any expected profits to arise there from.

DOCUMENTS DEEMED PART OF THE CONTRACT:

The notice, invitation to proposers, general conditions, and instructions for proposers, special conditions, specifications, proposal, and addenda, if any, will be deemed part of the contract.

STANDARD INSTRUCTIONS

1. The instructions contained herein shall be construed as a part of any proposal invitation and/or specifications issued by Rockdale County and must be followed by each proposer.
2. The written specifications contained in this proposal shall not be changed or superseded except by written addendum from Rockdale County. Failure to comply with the written specifications for this proposal may result in disqualification by Rockdale County.
3. All goods and materials shall be F.O.B. Destination Conyers, Georgia and no freight or postage charges will be paid by Rockdale County unless such charges are included in the proposal price.
4. The following number, RFP No. **19-12** must be written clearly on the outside of each proposal envelope in order to avoid prior opening in error.
5. All proposals must be received and in-hand at proposal due date and time. Each proposer assumes the responsibility for having his/her proposal received at the designated time and place of proposal due date. Proposals received after the stated time and date may be subject to rejection without consideration, regardless of postmark. Rockdale County accepts no responsibility for mail delivery.
6. Unless otherwise stated, all proposals submitted shall be valid and may not be withdrawn for a period of 120 days from the due date.
7. Each proposal form submitted must include the name of the business, mailing address, the name, title and signature of the person submitting the proposal. When submitting a proposal to Rockdale County the Proposal Form must be submitted in a separate sealed envelope labeled "Proposal Form".
8. Rockdale County reserves the right to accept a proposal that is not the lowest price if, in the County's judgment, such proposal is in the best interest of the County and the public. The County reserves the right to reject any and all proposals.
9. Telephone, Emailed or Facsimile proposals will not be accepted.
10. No sales tax will be charged on any orders except for contracts that include construction materials being purchased through a third party.
 - i. Federal I.D. #58-6000882
 - ii. Sales Tax Exempt #58-800068K
11. If applicable, completed questionnaires must be signed manually. Rockdale County reserves the right to accept or reject any proposal on the basis of incomplete or inaccurate answers to the questionnaire.
12. If applicable, warranty information shall be provided.
13. Proposers shall state delivery time after receiving order.
14. Proposers shall identify any subcontractors, and include an explanation of the service or product that they may provide.

Narrative Scope of Work

General: Contractor shall renovate the existing 2 story 6,000 sf shell into a courtroom, customer service areas, and offices as shown on the construction plans. A general description follows with construction plans included as addendum to this bid.

1. Plans and Specifications

- a. See attached construction drawings for detailed plans and specifications.
- b. Contractor is expected to follow industry best management practices and to bridge any minor omissions or discrepancies in plans and specifications.

2. Site

- a. This is an interior finish project only. There is no site work with this scope.

3. Structure

- a. The existing structure shall remain as-is with the exception of the steel bracing support indicated on the structural plans.

4. Building Details

- a. All colors will be determined by owner from standard finishes.
- b. Doors to be solid core wood with hollow metal frames.
- c. All finishes to be per plans with colors and patterns selected by owner from standard finishes.

5. Construction Details

- a. Contractor shall provide temporary fencing for security of construction materials, protection of the existing facility, and safety of staff per the contractor's discretion.
- b. All work that requires closing of the road, alley, or parking areas must be scheduled in advance with county representative so that at least 2 weeks notice can be giving to the public and businesses.
- c. Contractor will submit schedule of values and construction schedule within two weeks of Notice to Proceed (NTP) issued.
- d. Contractor shall provide all submittals to owner for approval.

6. Security system

- a. Contractor shall install conduit with pull string only for all low voltage items indicated on plans.
- b. Contractor shall coordinate with county low voltage sub-contractors for installation of security system and computer systems.

7. Alternates

- a. Alternates #1a & 1b: provide new outswing door at location #113 and #101 to match aluminum storefront door #121 and 122.
- b. Alternates #2a thru e: provide new HVAC units to replace all 5 existing units.
- c. Alternate #3: Replace existing roof with new 6 mil TPO roof system to include roof hatch in stairwell.

- d. Alternate #4: provide all new exterior fixed double pane vinyl windows to match existing.
- e. Submittals for any additional alternates shall be subject to approval by owner prior to adoption into the plans, specifications, or building.

8. Construction Material Testing

- a. County shall provide material testing as follows:
 - 1. Inspection of steel bracing support
 - 2. Roofing inspection if Alternate is accepted.
 - 3. Others as requested by county representative
- b. Contractor shall notify testing company in advance of need and provide time and access for testing personnel

Non-conforming materials are subject to rejection by county representative

PROPOSAL FORM

Instructions: Complete all THREE parts of this bid form.

PART I: Proposal Summary

Complete the information below. If you wish to submit more than one brand, make a photocopy of this Proposal Form.

1.	Base Lump Sum Bid	\$
2.	5% Contingency	\$
3.	Add alternate #1a: provide new outswing door #101	\$
4.	Add alternate #1b: provide new outswing door w/ sidelights #113	\$
5.	Add alternate #2a: provide new HVAC system to replace 5 ton AHU-1/CU-1	\$
6.	Add alternate #2b: provide new HVAC system to replace 4 ton AHU-2/CU-2	\$
7.	Add alternate #2c: provide new HVAC system to replace 4 ton AHU-3/CU-3	\$
8.	Add alternate #2d: provide new HVAC system to replace 5 ton AHU-4/CU-4	\$
9.	Add alternate #2e: provide new HVAC system to replace 5 ton AHU-5/CU-5	\$
10.	Add alternate #3: provide new TPO roof and roof hatch	\$
11.	Add alternate #4: provide new fixed windows	\$

PART II: Addenda Acknowledgements (if applicable)

Each vendor is responsible for determining that all addenda issued by the Rockdale County Finance Department – Purchasing Division have been received before submitting a bid.

Addenda	Date Vendor Received	Initials
"1"		
"2"		
"3"		
"4"		
"5"		
"6"		

PART III: Vendor Information:

Company Name	
Address	

Telephone	
E-Mail	
Representative (print name)	
Signature of Representative	
Date Submitted	

ROCKDALE COUNTY BOARD OF COMMISSIONERS
NON-COLLUSION AFFIDAVIT OF VENDOR

State of _____)

County of _____)

_____, being first duly sworn, deposes and says that:

(1) He is _____ (owner, partner officer, representative, or agent) of _____, the Vendor that has submitted the attached RFP;

(2) He is fully informed respecting the preparation and contents of the attached RFP and of all pertinent circumstances respecting such RFP;

(3) Such RFP is genuine and is not a collusive or sham RFP;

(4) Neither the said Vendor nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affidavit, has in any way colluded, conspired, connived or agreed, directly or indirectly with any other Vendor, firm or person to submit a collusive or sham RFP in connection with the Contract for which the attached RFP has been submitted or refrain from proposing in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Vendor, firm or person to fix the price or prices in the attached RFP or of any other Vendor, or to fix any overhead, profit or cost element of the proposing price or the proposing price of any other Vendor, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against Rockdale County or any person interested in the proposed Contract; and

(5) The price or prices quoted in the attached RFP are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Vendor or any of its agents, representatives, owners, employees, or parties in interest, including this affidavit.

 (Signed)

 (Title)

Subscribed and Sworn to before me this _____ day of _____, 20

Name _____

Title _____

My commission expires (Date)

ROCKDALE COUNTY BOARD OF COMMISSIONERS
NON-COLLUSION AFFIDAVIT OF SUB-CONTRACTOR

State of _____)

County of _____)

_____, being first duly sworn, deposes and says that:

- (1) He/She is _____ (owner, partner officer, representative, or agent) of _____, the sub-contractor that has submitted the attached RFP;
- (2) He is fully informed respecting the preparation and contents of the attached RFP and of all pertinent circumstances respecting such RFP;
- (3) Such RFP is genuine and is not a collusive or sham RFP;
- (4) Neither the said sub-contractor nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, including this affidavit, has in any way colluded, conspired, connived or agreed, directly or indirectly with any other Vendor, firm or person to submit a collusive or sham RFP in connection with the Contract for which the attached RFP has been submitted or refrain from proposing in connection with such Contract, or has in any manner, directly or indirectly, sought by agreement or collusion or communication or conference with any other Vendor, firm or person to fix the price or prices in the attached RFP or of any other Vendor, or to fix any overhead, profit or cost element of the proposing price or the proposing price of any other Vendor, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against Rockdale County or any person interested in the proposed Contract; and
- (5) The price or prices quoted in the attached RFP are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the sub-contractor or any of its agents, representatives, owners, employees, or parties in interest, including this affidavit.

 (Signed)

 (Title)

Subscribed and Sworn to before me this _____ day of _____, 20 ____.

Name _____

Title _____

My commission expires (Date)

Contractor Affidavit under O.C.G.A. §13-10-91(b)(1)

By executing this affidavit, the undersigned contractor verifies its compliance with O.C.G.A. §13-10-91, stating affirmatively that the individual, firm or corporation which is engaged in the physical performance of services on behalf of (name of public employer) has registered with, is authorized to use and uses the federal work authorization program commonly known as E-Verify, or any subsequent replacement program, in accordance with the applicable provisions and deadlines established in O.C.G.A. §13-10-91. Furthermore, the undersigned contractor will continue to use the federal work authorization program throughout the contract period and the undersigned contractor will contract for the physical performance of services in satisfaction of such contract only with subcontractors who present an affidavit to the contractor with the information required by O.C.G.A. §13-10-91(b). Contractor hereby attests that its federal work authorization user identification number and date of authorization are as follows:

Federal Work Authorization User Identification Number

Date of Authorization

Name of Contractor

Name of Project

Name of Public Employer

I hereby declare under penalty of perjury that the foregoing is true and correct.

Executed on _____, ____, 201__ in _____ (city), _____ (state).

Signature of Authorized Officer or Agent

Printed Name and Title of Authorized Officer or Agent

SUBSCRIBED AND SWORN BEFORE ME
ON THIS THE _____ DAY OF _____, 201__.

NOTARY PUBLIC
My Commission Expires:

Subcontractor Affidavit under O.C.G.A. § 13-10-91(b)(3)

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. § 13-10-91, stating affirmatively that the individual, firm or corporation which is engaged in the physical performance of services under a contract with (name of contractor) on behalf of (name of public employer) has registered with, is authorized to use and uses the federal work authorization program commonly known as E-Verify, or any subsequent replacement program, in accordance with the applicable provisions and deadlines established in O.C.G.A. § 13-10-91. Furthermore, the undersigned subcontractor will continue to use the federal work authorization program throughout the contract period and the undersigned subcontractor will contract for the physical performance of services in satisfaction of such contract only with sub-subcontractors who present an affidavit to the subcontractor with the information required by O.C.G.A. § 13-10-91(b). Additionally, the undersigned subcontractor will forward notice of the receipt of an affidavit from a sub-subcontractor to the contractor within five business days of receipt. If the undersigned subcontractor receives notice that a sub-subcontractor has received an affidavit from any other contracted sub-subcontractor, the undersigned subcontractor must forward, within five business days of receipt, a copy of the notice to the contractor. Subcontractor hereby attests that its federal work authorization user identification number and date of authorization are as follows:

Federal Work Authorization User Identification Number

Date of Authorization

Name of Subcontractor

Name of Project

Name of Public Employer

I hereby declare under penalty of perjury that the foregoing is true and correct.

Executed on _____, ____, 201__ in _____(city), _____(state).

Signature of Authorized Officer or Agent

Printed Name and Title of Authorized Officer or Agent

SUBSCRIBED AND SWORN BEFORE ME

ON THIS THE _____ DAY OF _____, 201__.

NOTARY PUBLIC

My Commission Expires:

Sub-subcontractor Affidavit under O.C.G.A. §13-10-91(b)(4)

By executing this affidavit, the undersigned sub-subcontractor verifies its compliance with O.C.G.A. §13-10-91, stating affirmatively that the individual, firm or corporation which is engaged in the physical performance of services under a contract for (name of subcontractor or sub-subcontractor with whom such sub-subcontractor has privity of contract) and (name of contractor) on behalf of (name of public employer) has registered with, is authorized to use and uses the federal work authorization program commonly known as E-Verify, or any subsequent replacement program, in accordance with the applicable provisions and deadlines established in O.C.G.A. §13-10-91. Furthermore, the undersigned sub-subcontractor will continue to use the federal work authorization program throughout the contract period and the undersigned sub-subcontractor will contract for the physical performance of services in satisfaction of such contract only with sub-subcontractors who present an affidavit to the sub-subcontractor with the information required by O.C.G.A. §13-10-91(b). The undersigned sub-subcontractor shall submit, at the time of such contract, this affidavit to (name of subcontractor or sub-subcontractor with whom such sub-subcontractor has privity of contract). Additionally, the undersigned sub-subcontractor will forward notice of the receipt of any affidavit from a sub-subcontractor to (name of subcontractor or sub-subcontractor with whom such sub-subcontractor has privity of contract). Sub-subcontractors hereby attest that its federal work authorization user identification number and date of authorization are as follows:

Federal Work Authorization User Identification Number

Date of Authorization

Name of Sub-Subcontractor

Name of Project

Name of Public Employer

I hereby declare under penalty of perjury that the foregoing is true and correct.

Executed on _____, __, 201__ in _____(city), _____(state).

Signature of Authorized Officer or Agent

Printed Name and Title of Authorized Officer or Agent

SUBSCRIBED AND SWORN BEFORE ME
ON THIS THE _____ DAY OF _____, 201__.

NOTARY PUBLIC

My Commission Expires: _____

Affidavit Verifying Status for County Public Benefit Application

By executing this affidavit under oath, as an applicant for the award of a contract with Rockdale, County Georgia, I _____. [Name of natural person applying on behalf of individual, business, corporation, partnership, or other private entity] am stating the following as required by O.C.G.A. Section 50-36-1:

1) _____ I am a United States citizen

OR

2) _____ I am a legal permanent resident 18 years of age or older or I am an otherwise qualified alien or non-immigrant under the Federal Immigration and Nationality Act 18 years of age or older and lawfully present in the United States.*

In making the above representation under oath, I understand that any person who knowingly and willfully makes a false, fictitious, or fraudulent statement or representation in an affidavit shall be guilty of a violation of Code Section 16-10-20 of the Official Code of Georgia.

Signature of Applicant:

Date

Printed Name:

*

Alien Registration number for non-citizens

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
_____ DAY OF _____, 20____.

Notary Public
My commission Expires:

*Note: O.C.G.A. § 50-36-1(e)(2) requires that aliens under the federal Immigration and Nationality Act, Title 8 U.S.C., as amended, provide their registration number. Because legal permanent residents are included in the federal definition of "alien", legal permanent residents must also provide their alien registration number. Qualified aliens that do not have an alien registration number may supply another identifying number below.

BID BOND FORM

KNOW ALL MEN BY THESE PRESENTS, that we, _____ (hereinafter called the Principal) and _____ (hereinafter called the Surety), a corporation chartered and existing under the laws of the State of _____ with its principal offices in the City of _____ and listed in the Federal Register and licensed to write surety bonds in the State of Georgia, are held and firmly bound unto Rockdale County, Georgia, in the full and just sum of _____ Dollars (\$ _____) good and lawful money of the United States of America, to be paid upon demand of Rockdale County, Georgia, to which payment well and truly to be made we bind ourselves, our heirs, executors, administrators, and assigns, jointly and severally and firmly by these presents.

WHEREAS, the Principal is about to submit, or has submitted to Rockdale County, Georgia, a Bid for ITB/RFP No. _____.

WHEREAS, the Principal desires to file this Bond in accordance with law to accompany this Bid. NOW, THEREFORE, the conditions of this obligation are such that if the Bid be accepted within one hundred and twenty (120) days of the Bid opening, the Principal shall execute a Contract in accordance with the Bid and upon the terms, conditions, and prices set forth therein, and in the form and manner required by Rockdale County, Georgia, and within ten (10) days from the date of Notice of Award of the Contract, execute a sufficient and satisfactory Performance Bond equals to 100% of the Contract Price and Payment Bond equals to 110% of the Contract Price, payable to Rockdale County, Georgia, in form and with security satisfactory to Rockdale County and furnish satisfactory proof of the insurance required, then this obligation to be void; otherwise, to be and remain in full force and virtue in law; and the Surety shall, upon failure of the Principal to comply with any or all of the foregoing requirements within the time specified above, immediately pay to the aforesaid Rockdale County, Georgia, upon demand, the amount hereof in good and lawful money of the United States of America, not as a penalty, but as liquidated damages.

IN TESTIMONY THEREOF, the Principal and Surety have caused these presents to be duly signed and sealed this _____ day of _____, 20____.

PRINCIPAL

By: _____ (SEAL)
Signature of Principal

Print Name and Title of Authorized Signer

Print Name of Principal Business

ATTEST:

Corporate Secretary

SURETY

By: _____ (SEAL)
Signature of Surety (by Power of Attorney)

Print Name and Title of Authorized Signer

Print Name of Surety Business

WITNESS:

Performance Bond

STATE OF GEORGIA BOND NO. _____

COUNTY OF ROCKDALE

KNOW ALL MEN BY THESE PRESENTS, that we, _____,
 as Principal, (hereinafter known as Contractor), and we, _____, as Surety, do hereby
 acknowledge ourselves indebted and firmly bound and held unto Rockdale County, Georgia for use and
 benefit of those entitled thereto, in the sum of _____
 _____ Dollars (\$ _____) for the payment of which will and truly to be made, in lawful
 money of the United States of America, we do hereby bind ourselves, successors, assigns, heirs and
 personal representatives.

BUT THE CONDITION OF THE FOREGOING OBLIGATION OR BOND IS THIS:

WHEREAS, the Owner has engaged the said Contractor for the sum of
 _____ (\$ _____) for construction of Rockdale County,
 Georgia, **ITB/RFP#** : _____ as more fully appears in a written Contract Agreement
 bearing the date of _____, 2019, a copy of which Contract Agreement is by reference hereby
 made a part hereof.

NOW, THEREFORE, if said Contractor shall fully and faithfully perform all the undertakings and
 obligations under the said Contract Agreement hereinbefore referred to and shall fully indemnify and
 save harmless the said Owner from all costs and damage whatsoever which it may suffer by reason of
 any failure on the part of said Contractor to do so, and shall fully reimburse and repay the said Owner
 any and all outlay and expense which it may incur in making good any such default, and shall correct all
 defects in products and workmanship appearing within one year of the completion of all Work, then this
 obligation shall be null and void, otherwise, it shall remain in full force and effect.

And for value received it is hereby stipulated and agreed that no change, extension of time, alteration or
 addition to the terms of the said Contract Agreement, or in the Work to be performed there under, or the
 Specifications accompanying the same shall in any wise affect the obligations under this Contract
 Agreement or Bond, and notice is hereby waived of any such damage, extension of time, alteration or
 addition to the terms of the Contract Agreement or to the Work or to the Contract Documents.

This bond is given pursuant to and in accordance with the provisions of O.C.G.A. Section 36-10-1 et. seq.
 and 36-82-100 et. seq. and all the provisions of the law referring to this character of Bond as set forth in
 said Sections or as may be hereinafter enacted, and these are hereby made a part hereof to the same
 extent as if set out herein in full.

IN WITNESS WHEREOF, the said Contractor has hereunder affixed its signature and seal, and said Surety
 has hereunto caused to be affixed its corporate signature and seal, by its duly authorized officers, on this
 ____ day of _____, 2019, executed in six counterparts.

CONTRACTOR - PRINCIPAL:

By: _____

Name: _____
(Please Print)

Title: _____

Address: _____

Phone: _____

ATTEST:

Name: _____
(Please Print)

Title: _____ (SEAL)

Note: Attestation for a corporation must be by the corporate secretary; for a partnership by another partner; for an individual by a notary.

SURETY:

By: _____

Name: _____
(Please Print)

Title: _____ (SEAL)

WITNESS:

Name: _____
(Please Print)

Title: _____ (SEAL)

Note: Surety companies executing bonds must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the state where the Project is located.

Resident agent in state in which Work is to be performed:

By: _____

Name: _____
(Please Print)

Title: _____

Address: _____

Phone: _____

Payment Bond

STATE OF GEORGIA

BOND NO. _____

COUNTY OF ROCKDALE

KNOW ALL MEN BY THESE PRESENTS, that we, _____, as Principal, (hereinafter known as Contractor), and we, _____, as Surety, are held and firmly bound unto Rockdale County, Georgia (hereinafter called the Owner), in the penal sum of _____ Dollars (\$ _____) lawful money of the United States of America, for the payment of which sum will and truly to be made, we bind ourselves, our heirs, personal representatives, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, said Contractor has entered into a certain Contract Agreement with said Owner, dated _____, 2019, for construction of Rockdale County, Georgia **ITB/RFP#** _____ : _____ (hereinafter called the Contract), which Contract Agreement and the Contract Documents for said Work shall be deemed a part hereof as fully as if set out herein.

NOW, THEREFORE, the condition of this obligation is such, that if said Contractor and all subcontractors to whom any portion of the Work provided for in said Contract Agreement is sublet and all assignees of said Contractor and of such subcontractors shall promptly make payments to all persons supplying them with labor, products, services, or supplies for or in the prosecution of the Work provided for in such Contract Agreement, or in any amendment or extension of or addition to said Contract Agreement, and for the payment of reasonable attorney's fees, incurred by the claimant in suits on this Bond, then the above obligation shall be void; otherwise, it shall remain in full force and effect.

HOWEVER, this Bond is subject to the following conditions and limitations:

- (a) Any person, firm or corporation that has furnished labor, products, or supplies for or in the prosecution of the Work provided for in said Contract Agreement shall have a direct right of action against the Contractor and Surety on this Bond, which right of action shall be asserted in a proceeding, instituted in the county in which the Work provided for in said Contract Agreement is to be performed or in any county in which Contractor or Surety does business. Such right of action shall be asserted in proceedings instituted in the name of the claimant or claimants for its use and benefit against said Contractor and Surety or either party (but not later than one year after the final settlement of said Contract Agreement) in which action such claim or claims shall be adjudicated and judgment rendered thereon.
- (b) The Principal and Surety hereby designate and appoint the _____, as the agent of each party to receive and accept service of process or other pleading issued or filed in any proceeding instituted on this Bond and hereby consent that such service shall be the same as personal service on the Contractor and/or Surety.
- (c) In no event shall the Surety be liable for a greater sum than the penalty of this Bond, or subject to any suit, action or proceeding thereon that is instituted later than one year after

the final settlement of said Contract Agreement.

(d) This Bond is given pursuant to and in accordance with provisions of O.C.G.A. Section 13-10-1 et. seq. and 36-82-100 et. seq. hereinafter, and all the provisions of law referring to this character of Bond as set forth in said Sections or as may be hereinafter enacted, and these are hereby made a part hereof to the same extent as if set out herein in full.

IN WITNESS WHEREOF, the said Contractor has hereunder affixed its signature and seal, and said Surety has hereunto caused to be affixed its corporate signature and seal, by its duly authorized officers, on this _____ day of _____, 2019, executed in six counterparts.

CONTRACTOR - PRINCIPAL:

By: _____

Name: _____
(Please Print)

Title: _____

Address: _____

Phone: _____

ATTEST:

Name: _____
(Please Print)

Title: _____

(SEAL)

Note: Attestation for a corporation must be by the corporate secretary; for a partnership by another partner; for an individual by a notary.

SURETY:

By: _____

Name: _____
(Please Print)

Title: _____

(SEAL)

WITNESS:

Name: _____
(Please Print)

Title: _____

(SEAL)

Note: Surety companies executing bonds must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the state where the Project is located.

Resident agent in state in which Work is to be performed:

By: _____

Name: _____
(Please Print)

Title: _____

Address: _____

Phone: _____

CONTRACTOR'S QUALIFICATION STATEMENT AND QUESTIONNAIRE

NAME OF PROPOSED CONTRACTOR: _____

I. INSTRUCTIONS

- A. All questions are to be answered in full. If copies of other documents will answer the question completely, they may be attached and clearly labeled. If additional space is needed, additional pages may be attached and clearly labeled.
- B. The owner, Rockdale County, Georgia, its agents and representatives, shall be entitled to contact each and every reference listed in response to this questionnaire, and each entity referenced in any response to any question in this questionnaire. By completing this questionnaire, the contractor expressly agrees that any information concerning the contractor in possession of said entities and references may be made available to the owner.
- C. Only complete and accurate information shall be provided by the contractor. The contractor hereby warrants that, to the best of its knowledge and belief, the responses contained herein are true, accurate, and complete. The contractor also acknowledges that the owner is relying on the truth and accuracy of the responses contained herein. If it is later discovered that any material information given in response to a question was provided by the contractor, knowing it was false, it shall constitute grounds for immediate termination or rescission by the owner of any subsequent agreement between the owner and the contractor. The owner shall also have and retain any other remedies provided by law.
- D. The completed form shall be submitted with contractor's proposals.
- E. This form, its completion by the contractor, and its use by the contractor, and its use by the owner, shall not give rise to any liability on the part of the owner to the contractor or any third party or person.

II. GENERAL BACKGROUND

- A. Current address of contractor: _____

- B. Previous Name or address of contractor: _____

- C. Current president or CEO and years in position: _____
- D. Number of permanent employees: _____
- E. Name and address of affiliated companies: _____

III. FINANCIAL STATUS

- A. Please attach financial statements for the past three years for which they are complete. If such statements are not available, please furnish the following information:

1. LAST COMPLETE FISCAL YEAR:

- A. Revenues (Gross) _____
- B. Expenditures (Gross) _____
- C. Overhead & Admin (Gross) _____
- D. Profit (Gross) _____

2. YEAR PRIOR TO "1" ABOVE:

- A. Revenues (Gross) _____
- B. Expenditures (Gross) _____
- C. Overhead & Admin (Gross) _____
- D. Profit (Gross) _____

3. YEAR PRIOR TO "2" ABOVE:

- A. Revenues (Gross) _____
- B. Expenditures (Gross) _____
- C. Overhead & Admin (Gross) _____
- D. Profit (Gross) _____

B. BANKRUPTCIES

1. Has the Contractor, or any of its parents or subsidiaries, ever had a Bankruptcy Petition filed in its name, voluntarily or involuntarily? (If yes, specify date, circumstances, and resolution).

2. Has any Majority Shareholder ever had a Bankruptcy Petition filed in his/her name, voluntarily or involuntarily? (If yes, specify date, circumstances, and resolution).

C. BONDING

1. What is the Contractor's current bonding capacity? _____

2. What is the value of the Contractor's work currently under contract? _____

IV. COMPANY EXPERIENCE – SIMILAR PROJECTS

A. List three projects of reasonably similar nature, scope, and duration performed by your company in the last five years, specifying, where possible, the name and last known address of each owner of those projects:

Project #1:

Name and Address:

Date of Project:

Type of Project:

Contract Price:

Owner contact info:

Architect/Engineer contact info:
(if applicable)

Project #2:

Name and Address:

Date of Project:

Type of Project:

Contract Price:

Owner contact info:

Architect/Engineer contact info:
(if applicable)

Project #3:

Name and Address:

Date of Project:

Type of Project:

Contract Price:

Owner contact info:

Architect/Engineer contact info:
(if applicable)

V ARBITRATIONS, LITIGATIONS, AND OTHER PROCEEDINGS

Has your company been involved in any construction arbitration demands filed by, or against, you in the last five years?

Has your company been involved in any construction-related lawsuits (other than labor or personal injury litigation) filed by, or against, you in the last five years?

Has your company been involved in any lawsuits, proceedings, or hearings initiated by the National Labor Relations Board or similar state agency in the past seven years?

Has your company been involved in any lawsuits, proceedings, or hearings initiated by the Occupational Safety and Health Administration concerning the project safety practices of the Contractor in the last seven years?

Has your company be involved in any lawsuits, proceedings, or hearings initiated by the Internal Revenue Service, or any state revenue department, concerning the tax liability of the Contractor (other than audits) in the last seven years?

Have any criminal proceedings or investigations been brought against the Contractor in the last ten years?

If you answered yes to any of the questions above, please identify the nature of the claim, the amount in dispute, the parties, and the ultimate resolution of the proceeding (attach documentation if needed):

VI COMMENTS

Please list any additional information that you believe would assist the Owner in evaluating the possibility of using the Contractor on this Project. You may attach such additional information as an Exhibit to this Statement and Questionnaire.

I certify to the Owner that the information and responses provided on this Questionnaire are true, accurate and complete. The Owner, or its designated representative, may contact any entity or reference listed in this Questionnaire. Each entity or reference may make any information concerning the Contractor available to the Owner, or its designated representative.

Contractor:

Signature

Date

Title

Sworn to and subscribed before me
This _____ day of _____

Signature

Notary Public

My Commission Expires:

ROCKDALE COUNTY BOARD OF COMMISSIONERS CLAY BUILDING

874 NORTH MAIN STREET
CONYERS, GA 30012

PROJECT LOCATION: INTERIOR FINISH OF EXISTING BUILDING
(EXISTING MECH, ELEC, & PLUMB TO REMAIN FOR TIE-IN ONLY)

IGARASHI
DESIGNS



5-8-19 UPDATED

Designer: Michael Garashi - mgarash@gmail.com - 770-653-0666



PROJECT NAME

Clay Building
874 North Main St
Conyers, GA 30012

SHEET TITLE

COVER SHEET

DATE

7-25-18

PROJECT NO.

18-00000

CVR

SHEET NO.

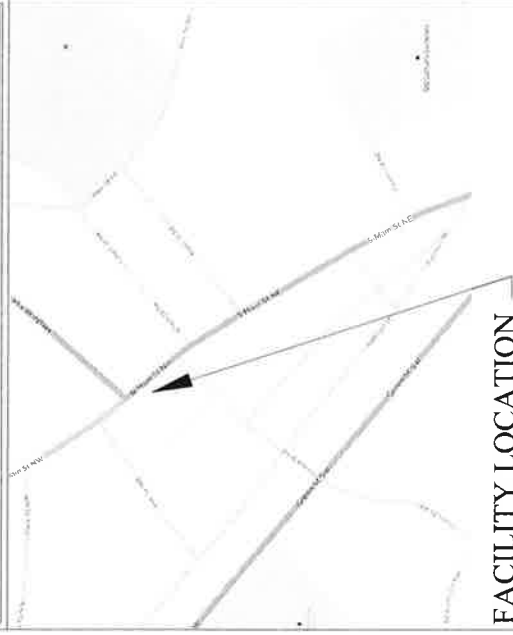
PROJECT INFORMATION

SCOPE OF WORK = INTERIOR FINISH OF EXISTING BUILDING ONLY
OCCUPANCY CLASSIFICATION = B / A-3 (COURTROOM)
TYPE OF CONSTRUCTION IN SCOPE OF WORK = IIB
SPRINKLED = NO
TOTAL BUILDING AREA = 6,600 SF
NUMBER OF STORIES = 2
OCCUPANT LOAD = 175

CODE REFERENCE

THE GEORGIA STATE MINIMUM STANDARD CODES:
- INTERNATIONAL BUILDING CODE, 2012 EDITION WITH 2014, 2015, 2017 & 2018 GEORGIA AMENDMENTS
- INTERNATIONAL MECHANICAL CODE, 2012 EDITION WITH 2014, 2015 & 2018 GEORGIA AMENDMENTS
- INTERNATIONAL PLUMBING CODE, 2012 EDITION WITH 2014 & 2015 GEORGIA AMENDMENTS
- INTERNATIONAL FIRE ALARM AND NOTIFICATION CODE, 2012 EDITION WITH 2014 & 2015 GEORGIA AMENDMENTS
- INTERNATIONAL ELECTRICAL CODE, 2012 EDITION WITH 2014 & 2015 GEORGIA AMENDMENTS
- INTERNATIONAL ENERGY CONSERVATION CODE, 2009 EDITION WITH 2011 & 2012 GEORGIA AMENDMENTS
NFPA 101 LIFE SAFETY CODE 2012 EDITION
INTERNATIONAL FIRE CODE 2012 EDITION WITH 2014 GEORGIA AMENDMENTS
OSHA TITLES 29 AND 30 GEORGIA ACCESSIBILITY CODE (2010 ADA STANDARDS)

PROJECT LOCATION



FACILITY LOCATION

CONTACT INFORMATION

PROJECT ARCHITECT: JAMES MITCHELL, AIA
PROJECT MANAGER: MICHAEL IGARASHI
IGARASHI DESIGNS
CONTACT INFO: 388 ROCKY CREEK RIDGE
MANSFIELD, GA 30656
PH: 770-653-0666
EMAIL: MICHAELIGARASHI@GMAIL.COM

SHEET INDEX

CVR - COVER SHEET
A01 - LIFE SAFETY PLANS
A1.0 - DEMOLITION PLANS
A1.1 - MECHANICAL PLANS
A1.2 - ELECTRICAL PLANS
A1.3 - ENLARGED FLOOR PLANS
A2.1 - BENCH DETAILS
A3.1 - REFLECTED CEILING PLANS
A4.1 - CONNECTIVITY PLANS
M1.1 - MECHANICAL PLANS
E1.1 - LIGHTING PLANS
E1.2 - POWER PLANS
P1.1 - FLOOR FRAMING PLANS
S-1 - FLOOR FRAMING PLAN
S2 - DETAILS



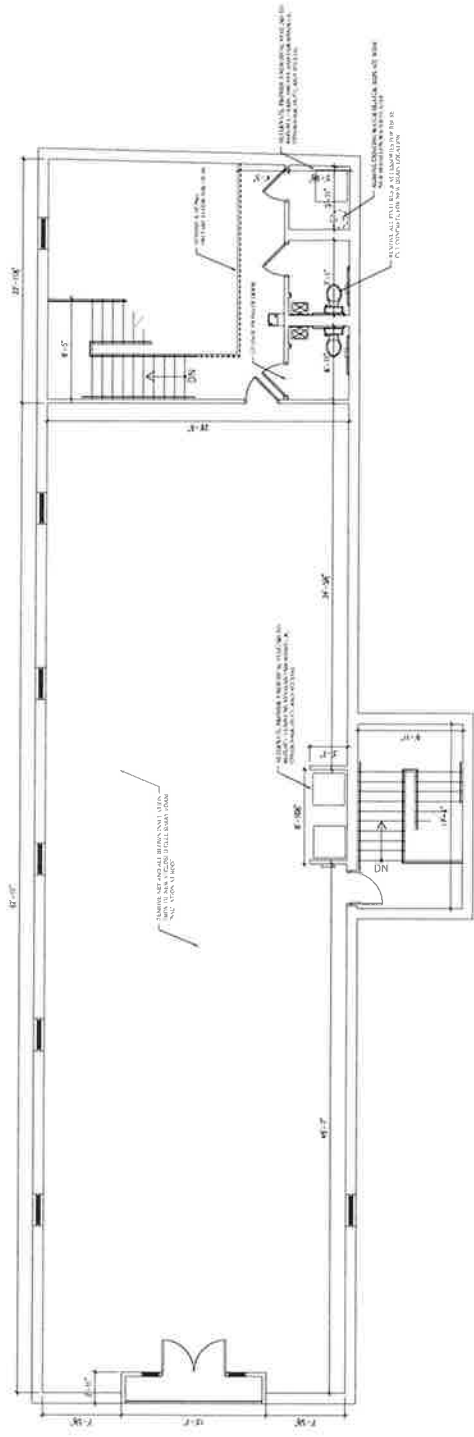
State of Georgia Professional
 5-8-18 UPDATED



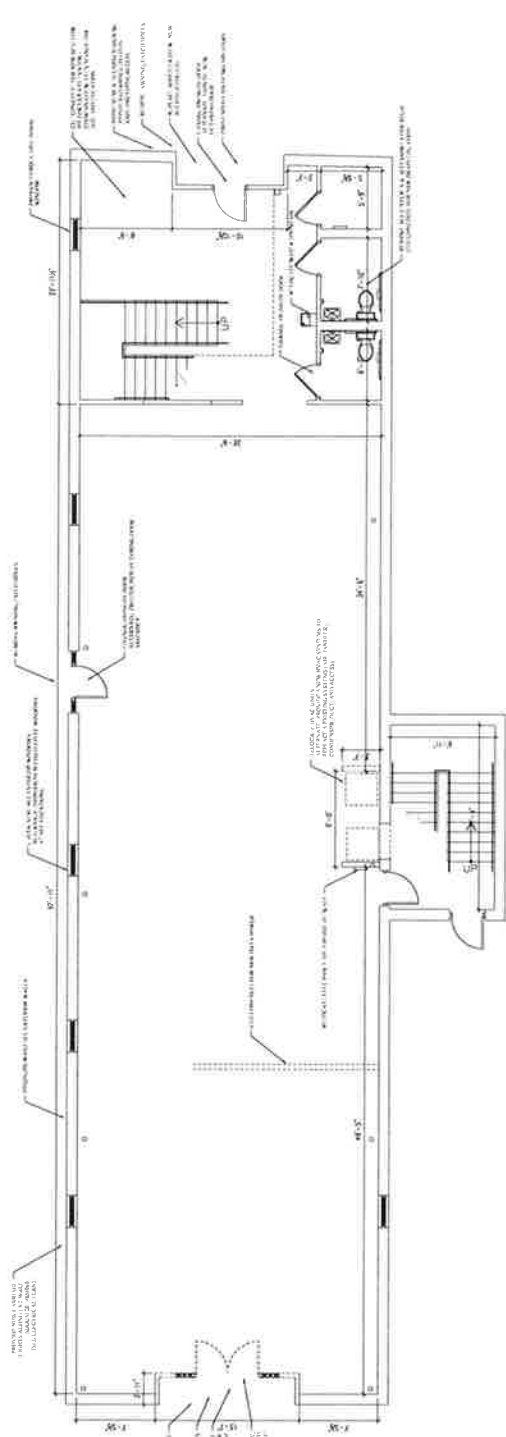
Project Name
Clay Building
 874 North Main St
 Conyers, GA 30012

Sheet Title
DEMOLITION PLAN

Scale by N.O.I.	A1.0 sheet no.
Created by M.I.	
Project no. 18-0000	
Date 5/8/18	



2 UPPER LEVEL DEMOLITION PLAN
 SCALE: 3/8" = 1'-0"



1 ENTRY LEVEL DEMOLITION PLAN
 SCALE: 3/8" = 1'-0"



Issue: 04/17/2018
 5-9-18 UPDATED

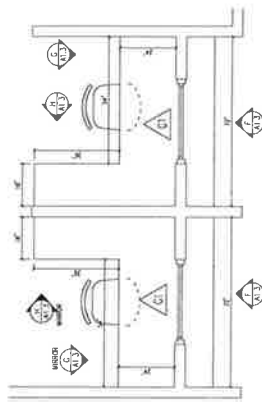


Project Name: Clay Building
 874 North Main St
 Carpinteria, CA 93012

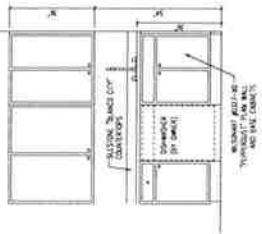
Sheet Title: ENLARGED FLOOR PLANS

Drawn by: NIJ	Checked by: NIJ	Project No.:	Sheet No.:
Scale:	Scale:	Scale:	Scale:

A1.3



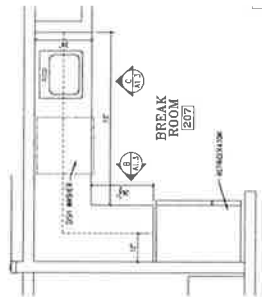
1 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



2 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



3 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



4 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



5 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



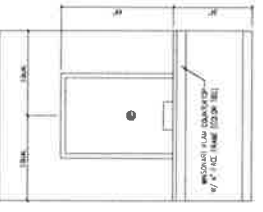
6 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



7 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



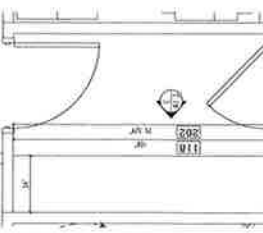
8 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



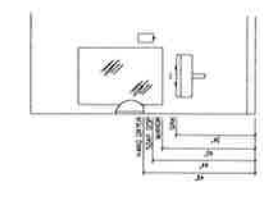
9 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



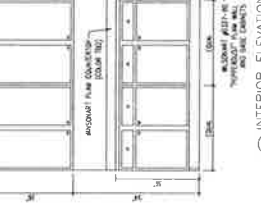
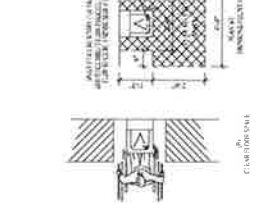
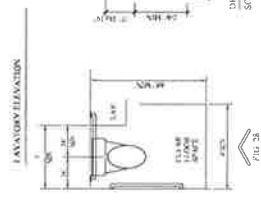
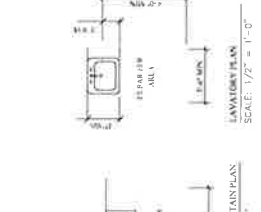
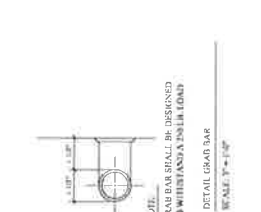
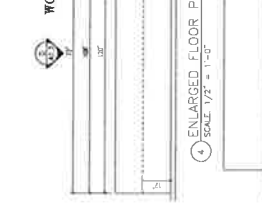
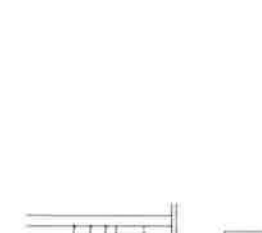
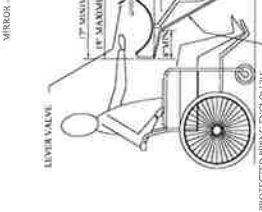
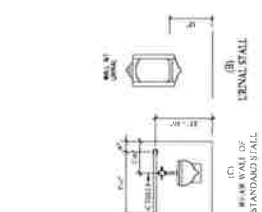
10 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



11 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"

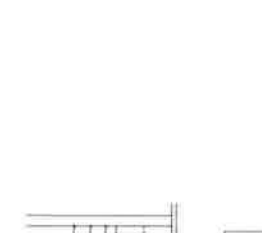
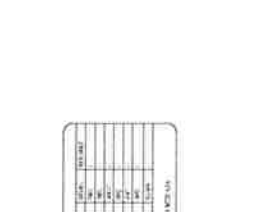
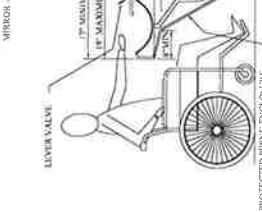
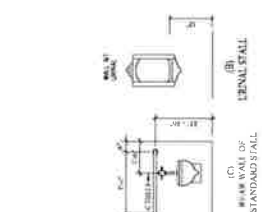
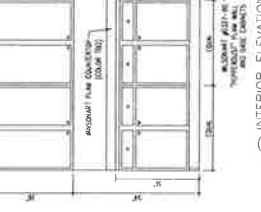
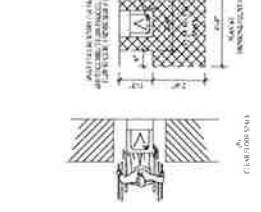
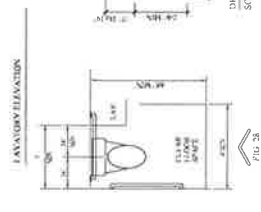
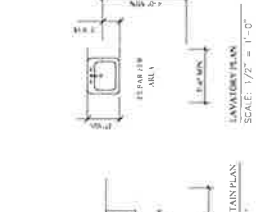
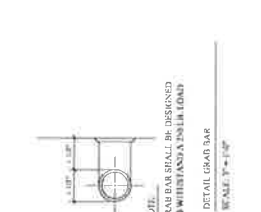
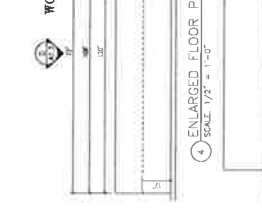
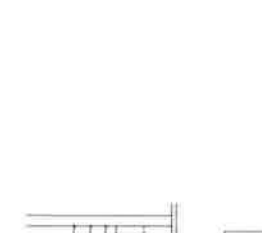
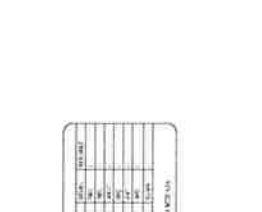
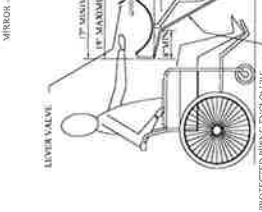
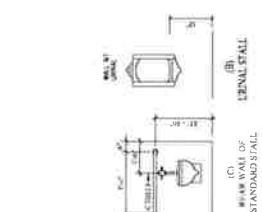
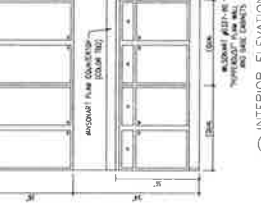
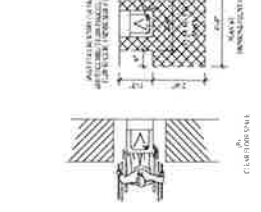
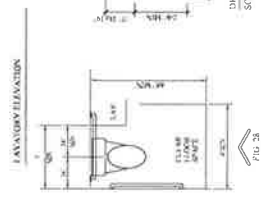
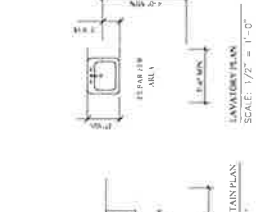
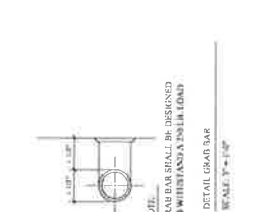
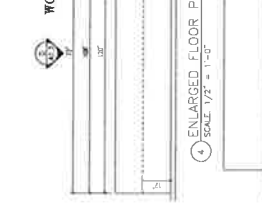
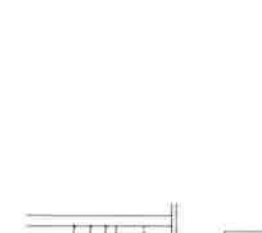
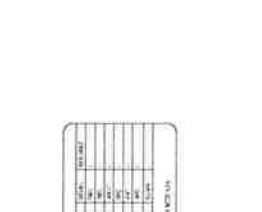
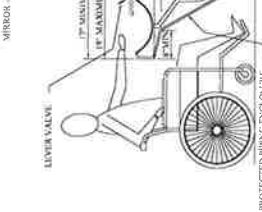
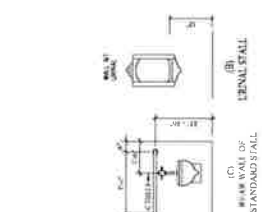
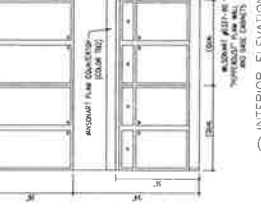
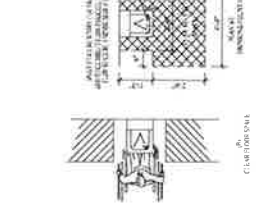
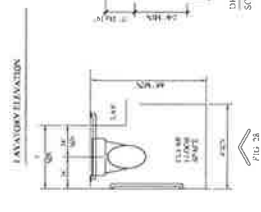
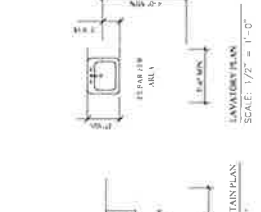
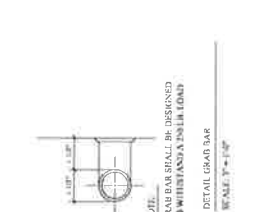
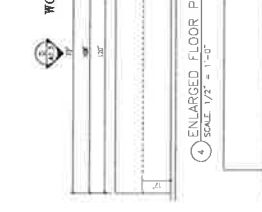
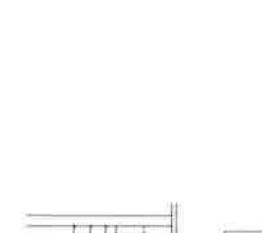
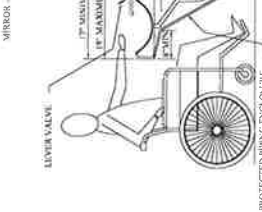
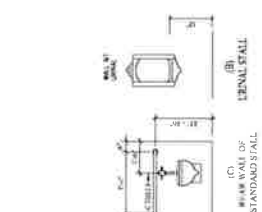
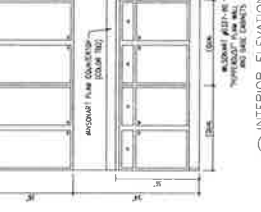
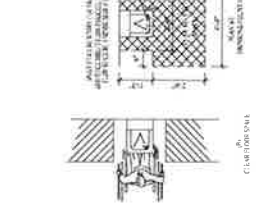
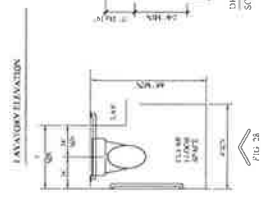
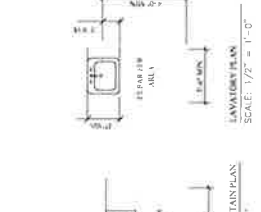
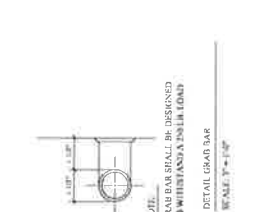
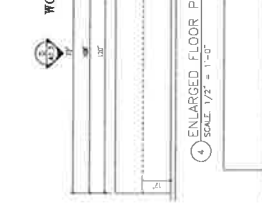
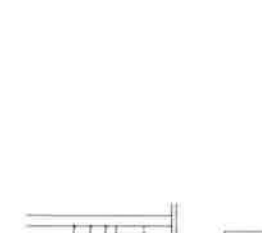
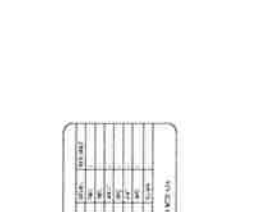
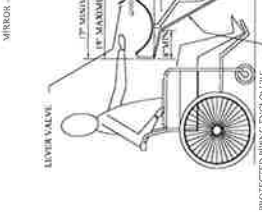
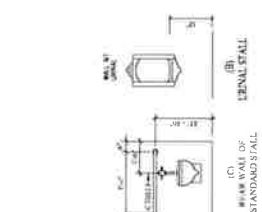
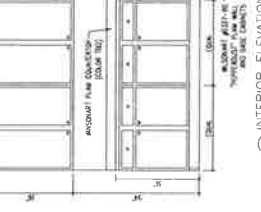
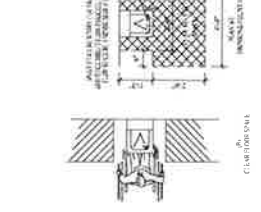
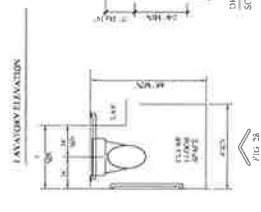
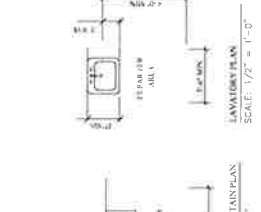
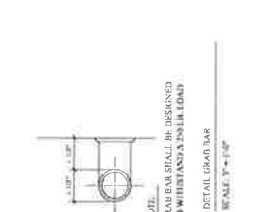
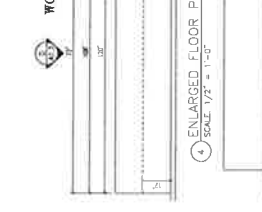
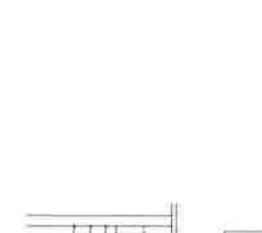
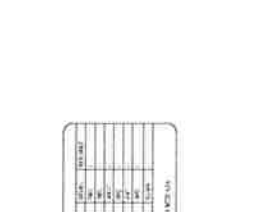
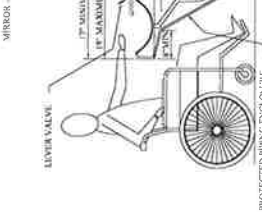
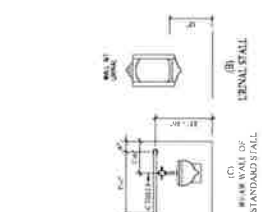
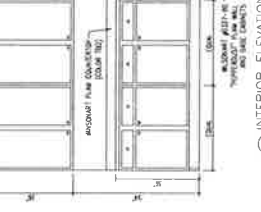
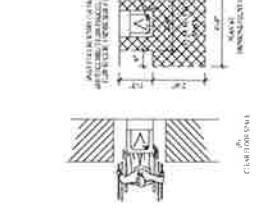
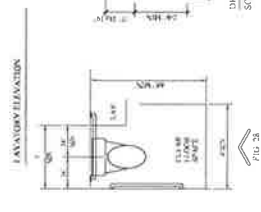
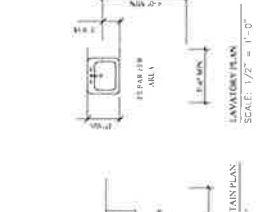
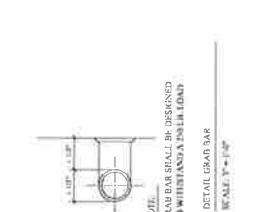
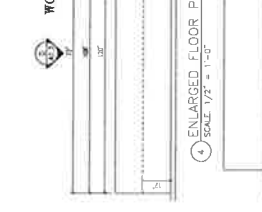
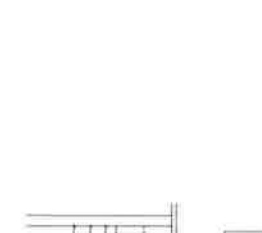
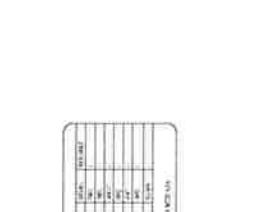
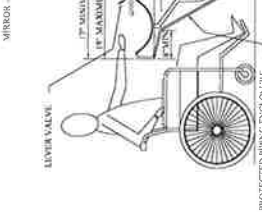
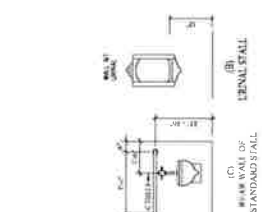
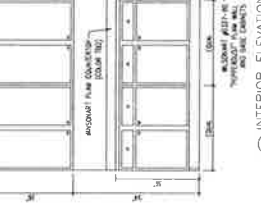
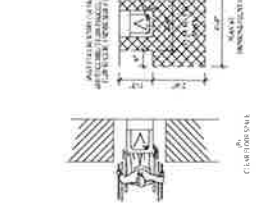
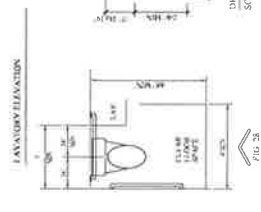
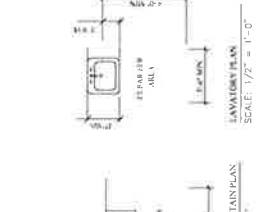
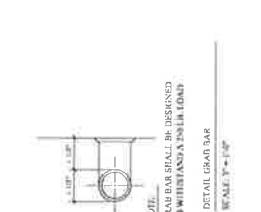
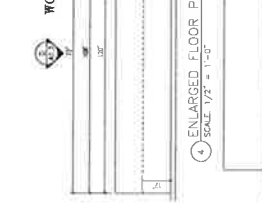
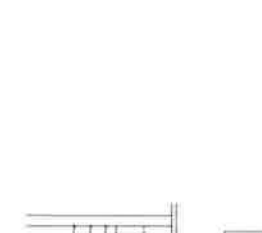
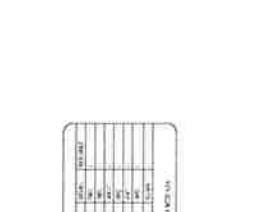
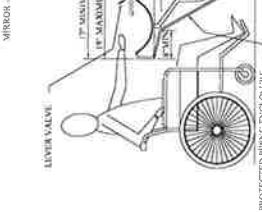
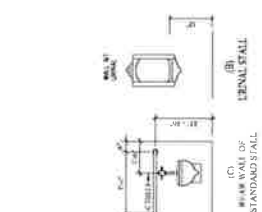
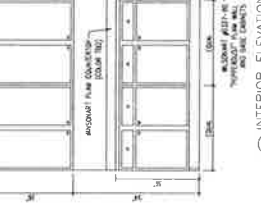
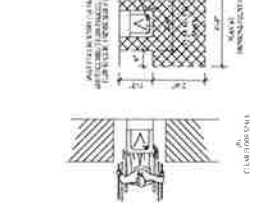
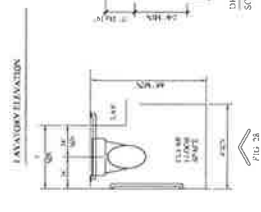
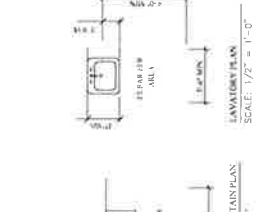
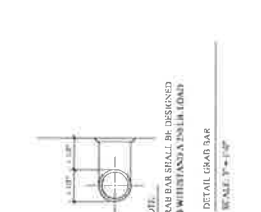
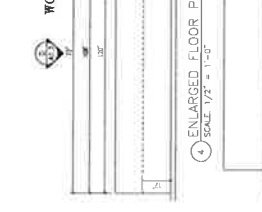
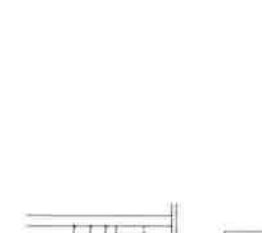
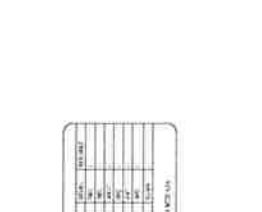
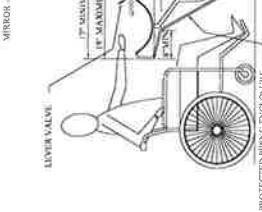
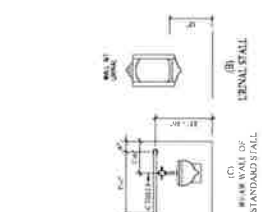
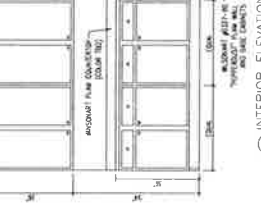
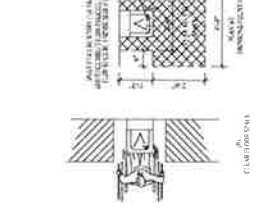
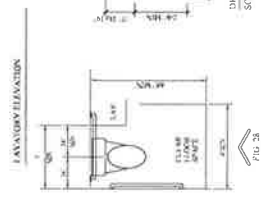
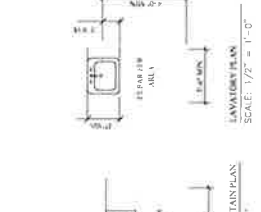
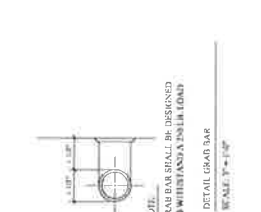
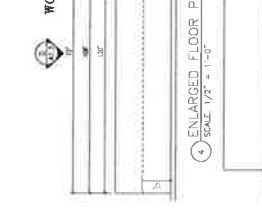
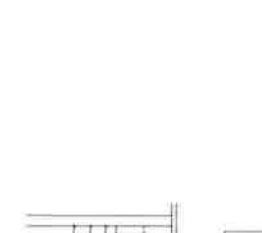
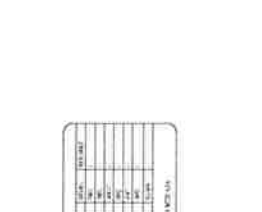
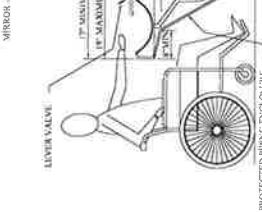
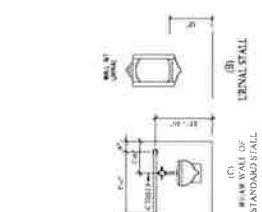
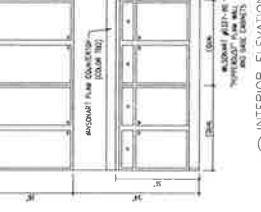
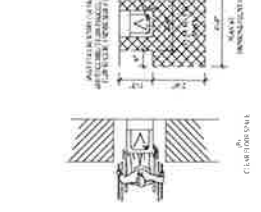
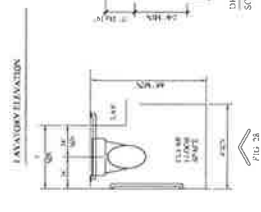
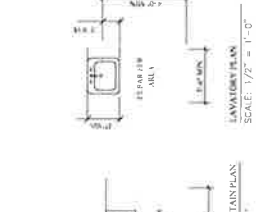
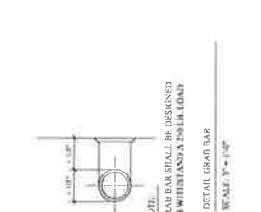
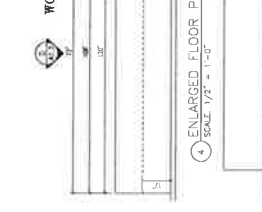
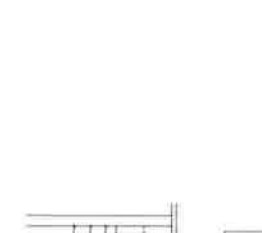
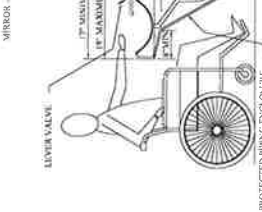
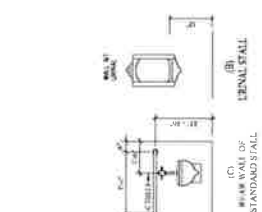
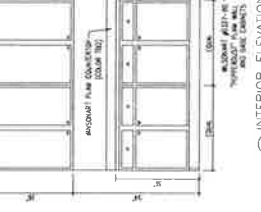
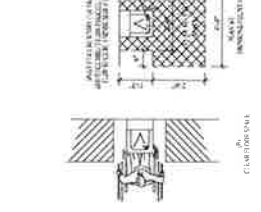
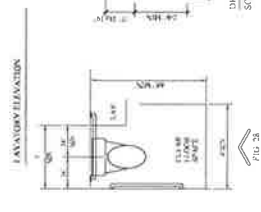
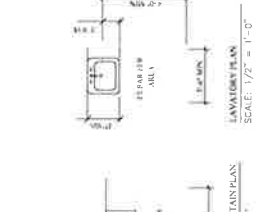
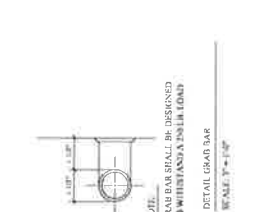
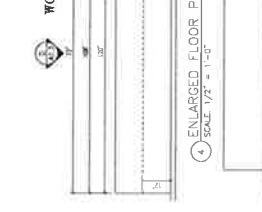
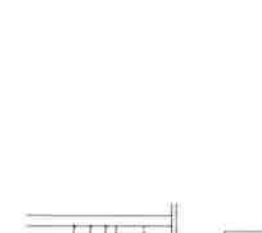
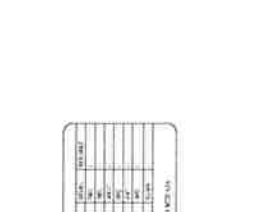
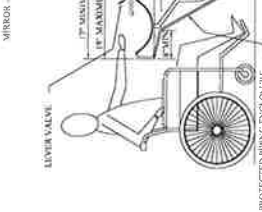
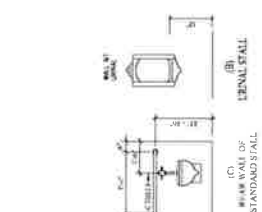
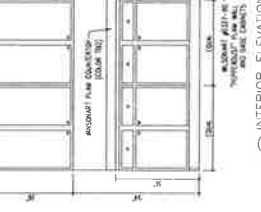
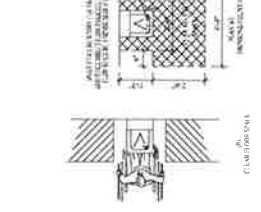
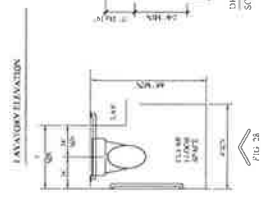
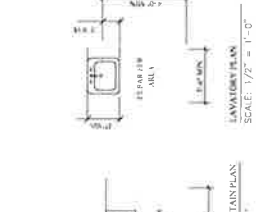
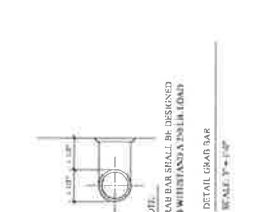


12 ENLARGED FLOOR PLAN
 SCALE: 1/2" = 1'-0"



RESTROOM ACCESSIBLE	TOILET	W.C.	VANITY	W.C. SEAT
1	1	1	1	1
2	2	2	2	2
3	3	3	3	3
4	4	4	4	4
5	5	5	5	5
6	6	6	6	6
7	7	7	7	7
8	8	8	8	8
9	9	9	9	9
10	10	10	10	10
11	11	11	11	11
12	12	12	12	12
13	13	13	13	13
14	14	14	14	14
15	15	15	15	15
16	16	16	16	16
17	17	17	17	17
18	18	18	18	18
19	19	19	19	19
20	20	20	20	20
21	21	21	21	21
22	22	22	22	22
23	23	23	23	23
24	24	24	24	24

WORK AREA	TOILET	W.C.	VANITY	W.C. SEAT
1	1	1	1	1
2	2	2	2	2
3	3	3	3	3
4	4	4	4	4
5	5	5	5	5
6	6	6	6	6
7	7	7	7	7
8	8	8	8	8
9	9	9	9	9
10	10	10	10	10
11	11	11	11	11
12	12	12	12	12
13	13	13	13	13
14	14	14	14	14
15	15	15	15	15
16	16	16	16	16
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19	19	19	19	19
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24	24	24	24	24





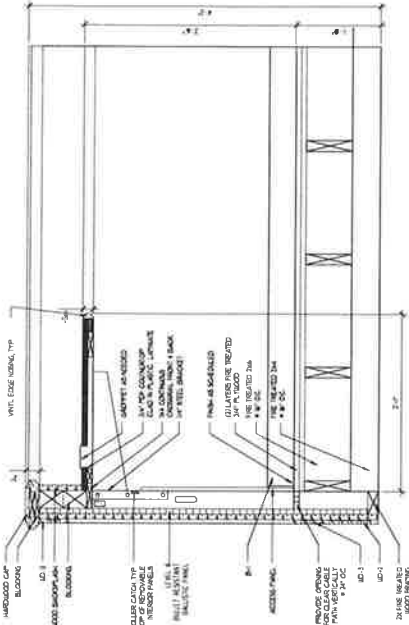
Interior Design Firm
 5-9-19 UPMITD



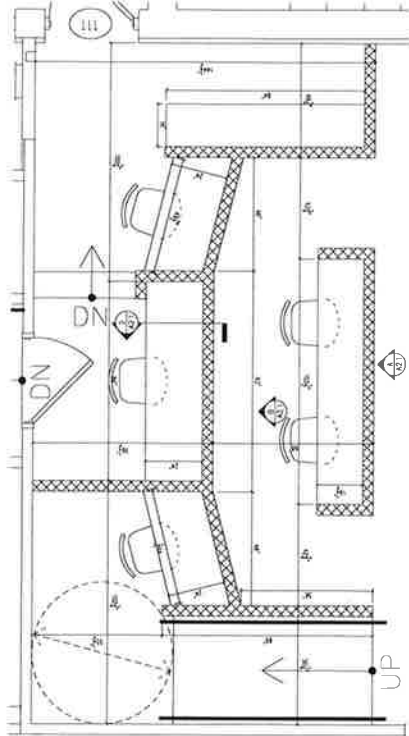
Project Name
 Clay Building
 874 North Main St.
 Conyers, GA 30012

Sheet Title
 BENCH DETAILS

Drawn by
 MUC
 Checked by
 MUC
 Project No.
 19-011
 Date
 2/28/19
 Sheet No.
 A2.1

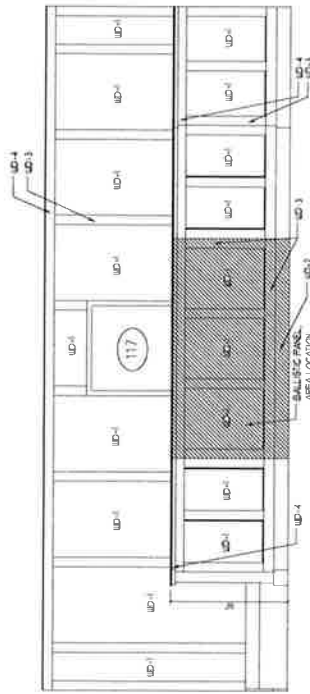


(2) BENCH SECTION
 SCALE: 1/2" = 1'-0"

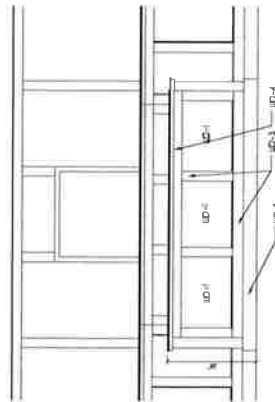


(1) ENLARGED BENCH PLAN
 SCALE: 1/2" = 1'-0"

WOOD PROFILES	
WD-1	FENCER PANEL - STAINED MAHOOGANY
WD-2	WOOD BASE - STAINED MAHOOGANY
WD-3	CHURNING BACKER - STAINED MAHOOGANY
WD-4	WOOD BASE - STAINED MAHOOGANY



(B) BENCH ELEVATION
 SCALE: 1/2" = 1'-0"



(A) BENCH ELEVATION
 SCALE: 1/2" = 1'-0"



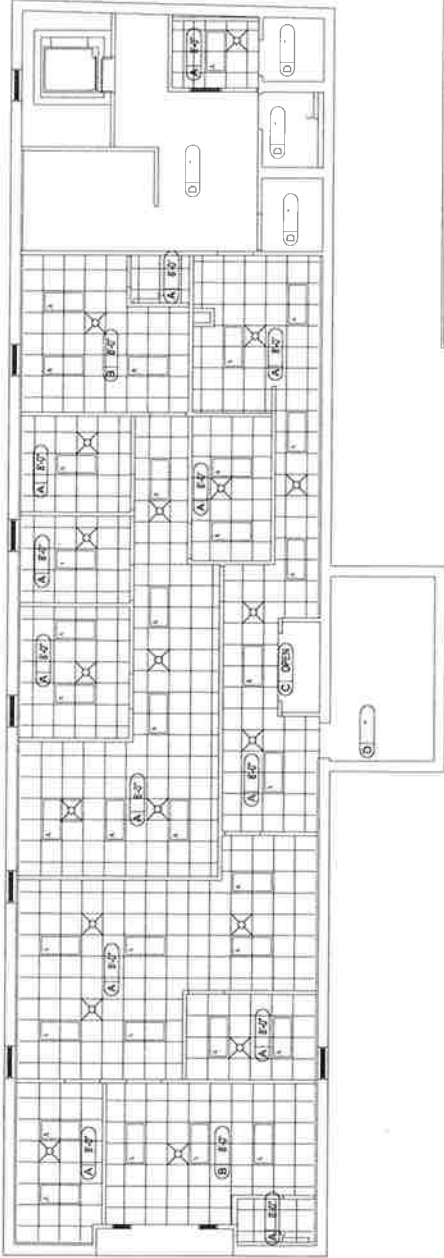
Model: 24" x 24" x 5/8"
 5-9-19 UPDATED



Project Name:
 Clay Building
 874 North Main St
 Conyers, GA 30012

Sheet Title:
 REFLECTED CEILING PLANS

Scale:
 A3
 A0.1

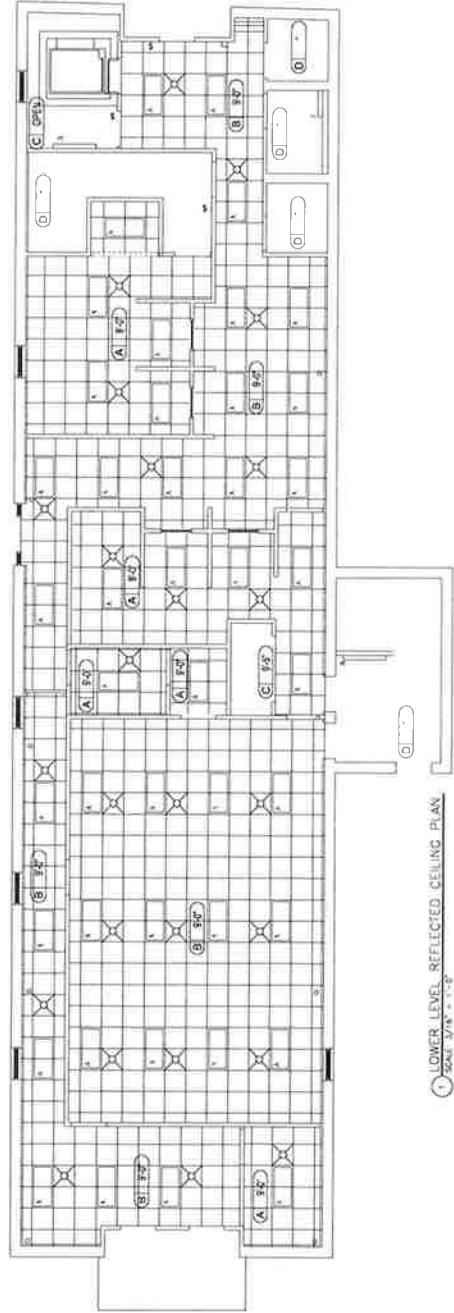


2 UPPER LEVEL REFLECTED CEILING PLAN
 SCALE: 3/16" = 1'-0"

CEILING LEGEND:

MARK	DESCRIPTION	MANUF	MODEL
(A)	24"X24"X5/8" LAY-IN - 15/16"	ARMSTRONG	769
(B)	24"X24"X5/8" LAY-IN - 15/16" - ANGLED TEGULAR	ARMSTRONG	1774
(C)	OPEN TO DECK		
(D)	EXISTING CEILING TO REMAIN		

NOTES:
 1. CEILING TILE SHALL BE AS NOTED OR AN APPROVED EQUAL.



1 LOWER LEVEL REFLECTED CEILING PLAN
 SCALE: 3/16" = 1'-0"



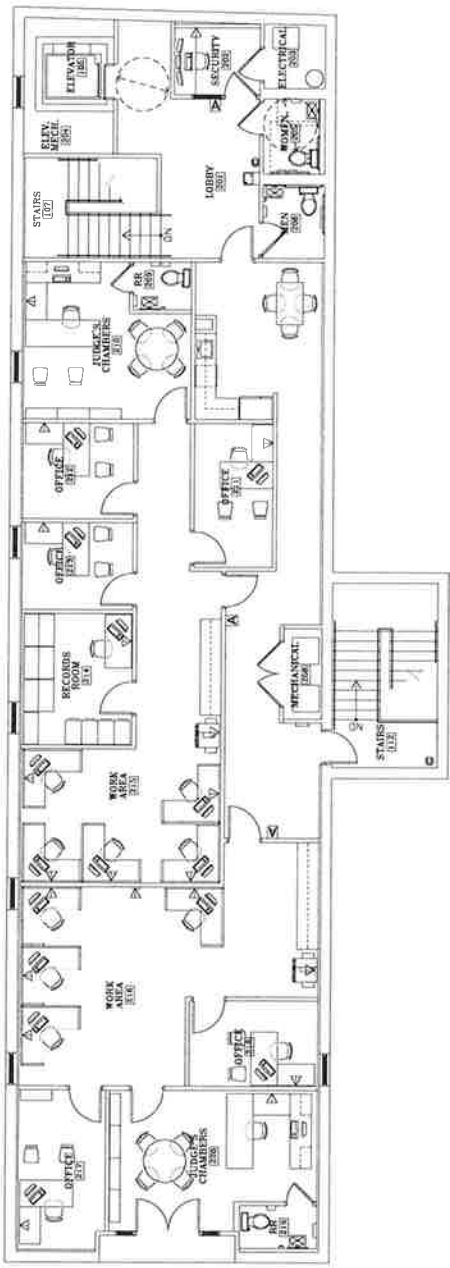
Issue: 04.19.2018
 5-9-19 UPDATED



Project Name:
 Clay Building
 874 North Main St
 Conyers, GA 30012

Sheet Title:
 CONNECTIVITY PLANS

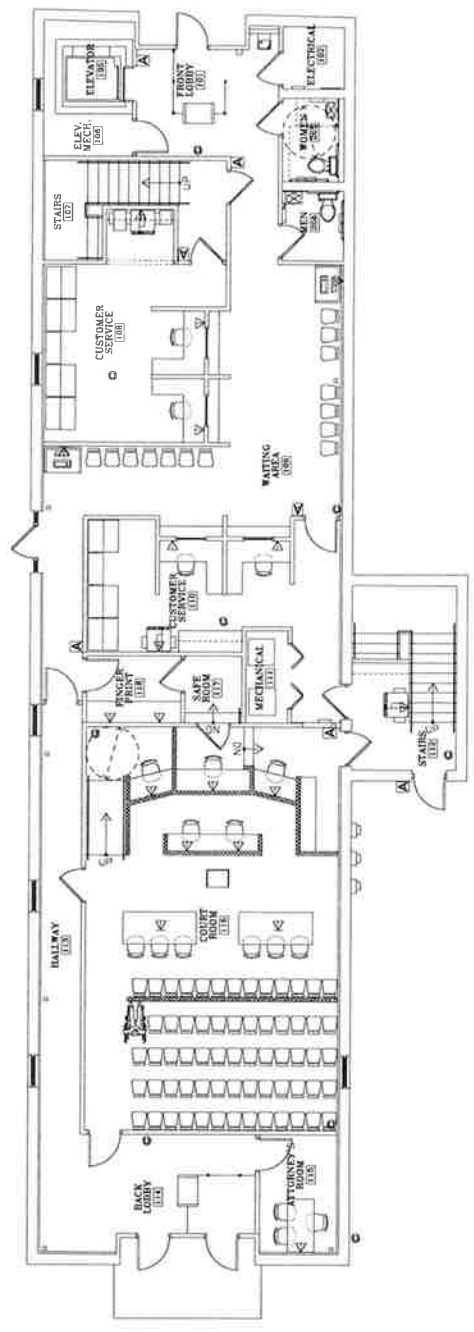
Drawn by:	ECG
Checked by:	MI
Project No.:	18-001
Scale:	AS SHOWN
Sheet No.:	501-3
Sheet Size:	A4.1



UPPER LEVEL
 SCALE: 1/4" = 1'-0"

LEGEND

©	CLOSED CIRCUIT SECURITY CAMERA
▽	CAT 6 DOUBLE NETWORK DROP
A	ACCESS CARD SCANNER



LOWER LEVEL
 SCALE: 3/16" = 1'-0"



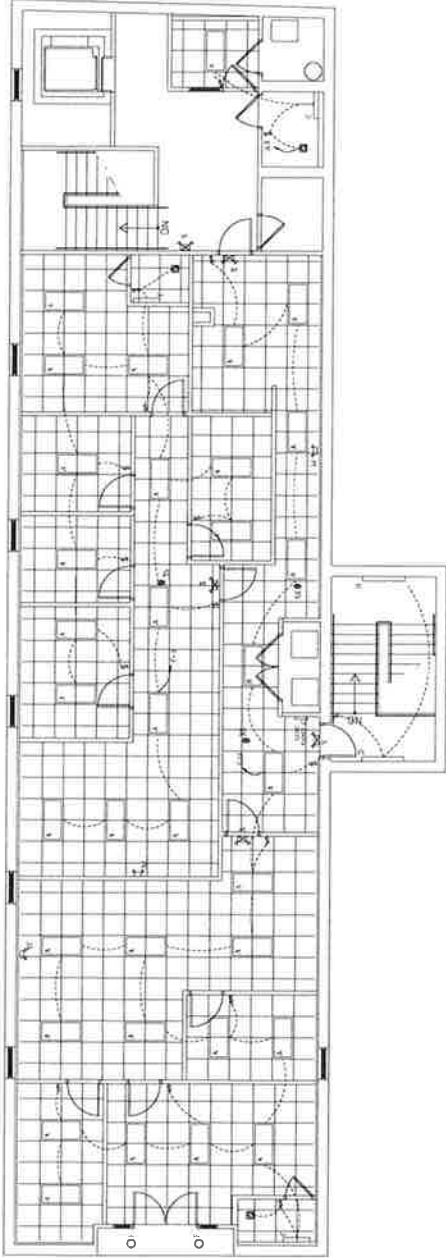
Issue: 04/17/2018
 5-9-18 UPDATED



Project Name:
 Clay Building
 874 North Main St.
 Conyers, GA 30012

Project Title:
 LIGHTING PLANS

Scale: 1/8" = 1'-0"
 Sheet No: E1.1



UPPER LEVEL
 SCALE: 3/16" = 1'-0"

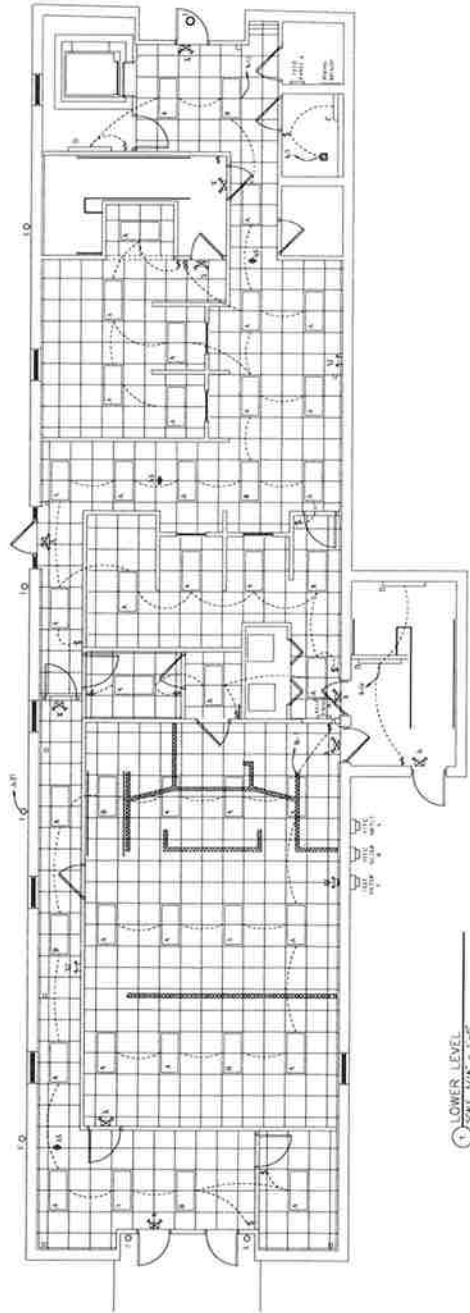
NOTE: ALL NEW CIRCUITS TO BE INTO EXISTING PANELS AS SHOWN.
 NOTE: EXISTING MECHANICAL, PLUMBING & ELECTRICAL TO REMAIN. NEW WORK TO BE INTO EXISTING ONLY.

LEGEND

□	1" x 4" LED RECESSED LIGHT FIXTURE
□	4" x 8" LED RECESSED LIGHT FIXTURE
□	4" x 12" LED RECESSED LIGHT FIXTURE
○	6" RECESSED CAN LIGHT
○	WALL MOUNTED LIGHT
▽	EXISTING HIGH BAY DATA CABLE TRAY
□	DUPLICATE
□	SINGLE POLE LIGHT SWITCH
□	3-WAY LIGHT SWITCH

LIGHT FIXTURE SCHEDULE

Item	Description	Quantity	Notes
1	1" x 4" LED RECESSED LIGHT FIXTURE	10	EXISTING
2	4" x 8" LED RECESSED LIGHT FIXTURE	10	EXISTING
3	4" x 12" LED RECESSED LIGHT FIXTURE	10	EXISTING
4	6" RECESSED CAN LIGHT	10	EXISTING
5	WALL MOUNTED LIGHT	10	EXISTING
6	DUPLICATE	10	EXISTING
7	SINGLE POLE LIGHT SWITCH	10	EXISTING
8	3-WAY LIGHT SWITCH	10	EXISTING



LOWER LEVEL
 SCALE: 3/16" = 1'-0"

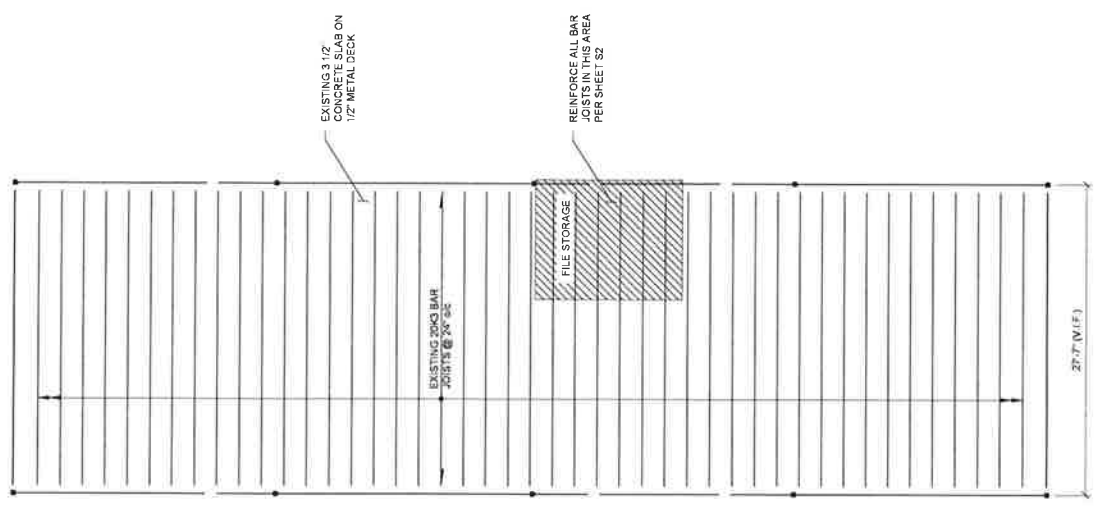
NOTE: EXISTING MECHANICAL, PLUMBING & ELECTRICAL TO REMAIN. NEW WORK TO BE INTO EXISTING ONLY.
 NOTE: ALL NEW CIRCUITS TO BE INTO EXISTING PANELS AS SHOWN

NUM	DATE	DESCRIPTION
0	05/25/18	ISSUED FOR CONSTRUCTION

GENERAL NOTES & FLOOR FRAMING PLAN

DESIGNED MKG
 DRAWN MKG
 CHECKED BMR
 JOB # 18-005

S-1



1 S-1

FLOOR FRAMING
 SCALE 3/32" = 1'-0"

PLAN

- GENERAL
 - Provide construction detailing to the 2012 International Building Code with the 2014, 2015, 2017 and 2018 amendments. Refer to the 2012 International Building Code for all references to other standards, specifications, or codes unless the latest edition is indicated.
 - Material tests and inspections are required per Chapter 17 of the 2012 International Building Code. Refer to the project Statement of Special Inspections for required tests and inspections. Special inspection requests must be submitted to the Authority Having Jurisdiction (AHJ) at least 10 business days prior to the start of the work with Section 17.2 of the 2012 International Building Code with the 2014, 2015, 2017 and 2018 Amendments. The AHJ must approve the special inspection request in writing. The AHJ must also approve the special inspection request in writing. The AHJ must also approve the special inspection request in writing.
 - The structural engineer shall verify that all materials used in the construction of the structure conform to the specifications. A sign shall be provided for all materials used in the construction of the structure.
 - Verify the field of work.
 - Engineer of Record in writing of any discrepancy.
 - The Contractor is solely responsible for the design, construction, and safety of the building, including temporary supports, and all other means, methods, techniques, sequences, and procedures of construction.
 - Review of the drawings and shop drawings by the Structural Engineer of Record is only for general review and check and drawings before submittal to the Structural Engineer of Record. The Contractor shall be responsible for the design, construction, and safety of the building, including temporary supports, and all other means, methods, techniques, sequences, and procedures of construction. Errors and omissions associated with the preparation of shop drawings are the responsibility of the contractor and are not the responsibility of the Structural Engineer of Record. Do not begin fabrication until shop drawings are approved by the Structural Engineer of Record.
 - Do not make shop drawings using reproductions of the contract documents or referencing the contract documents.
- EXISTING CONDITIONS
 - Removal of existing structural members through excavation to the concrete slab shall be done in accordance with the contract documents. The Contractor shall verify all existing conditions, dimensions, and details prior to excavation. Report any deviations from conditions or dimensions shown on the contract documents to the Structural Engineer of Record immediately. Do not begin excavation until shop drawings are approved by the Structural Engineer of Record.
 - The nature of structural demolition is inherently uncertain. The exact condition and location of existing structural members shall be determined by the Structural Engineer of Record. It is the responsibility of the Contractor to report any discrepancies between the contract documents and actual field conditions to the Structural Engineer of Record immediately. Do not begin excavation until shop drawings are approved by the Structural Engineer of Record.
 - It is the responsibility of the Contractor to review the condition of structural members, particularly walls, piers, and structural steel beams, to determine when elements can be salvaged, which elements must be removed, and when elements must be replaced. The Contractor shall consult with the Structural Engineer of Record to determine the appropriate procedure to be followed regarding structural demolition.
- STRUCTURAL STEEL
 - Provide structural steel conforming to the following standards:
 AISC 360-10 Allowable Steel Design and Construction, 10th Edition
 AISC 360-10 Code of Standard Practice for Structural Steel Buildings and Bridges
 AISC 326-09 Drawing for Steel Construction, 1st Edition
 - Unless noted otherwise, provide steel shapes made of material conforming to the following standards:
 AISC 360-10 Allowable Steel Design and Construction, 10th Edition
 AISC 360-10 Code of Standard Practice for Structural Steel Buildings and Bridges
 - Make all welded connections in accordance with AWS D1.1:10 "Structural Welding Code" using E70XX electrodes. Use only certified welders. Fillet welds shall be performed at the job site.
 - Submit shop drawings prepared in accordance with AISC 326-09. Provide complete welding information using AWS symbols. Use prequalified welded joints per AISC 326-09. Provide complete welding information including weld size, location, and shop drawings are completed and reviewed by the Structural Engineer of Record.
 - Do not use peening to correct fabrication errors in structural steel framing.
 - Provide temporary bracing for structural steel framing until all permanent bracing is completely installed.
 - Place structural steel in accordance with the project specifications. Do not paint steel surfaces to be welded. Do not use paint on steel surfaces to be welded. Do not use paint on steel surfaces to be welded.
- DESIGN LOADS

Live Loads
 80 PSF
 60 PSF
 Other

NO.	DATE	DESCRIPTION
0	05/25/18	ISSUED FOR CONSTRUCTION

DETAILS

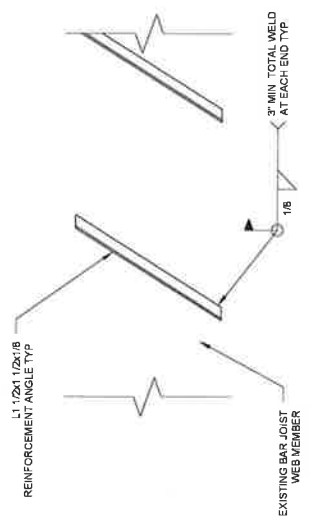
DESIGNED MKG
 DRAWN MKG
 CHECKED BMR
 JOB # 18-005

S-2



- 1 REINFORCE EXISTING WEB MEMBER WITH DOUBLE ANGLES
 2L 1 1/2x1 1/2x1/8 SEE 2/5-2 FOR WELD ATTACHMENT.
- 2 REINFORCE EXISTING WEB MEMBERS WITH SINGLE ANGLE
 L1 1/2x1 1/2x1/8 SEE 2/5-2 FOR WELD ATTACHMENT

1 BAR JOIST ELEVATION
 SCALE 3/8" = 1'-0"



2 REINFORCEMENT DETAIL
 SCALE 3/4" = 1'-0"

TYP AT EACH END OF REINFORCEMENT ANGLE