



Engineering Services Committee Committee Room- 6/11/2007- 1:30 PM
Meeting

ENGINEERING SERVICES

1. Approve the award of the contract to modernize the three Municipal Building traction elevators to the low bidder, Premier Elevator, with a base bid of \$398,747.00 and Add Alternate 1, an additional \$13,959.00, for a total of \$412,706.00 to be funded from SPLOST Phase III. Also, award the annual maintenance contract for these same three elevators to Premier at the completion of the work in the amount of \$11,970.00 for the first year, \$12,497.00 for the second year and \$13,247.00 for the third year, to be funded from the annual General Fund operating budget for the Municipal Building. ☐ [Attachments](#)
2. Report from the Administrator regarding Broad Street Improvements. (Referred from May 29 Engineering Services) ☐ [Attachments](#)
3. Motion to authorize condemnation of a portion of Property # 052-0-115-00-0 3910 Carolyn Street, which is owned by Eugene Burley, for 499.6 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
4. Motion to authorize condemnation of a portion of Property # 052-0-165-00-0 3915 Carolyn Street and Property # 052-0-166-0-00 3917 Carolyn Street, which is owned by Evelyn V. Walker Turner, for 2,999.58 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
5. Motion to authorize condemnation of a portion of Property # 015-0-099-00-0 Lincoln Street, which is ☐ [Attachments](#)

owned by Mattrice Matthew Scott, Jr., Joan Scott Ruff, and Jobyna M. Scott, for 995 Sq. Feet of Right of Way and 509 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

6. Motion to authorize condemnation of a portion of Property # 051-0-039-00-0 Powell Road, which is owned by Mattrice Matthew Scott, Jr.; Joan Scott Ruff; Jobyna M. Scott; Esther Lee; and Robert Gabriel, for 924 Sq. Feet of Permanent Easement and 1,412 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
7. Motion to authorize condemnation of a portion of Property # 051-0-240-00-0 3943 Barrett Street, which is owned by Pioneers, Inc. (5/6 Interest) and Dorothy Dicks (1/6 Interest), for 1,000 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
8. Motion to authorize condemnation of a portion of Property # 051-0-079-00-0 1706 Orange Avenue, which is owned by Pioneers, Inc., for 3,413 Sq. Feet of Permanent Easement and 2,296 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
9. Motion to authorize condemnation of a portion of Property # 051-0-078-00-0 1708 Orange Avenue, which is owned by Pioneers, Inc., for 2,539 Sq. Feet of Permanent Easement and 3,632 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)
10. Motion to authorize condemnation of a portion of Property # 052-0-088-00-0 3920 Barrett Street, which is owned by Rayburn Karl Whigham and Marjorie G. Whigham Desir, for 633 Sq. Feet of Permanent Easement and 663 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project. ☐ [Attachments](#)

11. Approve Capital Project Budget Change Number One (324-04-201824110) and Supplemental Agreement One with URS Corporation in the amount of \$580,737.58 to provide subsurface utility evaluation and design plans for the Broad Street portion of the downtown traffic signal and streetlight upgrade project. Funds are available in SPLOST Phase IV in the project contingency account. ☐ [Attachments](#)
12. Approve the deeds of dedication, maintenance agreements, and road resolution submitted by the Engineering, and Augusta Utilities Departments for Hancock Mill Plantation, Section Two. ☐ [Attachments](#)
13. Receive proposal regarding enhancements to the James Brown statue. (Referred from May 29 Engineering Services) ☐ [Attachments](#)
14. Presentation by Mr. John McMahon regarding a bid protest. ☐ [Attachments](#)
15. Presentation by Mr. Joseph W. Forster, II regarding the placement of a manhole on property at 1799 Heath Street. ☐ [Attachments](#)
16. Motion to approve Proposal from Midwest Maintenance Inc., to Execute Exterior Renovations to the Municipal Building, including re-roofing, resealing cladding and replacement of existing windows in accordance with RFP 07-125. ☐ [Attachments](#)
17. Motion to approve an Option for Easement between ATC Development Corp., as owner, and Augusta, Georgia, as optionee, in connection with the 60112 Rae's Creek Trunk Sewer Replacement, Phase IV for the following: ☐ [Attachments](#)

PIN 031-4-120-00-0: 6,203 sq. ft., more or less, of permanent utility, access and maintenance easement and 5,624 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-121-00-0: 374 sq. ft., more or less, of permanent utility, access and maintenance easement and

1,238 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-128-00-0: 6,077 sq. ft., more or less, of permanent utility, access and maintenance easement and 5,529 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-129-00-0: 1,213 sq. ft., more or less, of permanent utility, access and maintenance easement and 972 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-130-00-0: 9,353 sq. ft., more or less, of permanent utility, access and maintenance easement and 8,140 sq. ft., more or less, of temporary construction easement;

for a total purchase price of \$27,521.00.

18. Presentation on Status of SPLOST projects. ☐ [Attachments](#)
19. Approve Supplemental Agreement Number Five (5) with PBS & J in the amount of \$77,000 for evaluation of potential sources of contamination associated with underground storage tanks and hazardous waste sites concerning the Wrightsboro Road Improvements from Jimmie Dyess Parkway to I-520, CPB# 323-04-296823309. Funds will be transferred from the Project Right of Way Account to the Project Engineering Account. ☐ [Attachments](#)



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Award Contract for Municipal Building Elevator Modernization**

Department: Public Services - Facilities Management Division

caption2: Approve the award of the contract to modernize the three Municipal Building traction elevators to the low bidder, Premier Elevator, with a base bid of \$398,747.00 and Add Alternate 1, an additional \$13,959.00, for a total of \$412,706.00 to be funded from SPLOST Phase III. Also, award the annual maintenance contract for these same three elevators to Premier at the completion of the work in the amount of \$11,970.00 for the first year, \$12,497.00 for the second year and \$13,247.00 for the third year, to be funded from the annual General Fund operating budget for the Municipal Building.

Background: The three traction elevators in the Municipal Building need to be upgraded due to age and changes to code. A request for bids was issued last year with no response. The document was revised and reissued this year. Two bids were received.

Analysis: Staff has thoroughly reviewed the qualifications, references and materials submitted by each of the two firms submitting bids on Bid Item #07-100. We have determined that both firms meet the qualifications and have complied with the terms of the RFB. The low bid will save substantially on the contract cost, and the maintenance cost over the recommended contract term is substantially reduced as well. The rope grips included under Add Alternate 1 are now required by the State.

Financial Impact: The cost of the contract, including Add Alternate #1 is \$412,706.00, to be funded from SPLOST Phase III.

Alternatives: 1. Approve the award of the contract to modernize the three Municipal Building traction elevators to the low bidder, Premier Elevator, with a base bid of \$398,747.00 and Add

Alternate 1, an additional \$13,959.00, for a total of \$412,706.00 to be funded from SPLOST Phase III. Also award the annual maintenance contract for these same three elevators to Premier at the completion of the work in the amount of \$11,970.00 for the first year, \$12,497.00 for the second year and \$13,247.00 for the third year to be funded from the annual General Fund operating budget for the Municipal Building. 2. Do not approve the award.

Recommendation: #1. Approve the award of the contract to modernize the three Municipal Building traction elevators to the low bidder, Premier Elevator, with a base bid of \$398,747.00 and Add Alternate 1, an additional \$13,959.00, for a total of \$412,706.00 to be funded from SPLOST Phase III. Also award the annual maintenance contract for these same three elevators to Premier at the completion of the work in the amount of \$11,970.00 for the first year, \$12,497.00 for the second year and \$13,247.00 for the third year to be funded from the annual General Fund operating budget for the Municipal Building.

Funds are Available in the Following Accounts: SPLOST Phase III allocated to Municipal Building Renovations.

REVIEWED AND APPROVED BY:

**Finance.
Procurement.
Administrator.
Clerk of Commission**

Bid Item #07-100 Municipal Building Traction Elevator Modernization Public Service - Facilities Maintenance Tuesday, April 10, 2007 @ 3:00 p.m.		
	Premier Elevator	Kone
Base Bid	\$ 398,747.00	\$ 684,744.00
Alternate #1: add rope grips	\$ 13,959.00	\$ 19,100.00
Alternate #2: Maintenance Agreement		
Year 1	\$ 11,790.00	\$ 23,127.00
Year 2	\$ 12,497.00	\$ 24,514.00
Year 3	\$ 13,247.00	\$ 25,985.00
Bid Bond	X	X



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Broad Street Improvements**

Department: Clerk of Commission

caption2: Report from the Administrator regarding Broad Street Improvements. (Referred from May 29 Engineering Services)

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Condemnation - Eugene Burley**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 052-0-115-00-0 3910 Carolyn Street, which is owned by Eugene Burley, for 499.6 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$40.00. Due to numerous unsuccessful negotiation attempts, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

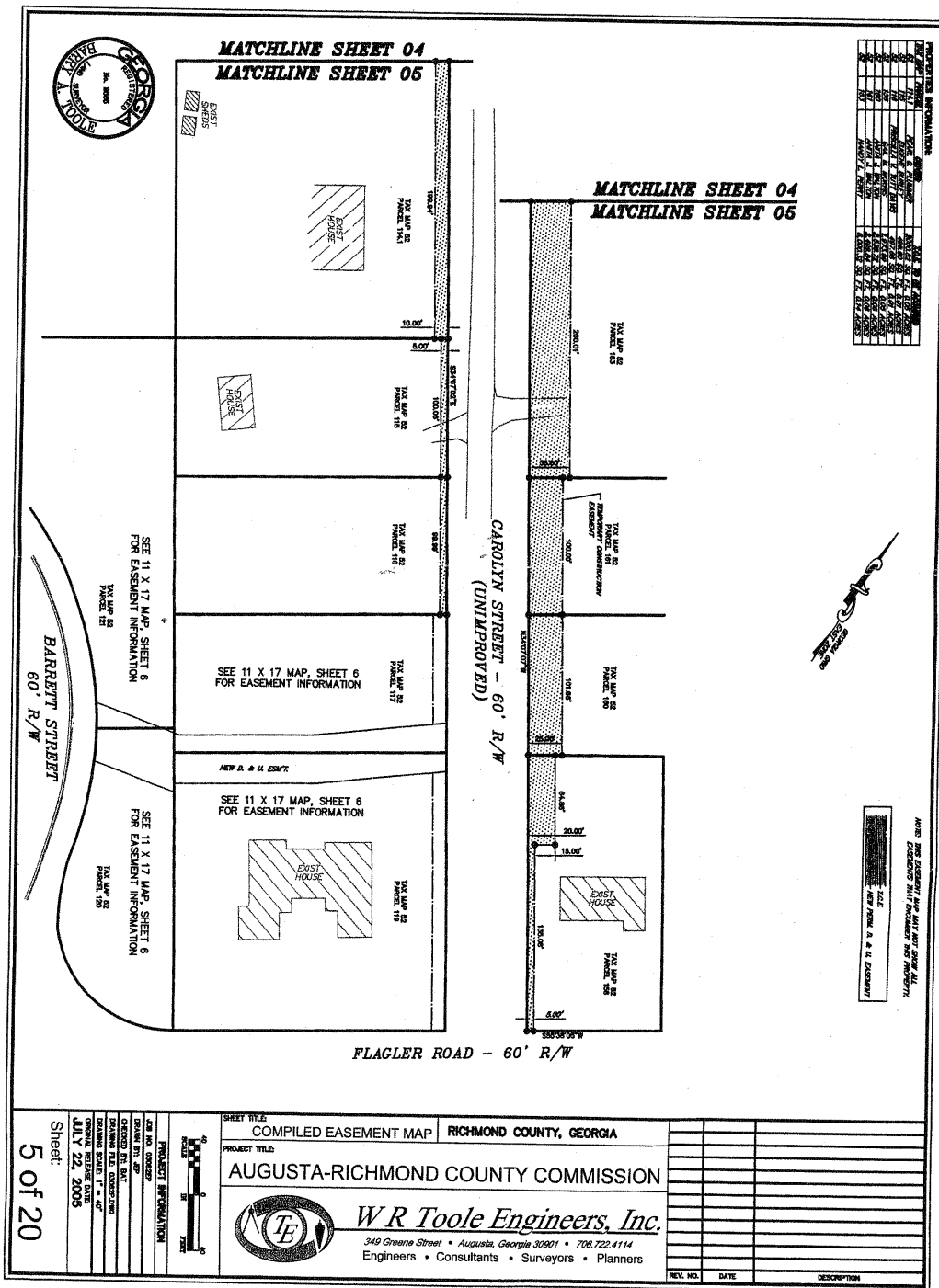
Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Condemnation - Evelyn V. Walker Turner**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 052-0-165-00-0 3915 Carolyn Street and Property # 052-0-166-0-00 3917 Carolyn Street, which is owned by Evelyn V. Walker Turner, for 2,999.58 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$240.00. After several unsuccessful attempts to negotiate with the owner, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



**Engineering Services Committee Meeting
6/11/2007 1:30 PM**

Condemnation - Mattrice Matthew Scott, Jr., Joan Scott Ruff, and Jobyna M. Scott

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 015-0-099-00-0 Lincoln Street, which is owned by Mattrice Matthew Scott, Jr., Joan Scott Ruff, and Jobyna M. Scott, for 995 Sq. Feet of Right of Way and 509 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$837.00. Due to the owners' refusal to cooperate with negotiations, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

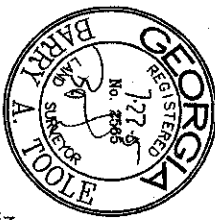
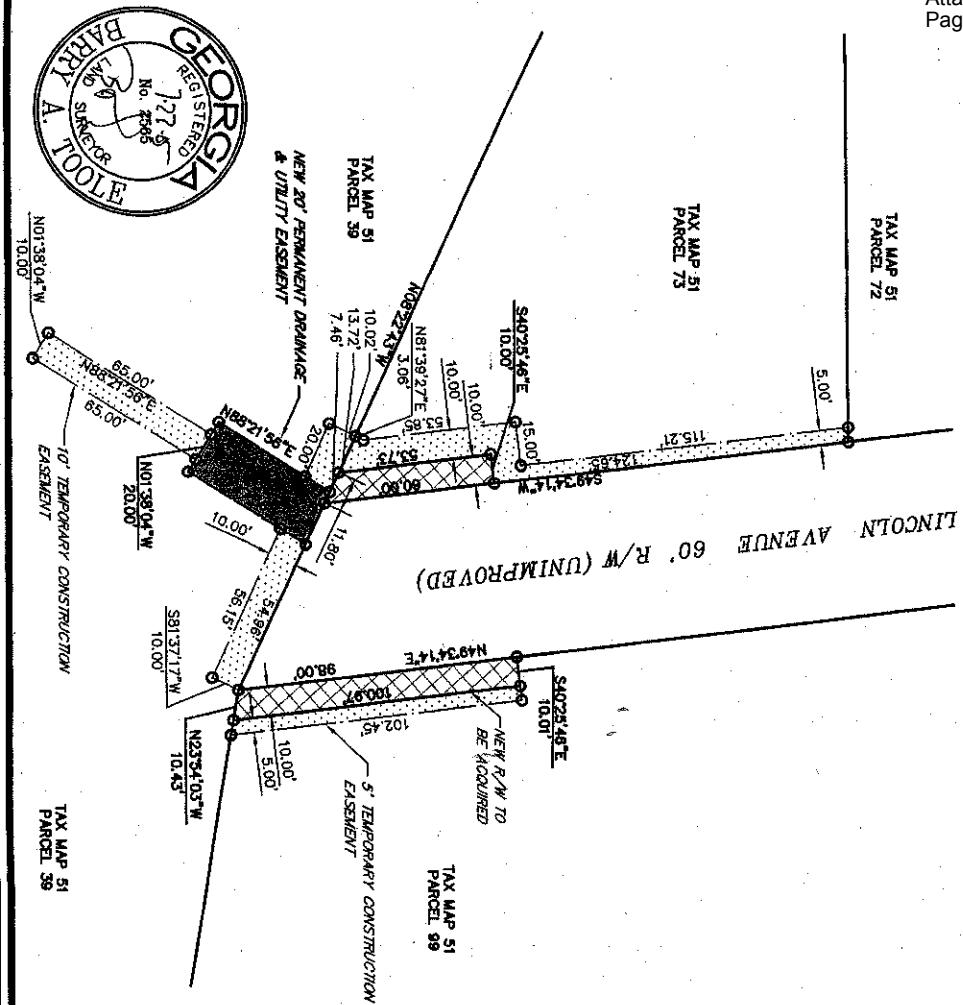
Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

PROPERTIES INFORMATION:

OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED	R/W TO BE ACQUIRED
MATRICE SCOTT	51	39	1,412 SQ. FT., 0.02 ACRES	824 SQ. FT., 0.02 ACRES	---
BONNEYS INC.	51	73	1,283 SQ. FT., 0.03 ACRES	---	569 SQ. FT., 0.01 ACRES
MATRICE SCOTT	51	39	303 SQ. FT., 0.01 ACRES	---	985 SQ. FT., 0.02 ACRES

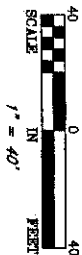


AUGUSTA-RICHMOND COUNTY COMMISSION

SHOWING PROPERTY LOCATED IN 80th G.L.D., IN AUGUSTA, GEORGIA.

RICHMOND COUNTY, GEORGIA

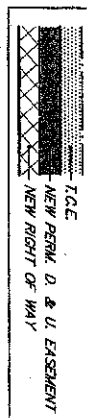
JULY 22, 2005



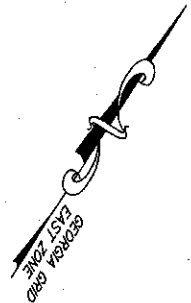
W. R. Toole Engineers, Inc.
348 Greene Street, Phone (706) 722-6114, Augusta, Georgia 30901

428 # 03022P DMC

SHEET #25



NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCUMBER THIS PROPERTY.





Engineering Services Committee Meeting

6/11/2007 1:30 PM

Condemnation - Mattrice Matthew Scott, Jr.; Joan Scott Ruff; Jobyna M. Scott; Esther Lee; and Robert Gabriel

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 051-0-039-00-0 Powell Road, which is owned by Mattrice Matthew Scott, Jr.; Joan Scott Ruff; Jobyna M. Scott; Esther Lee; and Robert Gabriel, for 924 Sq. Feet of Permanent Easement and 1,412 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$483.00. Due to the owners' refusal to cooperate with negotiations, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

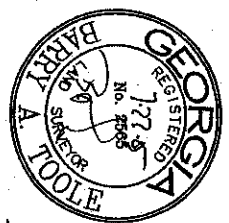
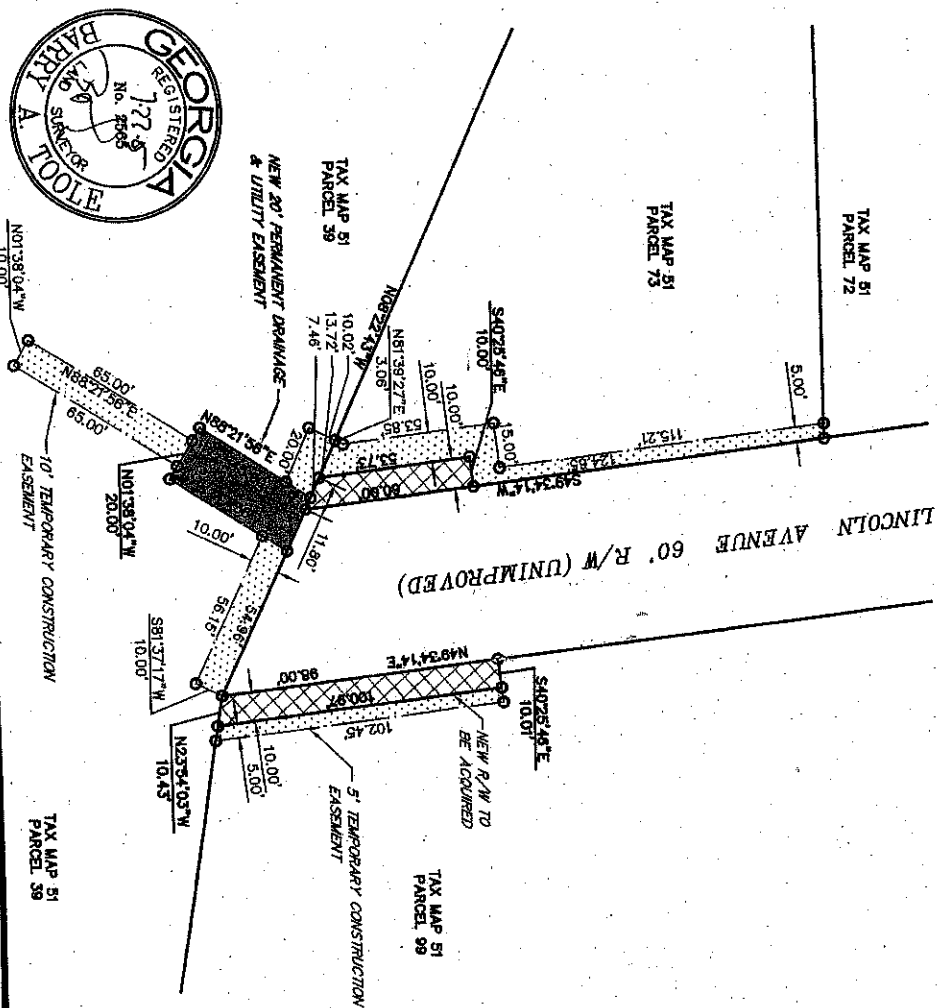
Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

PROPERTIES INFORMATION:

OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED	R/W TO BE ACQUIRED
MATTHEW SCOTT	51	19	1.412 SQ. FT., 0.02 ACRES	924 SQ. FT., 0.02 ACRES	369 SQ. FT., 0.01 ACRES
PIONEERS, INC.	51	73	1.283 SQ. FT., 0.03 ACRES	---	---
MATTHEW SCOTT	51	99	598 SQ. FT., 0.01 ACRES	---	995 SQ. FT., 0.02 ACRES



AUGUSTA-RICHMOND COUNTY COMMISSION

SHOWING PROPERTY LOCATED IN 80th G.M.D., IN AUGUSTA, GEORGIA.
RICHMOND COUNTY, GEORGIA

JULY 22, 2005

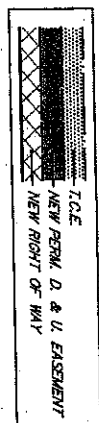


W. R. Toole Engineers, Inc.
348 Greene Street
Augusta, Georgia 30601
Phone (706) 722-4114

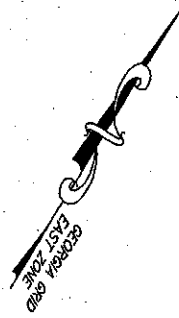
Prepared By-

005 / 020620 DMC

SHEET #25



NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCUMBER THIS PROPERTY.





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Condemnation - Pioneers, Inc. and Dorothy Dicks**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 051-0-240-00-0 3943 Barrett Street, which is owned by Pioneers, Inc. (5/6 Interest) and Dorothy Dicks (1/6 Interest), for 1,000 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$80.00. Due to the owners' refusal to cooperate with negotiations, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

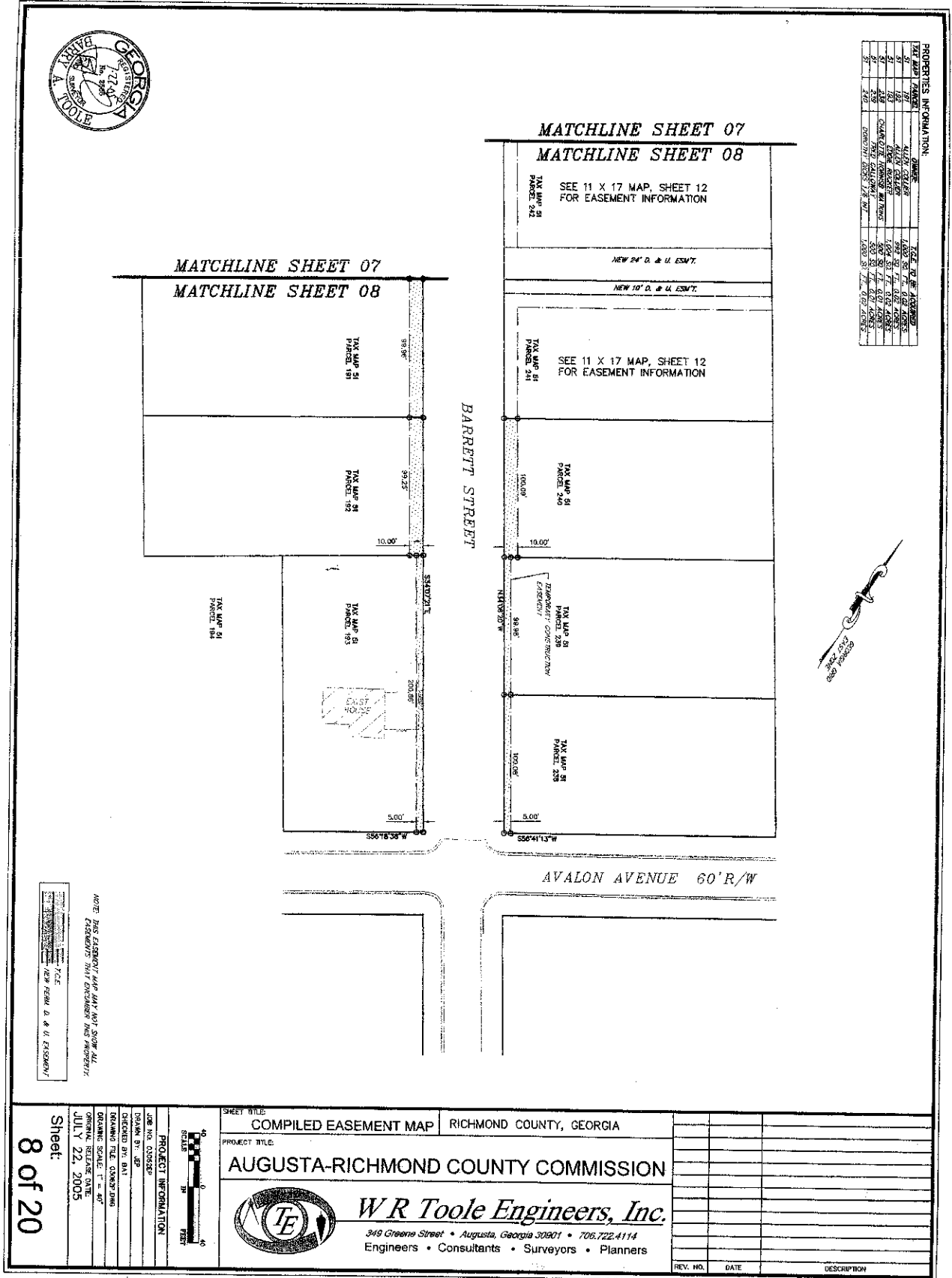
Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Condemnation - Pioneers, Inc., # 79**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 051-0-079-00-0 1706 Orange Avenue, which is owned by Pioneers, Inc., for 3,413 Sq. Feet of Permanent Easement and 2,296 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$1,549.00. Due to the owner's refusal to cooperate with negotiations, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

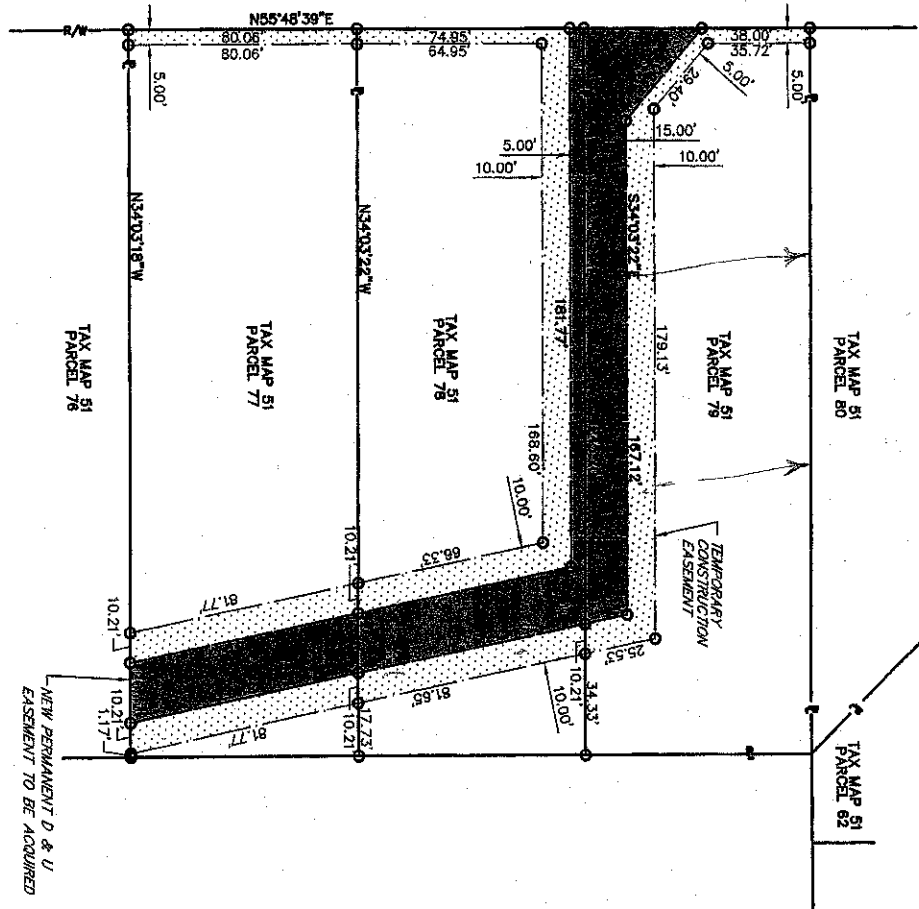
Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 234-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



PROPERTIES INFORMATION:

OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED
DEVINS & MENDY STROUD	51	77	2,036 SQ. FT., 0.05 ACRES	1,635 SQ. FT., 0.04 ACRES
PIONEERS, INC.	51	78	3,632 SQ. FT., 0.08 ACRES	2,539 SQ. FT., 0.06 ACRES
PIONEERS, INC.	51	79	2,296 SQ. FT., 0.05 ACRES	3,413 SQ. FT., 0.08 ACRES

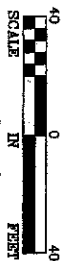
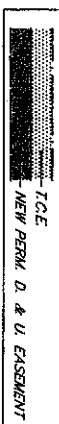
AUGUSTA-RICHMOND COUNTY COMMISSION

SHOWING PROPERTY LOCATED IN 90th G.M.D., IN AUGUSTA, GEORGIA.

RICHMOND COUNTY, GEORGIA

- COMPILED EASEMENT MAP FOR -

NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCUMBER THIS PROPERTY.



JULY 22, 2005

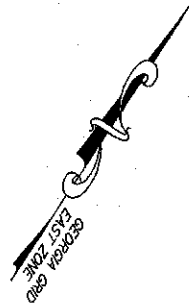
REVISION 2/8/06 T.C.E. & PDUE AREA CHANGE
REVISION 5/11/06 CHANGED OWNER NAME

-Prepared By-

W. R. Toole Engineers, Inc.
349 Greene Street, Augusta, Georgia 30601
Phone (706) 722-4114 FAX # (706) 722-4114

(SHEET 14 OF 20) JOB # 02062P DMC

SHEET #23





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Condemnation - Pioneers, Inc., #78**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 051-0-078-00-0 1708 Orange Avenue, which is owned by Pioneers, Inc., for 2,539 Sq. Feet of Permanent Easement and 3,632 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$1,307.00. Due to the owner's refusal to cooperate with negotiations, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

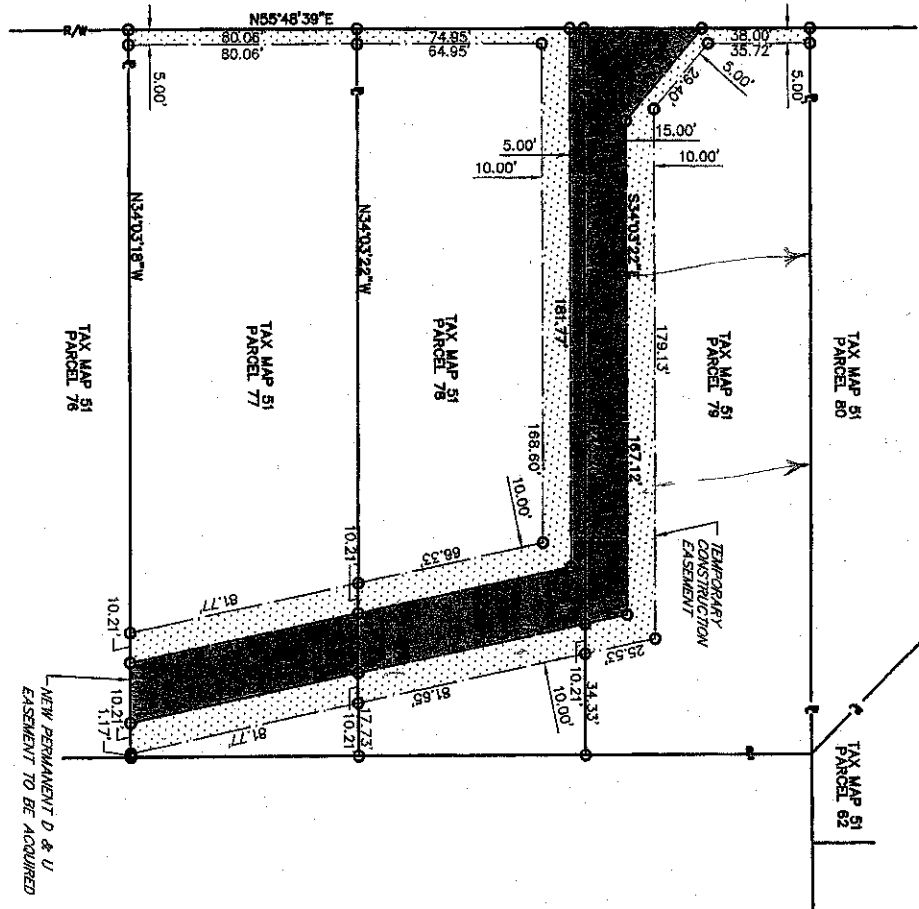
Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



PROPERTIES INFORMATION:

OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED
DEVINS & MENDY STROUD	51	77	2,036 SQ. FT., 0.05 ACRES	1,635 SQ. FT., 0.04 ACRES
PIONEERS, INC.	51	78	3,632 SQ. FT., 0.08 ACRES	2,539 SQ. FT., 0.06 ACRES
PIONEERS, INC.	51	79	2,296 SQ. FT., 0.05 ACRES	3,413 SQ. FT., 0.08 ACRES

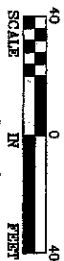
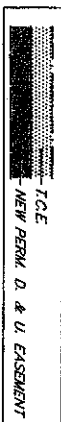
AUGUSTA-RICHMOND COUNTY COMMISSION

SHOWING PROPERTY LOCATED IN 90th G.M.D., IN AUGUSTA, GEORGIA.

RICHMOND COUNTY, GEORGIA

- COMPILED EASEMENT MAP FOR -

NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCUMBER THIS PROPERTY.



JULY 22, 2005

REVISION 2/8/06 T.C.E. & PDUE AREA CHANGE
REVISION 5/11/06 CHANGED OWNER NAME

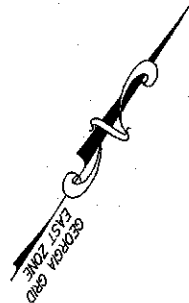
-Prepared By-



W. R. Toole Engineers, Inc.
349 Greene Street, Augusta, Georgia 30601
Phone (706) 722-4114

(SHEET 14 OF 20) JOB # 02062P DMC

SHEET #23





**Engineering Services Committee Meeting
6/11/2007 1:30 PM**

Condemnation - Rayburn Karl Whigham and Marjorie G. Whigham Desir

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to authorize condemnation of a portion of Property # 052-0-088-00-0 3920 Barrett Street, which is owned by Rayburn Karl Whigham and Marjorie G. Whigham Desir, for 633 Sq. Feet of Permanent Easement and 663 Sq. Feet of Temporary Easement. PW Project: Belair Hills Subdivision Improvement Project.

Background: The appraised value of the easement is \$306.00. Due to unsuccessful negotiations with the owners, it is necessary to pursue condemnation.

Analysis: Condemnation is required in order to acquire the easement.

Financial Impact: The necessary costs will be covered by the project budget.

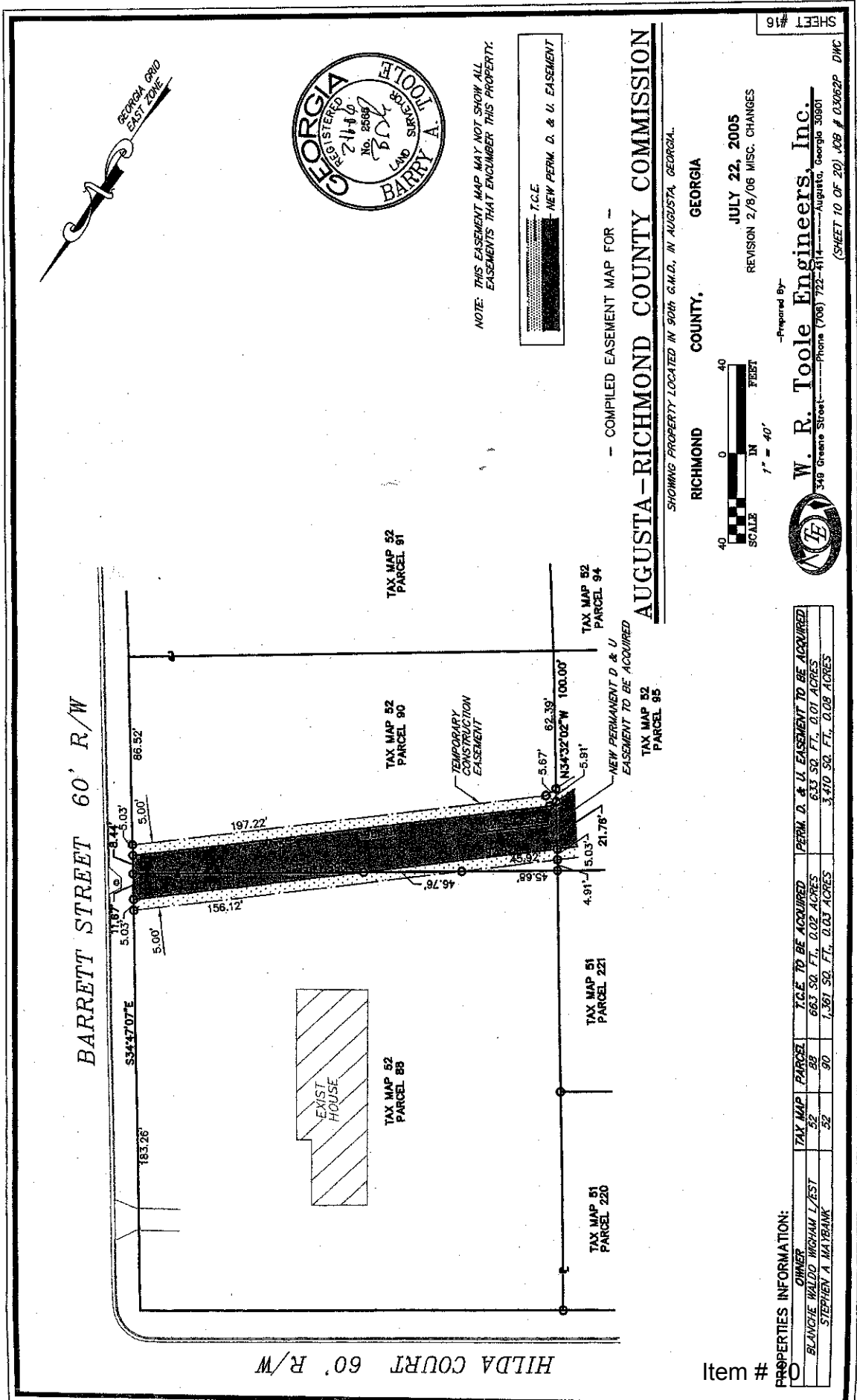
Alternatives: Deny the authorization to condemn.

Recommendation: Approve the authorization to condemn.

Funds are Available in the Following Accounts: G/L 324-04-1110-54.11120 J/L 203824335-54.11120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**



SHEET #16

W. R. Toole Engineers, Inc.
340 Greene Street
Augusta, Georgia 30601
Phone (706) 722-4114
(SHEET 10 OF 20) JOB # 030622 DMC

PROPERTIES INFORMATION:

OWNER	TAX MAP	PARCEL	T.C.E. TO BE ACQUIRED	PERM. D. & U. EASEMENT TO BE ACQUIRED
BLANCHIE WALDO INGHAM L/EST	52	88	663 SQ. FT., 0.02 ACRES	633 SQ. FT., 0.01 ACRES
STEPHEN A. MAYBANK	52	90	1,361 SQ. FT., 0.03 ACRES	3,410 SQ. FT., 0.08 ACRES

Item # 0

Richmond County, Georgia

July 22, 2005

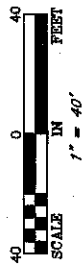
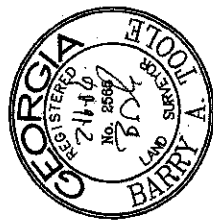
Revision 2/8/06 MISC. CHANGES

Prepared By:

AUGUSTA-RICHMOND COUNTY COMMISSION

- COMPILED EASEMENT MAP FOR -

NOTE: THIS EASEMENT MAP MAY NOT SHOW ALL EASEMENTS THAT ENCLUMBER THIS PROPERTY.





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Downtown Traffic Signal and Streetlight Upgrade A**

Department: Engineering Department, Abie L. Ladson Director

caption2: Approve Capital Project Budget Change Number One (324-04-201824110) and Supplemental Agreement One with URS Corporation in the amount of \$580,737.58 to provide subsurface utility evaluation and design plans for the Broad Street portion of the downtown traffic signal and streetlight upgrade project. Funds are available in SPLOST Phase IV in the project contingency account.

Background: This is a SPLOST IV project for upgrade of the traffic signals and streetlights in the Downtown Central Business District. Both of these systems are beyond their useful lives. Moreover, curb ramps at several intersections will be required to be installed or upgraded in order to comply with the requirements of the American's with Disabilities Act (ADA). The infrastructure and equipment supporting the Broad Street traffic signals and streetlights are currently over 30 years old and badly deteriorated. The existing TRANSYT 1880 signal controllers that operate the traffic signals are no longer manufactured or supported by the manufacturer. Our ability to repair or find replacement equipment is becoming increasingly more difficult and at some point in the near future may become impossible. The existing wiring supporting both systems is frayed in several areas, substandard and unable to support upgraded light fixtures and/or amenity lighting. The conduit for the wiring systems is crushed and/or deteriorated in numerous locations, thusly, we are unable to replace or upgrade the wiring systems utilizing existing infrastructure. Many intersections along Broad Street are not compliant with current ADA standards. Some intersections do not currently have wheelchair ramps, while others where wheelchair ramps do exist are non-compliant due to slope or obstructions such as light poles inhibiting the pedestrian path. URS was selected in 2003 through an RFQ to develop a downtown master plan

Cover Memo

and conceptual design for traffic signal and streetlight upgrades in the Augusta Central Business District. Phase I of this contract is complete. This request represents the Broad Street portions of Phases II through V of the contract, which includes survey and construction plans, and the addition of Phase 0 to the scope. Under the additional Phase 0, URS will provide funding source assistance by identifying and assisting ARC in obtaining funds through applicable federal and state programs.

Analysis: URS entered into an agreement with August-Richmond County on June 20, 2003 for engineering services. The original contract allowed for costs associated with the master plan and concept development. The costs associated with development of construction documents (Phases II-V), which are represented in this request, were left on a to-be-determined basis at that time.

Financial Impact: URS has proposed a total cost of \$580,737.58 (\$186,428 for sub-surface utility investigation, \$72,680 for survey, \$276,129.58 for roadway design, and \$45,500 for lighting system design) and funds are available in SPLOST Phase IV project contingency account.

Alternatives: 1. Approve Capital Project Budget Change Number One (324-04-201824110) and Supplemental Agreement One with URS Corporation in the amount of \$580,737.58 to provide subsurface utility evaluation and design plans for the Broad Street portion of the downtown traffic signal and streetlight upgrade project. Funds are available in SPLOST Phase IV in the project contingency account. 2. Do not approve the request.

Recommendation: Approve Alternative Number One.

Funds are Available in the Following Accounts: 324-041110-6011110/201824110-6011110

REVIEWED AND APPROVED BY:

Administrator.

Clerk of Commission

Augusta-Richmond County, Georgia

CPB#324-04-201824110

**CAPITAL PROJECT BUDGET
DOWNTOWN TRAFFIC SIGNAL & STREETLIGHT UPGRADES - A
CHANGE NUMBER ONE**

BE IT ORDAINED by the Commission-Council of Augusta-Richmond County, Georgia that the following Capital Project Budget is hereby adopted:

Section 1: This project be set up is authorized to CPB#324-04-201824110. This project is to upgrade the traffic signal and street light infrastructure systems in the Broad Street Area.

Section 2: The following revenues are anticipated to be available to the Consolidated Government to complete the project.

Special 1% Sales Tax, Phase IV	\$	300,000
Special 1% Sales Tax, Phase IV	\$	2,023,000
	\$	2,323,000

Section 3: The following amounts are appropriated for the project:

	By Basin		By District
Varies	\$2,323,000	Varies	\$2,323,000

Section 4: Copies of this Capital Project Budget shall be made available to the Comptroller for direction in carrying out this project.

Adopted this _____ day of _____.

Approved

Honorable Deke Copenhaver, Mayor

Original-Commission Council Office
Copy-Engineering Department
Copy-Finance Department
Copy-Procurement Department

Augusta-Richmond County, Georgia

CPB#324-04-201824110

**CAPITAL PROJECT BUDGET
DOWNTOWN TRAFFIC SIGNAL & STREETLIGHT UPGRADES - A
CHANGE NUMBER ONE**

<u>SOURCE OF FUNDS</u>	<u>CPB AMOUNT CPB</u>	<u>CPB CHANGE</u>	<u>NEW CPB</u>
SALES 1% SALES TAX	\$2,023,000		\$2,023,000
TOTAL SOURCES:	\$2,023,000		\$2,023,000
<u>USE OF FUNDS</u>			
ENGINEERING 324-04-1110-5212115-201824110	\$298,000	\$580,738	\$878,738
CONTINGENCY 323-04-1110-6011110-201824110	\$2,023,000	(\$580,738)	\$1,442,262
ADVERTISEMENT	\$2,000		\$2,000
TOTAL USES:	\$2,323,000	\$0	\$2,323,000

**AUGUSTA, GEORGIA
ENGINEERING DEPARTMENT
SUPPLEMENTAL AGREEMENT**

Project No.: 324-04-201824110
SUPPLEMENTAL AGREEMENT NO.: 1
P.O.: 85641

WHEREAS, We, **URS Corporation**, Consultant, entered into a contract with Augusta-Richmond County on March 18, 2003, for engineering design services associated with the Downtown Traffic Signal & Streetlights Upgrades A, Project No. 324-04-201824110, File Reference No. 07-014 (A), and

WHEREAS, certain revisions to the design requested by Augusta, Georgia are not covered by the scope of the original contract, we desire to submit the following Supplemental Agreement to-wit:

Additional engineering services for the upgrade of the traffic signals
and streetlights in the Downtown Central Business District.

It is agreed that as a result of the above modification the contract amount is increased by **\$580,737.58** from **\$117,400.00** to a new total of **\$698,137.58**.

This agreement in no way modifies or changes the original contract of which it becomes a part, except as specifically stated herein.

NOW, THEREFORE, We, **URS Corporation**., Consultant, hereby agree to said Supplemental Agreement consisting of the above mentioned items and prices, and agree that this Supplemental Agreement is hereby made a part of the original contract to be performed under the specifications thereof, and that the original contract is in full force and effect, except insofar as it might be modified by this Supplemental Agreement.

This 1st day of June, 2007.

RECOMMEND FOR APPROVAL:

CITY OF AUGUSTA, GEORGIA

Deke Copenhaver, Mayor

Approved: Date _____

ATTEST: _____

Title: _____

Approved: Date _____
[ATTACHED CORPORATE SEAL]

ATTEST: _____

Title: _____



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Hancock Mill Plantation Section Two**

Department: Engineering

caption2: Approve the deeds of dedication, maintenance agreements, and road resolution submitted by the Engineering, and Augusta Utilities Departments for Hancock Mill Plantation, Section Two.

Background: The final plat was approved by the Commission on April 17, 2007 . The subdivision design and plat, including the storm drain system, have been reviewed and accepted by our engineering staff and the construction has been reviewed by our inspectors. The Utilities Department has inspected and reviewed the water and sanitary sewer installations, and hereby requests acceptance of the utility deed and maintenance agreement of same.

Analysis: This section meets all codes, ordinances and standards. There are no wetlands or 100-year flood plain boundaries involved in this section. Acceptance of said utility deed shall dedicate, as required, the water and sanitary sewer mains along with the applicable easements to Augusta, Georgia, for operation and maintenance.

Financial Impact: By accepting this road, water and sanitary sewer installations into the County system and after the 18-month maintenance warranty by the developer/contractor has expired, all future maintenance and associated costs will be borne by Augusta, Georgia. By acceptance of the utility deed and maintenance agreement, positive revenue will be generated from the sale of water and sanitary sewer taps and monthly billing of same.

Alternatives: 1. Approve the deeds of dedication, maintenance agreements, and road resolution submitted by the Engineering, and Augusta Utilities Departments for Hancock Mill Plantation, Section Two 2. Do not approve and risk litigation.

Recommendation: Approve Alternative Number One.

**Funds are
Available in the
Following
Accounts:** Not required at this time.

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

Phillip Scott Hibbard
205 Pitcarin Way
Augusta, GA 30909
706-854-1564

STATE OF GEORGIA

(Roads and Storm Drainage)

COUNTY OF RICHMOND

DEED OF DEDICATION

WHEREAS, Professional Property Management Services, LLC, a Georgia Limited Liability Company owns a tract of land in Richmond County, Georgia known as Hancock Mill Plantation, Section Two, and in the building of a housing subdivision on said tract, it has laid out a storm drainage system, water distribution system, sanitary sewerage system, and road and street system, and;

WHEREAS, it is the desire of Professional Property Management Services, LLC to deed the storm drainage system, water distribution system, sanitary sewerage system, rainwater retention pond and road and street system, to Augusta, Georgia, a political subdivision acting by and through its Commission for maintenance and control; and

WHEREAS, a plat of Hancock Mill Plantation, Section Two, has been prepared by Dykes & Associates, dated March 25, 2004, revised March 5, 2007 and said plat having been recorded in the Office of the Clerk of the Superior Court of Richmond County, Georgia in Plat Book 3 , Pages 152 ; and to which reference is hereby had to said plat for a more complete and accurate description as to the land herein described; and

WHEREAS, Augusta, Georgia by and through its Commission has consented and agreed to accept and maintain said storm drainage system, water distribution system, sanitary sewerage system, rainwater retention pnd and road and street system.

NOW, THEREFORE, this indenture is made this day of , 200__ by Professional Property Management Services, LLC, hereinafter referred to as the party of the first part and Augusta, Georgia, a political subdivision of the State of Georgia, by and through its Commission, hereinafter referred to as the party of the second part,

WITNESSETH

That the party of the first part for and in consideration of the sum of Ten and no/ 100 (\$10.00) Dollars, to it in hand well and truly paid by the said party of the second part at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged and for the further consideration of the benefits to its property by the maintenance of said storm drainage system, water

distribution system, sanitary sewerage system, and road and street system by the party of the second part, has and does by these presents, grant, bargain, sell and confirm unto the said party of the second part, its successors and assigns, the following, to-wit:

All the right, title and interest of the party of the First Part in and to the storm drainage system, water distribution system, sanitary sewerage system, rainwater retention pond and road and street system (to include, without limitation, those areas marked as "Hancock Mill Lane" and "Retention Pond, 1.54 ac.") as the same are now located and existing in Hancock Mill Plantation, Section Two as shown on a plat of said subdivision dated March 25, 2004, as revised March 5, 2007 which plat was prepared by Dykes & Associates and which plat is recorded in the Office of the Clerk of the Superior Court of Richmond County, Georgia in Plat Book _____, Pages _____, reference being made to said plat for a more complete and accurate description as to interests conveyed herein.

Together with all of the necessary rights of ingress and egress for the purpose of maintaining the described storm drainage system, water distribution system, sanitary sewerage system, and road and street system. This deed is subject to any utility easements which have been granted in the past and all telephone lines, gas lines, or power lines for the transmission of electricity which has been granted in the past and the Grantor herein reserves an easement over the storm drainage system, sanitary sewerage system, and road and street system herein conveyed for the purpose of the maintenance and installation of power lines for the transmission of electricity, telephone lines, and gas lines for the purpose of serving said subdivision and the property adjacent thereto.

TO HAVE AND TO HOLD said storm drainage system, water distribution system, sanitary sewerage system, rainwater retention pond and road and street system together with all and singular, the rights, members, appurtenances thereof to the same being, belonging, or in anywise appertaining to the only proper use, benefit and behoof of the said party of the second part, its successors and assigns forever in fee simple.

AND the said party of the first part, its successors and assigns, will warrant and defend the right and title to the above described property, to the said party of the second part, its successors and assigns, against all claims of all persons whosoever.

IN WITNESS WHEREOF, the party of the first part has hereunto set hand and affixed their seal the day and year first above written.

Stephen Aigner
Witness

Claudia Jewell
Notary Public
My Commission Expires September 20, 2014

Professional Property Management Services, LLC

Michael Osborn (L.S.)
By Michael Osborn as Member

Accepted By Augusta Richmond County
Board of Commissioners:

_____, (L.S.)
As Mayor, Augusta Richmond County

Attest:

_____, (L.S.)

Return to:
Phillip Scott Hibbard
Attorney At Law
205 Pitcarin Way
Augusta, GA 30909

STATE OF GEORGIA
COUNTY OF RICHMOND

MAINTENANCE AGREEMENT

THIS AGREEMENT, entered into this day of 200 __, by and between Professional Property Management Services, LLC, hereinafter referred to as "Developer," and AUGUSTA, GEORGIA, a political subdivision of the State of Georgia, acting by and through its Commission, hereinafter referred to as "Augusta."

WHEREAS, the Developer requested that the Augusta, Georgia, Commission accept certain roads, storm drains, rainwater retention pond and appurtenances as shown by deed contemporaneously tendered and recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Realty Reel , page ;and

WHEREAS, the City has adopted a policy requiring the Developer to maintain all installations laid or installed in the subdivision for a period of eighteen months, which Augusta accepts by deed;

NOW, THEREFORE, in consideration of the premises, the expense previously incurred by Developer and the mutual agreements hereinafter set out, IT IS AGREED that:

(1) The City accepts the roads and appurtenances, respectfully described in the deed contemporaneously tendered herewith to the Augusta, Georgia, Commission, recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Plat Book , Page

(2) The Developer agrees to maintain all the installations laid or installed in said subdivision as described in said deed for a period of eighteen months from the date herein.

(3) The Developer agrees that if during said eighteen month period there is a failure of the installations laid or installed in said subdivision described in the deed due to failure of material or poor workmanship, the Developer shall be responsible for adequate maintenance and repair.

(4) In the event of such failure of the improvements, the City shall notify the Developer and set forth in writing the items in need of repair. The Developer shall present within fifteen business days its proposed plan of repair and shall have the repairs completed at a reasonable time, as determined by Augusta.

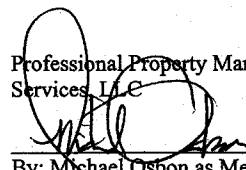
(5) If, in the event of an emergency, as determined by Augusta, the Developer is unable to respond in a timely manner, the City shall be authorized to erect barricades, traffic direction devices and such other temporary measures as are necessary to remedy the emergency nature of the problem at the Developer's expense and to allow the Developer time to make the needed repairs.

(6) In the event the Developer fails to comply with the terms of this agreement, then Augusta shall proceed to have the necessary corrective work done, and the Developer agrees to be responsible to Augusta for payment in full of costs of repairing the improvements due to failure of material or poor

workmanship as liquidated damages.

IN WITNESS WHEREOF, Developer has hereunto set his hand and seal, and Augusta has caused the execution of this agreement by and through its duly authorized officers and agents, with its seal affixed, the day and year first above written.

Professional Property Management
Services, LLC


By: Michael Osbon as Member (L.S.)

Augusta Richmond County, Georgia
Commission

As Its Mayor (L.S.)

Attest: _____

SUBDIVISION: Hancock Mill Plantation,
Section Two

RESOLUTION ADDING ROAD TO THE
AUGUSTA-RICHMOND COUNTY ROAD SYSTEM

WHEREAS, Hancock Mill Lane is an existing road in Richmond County, Georgia, open to public usage; and

WHEREAS, Richmond County desires to make Hancock Mill Lane a part of its County Road System.

NOW, THEREFORE, BE IT RESOLVED by the Augusta-Richmond County Commission-Council of Richmond County, Georgia, that Hancock Mill Lane is hereby added to its official County Road System of Record, being described as follows and as shown on the attached sketch map or plat showing the approximate alignment and location of said Road.

- (a) Points of beginning and ending:
Beginning at existing Hancock Mill Lane
Extending approx. 2,665' W & NW & W
- (b) Length of road to nearest 1/100th mile:
0.50 mile
- (c) Width & type of road surface:
22 ft. from edge of pavement to edge
of pavement; type E asphalt
- (d) Right-of-Way:
60 foot

The Augusta-Richmond County Commission-Council is hereby directed to forward a certified copy of this resolution to: Georgia Department of Transportation, Road Inventory Section District 2, Post Office Box 8, Tennille, Georgia 31089.

Adopted this _____ day of _____, 20____.

AUGUSTA-RICHMOND COUNTY
COMMISSION

BY: _____

Mayor

Attest: _____

STATE OF GEORGIA) DEED OF DEDICATION (UTILITY)
COUNTY OF RICHMOND) FOR HANCOCK MILL PLANTATION, SECTION TWO

THIS INDENTURE, made and entered into this _____ day of _____, 2004, between the **Professional Properties, LLC, Hancock Mill Plantation, Section Two** hereinafter referred to as the Party of the First Part, and **AUGUSTA, GEORGIA**, a political subdivision of the State of Georgia, hereinafter referred to as the Party of the Second Part;

WITNESSETH:

THAT the said Party of the First Part, for and in consideration of the sum of Ten Dollar and no/100 (\$10.00) in cash to it in hand paid by the Party of the Second Part, the receipt of which is hereby acknowledged, at and/or before the sealing and delivery of these presents, and other good and valuable considerations, has granted, bargained, sold, released, conveyed and confirmed unto the said Party of the Second Part, its successors and assigns the following described property, to-wit:

AN EASEMENT IN PERPETUITY UNDER, ACROSS AND THROUGH the approximately marked strips of land, together with the pipelines and appurtenances located therein, which are delineated on a plat prepared for Hancock Mill Plantation, Section Two by Dykes and Associates, dated April 05, 2004 which plat reference is made for a more complete and accurate description as to the metes, bounds and location of said easements, and said plat has been attached hereto and by reference made a part thereof;

SAID EASEMENT BEING IN THE NATURE of a right-of-way for the purpose of laying, relaying, installing, extending, operating, repairing, and maintaining pipelines transporting and carrying utility services, the same hereinafter being referred to as the **"PROJECT;"**

TOGETHER WITH THE RIGHT, when construction or maintenance is necessary, to dig such trenches in said property, as described by the deed, as may be necessary for the project; to pile thereon the material excavated, and to haul pipe, supplies and equipment connected with the construction and maintenance thereof, over, along, and across the said property.

THE PARTY OF THE FIRST PART, his heirs, legal representatives, and assigns, after the completion of the **PROJECT**, shall have the right to use said parcel in any manner not inconsistent or interfering with the rights herein granted, **EXCLUDING** the right to erect, construct, or maintain thereon any buildings or permanent improvements.

AS A PART of the consideration for said conveyance, the Party of the Second Part covenants as follows:

(a) To cause the top of the pipelines to be laid a sufficient depth below the surface of the ground so as to permit the use of the surface thereof by the Party of the First Part for normal agricultural purposes; however in the case of ravines, streams or low places on the property, the Party of the Second Part may install the pipelines above the ground, provided that the pipelines shall be laid and maintained so as not to interfere with the natural flow of the surface water or any streams thereon;

(b) To refill the trenches it shall dig in connection with repairs, construction, maintenance, or extension, so as to leave the land available and ready for ordinary purposes of agriculture;

(c) To exercise the right of extending, making repairs to and maintain said property in a careful and skillful manner, avoiding unnecessary damage to any crop, plants, shrubs or trees growing upon said parcel of land, and in case of any such unnecessary damage, to compensate the Party of the First Part for such damage; and

(d) To give reasonable notice to the Party of the First Part of its intention to enter the said property in the exercise of the rights herein conferred except in cases of emergency.

TO HAVE AND TO HOLD the aforesaid rights, ways, easements, privileges and appurtenances unto the said Party of the Second Part, its successors and assigns, in perpetuity.

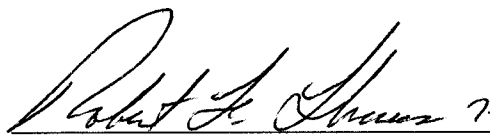
AND THE SAID PARTY OF THE FIRST PART, his heirs and legal representatives shall and will forever warrant and defend unto the Party of the Second Part, his successors and assigns, the rights, ways, and easements, privileges, and appurtenances conveyed herein, against the claim or claims of any person or person whomsoever.

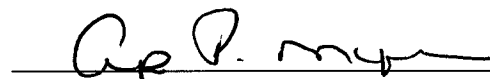
WHENEVER there shall be more than one grantor, the phrase "Party of the First Part" and

all related pronouns, related pronouns and verbs shall read as if written in the plural form, and when appropriate such phrase and related pronouns and relative pronouns shall be read as if written in the feminine or neuter, and when the grantor is a corporation, the word "successor" shall be substituted for the words "heirs" and "legal representatives" at the appropriate place or places.

IN WITNESS WHEREOF, the said Party of the First Part has caused these presents to be executed the day and year first above written as the date of these presents.

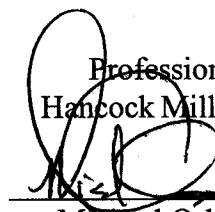
SIGNED, SEALED, AND DELIVERED in our presence:


Witness


Notary Public

Notary Public, Columbia County, Georgia
My Commission Expires Sept. 10, 2007

My Commission Expires _____

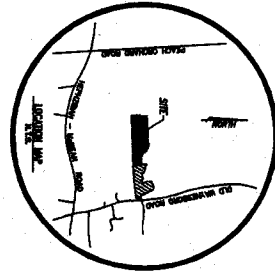
Professional Properties, LLC
Hancock Mill Plantation, Section Two
By:  7/19/04
Michael Osbon

Accepted by:
AUGUSTA, GEORGIA

By: _____
As Its Mayor

Attest: _____
Administrator

~ HANCOCK MILL FUTURE DEVELOPMENT ~

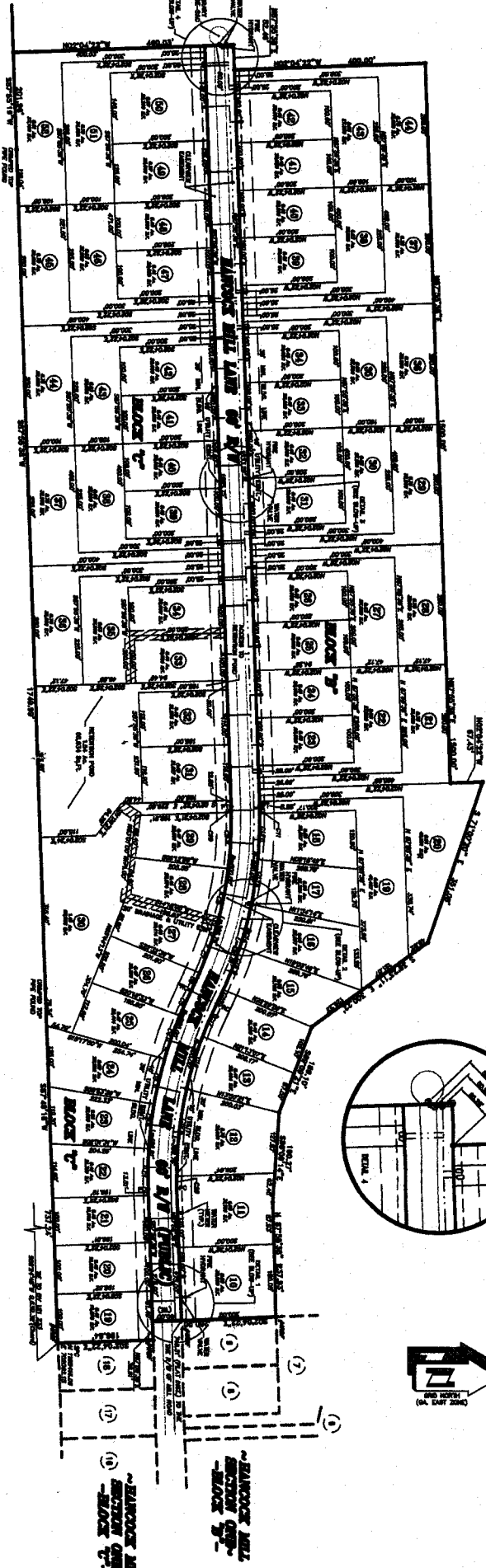
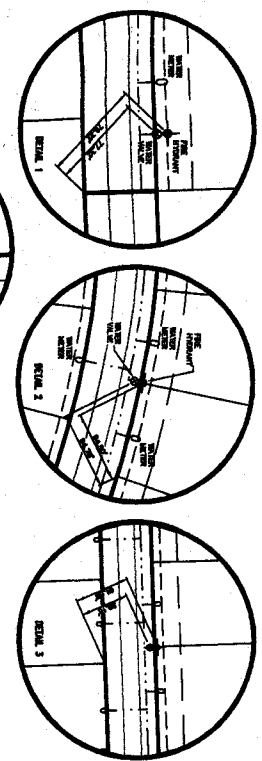


UTILITY INFORMATION, SECTION 1 - BLOCK 7

LOT NO.	WATER	SEWER	STORM	UTILITY LINE
1	12.00'	12.00'	12.00'	12.00'
2	12.00'	12.00'	12.00'	12.00'
3	12.00'	12.00'	12.00'	12.00'
4	12.00'	12.00'	12.00'	12.00'
5	12.00'	12.00'	12.00'	12.00'
6	12.00'	12.00'	12.00'	12.00'
7	12.00'	12.00'	12.00'	12.00'
8	12.00'	12.00'	12.00'	12.00'
9	12.00'	12.00'	12.00'	12.00'
10	12.00'	12.00'	12.00'	12.00'
11	12.00'	12.00'	12.00'	12.00'
12	12.00'	12.00'	12.00'	12.00'
13	12.00'	12.00'	12.00'	12.00'
14	12.00'	12.00'	12.00'	12.00'
15	12.00'	12.00'	12.00'	12.00'
16	12.00'	12.00'	12.00'	12.00'
17	12.00'	12.00'	12.00'	12.00'
18	12.00'	12.00'	12.00'	12.00'
19	12.00'	12.00'	12.00'	12.00'
20	12.00'	12.00'	12.00'	12.00'
21	12.00'	12.00'	12.00'	12.00'
22	12.00'	12.00'	12.00'	12.00'
23	12.00'	12.00'	12.00'	12.00'
24	12.00'	12.00'	12.00'	12.00'
25	12.00'	12.00'	12.00'	12.00'
26	12.00'	12.00'	12.00'	12.00'
27	12.00'	12.00'	12.00'	12.00'

UTILITY INFORMATION, SECTION 2 - BLOCK 7

LOT NO.	WATER	SEWER	STORM	UTILITY LINE
28	12.00'	12.00'	12.00'	12.00'
29	12.00'	12.00'	12.00'	12.00'
30	12.00'	12.00'	12.00'	12.00'
31	12.00'	12.00'	12.00'	12.00'
32	12.00'	12.00'	12.00'	12.00'
33	12.00'	12.00'	12.00'	12.00'
34	12.00'	12.00'	12.00'	12.00'
35	12.00'	12.00'	12.00'	12.00'
36	12.00'	12.00'	12.00'	12.00'
37	12.00'	12.00'	12.00'	12.00'
38	12.00'	12.00'	12.00'	12.00'
39	12.00'	12.00'	12.00'	12.00'
40	12.00'	12.00'	12.00'	12.00'
41	12.00'	12.00'	12.00'	12.00'
42	12.00'	12.00'	12.00'	12.00'
43	12.00'	12.00'	12.00'	12.00'
44	12.00'	12.00'	12.00'	12.00'
45	12.00'	12.00'	12.00'	12.00'
46	12.00'	12.00'	12.00'	12.00'
47	12.00'	12.00'	12.00'	12.00'
48	12.00'	12.00'	12.00'	12.00'
49	12.00'	12.00'	12.00'	12.00'
50	12.00'	12.00'	12.00'	12.00'



N/7 SPONG HILL PLANTATION

CHANCE	LENGTH	WIDTH	AREA	CHANCE	LENGTH	WIDTH	AREA
1	100.00'	100.00'	10,000.00	11	100.00'	100.00'	10,000.00
2	100.00'	100.00'	10,000.00	12	100.00'	100.00'	10,000.00
3	100.00'	100.00'	10,000.00	13	100.00'	100.00'	10,000.00
4	100.00'	100.00'	10,000.00	14	100.00'	100.00'	10,000.00
5	100.00'	100.00'	10,000.00	15	100.00'	100.00'	10,000.00
6	100.00'	100.00'	10,000.00	16	100.00'	100.00'	10,000.00
7	100.00'	100.00'	10,000.00	17	100.00'	100.00'	10,000.00
8	100.00'	100.00'	10,000.00	18	100.00'	100.00'	10,000.00
9	100.00'	100.00'	10,000.00	19	100.00'	100.00'	10,000.00
10	100.00'	100.00'	10,000.00	20	100.00'	100.00'	10,000.00
11	100.00'	100.00'	10,000.00	21	100.00'	100.00'	10,000.00
12	100.00'	100.00'	10,000.00	22	100.00'	100.00'	10,000.00
13	100.00'	100.00'	10,000.00	23	100.00'	100.00'	10,000.00
14	100.00'	100.00'	10,000.00	24	100.00'	100.00'	10,000.00
15	100.00'	100.00'	10,000.00	25	100.00'	100.00'	10,000.00
16	100.00'	100.00'	10,000.00	26	100.00'	100.00'	10,000.00
17	100.00'	100.00'	10,000.00	27	100.00'	100.00'	10,000.00
18	100.00'	100.00'	10,000.00	28	100.00'	100.00'	10,000.00
19	100.00'	100.00'	10,000.00	29	100.00'	100.00'	10,000.00
20	100.00'	100.00'	10,000.00	30	100.00'	100.00'	10,000.00
21	100.00'	100.00'	10,000.00	31	100.00'	100.00'	10,000.00
22	100.00'	100.00'	10,000.00	32	100.00'	100.00'	10,000.00
23	100.00'	100.00'	10,000.00	33	100.00'	100.00'	10,000.00
24	100.00'	100.00'	10,000.00	34	100.00'	100.00'	10,000.00
25	100.00'	100.00'	10,000.00	35	100.00'	100.00'	10,000.00
26	100.00'	100.00'	10,000.00	36	100.00'	100.00'	10,000.00
27	100.00'	100.00'	10,000.00	37	100.00'	100.00'	10,000.00
28	100.00'	100.00'	10,000.00	38	100.00'	100.00'	10,000.00
29	100.00'	100.00'	10,000.00	39	100.00'	100.00'	10,000.00
30	100.00'	100.00'	10,000.00	40	100.00'	100.00'	10,000.00
31	100.00'	100.00'	10,000.00	41	100.00'	100.00'	10,000.00
32	100.00'	100.00'	10,000.00	42	100.00'	100.00'	10,000.00
33	100.00'	100.00'	10,000.00	43	100.00'	100.00'	10,000.00
34	100.00'	100.00'	10,000.00	44	100.00'	100.00'	10,000.00
35	100.00'	100.00'	10,000.00	45	100.00'	100.00'	10,000.00
36	100.00'	100.00'	10,000.00	46	100.00'	100.00'	10,000.00
37	100.00'	100.00'	10,000.00	47	100.00'	100.00'	10,000.00
38	100.00'	100.00'	10,000.00	48	100.00'	100.00'	10,000.00
39	100.00'	100.00'	10,000.00	49	100.00'	100.00'	10,000.00
40	100.00'	100.00'	10,000.00	50	100.00'	100.00'	10,000.00

CHANCE	LENGTH	WIDTH	AREA
1	100.00'	100.00'	10,000.00
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5	100.00'	100.00'	10,000.00
6	100.00'	100.00'	10,000.00
7	100.00'	100.00'	10,000.00
8	100.00'	100.00'	10,000.00
9	100.00'	100.00'	10,000.00
10	100.00'	100.00'	10,000.00
11	100.00'	100.00'	10,000.00
12	100.00'	100.00'	10,000.00
13	100.00'	100.00'	10,000.00
14	100.00'	100.00'	10,000.00
15	100.00'	100.00'	10,000.00
16	100.00'	100.00'	10,000.00
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18	100.00'	100.00'	10,000.00
19	100.00'	100.00'	10,000.00
20	100.00'	100.00'	10,000.00
21	100.00'	100.00'	10,000.00
22	100.00'	100.00'	10,000.00
23	100.00'	100.00'	10,000.00
24	100.00'	100.00'	10,000.00
25	100.00'	100.00'	10,000.00
26	100.00'	100.00'	10,000.00
27	100.00'	100.00'	10,000.00
28	100.00'	100.00'	10,000.00
29	100.00'	100.00'	10,000.00
30	100.00'	100.00'	10,000.00
31	100.00'	100.00'	10,000.00
32	100.00'	100.00'	10,000.00
33	100.00'	100.00'	10,000.00
34	100.00'	100.00'	10,000.00
35	100.00'	100.00'	10,000.00
36	100.00'	100.00'	10,000.00
37	100.00'	100.00'	10,000.00
38	100.00'	100.00'	10,000.00
39	100.00'	100.00'	10,000.00
40	100.00'	100.00'	10,000.00
41	100.00'	100.00'	10,000.00
42	100.00'	100.00'	10,000.00
43	100.00'	100.00'	10,000.00
44	100.00'	100.00'	10,000.00
45	100.00'	100.00'	10,000.00
46	100.00'	100.00'	10,000.00
47	100.00'	100.00'	10,000.00
48	100.00'	100.00'	10,000.00
49	100.00'	100.00'	10,000.00
50	100.00'	100.00'	10,000.00

CONTRACTOR'S CERTIFICATION
I, the undersigned, certify that the above is a true and correct copy of the original as shown on the day
of the year 2004.



SECTION TWO
HANCOCK MILL PLANTATION
AUGUSTA-RICHMOND COUNTY, GEORGIA
SCALE 1"=100'
APRIL 5, 2004
PROFESSIONAL PROPERTIES, LLC
REGISTERED PROFESSIONAL ENGINEER
STATE OF GEORGIA
NO. 10000
EXPIRATION DATE 12/31/2006

DYERS & ASSOCIATES
REGISTERED PROFESSIONAL ENGINEER
STATE OF GEORGIA
NO. 10000
EXPIRATION DATE 12/31/2006

STATE OF GEORGIA
COUNTY OF RICHMOND

MAINTENANCE AGREEMENT
FOR HANCOCK MILL PLANTATION, SECTION TWO
(Utility Water)

THIS AGREEMENT, entered into this ____ day of _____, 2004, by and between the **Professional Properties, LLC** hereinafter referred to as the "**DEVELOPER**", and **AUGUSTA, GEORGIA**, a political subdivision of the State of Georgia, hereinafter referred to as the "**CITY**."

WHEREAS, the **DEVELOPER** requested that the **Augusta, Georgia** accept certain sewer lines, water lines and mains or mains, pipes, valves, and connections, and appurtenances for the subdivision, as shown by deed contemporaneously tendered and recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Realty Reel _____ Page _____ ; and

WHEREAS, the **CITY** has adopted a policy requiring the **DEVELOPER** to maintain all installations laid or installed in the subdivision for a period of eighteen months, which the **CITY** accepts by deed;

NOW, THEREFORE, in consideration of the premises, the expense previously incurred by the **DEVELOPER** and the mutual agreement hereinafter set out, **IT IS AGREED** that:

(1) The **CITY** accepts certain sewer lines, water lines and mains or mains, pipes, valves, and connections, and appurtenances for the subdivision, respectively described in the deed contemporaneously tendered herewith to the Augusta-Richmond County Commission, recorded in the office of the Clerk of the Superior Court of Richmond County, Georgia, in Realty Reel _____ Page _____ .

(2) The **DEVELOPER** agrees to maintain all the installations laid or installed in said subdivision as described in said deed for a period of eighteen months from the date herein.

(3) The **DEVELOPER** agrees that, if during said eighteen month period there is a failure of the installations laid or installed in said subdivision described in the deed due to failure or poor workmanship, the **DEVELOPER** shall be responsible for adequate maintenance and repair.

(4) In the event of such failure of the improvements, the **CITY** shall notify the **DEVELOPER** and set forth in writing the items in need of repair. The **DEVELOPER** shall present, within fifteen business days, its proposed plan of repair and shall have the repairs completed in a reasonable time, as determined by the **CITY**.

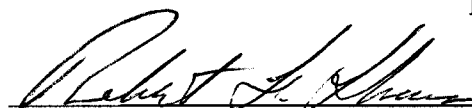
(5) If, in the event of an emergency, as determined by the **CITY**, the **DEVELOPER** is unable to respond in a timely manner, the **CITY** shall be authorized to erect barricades, traffic direction devices and such other temporary measures as are necessary to remedy the emergency nature of the problem at the **DEVELOPER'S** expense and allow the **DEVELOPER** time to make the needed repairs.

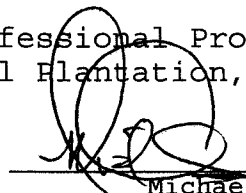
(6) In the event the **DEVELOPER** fails to comply with the terms of this agreement, then the **CITY** shall proceed to have the necessary corrective work done, and the **DEVELOPER** agrees to be responsible to the **CITY** for payment in full of costs of repairing the improvements due to failure of material or poor workmanship as liquidated damages.

IN WITNESS WHEREOF, the **DEVELOPER** has hereunto set his hand and seal and the **CITY** has caused the execution of this agreement by and through its duly authorized officers and agents, with its seal affixed, the day and year first above written.

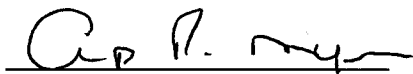
SIGNED, SEALED, AND DELIVERED DEVELOPER in our presence:

Professional Properties, LLC
Hancock Mill Plantation, Section Two


Witness 7-19-04


Michael Osborn 7/19/04

Notary Public



My Commission Expires

Notary Public, Columbia County, Georgia
My Commission Expires Sept. 10, 2007
Accepted By:

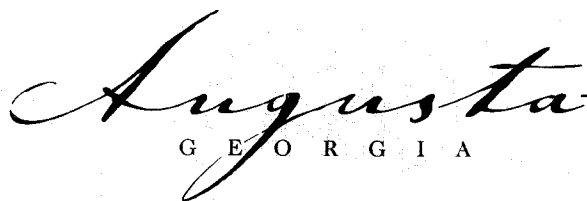
Augusta, Georgia

By: _____

As Its Mayor

Attest: _____

Administrator



ENGINEERING DEPARTMENT

Abie L. Ladson, P.E., Director

Anthony (Tony) E. Williams,
Construction Manager

MEMORANDUM

To: Abie L. Ladson, P.E., Director - Engineering Department

From: *AEW* Anthony (Tony) E. Williams, Construction Manager

Date: Tuesday, May 22, 2007

Subject: Dedication Hancock Mill Plantation, Section Two
File reference: 2007 - 05 (A) Reading File

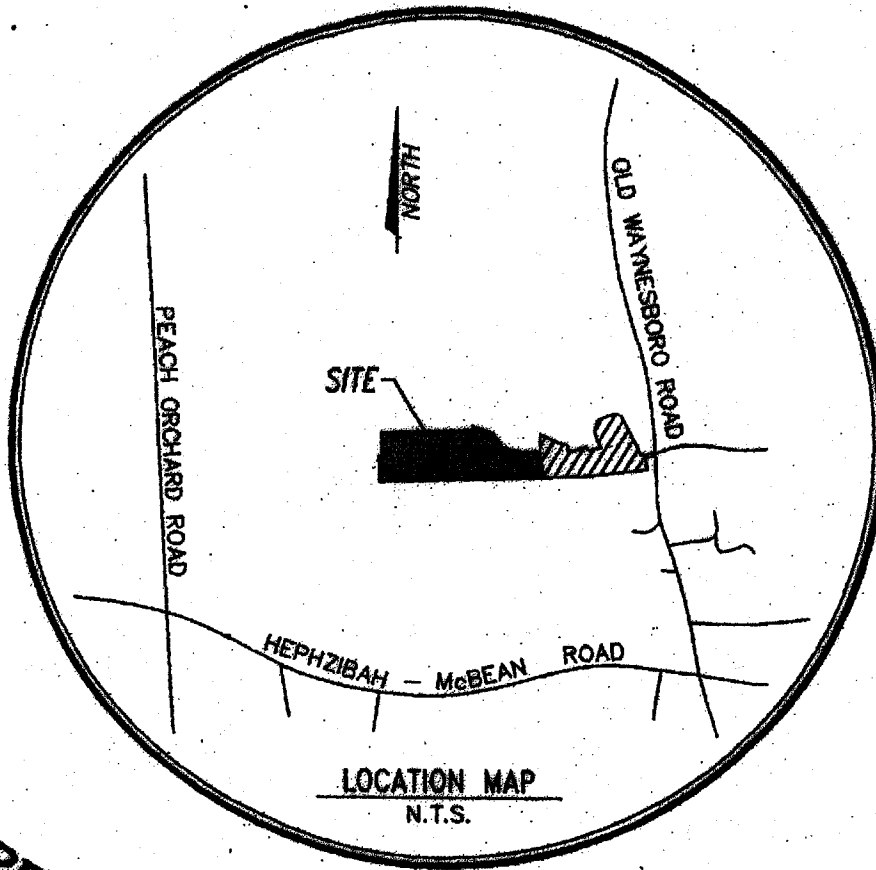
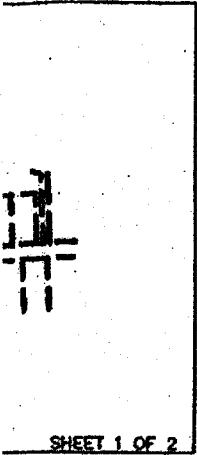
A final inspection has been conducted on the above referenced development. This development meets the standards and specifications set forth in the Augusta Richmond County Development Regulations Guidelines outlined in the Land Development and Stormwater Technical Manuals. The submitted Deed of Dedication and 18-Month Warranty Agreement reads appropriately, with the language in both documents meeting criteria for dedication of the roadway systems and drainage systems within. The final plat was previously accepted by the Commission on April 17, 2007. Therefore, this development's dedication documents are ready for Commission's acceptance into the municipal's infrastructure system.

Attached are copies of the Deeds of Dedication and 18-Month Warranty Agreements for both Engineering and Utilities.

AEW/*scm*

Attachment

cc: Abie L. Ladson, P.E., Director - Engineering Department
Robert L. Oliver Jr., Interim Asst Director
George Patty, Executive Director of Planning & Zoning
Terri Turner, Assistant Zoning & Development Administrator
Dennis Stroud, Assistant Director Public Services Maintenance
Jim Williamson, Land Acquisition Manager
✓ Irene Craft - Long, Administrative Assistant Right-of-Way
File



OCK MILL FUTURE

H

PRO



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
James Brown Statue Enhancements**

Department: Clerk of Commission

caption2: Receive proposal regarding enhancements to the James Brown statue. (Referred from May 29 Engineering Services)

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
John McMahon**

Department: Clerk of Commission

caption2: Presentation by Mr. John McMahon regarding a bid protest.

Background:

Analysis:

Financial Impact:

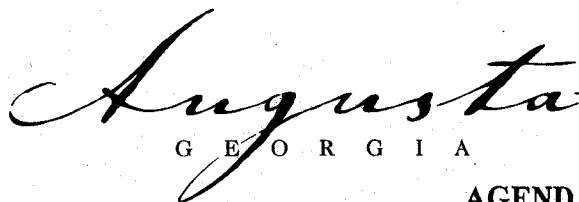
Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission



AGENDA ITEM REQUEST FORM

Commission/Committee: (Please check one)

- ☐ Commission
☐ Public Services Committee
☐ Administrative Services Committee
☐ Engineering Services Committee
☐ Finance Committee
☐ Public Safety Committee

Contact Information for Individual/Presenter Making the Request:

Name: JOHN McMAHON
Address: 3809 MIKE FADGETT HWY
Telephone Number: 706-798-7777
Fax Number: 706-798-3237
E-Mail Address: JMcMAHON@TRACTOR-EQUIPMENT.COM *CELL # 706 313-9119*

Caption/Topic of Discussion to be placed on the Agenda:

Bid # 07-133. Bid SPECIFICATIONS WRITTEN
ALLOWED ONLY ONE MANUFACTURER TO
 PARTICIPATE. THIS IS AT 450,000. BID
CITY/COUNTY IS PAYING A BIG PREMIUM
TO PURCHASE THIS EQUIPMENT. WOULD LIKE
TO ADDRESS COMMITTEE OR COMMISSION

Please send this request form to the following address:

Ms. Lena J. Bonner
Clerk of Commission
Room 806 Municipal Building
530 Greene Street
Augusta, GA 30911

Telephone Number: 706-821-1820
Fax Number: 706-821-1838
E-Mail Address: lbonner@augustaga.gov

THANK YOU!

Requests may be faxed, e-mailed or delivered in person and must be received in the Clerk's Office no later than 5:00 p.m. on the Wednesday preceding the Commission or Committee meeting of the following week. A five-minute time limit will be allowed for presentations.

Commission meetings are held on the first and third Tuesdays of each month at 2:00 p.m. Committee meetings are held on the second and last Mondays of each month from 12:30 to 3:30 p.m.



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Joseph W. Forster, II**

Department: Clerk of Commission

caption2: Presentation by Mr. Joseph W. Forster, II regarding the placement of a manhole on property at 1799 Heath Street.

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

Clerk of Commission

AGENDA ITEM REQUEST FORM**Commission/Committee: (Please check one)**

☐ Commission
☐ Public Services Committee
☐ Administrative Services Committee
☒ Engineering Services Committee
☐ Finance Committee
☐ Public Safety Committee

Contact Information for Individual/Presenter Making the Request:

Name: Joseph W Forster II
Address: 4481 Forest Rd Hepzibah Ga 30865
Telephone Number: 706-790-6387 hm cell-706 414 1639
Fax Number: 706 790 3009
E-Mail Address: wforster@bellsouth.net

Caption/Topic of Discussion to be placed on the Agenda:

Manhole placed on property @ 1299 Heath St.
Private property w/o easement or permission.
Utilities Dept representatives refuse to return
phone calls or other communications. Advised by
M. Williams to send this request.

Please send this request form to the following address:

Ms. Lena J. Bonner Telephone Number: 706-821-1820
Clerk of Commission Fax Number: 706-821-1838
Room 806 Municipal Building E-Mail Address: lbonner@augustaga.gov
530 Greene Street
Augusta, GA 30911

Requests may be faxed, e-mailed or delivered in person and must be received in the Clerk's Office no later than 5:00 p.m. on the Wednesday preceding the Commission or Committee meeting of the following week. A five-minute time limit will be allowed for presentations.

Commission meetings are held on the first and third Tuesdays of each month at 2:00 p.m. Committee meetings are held on the second and last Mondays of each month from 12:30 to 3:30 p.m.



**Engineering Services Committee Meeting
6/11/2007 1:30 PM**

**Motion to Approve Proposal from Midwest Maintenance Inc. to Perform Exterior Renovations to
the Municipal Building**

Department:	Administration via CIPM
caption2:	Motion to approve Proposal from Midwest Maintenance Inc., to Execute Exterior Renovations to the Municipal Building, including re-roofing, resealing cladding and replacement of existing windows in accordance with RFP 07-125.
Background:	Bid Documents were produced by the exterior renovations consultant, Stafford Consulting Engineers. Work to be performed includes roofing replacement, cladding repairs/resealing and replacement of single-glazed windows with energy-efficient, double-glazed windows with infrared and ultraviolet filtration. Although the Pre-Bid Conference was heavily-attended, only a single proposal was received. Follow-up research with potential bidders indicates that the necessary work restrictions associated with an operating courthouse may have discouraged participation. CIPM has conducted a review of the proposal, checked the company track record and spoken with references.
Analysis:	While the receipt of a single proposal is of concern, CIPM is of the opinion that the Bidder has submitted a reasonable and reponsible bid, consistent with a competitively-bid project (in expectation of competing bids). Following review of the Respondents' past projects and their references, CIPM finds the company and their Proposal to be acceptable. The amount of the bid is approximately 10% less than the budgeted amount for the Work.
Financial Impact:	The Bid amount is \$2,267,650.00
Alternatives:	Re-bid the project.

Recommendation: Authorize CIPM to negotiate a final contract with Midwest Maintenance, Inc., consistent with RFP 07-125 and their proposal to renovate the exterior of the Municipal Building. The work is urgently needed, the contractor is experienced, has provided good references, has a local office and their bid is within budget.

**Funds are
Available in the
Following
Accounts:**

Funds are available in account 323-04-6211; 296050050

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

**AUGUSTA RICHMOND COUNTY CAPITAL IMPROVEMENTS
HEERY INTERNATIONAL, INC., PROGRAM MANAGER**

May 29, 2007

Ms. Geri Sams
Director of Procurement
Augusta Richmond County
530 Greene Street, Room 605
Augusta, GA 30911

RE : RFP #07-125; Exterior Renovations to the Municipal Building

Dear Ms. Sams:

In order to better understand the market forces which impacted the recent, disappointing response to the referenced RFP, we have spoken with several of the contractors who attended the Mandatory Pre-Proposal Conference.

Reasons given for the failure to submit a proposal included the following:

1. Other, more lucrative projects bidding simultaneously.
2. Past difficulties in working on occupied courthouses.
3. The chances of beating the local firm (Midwest Maintenance) were not good enough to justify the effort to prepare a proposal.

While we have not yet seen the submitted proposal our design consultant has had favorable experience in working with the lone respondent, Midwest Maintenance. They also appear to be specialized in these sorts of projects.

It is our recommendation that proposal review go forward, giving full consideration to the proposal, checking references, cost proposal, etc., to determine if the company is suitable and the bid is within our \$2.5M budget.

If there are any questions, please don't hesitate to contact me.

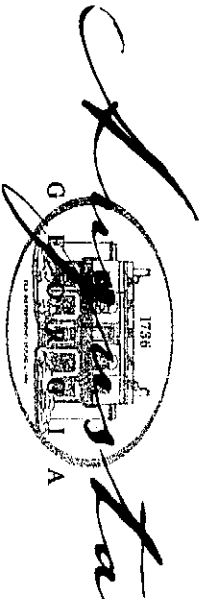
Cordially,



Bob Munger, AIA, LEED^{AP}
HEERY
Program Manager
ARC Capital Improvements

C: Fred Russell, Rick Acree, Phyllis Mills, Don Green, Jacques Ware

MAY 30 2007



Procurement Department
Mr. Bob Sams, Director

May 29, 2007

Mr. Bob Munger, Heery International

Re: Request for Proposal (RFP) Item 07-125 Exterior Envelope Renovations to the Municipal Building
Due Date: Friday, May 18, 2007 @ 11:00 a.m.

Dear Bob,

Attached are copies of the RFP tabulation sheet and the only submittal received as it relates to the above referenced RFP item 07-125.

Per our meeting, you would evaluate the submittal and write a letter to Procurement stating why vendors did not participate. Please provide your final recommendation to the Procurement Department prior to placing this item on the MuniAgenda. This would allow both departments time to discuss/resolve any issues prior to going to Committee.

Thank you in advance for your prompt attention to this matter. Please do not hesitate to contact me at (706) 821-2422 if there are any questions on this item.

Sincerely,

Ger

Gerri A. Sams, Director
Procurement Department

cc: Jacques Ware

Attachment (as indicated)

Item # 16

Room 605 - 530 Greene Street, Augusta, Georgia 30911
(706) 821-2422 - Fax (706) 821-2811

www.augustaga.gov

Register at www.demandstar.com/supplier for automatic bid notification

RFP #07-125
Exterior Envelope Renovations
to the Augusta Municipal Building
Friday, May 18, 2007 @ 11:00 a.m.

Vendors:	Original	6 Copies	Bid Bond	Add. 1-2
Midwest Maintenance 4268 Belair-Frontage Rd., St B Augusta, GA	X	X	X	X
Kenton Construction Co. 3170 Lenora Church Rd. Snellville, GA 30039				
Kirby Fabricon P. O. Box 212239 Augusta, GA 30917				
Copper Construction Co. 410 McIntosh Street Vidalia, GA 30474				
Thomson Roofing P.O. Box 195 Thomson, GA 30824				
Southeast Roofing Solutions 800 Hwy 80 W. Statesboro, GA 30458				
Volunteer Restoration 1712 Stierchi Street Knoxville, TN 37921				
Commerical Roof 125 Trade Street Bogart, GA 30622				
Campbell Roofing & Construction 7538 Houston Rd. Byron, GA 31008				
Bone Dry Roofing 1101 Old Creek Rd., St. C1 Athens, GA 30607				
Ball's Enterprises 721 Eve St. Augusta, GA 30904				
Construction Concepts 469 Allana Dr. Stone Mountain, GA				
Jones Masonry Restoration 125 Tibet Ave, St. 114-D Savannah, FA 31406				
Southern Presentation Systems 4550 Chadler Lake E. Atlanta, GA 30319				
New View, Inc. 1393 Duncan Land Auburn, GA 30011				
Stafford Consulting Engineers 130 Edinburg South Dr., St 202 Cary, NC 27511				
Traco 401 Edgemont Drive LaGrange, GA 30240				
Carolina Roofing 4675 Franchise St. North Charleston, SC 29418				

APPENDIX A

May 2, 2007

COST PROPOSAL FORM

RFP # 07-125

**Exterior Envelope Renovations to the
Augusta Richmond County Municipal Building**

DATE: May 2, 2007

NAME OF PROPONENT: Midwest Maintenance, Inc.

To:

Augusta Richmond County Procurement Department
530 Greene Street - Room 605
Augusta, GA 30911
Attention: Geri A. Sams

DEAR SIR or MADAM:

1. Having carefully examined the RFP entitled Exterior Envelope Renovations to the Augusta Richmond County Municipal Building, dated 3/16/07 and Addendum(s) 1, 2, as well as the premises and conditions affecting the Work, the Undersigned, as the duly authorized representative of the Contractor herein known as the "Proponent," proposes to furnish all services, labor and materials required by them in accord with said documents, for the following sums:

TASK NO.	ABBREVIATED DESCRIPTION	DIRECT COST	TOTAL COST (W/ FEES, OVERHEAD, PROFIT, ETC.)
07-125-1	Replace existing windows with new insulated, operable windows as specified	\$ 866,214.00	\$ 1,154,963.00
07-125-2	Replace all exterior joint sealants as specified.	\$ 124,538.00	\$ 166,051.00
07-125-3	Replace roofing assemblies as specified.	\$ 323,084.00	\$ 430,779.00
07-125-4	Modify stone and masonry parapets, as specified	\$ 188,212.00	\$ 250,950.00
07-125-5	Miscellaneous other work	\$ 163,004.00	\$ 217,339.00
07-125-6	Replacement of 85 window blinds with new blinds	\$ 7,558.00	\$ 10,078.00
07-125-7	Landscaping allowance	N/A	\$ 25,000.00
	Total of Work, hereinafter called the Base Bid:		\$ 2,255,150.00

ALT. # 1 12,500.00

1

TOTAL \$ 2,267,650.00

Appendix A - Addendum #1

COPY

2. The undersigned agrees that all landscaping, including trees, shrubs, groundcover and grasses, damaged by the Work, will be replaced by the Proponent, and that the Proponent will not be entitled to additional compensation, should the cost of this replacement exceed the included Landscape Allowance.

3. The undersigned agrees that the Base Bid will include removing/reinstalling existing window blinds, and providing and installing 85 new window blinds. The new blinds shall be 40" wide by 75" high, 1" aluminum, horizontal blinds, equal or better than Levolor Riviera Classic. Color will be selected by the Owner from the manufacturer's standard color chart. In the event that the actual quantity varies, provided unit prices shall cover the difference.

4. The undersigned agrees that in the event that unforeseen conditions (conditions contrary to that shown in the survey and/or Contract Documents) are encountered, or minor changes are required, the following unit prices shall be used as the basis of payment for any modifications to the aggregate total of required Work, whether additive or deductive.

Unit Prices

Item	Description	Unit	Bid Unit Price
1	Replacement of deteriorated wood blocking	Board foot	\$7.00
2	Wire brush, paint deteriorated metal decking	Square foot	\$4.00
3	Wire brush, paint and plate deteriorated material decking	Square foot	\$10.00
4	Replacement of existing window blinds with new window blinds, as described above	Each	\$125.00

Unit prices are for installed work, and include all overhead and profit

5. The undersigned proposes that, should any of the following alternates be accepted and incorporated in the Contract, the Base Bid will be altered in each case as follows. Refer to the Alternates Section of the Specifications for complete description of Alternates.

ALTER-NATE TASK NO.	ABBREVIATED DESCRIPTION	DIRECT COST	TOTAL COST (W/ FEES, OVERHEAD, PROFIT, ETC.) - Specify add/deduct
07-125-8	ALTERNATE #1: Install marble matching existing, in lieu of granite specified in Base Bid.	\$ 9,345.00	\$ 12,500.00

6. For and in consideration of the sum of \$1.00 the receipt of which is hereby acknowledged, the Undersigned agrees that this proposal may not be revoked or withdrawn after the time set for the opening of bids but shall remain open for acceptance for a period of sixty calendar days following such time.

7. In case they are notified in writing by mail, telegraph, facsimile or delivery of the acceptance of this proposal within sixty calendar days after the time set for the opening of bids, the Undersigned agrees to execute within ten (10) calendar days a contract for the Work for the above-stated compensation and not later than three (3) calendar days following the date of

execution of the agreement furnish and deliver to the Owner a Performance Bond and Payment Bond, both in an amount equal to one hundred percent of the Contract Sum.

8. Time for completion: The Undersigned agrees to commence actual physical work on the site with adequate force and equipment within ten (10) calendar days of the date of the Notice to Proceed and substantially complete the work ready for use not later than 250 Calendar Days after the Contractor receives the Notice to Proceed. Final completion shall occur not later than 280 Calendar days after the Contractor receives the Notice to Proceed.

The time stated for completion shall include final cleanup of the premises. The Undersigned accepts the provisions of the Agreement as it related to Liquidated Damages, in the event of failure to complete the Work within the specified Contract Time.

9. Enclosed herewith is a Bid Bond, in the amount of Two Hundred Twenty Five Thousand-Dollars (\$225,515.00 ———) being not less than 10% of the Base Bid. The Undersigned agrees that the above stated amount is the proper measure which the Owner will sustain by the failure of the undersigned to execute the contract and to furnish the Performance and Payment Bond in case this proposal is accepted, and further agrees to the following:

10. The Undersigned agrees that if this proposal is accepted within sixty (60) calendar days after the date set for the opening of bids and the Bidder fails to execute the contract within ten (10) calendar days after notice of such acceptance or if he fails to furnish both Performance and Payment Bond, the obligation of the Bid Bond will remain in full force and effect and the money payable thereon shall be paid into the funds of the Owner for such fair use, otherwise obligation of the bond will be null and void.

11. The Proponent shall deliver to the Owner, a list of all Subcontractors proposed for the work whose subcontracts will be \$50,000.00 or more, with this Solicitation as outlined in the Supplementary instructions to the Bidders.

I, the Undersigned, do solemnly swear and certify that I am a principal or other representative of the firm of Midwest Maintenance, Inc. and that I am authorized by it to execute the foregoing offer on its behalf. I am a principal person of the foregoing with management responsibility for the foregoing subject matter and as such I am personally knowledgeable of its pertinent matters.

I, the Undersigned do certify that this Bid is made without prior understanding, agreement or connection with any corporation, firm or person submitting a bid for the same materials, labor, supplies or equipment and is in all respects fair and without collusion or fraud. The Proponent understands collusive bidding is a violation of state and federal law and can result in fines, prison sentences, and civil damage awards. We agree to abide by all conditions of this bid.

The full names and addresses of principals of the firm are as follows:

NAME	TITLE	ADDRESS
William R. Meyer/Owner	President	2122 Clevenger Rd., Piqua, OH 45356
William J. Meyer	Vice President	1835 S. Alcomy-Conover Rd., Troy, OH 45373
W. Jeff Meyer	Vice President	1900 Parker Drive, Piqua, OH 45356
Jeanne L. Meyer	Secretary-Treas.	2122 Clevenger Rd., Piqua, OH 45356

Dated this 17th day of May, 2007.

Respectfully Submitted:

Name of Company: Midwest Maintenance, Inc.
 Address: 101 Fox Drive, PO Box 1203
 City, State, Zip: Piqua, OH 45356
 Phone: 937-773-9236
 Fax: 937-773-8645

By: *W. Jeff Meyer*
W. Jeff Meyer/Vice President (Title)

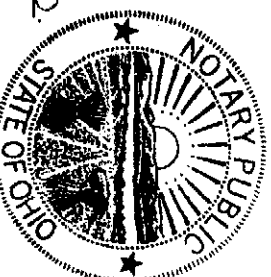
State of Ohio
 County of Miami

W. Jeff Meyer being duly sworn exposes and says that he or she is
Vice President (Title) of Midwest Maintenance, Inc. (Company) and that the answers to the
 foregoing questions and all statements therein contained are true and correct.

Subscribed and sworn to
 before me this 17th day of May, 2007.

(SEAL)

Shelley R. Chapman
 Notary Public
 My Commission Expires: April 17, 2010.



SHELLEY R. CHAPMAN
 Notary Public, State of Ohio
 My Commission Expires April 17, 2010

END OF COST PROPOSAL FORM

BID FORM

BID FORM

RFP 07-125

EXTERIOR ENVELOPE RENOVATIONS TO THE AUGUSTA RICHMOND COUNTY MUNICIPAL BUILDING

Augusta Richmond County

DATE: May 17, 2007

NAME OF BIDDER: Midwest Maintenance, Inc.

To:

Augusta Richmond County Procurement Department
530 Greene Street - Room 605
Augusta, GA 30911
Attention: Geri A. Sams

DEAR SIR OR MADAM:

1. Having carefully examined the Bidding Documents entitled **EXTERIOR ENVELOPE RENOVATIONS TO THE AUGUSTA RICHMOND COUNTY MUNICIPAL BUILDING**, dated 3/16/07 and Addendum(s) 1, 2, as well as the premises and conditions affecting the Work, the Undersigned, as the duly authorized representative of the General Contractor herein known as the "Bidder," proposes to furnish all services, labor and materials required by them in accord with said documents, for the sums below:

Total of Work, which sum is hereinafter called the "Base Bid":
Two Million Two Hundred Fifty Five Thousand One Hundred
Fifty Dollars (\$2,255,150.00—)

2. We agree that in the event unforeseen conditions (conditions contrary to that shown in the survey and/or Contract Documents) are encountered, or minor changes are required, the following unit prices shall be used as the basis of payment for any modifications to the aggregate total of required Work, whether additive or deductive.

Unit Prices

Item	Description	Unit	Bid Unit Price
1	Replacement of deteriorated wood blocking	Board foot	\$7.00
2	Wire brush, paint deteriorated metal decking	Square foot	\$4.00
3	Wire brush, paint and plate deteriorated material decking	Square foot	\$10.00

Unit prices are for installed work, and include all overhead and profit.

BID FORM

3. The undersigned proposes that, should any of the following alternates be accepted and incorporated in the Contract, the Base Bid will be altered in each case as follows. Refer to the Alternates Section of the Specifications for complete description of Alternates.

Alternate #1:

~~Add~~ Deduct Twelve Thousand Five Hundred _____ Dollars

(\$ 12,500.00 _____) to Base Bid.

4. For and in consideration of the sum of \$1.00 the receipt of which is hereby acknowledged, the Undersigned agrees that this proposal may not be revoked or withdrawn after the time set for the opening of bids but shall remain open for acceptance for a period of sixty calendar days following such time.
5. In case they are notified in writing by mail, telegraph, facsimile or delivery of the acceptance of this proposal within sixty calendar days after the time set for the opening of bids, the Undersigned agrees to execute within ten (10) calendar days a contract for the Work for the above-stated compensation and not later than three (3) calendar days following the date of execution of the agreement furnish and deliver to the Owner a Performance Bond and Payment Bond, both in an amount equal to one hundred percent of the Contract Sum.

6. Time for completion: The Undersigned agrees to commence actual physical work on the site with adequate force and equipment within ten (10) calendar days of the date of the Notice to Proceed and substantially complete the work ready for use not later than 200 Calendar Days after the Contractor receives the Notice to Proceed. Final completion shall occur not later than 230 calendar days after the Contractor receives the Notice to Proceed.

The time stated for completion shall include final cleanup of the premises. The Undersigned accepts the provisions of the Agreement as it relate to Liquidated Damages, in the event of failure to complete the Work within the specified Contract Time.

7. Enclosed herewith is a Bid Bond, in the amount of Five Hundred Fifteen _____ Dollars Two Hundred Twenty Five Thousand- (\$ 225,515.00 _____) being not less than 10% of the Base Bid. The Undersigned agrees that the above stated amount is the proper measure which the Owner will sustain by the failure of the undersigned to execute the contract and to furnish the Performance and Payment Bond in case this proposal, is accepted, and further agrees to the following:

8. The Undersigned agrees that if this proposal is accepted within sixty (60) calendar days after the date set for the opening of bids and the Bidder fails to execute the contract within ten (10) calendar days after notice of such acceptance or if he fails to furnish both Performance and Payment Bond, the obligation of the Bid Bond will remain in full force and effect and the money payable thereon shall be paid into the funds of the Owner for such fair use; otherwise obligation of the bond will be null and void.

9. The Bidder shall deliver to the Owner, a list of all Subcontractors proposed for the work whose subcontracts will be \$50,000.00 or more, with this Solicitation, as outlined in the Supplementary instructions to the Bidders.

BID FORM

I, the Undersigned, do solemnly swear and certify that I am a principal or other representative of the firm of Midwest Maintenance, Inc. and that I am authorized by it to execute the foregoing offer on its behalf. I am a principal person of the foregoing with management responsibility for the foregoing subject matter and as such I am personally knowledgeable of its pertinent matters.

I, the Undersigned do certify that this Bid is made without prior understanding, agreement or connection with any corporation, firm or person submitting a bid for the same materials, labor, supplies or equipment and is in all respects fair and without collusion or fraud. The Bidder understands collusive bidding is a violation of state and federal law and can result in fines, prison sentences, and civil damage awards. We agree to abide by all conditions of this bid.

The full names and addresses of principals of the firm are as follows:

NAME	TITLE	ADDRESS
William R. Meyer/Owner	President	2122 Clevenger Rd, Piqua, OH 45356
William J. Meyer	Vice President	1835 S. Alcony-Conover Rd., Troy, OH 45373
W. Jeff Meyer	Vice President	1900 Parker Drive, Piqua, OH 45356
Jeanne L. Meyer	Secretary/Treasurer	2122 Clevenger Rd., Piqua, OH 45356

Dated this 17th day of May, 20 07.

Respectfully Submitted:

Name of Company: Midwest Maintenance, Inc.

Address: 101 Fox Drive, PO Box 1203

City, State, Zip: Piqua, OH 45356

Phone: 937-773-9236

Fax: 937-773-8645

By: W. Jeff Meyer

W. Jeff Meyer

Vice President

Title

State of Ohio

County of Miami

W. Jeff Meyer

Vice President of Midwest Maintenance, Inc.

Title

Company

being duly sworn exposes and says that he or she is and that the answers to the foregoing questions and all statements therein contained are true and correct.

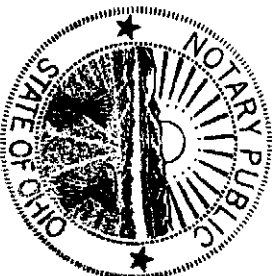
Subscribed and sworn to before me this 17th day of May, 2007.

(SEAL)

Item # 16

S. R. Chapman
Notary Public
My Commission Expires:

April 17, 2010.



SHELLEY R. CHAPMAN
Notary Public, State of Ohio
My Commission Expires April 17, 2010

END OF BID FORM

BID FORM SUPPLEMENT

BID FORM SUPPLEMENT

The Bidder submits the following statement of Bidders qualifications for consideration of the Owner.

Have you ever failed to complete any work awarded to you? No If so, where and why?

Have you ever defaulted on a Contract? If so, where and why? No

List the most important projects recently completed by your company, stating the approximate cost for each, and the month and year completed:

See the attached Completed Projects Listing

List experience in construction work similar to this project:

See the attached Completed Projects Listing

List background and experience of the principal members of your organization, including officers.

See the attached Key Personnel Listing

BID FORM SUPPLEMENT

STATEMENT OF BIDDER'S QUALIFICATIONS

(To be subscribed and sworn to before a Notary)

All questions must be answered and the data given must be clear and comprehensive. This statement must be notarized. If necessary, questions may be answered on separate attached sheets. The Bidder may submit additional information. Attach all additional sheets to this Bid Form.

Legal Name of Bidder: Midwest Maintenance, Inc.

Permanent Main Office Address: 101 Fox Drive, PO Box 1203

Piqua, OH 45356

When organized October 1979

If a Corporation, where incorporated? State of Ohio

Number of years engaged in the contracting business under your present firm or trade name?
Twenty Seven (27) years

Credit Available for this contract? \$750,000.00

Total of current contracts in dollars (\$) (Gross Amount) \$1 Million Plus

Current work performed by your firm: Exterior Cleaning, Caulking, Tuckpointing, Waterproofing, Brick and Stone Restoration, Sheet Metal Restoration, Slate and Tile Roofing, Concrete Restoration, Carpentry,

Painting and Stucco Repair.

Have you ever refused to sign a Contract at the original bid? If so, where and why?

No

Give bank reference: Fifth Third Bank, Ms. Laura Barley, 123 Market St., Piqua, OH 45356
Phone 937-227-3056

The Undersigned hereby authorizes and requests any person, firm, or corporation to furnish any information requested by the Local Public Agency in verification of the recitals comprising this Statement of Bidder's Qualifications.

The Undersigned hereby attests to the truth and accuracy of the above qualification statements.

BID FORM SUPPLEMENT

Dated this 17th day of May, 20 07.

Respectfully Submitted:

Name of Company: Midwest Maintenance, Inc.

Address:

101 Fox Drive, PO Box 1203

City, State, Zip:

Piqua, OH 45356

By: *W. Jeff Meyer*

W. Jeff Meyer

Vice President

Title

State of Ohio

County of Miami

W. Jeff Meyer

Vice President of Midwest Maintenance, Inc.

Title

Company

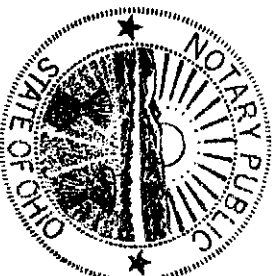
being duly sworn exposes and says that he or she is

questions and all statements therein contained are true and correct.
Subscribed and sworn to
before me this 17th day of May, 20 07.

(SEAL)

Shelley R. Chapman
Notary Public
My Commission Expires:

April 17, 2010



SHELLEY R. CHAPMAN
Notary Public, State of Ohio
My Commission Expires April 17, 2010

SUBCONTRACTOR LISTING

SUBCONTRACTOR LISTING

TO:

Augusta Richmond County Procurement Department
530 Greene Street – Room 605
Augusta, GA 30911
Attention: Geri A. Sams

1. Pursuant to bidding requirements for the work entitled:

**EXTERIOR ENVELOPE RENOVATIONS TO THE AUGUSTA RICHMOND COUNTY
MUNICIPAL BUILDING**

The undersigned proposes to use the following subcontractors. Except as otherwise approved by the Owner, the undersigned purposes to perform all other portions of the Work with their own forces.

Portion of the Work	Name of Subcontractor
Aluminum Windows	R.C. Hemm's Glass Shop
Modified Roofing	Carolina Roofing, Inc.

USE ADDITIONAL SHEETS IF REQUIRED BIDDER: Midwest Maintenance, Inc.
BY: W. Jeff Meyer
TITLE: Vice President

PROVIDE SIGNATURE IDENTICAL TO THAT SHOWN ON THE BID FORM

END OF SUBCONTRACTOR LISTING

CORPORATE CERTIFICATE

SUBSTITUTION LISTING

TO:

Augusta Richmond Procurement Department
530 Greene Street – Room 605
Augusta, GA 30911
Attention: Geri A. Sams

1. Pursuant to bidding requirements for the work entitled:

**EXTERIOR ENVELOPE RENOVATIONS TO THE AUGUSTA RICHMOND COUNTY
MUNICIPAL BUILDING**

The Contract Sum proposed by the undersigned on the bid form is for the work as shown on the drawings, described in the Specifications, and otherwise defined in the Contract Documents. However, the undersigned proposes the following substitutions for the Owner's consideration. Should the Owner accept any or all of the proposed substitutions, the bidder's proposed Contract Sum will be reduced by the amount shown:

Specified Product or Material:	Drawings No. or Spec. Section:	Proposed Substitution:	Proposed Change in the Contract Amount:
None			\$
			\$
			\$
			\$
			\$ 0.00

**PROVIDE SIGNATURE
IDENTICAL TO THAT
SHOWN ON THE BID
FORM**

BIDDER: Midwest Maintenance, Inc.

BY:

W. Jeff Meyer

TITLE: Vice President

NOTE: See Specification Section 01631 for Instructions regarding this sheet.

PARTNERSHIP CERTIFICATE

Form N/A as Midwest Maintenance, Inc. is a Corporation

PARTNERSHIP CERTIFICATE

STATE OF _____

COUNTY OF _____

On this _____ day of _____, 20____, before me personally who executed the above instrument, who, being by me first duly sworn, did depose and say that he or she is a general partner in the firm of _____ and that said firm consists of himself or herself and _____ and that he or she executed the foregoing instrument on behalf of said firm for the uses and purposes stated therein, and that no one except the above named members of the firm have any financial interest whatsoever in said proposed contract.

Item # 16

Partner

Partner

Partner

Partner

Notary Public

My Commission Expires

_____, 20____

(Seal)

Note: If only one partner signs, a Power of Attorney executed by all other partners authorizing him or her to act in the name of the company must be attached; otherwise, all partners must sign.

NON-COLLUSION AFFIDAVIT OF CONTRACTOR

NON-COLLUSION AFFIDAVIT OF CONTRACTOR

STATE OF Ohio COUNTY OF Miami

W. Jeff Meyer being first duly sworn, deposes and says that:

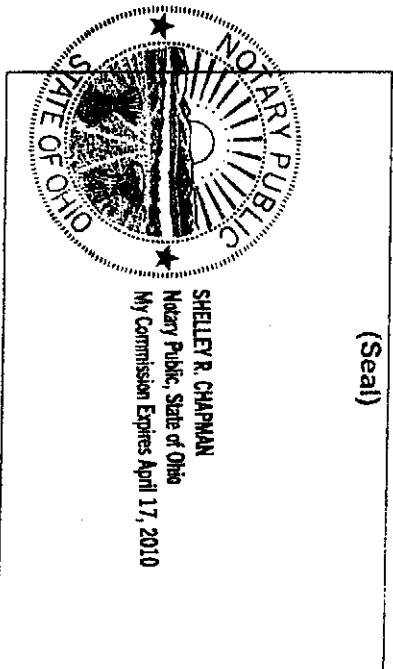
- (1). He or she is Vice President of Midwest Maintenance, Inc., the bidder that has submitted the attached Bid;
- (2). He or she is full informed respecting the preparation and contents of the attached Bid and of all pertinent circumstances respecting such Bid;
- (3). Such Bid is genuine and is not a collusive or sham Bid;
- (4). Neither the said Bidder nor any of its officers, partners, owners, agents, representatives, employees or parties in interest, has in any way colluded, conspired, connived, or agreed, directly or indirectly with any other Bidder, firm or person to submit a collusive or sham Bid 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 Bidder, or to secure through any collusion, conspiracy, connivance or unlawful agreement any advantage against Augusta-Richmond County, Georgia or any person interested in the proposed Contract; and
- (5). The price or prices quoted in the attached Bid are fair and proper and are not tainted by any collusion, conspiracy, connivance or unlawful agreement on the part of the Bidder or any of its agents, representatives, owners, employees, or parties in the interest.

Subscribed and Sworn before me this
17th day of May, 20 07

[Signature]
Notary Public

My Commission Expires

April 17, 20 10




AUGUSTA

EMPLOYEE CONFLICT OF INTEREST:

It shall be unethical for any City of Augusta business or participant directly or indirectly in a procurement contract when the employee or official knows that:

(a) the employee or official or any member of the employee's or official's immediate family has a substantial interest or financial interest pertaining to the procurement contract, except that the purchase of goods and services from businesses which a member of the Commission or other City of Augusta employee has a financial interest is authorized as per O.C.G.A. 36-1-14, or the procurement contract is awarded pursuant to O.C.G.A. 45-10-22 and 45-10-24, or the transaction is excepted from said restrictions by O.C.G.A. 45-10-25;

(b) Any other person, business, or organization with whom the employee or official of any member of an employee's or officials immediate family is negotiating or has an arrangement concerning prospective employment is involved in the procurement contract.

Any employee or official or any member of an employee's or official immediate family who holds a substantial interest or financial interest in a disclosed blind trust shall not be deemed to have a conflict of interest with regard to matters pertaining to that substantial interest or financial interest.

I, (vendor) W. Jeff Meyer have read and understand the information contained in the bid specifications.

Vendor Name: Midwest Maintenance, Inc.

Address: 101 Fox Drive, PO Box 1203

City & State: Piqua, OH 45356

Phone #: (937) 773-9236 Fax # (937) 773-8645

Signature:  Date: 5/17/07

W. Jeff Meyer/Vice President

RFP Item Number and Name: RFI # 07-125 - Exterior Envelope Renovations to the Augusta Municipal Building for Augusta Richmond County

THIS FROM MUST BE SUBMITTED WITH RFP PACKAGE. NO EXCEPTION(S) WILL BE GRANTED

Augusta
G E O R G I A

**Certification Statement
Local Vendor Preference**

I certify that my company meets all of the following qualifications to be eligible for the local vendor preference:

- (1) That my company has a fixed office or distribution point located in and having a street address within Augusta for at least six (6) months immediately prior to the issuance of the request for competitive bids or request for proposals by Augusta; and
- (2) That my company holds any business license required by the Augusta Richmond County Code for at least 6 months
- (3) That my company employs at least one (1) full time employee, or two (2) part time employees whose primary residence is in Augusta, or if the business has no employees, the business shall be at least fifty percent (50%) owned by one or more persons whose primary residence is in Augusta.
- (4) Attached is a copy of my Augusta Business License.

Company Name: Midwest Maintenance, Inc.

Address: 4268 Belair-Frontage Rd, Suite B, Augusta, GA 30909

Business License Number: 2007#028841

Phone Number: 937-773-9236 Fax Number: 937-773-8645

Owner's Name: William R. Meyer

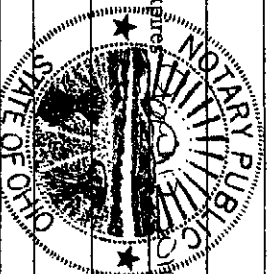
Signature: *William R. Meyer*

Sworn to before me this 17th day of May, 20 07

Notary Public for the State of Ohio My Commission Expires 2010

Notary Public Signature *Shelley R. Chapman* **SHELLEY R. CHAPMAN**
Notary Public, State of Ohio
My Commission Expires April 17, 2010

Printed Name: Shelley R. Chapman



VENDOR DO NOT COMPLETE

To be completed by Authorized City Representative from Business License & Inspection Department:

Vendor Certified: _____ Date: _____
Authorized Signature

This form MUST be submitted with RFP package. NO Exception(s) will be granted

THIS CERTIFICATE IS TO BE POSTED IN A CONSPICUOUS PLACE IN THE BUSINESS HEREIN DESCRIBED.

**BUSINESS(NDOC)
CERTIFICATE**

AUGUSTA
THIS CERTIFICATE EXPIRES

ACCOUNT 2007#028841
ISSUE DATE 01/16/2007

Monday, December 31, 2007

Yearly

CERTIFICATE ISSUED IN NAME OF

01/01/2007-12/31/2007

MIDWEST MAINTENANCE INC

BUSINESS LOCATION

4268 BELAIR FRONTAGE RD STE B

CERTIFICATE ADDRESS INFORMATION

WILLIAM MEYERS
2122 CLEVELAND RD
PIQUA, OH 45356

WILLIAM MEYERS

SEC CODE 23322
BUSINESS BUILDING CONT
CATEGORY
BUSINESS TYPE CONTRACTOR

MAILING ADDRESS INFORMATION

MIDWEST MAINTENANCE INC
P O BOX 1203
PIQUA, OH 45356

THE LICENSE AND INSPECTION
DEPARTMENT SHALL HAVE THE RIGHT
TO SUSPEND ANY CERTIFICATE IF THE
BUSINESS VIOLATES ANY LAW OR
ORDINANCE OF THE UNITED STATES,
THE STATE OF GEORGIA, OR RICHMOND
COUNTY.

ORIGINAL

93597

tem # 16

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 1

PROJECT:

OHIO STATE HIGHWAY PATROL

Wilmington Post 14
950 Romach Avenue
Wilmington, OH 45117

OWNER:

State of Ohio
Ohio State Highway Patrol
1970 West Broad Street
Columbus, OH 43223
Same as Owner Rep.

ARCHITECT/OWNER'S REPRESENTATIVE

Ohio State Highway Patrol
Steve Malone, Project Manager
1970 West Broad Street
Columbus, OH 43223
Telephone: 614-752-7861

EXTERIOR RESTORATION.

Exterior Cleaning, Spot Tuckpointing, Caulking, Painting, Lintel Replacement, New Handrails, New Sandstone Sill and Coping.

Contract Amount: \$65,456.00

Completed: October 2006

M.M.I. General Contractor, 100% Our Workforce

MAYSVILLE COMMUNITY COLLEGE

Denham Building
Maysville, KY

Commonwealth of Kentucky
Engineering & Contract Administration
403 Wapping Street
Frankfort, KY 40601
Henry Keene
Telephone: 502-564-3155

Slessor Engineering
Carl Slessor, Engineer
2325 Lime Kiln Lane
Louisville, KY 40222
Telephone: 502-425-1087

EXTERIOR RESTORATION OF DENHAM BUILDING.

Concrete Restoration and Structural Repairs.

Contract Amount: \$179,229.00

Completed: September 2006

M.M.I. General Contractor, 60% Our Workforce

Subcontractors: Julius Schnurr & Sons, Inc. - Plaster Work
Weiffenbach Marble & Tile Co. - Terrazo Repair
Artisan Industrial Metal - Structural Steel Repair
Dwyer Companies - Concrete Stabilization

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 2

PROJECT:

UNIVERSITY OF NC GREENSBORO
Curry Building
Greensboro, NC

OWNER:

University of NC Greensboro
Greensboro, NC
Buddy Hale
Telephone: 336-334-5269

ARCHITECT/OWNER'S REPRESENTATIVE

New Atlantic Contracting, Inc.
Pat Kane, Project Manager
2635 Reynolda Road
Winston-Salem, NC 27106
Telephone: 336-759-7440

EXTERIOR RESTORATION OF THE CURRY BUILDING.

Slate Roof Replacement, Sheet Metal Replacement and Sheet Metal Restoration.

Contract Amount: \$589,827.00

Completed: September 2006

M.M.I. General Contractor, 100% Our Workforce

ANDERSON TOWER
University of Kentucky
Lexington, KY

University of Kentucky
Capital Construction
Room #373, Peterson Serv. Bldg.
Steven Tyner-Wilson
Telephone: 859-275-9396

Buell-Fryer-McReynolds, Inc.
Michael McReynolds, Architect
241 Regency Circle
Lexington, KY 40503
Telephone: 859-278-5050

RESTORATION OF THE ANDERSON TOWER BUILDING.

Brick Veneer Stabilization, Concrete Corbel Repairs and Concrete Masonry Unit Securement.

Contract Amount: \$168,621.00

Completed: May 2006

M.M.I. General Contractor, 100% Our Workforce

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 3

PROJECT:

INDIAN SPRINGS HOTEL
1807 Highway 42
Indian Springs, GA 30216

OWNER:

Butts County Commissioners
25 Third Street
Jackson, GA 30233
Van Whaler
Telephone: 770-775-0764

ARCHITECT/OWNER'S REPRESENTATIVE

Cavender Associates, Inc.
David Cavender, Architect
1677 Dorsey Ave.-C
Atlanta, GA 30344
Telephone: 404-766-2797

RESTORATION AND COMPLETE RECONSTRUCTION OF HISTORIC PORCHES.

Carpentry, Stone Work and Painting.

Contract Amount: \$350,456.00

Completed: June 2006

M.M.I. General Contractor, 100% Our Workforce

PARK HALL

Baldwin Street
University of Georgia
Athens, GA

University of Georgia
Procurement Office
424 East Broad Street
Athens, GA 30602
Mike Alden, Project Manager
Telephone: 706-542-7426

Merick, Inc.
Patrick Downey, Architect
2871 Clary Hill Drive
Roswell, GA 30075
Telephone: 770-993-5360

REPLACEMENT OF ROOF SYSTEM.

Tile Roof Replacement with Synthetic Slate Tile, Sheet Metal Restoration, and EPDM Roofing.

Contract Amount: \$217,000.00

Completed: May 2006

M.M.I. General Contractor, 100% Our Workforce

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 4

PROJECT:

WAVELAND STATE HISTORIC SITE
Lexington, KY

OWNER:

Commonwealth of Kentucky
Engineering & Contract Administration
403 Wapping Street
Frankfort, KY 40601
Same as Arch./Owner Rep.

ARCHITECT/OWNER'S REPRESENTATIVE

Commonwealth of Kentucky
Elizabeth Atinay, Project Manager
Engineering & Contract Administration
403 Wapping Street
Frankfort, KY 40601
Telephone: 502-564-4940

HISTORIC SITE RESTORATION.

Replacement of Wood Shutters.

Contract Amount: \$95,567.00

Completed: May 2006

M.M.I. General Contractor, 100% Our Workforce

CHARLESTON PARKING GARAGES
Charleston, SC 29407

City of Charleston
823 Meeting Street
Charleston, SC 29403
Bill Turner
Telephone: 843-724-7324

Collins Engineers, Inc.
Kevin Turner
125 G. Wappoo Creek
Charleston, SC 29412
Telephone: 843-406-1300

RESTORATION OF VARIOUS PARKING GARAGES WITHIN CHARLESTON.

Concrete Restoration, Deck Coatings, Painting, Sealants and Waterproofing of ten (10) parking garages.

Contract Amount: \$789,403.00

Completed: February 2006

M.M.I. General Contractor, 100% Our Workforce

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 5

PROJECT:

OWNER:

ARCHITECT/OWNER'S REPRESENTATIVE

BRICKER & ECKLER BUILDING

100 South Third Street
Columbus, OH 43215

Bricker & Eckler LLP
100 South Third Street
Columbus, OH 43215
John Holle
Telephone: 614-227-2300

Karlsberger Architecture
Robert Baughman
99 E. Main Street
Columbus, OH 43215
Telephone: 614-461-9500

COMPLETE ROOF REPLACEMENT OF LAW BUILDING.

Tile Roof Replacement, Sheet Metal Replacement, Wood Restoration, Tuckpointing, Waterproofing, Caulking, Painting, Stone and Brick Relayment.

Contract Amount: \$1,079,393.00

Completed: January 2006

M.M.I. General Contractor, 100% Our Workforce

KIRKLAND APARTMENTS

1611 Pendelton Street
Columbia, SC 29201

University of South Carolina
Columbia, SC
Lana Widener
Telephone: 803-777-3489

Connelly Builders, Inc.
Darren Richmond, Project Manager
5530 Bush River Road
Columbia, SC 29212
Telephone: 803-798-0572

EXTERIOR RESTORATION.

Clay Tile Roofing, Spot Tuckpointing, Masonry and Limestone Repair, Modified Roofing Copper Sheet Metal Restoration, Caulking, and Water Repellent.

Contract Amount: \$230,750.00

Completed: September 2005

M.M.I. General Contractor, 100% Our Workforce

Midwest Maintenance, Inc., Piqua, Ohio, May 17, 2007
Attachment To "Bid Form Supplement"- Questions 3 & 4 – Work of Completed Projects & Experience on Similar Projects
Page 6

PROJECT:

GWINNETT COUNTY COURTHOUSE
85 Crogan Street
Lawrenceville, GA 30045

OWNER:

Gwinnett County Commissioners
75 Langley Drive, Third Floor
Lawrenceville, GA 30045
Wilson Shirley
Telephone: 770-822-7040

ARCHITECT/OWNER'S REPRESENTATIVE

Herry International, Inc.
Jerry Alcanza/Architect
999 Peachtree Street, N.E.
Atlanta, GA 30309
Telephone: 404-881-9880

EXTERIOR RESTORATION OF THE COURTHOUSE.

Tuckpointing, Cleaning of Exterior Masonry, Masonry Replacement, and Water Repellent.

Contract Amount: \$48,337.00

Completed: August 2005

M.M.I. General Contractor, 100% Our Workforce

GRANT STREET & UNIVERSITY STREET
Purdue University
West Lafayette, IN 47907

Trustees of Purdue
1653 Freehafer Hall
West Lafayette, IN 47907
Tim Burke, Project Manager
Telephone: 765-496-2815

Arsee Engineers, Inc.
Allen pulley/Architect
9715 Kincaid Drive
Fisher, IN 46038
Telephone: 317-594-5152

EXTERIOR RESTORATION.

Exterior Brick Removal and Replacement, Concrete Masonry Unit Replacement, Parapet Restoration, Masonry Tuckpointing, and Water Repellent.

Contract Amount: \$122,078.00

Completed: August 2005

M.M.I. General Contractor, 100% Our Workforce



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Option for Easement - ATC Development Corp.**

Department: County Attorney - Stephen E. Shepard, Attorney

caption2: Motion to approve an Option for Easement between ATC Development Corp., as owner, and Augusta, Georgia, as optionee, in connection with the 60112 Rae's Creek Trunk Sewer Replacement, Phase IV for the following:

PIN 031-4-120-00-0: 6,203 sq. ft., more or less, of permananet utility, access and maintenance easement and 5,624 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-121-00-0: 374 sq. ft., more or less, of permanent utility, access and maintenance easement and 1,238 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-128-00-0: 6,077 sq. ft., more or less, of permanent utility, access and maintenance easement and 5,529 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-129-00-0: 1,213 sq. ft., more or less, of permanent utility, access and maintenance easement and 972 sq. ft., more or less, of temporary construction easement; and

PIN 031-4-130-00-0: 9,353 sq. ft., more or less, of permanent utility, access and maintenance easement and 8,140 sq. ft., more or less, of temporary costruction easement;

for a total purchase price of \$27,521.00.

Background: The property owner has agreed to convey the permanent and temporary easements to Augusta, Georgia for the Rae's Creek Project.

Analysis: The purchase of the referenced easements is necessary for the project.

Financial Impact: The purchase of the referenced easements for said project will not affect the budget.

Alternatives: Deny the request to approve the purchase of the referenced easements for said project.

Recommendation: Approve the purchase of the referenced easements for the project.

**Funds are
Available in the
Following
Accounts:** 510043420-5411120 80260112-5411120

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

AUGUSTA, GEORGIA OPTION FOR EASEMENT

PROJECT: 60112 -Rae's Creek Trunk Sewer Replacement, Phase IV
Augusta Utilities Department

PARCEL IDENTIFICATION NUMBER: 031-4-120-00-0 **ADDRESS:** Kamel Circle
PARCEL IDENTIFICATION NUMBER: 031-4-121-00-0 **ADDRESS:** Kamel Drive
PARCEL IDENTIFICATION NUMBER: 031-4-128-00-0 **ADDRESS:** 3208 Wimbledon Drive
PARCEL IDENTIFICATION NUMBER: 031-4-129-00-0 **ADDRESS:** Wimbledon Drive
PARCEL IDENTIFICATION NUMBER: 031-4-130-00-0 **ADDRESS:** Jackson Road

SOS
4/23/07
and TCA, LLC

THIS INDENTURE made and entered into this 24 day of APRIL 2007, between **ATC Development Corp.**, hereinafter referred to as OWNER, and **Augusta, Georgia**, a political subdivision under the laws of Georgia, hereinafter referred to as AUGUSTA;

WITNESSETH, that Owner, for and in consideration of ONE DOLLAR (\$1.00), the receipt whereof is hereby acknowledged, and in consideration of the benefits derived by said Owner from the proposed Project mentioned herein, Owner agrees to be bound, and to bind their representatives, assigns and heirs as follows:

If Augusta shall, within one hundred and twenty (120) days from the date first written above, pay the sum of **\$27,521.00** the Owner agrees to execute and deliver to Augusta easements to the hereinafter described parcels of land.

PIN 031-4-120-00-0 Said easement consists of 6,203 Square Feet, more or less, of permanent utility, access and maintenance easement and 5,624 Square Feet, more or less, of temporary construction easement, as shown on a plat prepared by EES Consulting, Inc., dated January 22, 2007, attached hereto and made a part hereof, to which reference is made for a more accurate and complete description of the metes, bounds and courses, and being for the purpose of laying, relaying, installing, extending, operating, repairing and maintaining pipelines transporting and carrying utility services.

PIN 031-4-121-00-0 Said easement consists of 374 Square Feet, more or less, of permanent utility, access and maintenance easement and 1,238 Square Feet, more or less, of temporary construction easement, as shown on a plat prepared by EES Consulting, Inc., dated January 22, 2007, attached hereto and made a part hereof, to which reference is made for a more accurate and complete description of the metes, bounds and courses, and being for the purpose of laying, relaying, installing, extending, operating, repairing and maintaining pipelines transporting and carrying utility services.

PIN 031-4-128-00-0 Said easement consists of 6,077 Square Feet, more or less, of permanent utility, access and maintenance easement and 5,529 Square Feet, more or less, of temporary construction easement, as shown on a plat prepared by EES Consulting, Inc., dated January 22, 2007, attached hereto and made a part hereof, to which reference is made for a more accurate and complete description of the metes, bounds and courses, and being for the purpose of laying, relaying, installing, extending, operating, repairing and maintaining pipelines transporting and carrying utility services.

PIN 031-4-129-00-0 Said easement consists of 1,213 Square Feet, more or less, of permanent utility, access and maintenance easement and 972 Square Feet, more or less, of temporary construction easement, as shown on a plat prepared by EES Consulting, Inc., dated January 22, 2007, attached hereto and made a part hereof, to which reference is made for a more accurate and complete description of the metes, bounds and courses, and being for the purpose of laying, relaying, installing, extending, operating, repairing and maintaining pipelines transporting and carrying utility services.

PIN 031-4-130-00-0 Said easement consists of 9,353 Square Feet, more or less, of permanent utility, access and maintenance easement and 8,140 Square Feet, more or less, of temporary construction easement, as shown on a plat prepared by EES Consulting, Inc., dated January 22, 2007, revised March 2, 2007, attached hereto and made a part hereof, to which reference is made for a more accurate and complete description of the metes, bounds and courses, and being for the purpose of laying, relaying, installing, extending, operating, repairing and maintaining pipelines transporting and carrying utility services.

And no agreement that would adversely affect these rights has been, or will be, made within the option period.

IN WITNESS WHEREOF, Owner has set its hand and seal, the day and year first above written.

Signed, Sealed and Delivered in the presence of:

Witness [Signature]
Notary Public, Richmond County, Georgia
My Commission Expires: 11-21-08



ATC DEVELOPMENT CORP.

By: [Signature]
W.R. Belangia

As Its: President

Attest: [Signature]

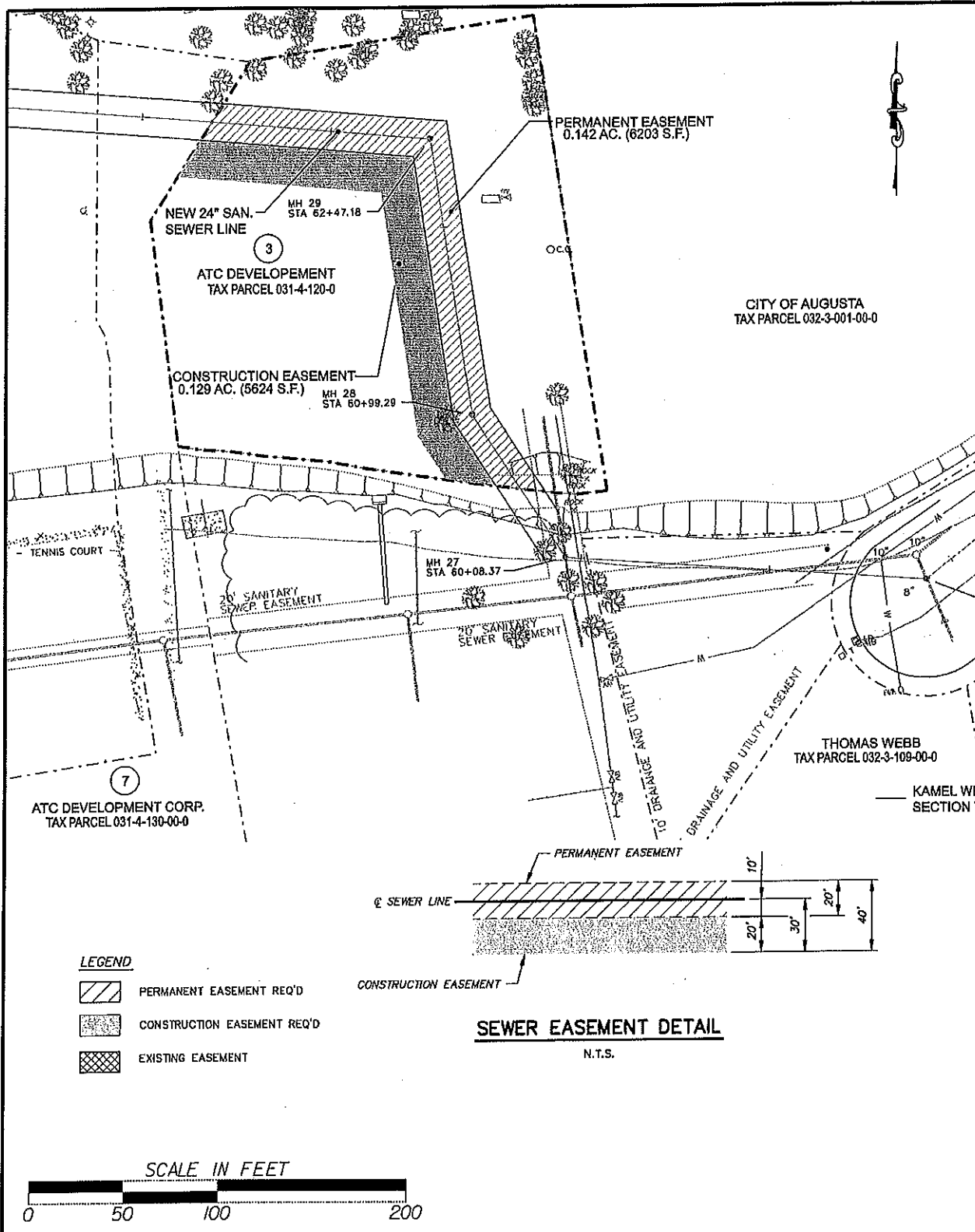
As Its: Vice President

TCA, LLC [Signature]
By: [Signature]
Its: Attorney-in-Fact

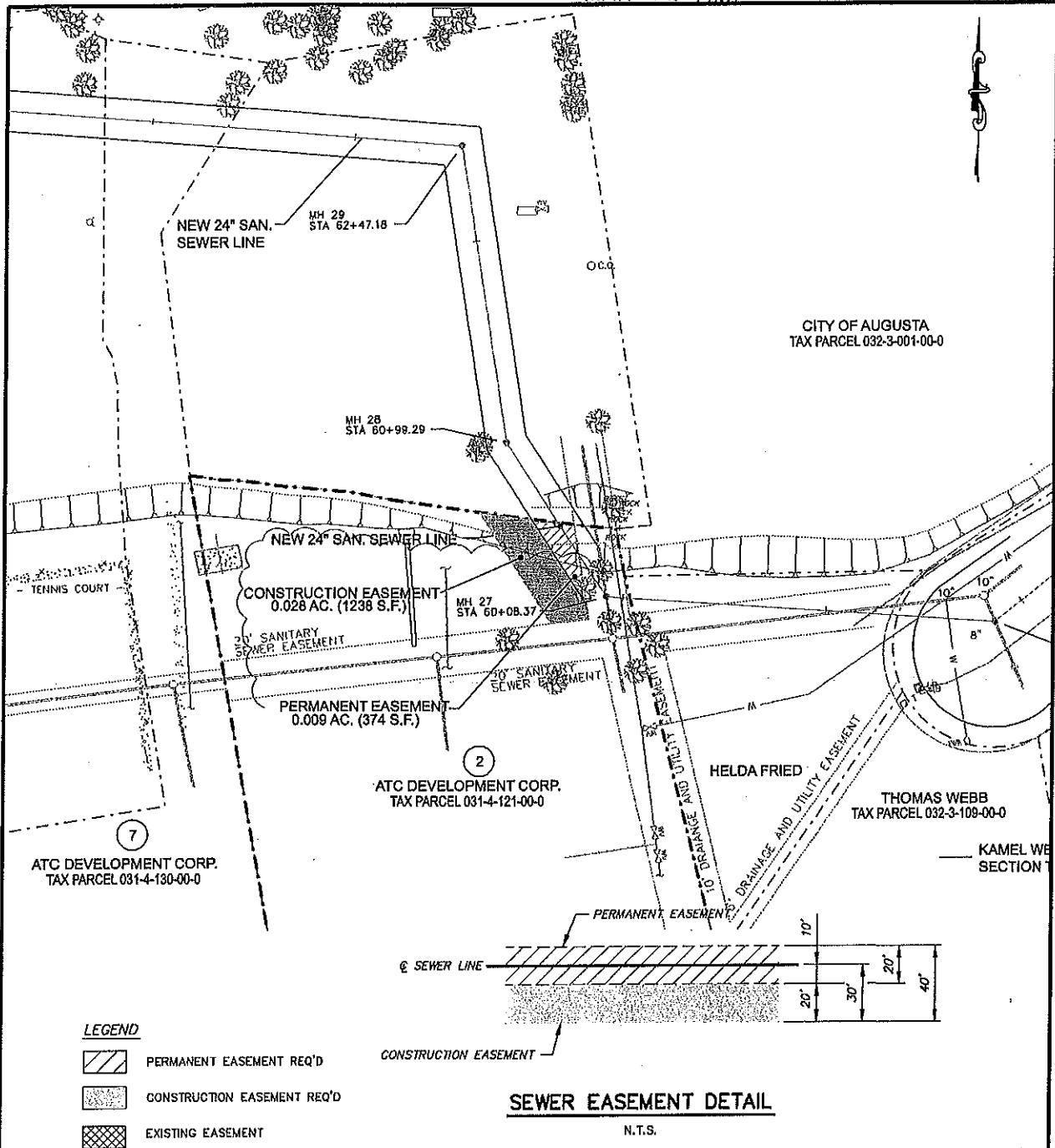
Accepted by:
AUGUSTA, GEORGIA

Administrator

Date



3-8-07	UTILITY EASEMENT PLAT	FOR: AUGUSTA RICHMOND COUNTY BOARD OF COMMISSIONERS THROUGH THE PROPERTY OF: ATC DEVELOPMENT	
	PROPERTY LOCATED WITHIN THE 90TH G.M.D. NOTES: 1. PROPERTY LINES SHOWN WERE NOT SURVEYED BY THE UNDERSIGNED BUT WERE PREPARED FROM PLATS, MAPS AND DEEDS OF RECORD. 2. UPON COMPLETION OF THE SEWER LINE CONSTRUCTION, THE SEWER LINE AS CONSTRUCTED BECOMES THE CENTERLINE OF THE EASEMENT.		STATE: GEORGIA COUNTY: RICHMOND AREA: AUGUSTA JOB NO.: 06-029 SCALE: AS SHOWN DRAWN: EES FLD: <i>Item # 17</i> DATE: 1/22/2007



3-8-07

**UTILITY
EASEMENT
PLAT**

FOR: AUGUSTA RICHMOND COUNTY BOARD
OF COMMISSIONERS
THROUGH THE PROPERTY OF: ATC DEVELOPMENT

PROPERTY LOCATED WITHIN THE 90TH G.M.D.

NOTES:

1. PROPERTY LINES SHOWN WERE NOT SURVEYED BY THE UNDERSIGNED BUT WERE PREPARED FROM PLATS, MAPS AND DEEDS OF RECORD.
2. UPON COMPLETION OF THE SEWER LINE CONSTRUCTION, THE SEWER LINE AS CONSTRUCTED BECOMES THE CENTERLINE OF THE EASEMENT.



Consulting, Inc.

STATE: GEORGIA

COUNTY: RICHMOND

AREA: AUGUSTA

JOB NO.: 08-029

SCALE: AS SHOWN

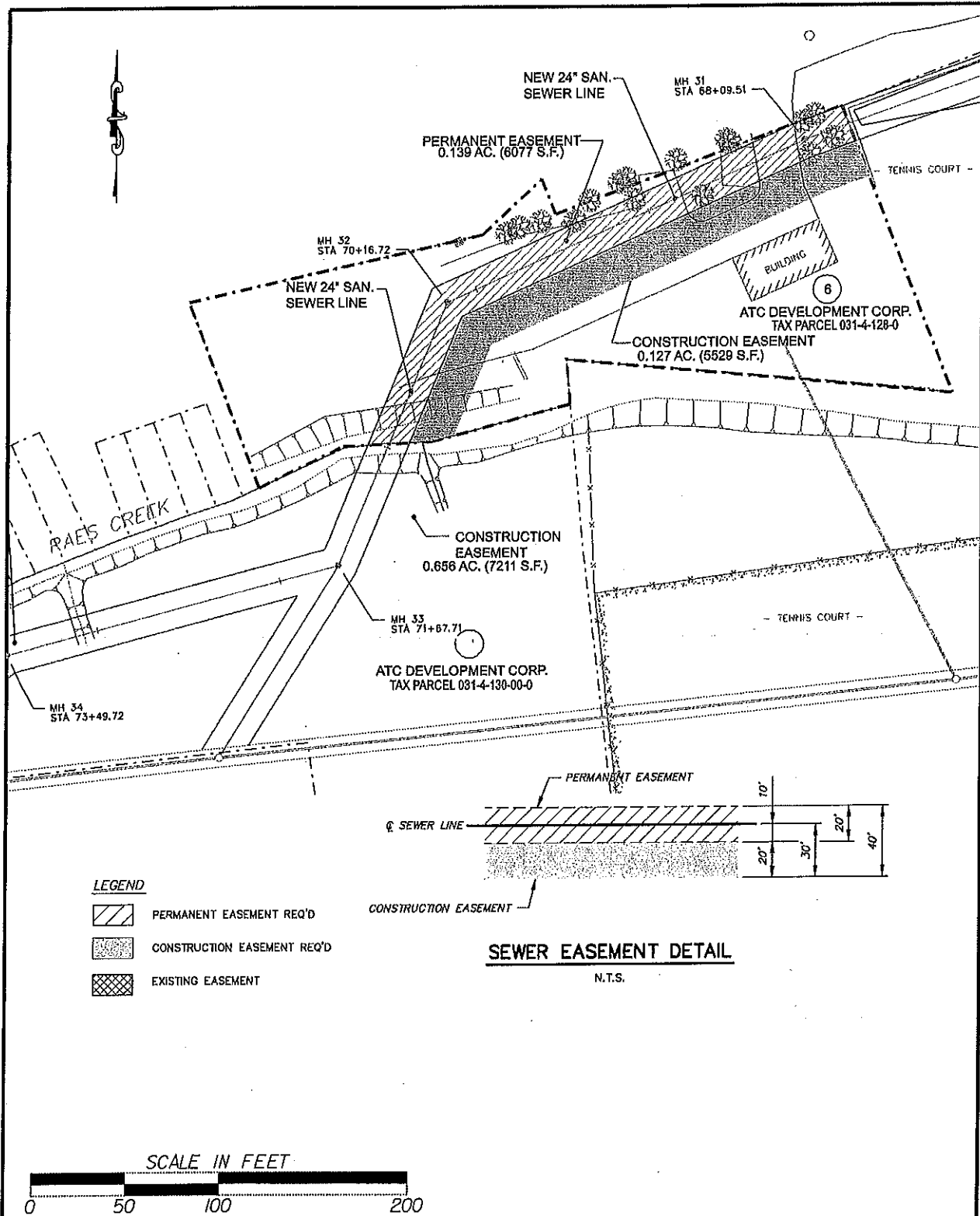
DRAWN: EES

FLD: CH

DATE: 1/22/2007

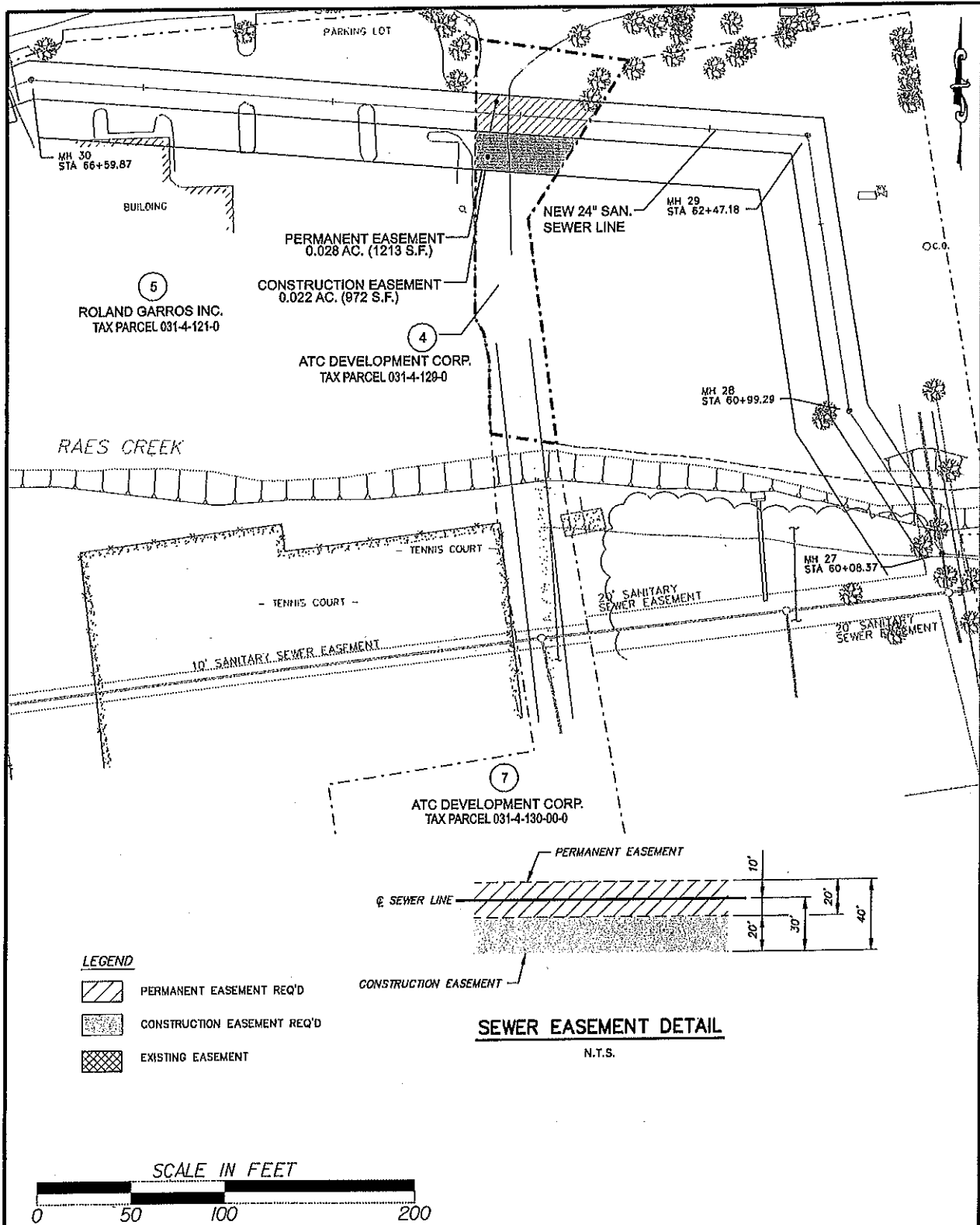
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Item # 17



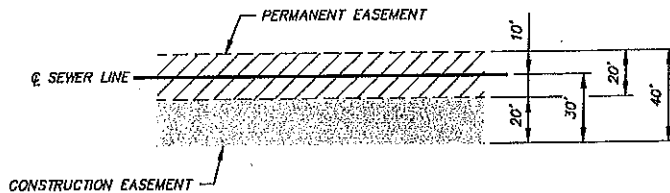
3-8-07	UTILITY EASEMENT PLAT	FOR: AUGUSTA RICHMOND COUNTY BOARD OF COMMISSIONERS THROUGH THE PROPERTY OF: ATC DEVELOPMENT	
	PROPERTY LOCATED WITHIN THE 90TH G.M.D.		STATE: GEORGIA COUNTY: RICHMOND AREA: AUGUSTA JOB NO.: 06-029 SCALE: AS SHOWN DRAWN: EES FLD: CLK DATE: 1/22/2007 REV.
NOTES: 1. PROPERTY LINES SHOWN WERE NOT SURVEYED BY THE UNDERSIGNED BUT WERE PREPARED FROM PLATS, MAPS AND DEEDS OF RECORD. 2. UPON COMPLETION OF THE SEWER LINE CONSTRUCTION, THE SEWER LINE AS CONSTRUCTED BECOMES THE CENTERLINE OF THE EASEMENT.		Item # 17	

DDS
Consulting, Inc.



LEGEND

- PERMANENT EASEMENT REQ'D
- CONSTRUCTION EASEMENT REQ'D
- EXISTING EASEMENT



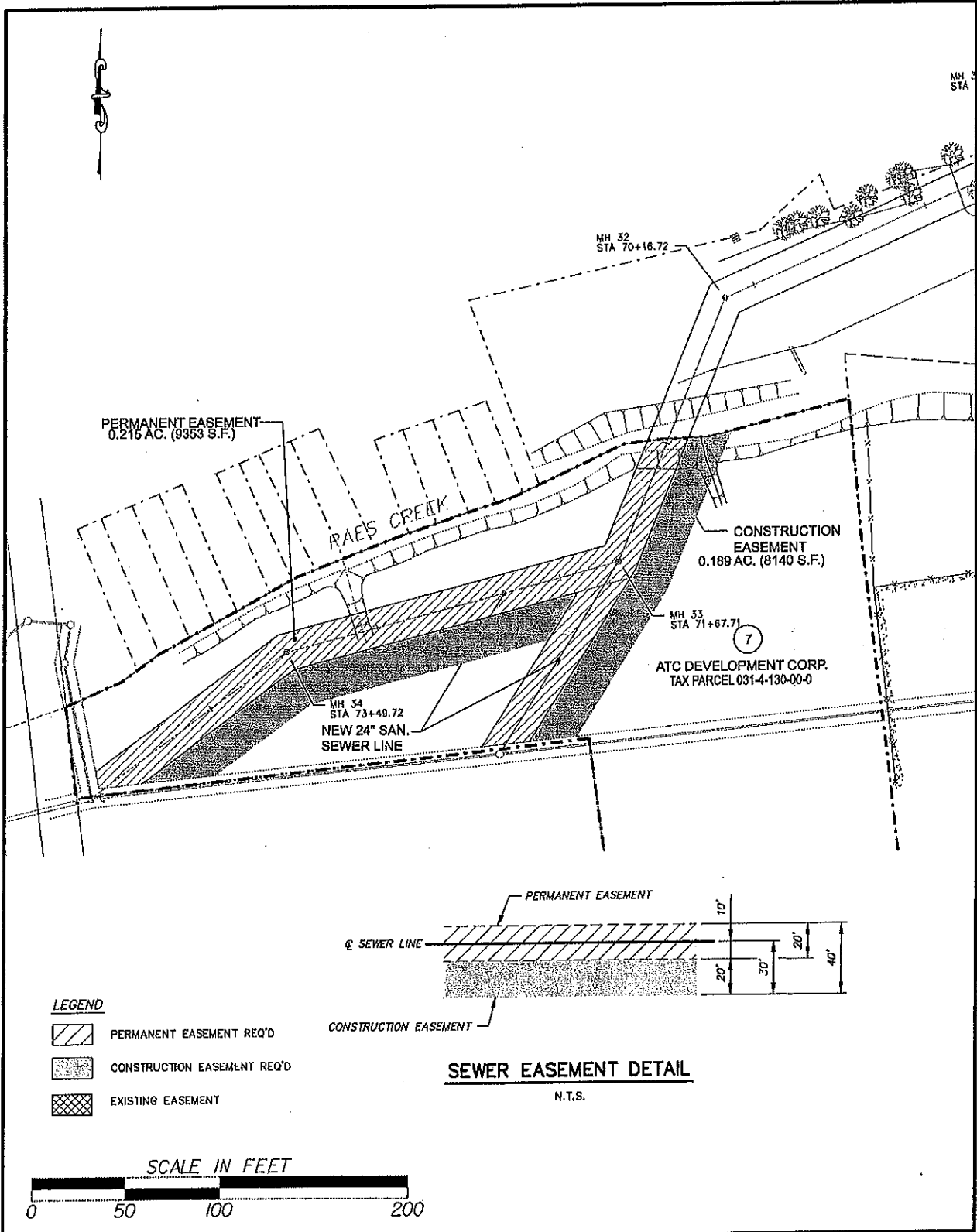
SEWER EASEMENT DETAIL

N.T.S.



3-8-07	UTILITY EASEMENT PLAT	FOR: AUGUSTA RICHMOND COUNTY BOARD OF COMMISSIONERS THROUGH THE PROPERTY OF: ATC DEVELOPMENT PROPERTY LOCATED WITHIN THE 90TH G.M.D. NOTES: 1. PROPERTY LINES SHOWN WERE NOT SURVEYED BY THE UNDERSIGNED BUT WERE PREPARED FROM PLATS, MAPS AND DEEDS OF RECORD. 2. UPON COMPLETION OF THE SEWER LINE CONSTRUCTION, THE SEWER LINE AS CONSTRUCTED BECOMES THE CENTERLINE OF THE EASEMENT. EDS Consulting, Inc.	STATE: GEORGIA COUNTY: RICHMOND AREA: AUGUSTA JOB NO.: 06-029 SCALE: AS SHOWN DRAWN: EES FLD: CHK DATE: 1/22/2007 REV.

Item # 17



3-8-07	UTILITY EASEMENT PLAT	FOR: AUGUSTA RICHMOND COUNTY BOARD OF COMMISSIONERS THROUGH THE PROPERTY OF: ATC DEVELOPMENT	
	PROPERTY LOCATED WITHIN THE 90TH G.M.D.		STATE: GEORGIA COUNTY: RICHMOND AREA: AUGUSTA JOB NO.: 08-029 SCALE: AS SHOWN DRAWN: EES FLD: CLK DATE: 1/22/2007 REV.: 3/2/2007
NOTES: 1. PROPERTY LINES SHOWN WERE NOT SURVEYED BY THE UNDERSIGNED BUT WERE PREPARED FROM PLATS, MAPS AND DEEDS OF RECORD. 2. UPON COMPLETION OF THE SEWER LINE CONSTRUCTION, THE SEWER LINE AS CONSTRUCTED BECOMES THE CENTERLINE OF THE EASEMENT.			

Item # 7



**Engineering Services Committee Meeting
6/11/2007 1:30 PM
SPLOST Program Update**

Department: Administration

caption2: Presentation on Status of SPLOST projects.

Background:

Analysis:

Financial Impact:

Alternatives:

Recommendation:

**Funds are
Available in the
Following
Accounts:**

REVIEWED AND APPROVED BY:

**Administrator.
Clerk of Commission**

AUGUSTA RICHMOND COUNTY
CAPITAL IMPROVEMENTS PROGRAM

MONTHLY REPORT

May, 2007

HEERY
HEERY International, Inc.
Capital Improvements Program Manager (CIPM)

EXECUTIVE SUMMARY

Following value engineering exercises conducted in May, the final, total project cost estimates for the **Webster Detention Center** expansion (including two housing pods, the Medical/Mental Unit and the Video Visitation building) was reduced from approx. \$44M to approx. \$42.5M. This still represents \$6.5M more than present funding. It is CIPM's recommendation, supported by the Sheriff and Administrator, to develop architectural drawings that provide the flexibility, through "additive alternates," to accept bids for two options:

- Option A: Base Bid consisting of 1 new housing pod, the new Medical/Mental Unit, and the new Video Visitation Building and systems; and
- Option B: Base Bid plus Additive Alternate, which would provide everything noted in Option A, plus an additional housing pod.

Both options would include necessary upgrades to existing kitchen and laundry facilities. Site work will also lay the groundwork for future expansions. Both options will significantly improve operational efficiencies associated with visitation and medical services, as desired by the RCSO. The bidding flexibility is expected to result in a Base Bid scope of work that falls within the available funds. The Additive Alternate bid is expected to provide the Commission with the option of funding the additional housing pod, once bids are received and evaluated, in early 2008.

In order to pursue this approach, an amendment to the architect's contract will be necessary, thereby increasing their fees. CIPM is expected to place this proposed amendment before the Commission in June.

Award of the Phase I Webster D.C. construction package, which clears land, relocates, fortifies and replaces the existing perimeter security fencing, has been delayed by health problems with the Contractor's designated Project Manager. It is now expected that final contract negotiations will occur in June.

Architectural design work for the new **Main Library** remains suspended pending resolution of land acquisition activities associated with the HUD-subsidized housing at 842 Greene Street. The Transition Center, an abandoned multi-family housing property owned by Augusta, is now being evaluated as a possible property to exchange with the owners of the 842 Greene Street property. This idea looks promising, although the timeline to achieve HUD review and approval of the transaction is not yet clear. This matter is under investigation by the County Attorney.

Acquisition of the two properties at the southeast corner of Greene Street and James Brown Boulevard was completed in March, and procurement of environmental engineering services associated with demolition of the structures and removal of underground storage tanks continued in May.

The **Candy Factory Demolition** work has been slowed by unapproved change orders associated with unforeseen, subsurface conditions. Work is about 90% complete. Pending resolution of said change orders, the final phases of the work should be executed within 30 days.

Work on the **Exhibition Center** project remains stalled, awaiting resolution of location and operational agreements. Construction cost escalation is expected to have a significant, negative impact on the project budget, due to these delays. There may be other financial factors, such as scheduled bond draw down stipulations, as well.

Procurement of a Contractor to execute the **Municipal Building's** Exterior Envelope Renovation project appears set to go before the Commission in June. Despite considerable interest from potential bidders, only one Proposal was received. Fortunately the respondent has a good track record, good references and the bid is within budget. Turnout was no doubt hurt by the work restrictions to be placed on the selected contractor, which is necessary to minimize disruptions to building operations.

A purchase order has now been placed for the **Augusta Museum of History's** replacement chiller. Only a single Design-Build RFP, which met proposal requirements, was received. It is now under evaluation.

The **Judicial Center** project has recently become active again. Heery is acting in an advisory capacity to the Judicial Center Committee. A preliminary budget for construction of approximately 43.2M has been set. It is forecast that this will be adequate for a building of approximately 230,000 gross square feet. Preliminary discussions with the architect are set to begin on June 4th. CIPM hopes to play a key role in negotiating the architect's contract.

PROJECT I

Main Library

Current Status: Architectural design work has been suspended pending resolution of property acquisition issues. The project schedule continues to be negatively impacted by this delay. The most recent project construction cost was estimated to be approx \$900K over budget. This number has now likely topped \$1M, due to continuing delays and further cost escalation. The factory demolition work continues, although the completion date has been extended by unforeseen conditions and associated change orders.

Current Budget: \$24.07M Over-all project, \$17.1M Construction Contract Award
Heery's DD Cost Estimate projected a construction cost of approx. \$18M.

Current Schedule:	Notice to Proceed for Selected Architect:	February, 2006
	Design Development Submittal:	December, 2006
	Construction Documents Commencement	TBD (on hold)
	Final Design Submittal:	TBD -no sooner than February, 2008
	Bid Opening:	TBD* -no sooner than May, 2008
	Groundbreaking:	TBD*-no sooner than June, 2008

* **Based on latest assumptions regarding acquisition of apartments at 842 Greene Street**

Contract(s) Status: Phase I Environmental engineer under contract (work near completion)
Architect under contract, has completed Design Development package
Geotechnical engineer under contract, Phase I report completed
Building Commissioning consultant under contract, has commenced work
Candy Factory Demolition under Contract

Potential Claims and Changes:

- Land acquisition delays have significantly extended the overall project and impacted both construction cost escalation and the timely delivery of site information (topo survey, etc.,) needed by the architect. Delays will likely trigger the need for redesign, which may entitle the architects to additional design fees.

Issues:

- Finalize land acquisition (County Attorney/Commission action item), by negotiation or condemnation.
- HUD regulatory compliance regarding relocation of tenants in the 842 Greene Street apartment building.

Permits: the demolition contractor has received a demolition permit

Quality Assurance: Heery has performed a Q/A & constructability review of the architect's schematic and design development drawings and produced a construction cost estimate to insure adherence to the project budget.

Safety: Demo/abatement contractor has submitted safety plans in compliance with Federal, State and Local safety regulations.

30-day look ahead:

- Continued attempts by County Attorney to produce a definitive transaction plan & schedule, cognizant of HUD procedures (relative to 842 Greene Street apartments).
- Finalize acquisition plan for State property sought by the Library (Library Board action item)
- Resolution of outstanding change orders associated with Candy Factory
- Review proposals for RFP 06-179, Phase II Environmental Engineering associated with Phase II demolition work, including removal of underground storage tanks
- Complete PH II topo survey work for additional properties

Actions Since Last Report:

- Management of factory demolition project
- Further discussions with County Attorney, owner's rep, etc, regarding acquisition of apartments.

PROJECT II ***Municipal Building***

Current Status:

The renovation project Proposals were received in May and the lone response is under review.

Current Budget:

\$3.0 M overall project
\$2.5 M construction only, including re-roofing, replacing all joint sealants and replacing all windows (bid received is \$2.26M)

Current Schedules:

Preliminary design completed August, 2006.
Final design completed March, 2007
Construction commencement June, 2007

Contract(s) Status: Contract with roofing/waterproofing consultant has been executed. Contract negotiations with contractor are set to begin, pending Commission approval.

Potential Claims and Changes: None at present.

Issues: Coordination of the work to minimize disruptions to ongoing operations in the building. Restrictions on the execution of specific types of construction activities, to non-standard work hours, will be implemented in order to minimize disruptions to Municipal/Courthouse Building operations. Determine extent of Special Inspections required from the Inspection Department.

Permits: N/A

Quality Assurance: Heery and ARC staff have now reviewed the design documents for quality and constructability.

Safety: N/A

30-day look ahead:

- Place recommendation before Commission to enter into a contract with successful bidder.
- Negotiate & Execute Contract
- Commence Work

Actions Since Last Report:

- Received and evaluated Proposal. Checked references. Recommended to Procurement and Administrator that Augusta accept proposal, (place on Committee agenda).

PROJECT III
Exhibition Center

Current Status: Pre-design.

Budget: \$20M. (total) approx. \$25M (total) if parking deck is included
\$15M (construction)

Current Schedule: Will determine schedule once site is selected.

Contract(s) Status: Trade Center Consultant under contract.

Issues:

- Commission approval of location
- Commission approval of operations agreement
- Determine relationship between exhibition center and parking deck. (i.e. are they developed as single project?).
- Reconciliation of project goals with budget that has been effectively reduced by delays/cost escalation

30-day look ahead:

- Resolve issues stated above

Actions Since Last Report:

None

PROJECT IV

Expansion of County Jail

Current Status: Schematic Design documents have been evaluated, cost estimating and value engineering exercises completed. Additional funds will be required to go forward, if the currently-designed Medical-Mental Unit (the degree to which it is sized for future population growth), the Video Visitation concept and two housing pods are to be maintained.

Budget:	<u>Current</u>	<u>Proposed (Alternate A)</u>	
	\$36M	\$42.5M	Total Project Budget
	\$27M	\$33M	Construction Contract Award

Current Schedule:

Notice to Proceed for Selected Architect:	September, 2006
Program/Master Plan Submittal	December, 2006
Schematic Design Submittal:	March, 2007
Final Design Submittal:	December, 2007
Bid Opening:	March, 2008
Groundbreaking:	May, 2008
Completion:	March, 2010

Dates are contingent on timely resolution of request for a revised budget

Note: Security fencing project is scheduled to break ground in June 2007.

Contract(s) Status: Architectural, geotechnical, surveying and commissioning consultants are under Contract.

Issues: Provide additional funds or reduce scope of project.

30-day look ahead:

- Award security fencing contract.
- Execute Amendment No. 1 to Architect's Contract

Actions Since Last Report:

- Completed value engineering (resulting in \$1.5M in cost reductions)
- Prepared draft of Architects' Contract Amendment
- Supported Procurement in review of proposals for fencing project

PROJECT V
Augusta Museum of History

Current Status:

Early-award chiller has been purchased and is now on order, with chiller arrival expected the first week of August. The related Design-Build Proposal is under review.

Current Budget: \$1.05M Design/Build of HVAC repairs and replacements.

Current Schedules: Assessment completion: December, 2006.
Chiller purchased: May 28, 2007
Install Temporary Chiller: June, 2007
Install Permanent Chiller: Aug, 2007

Issue RFP for Design-Build: March 15, 2007
Open Proposals: May 4, 2007
Complete Review/Negotiation: June 11, 2007
Commence corrective work: July 1, 2007.

Contract(s) Status: Chiller PO issued.
Design-Build Proposal under review.

Potential Claims and Changes: N/A

Issues: Determine if lone Design-Build proposal is acceptable.

Permits: N/A

Quality Assurance: N/A.

Safety: N/A

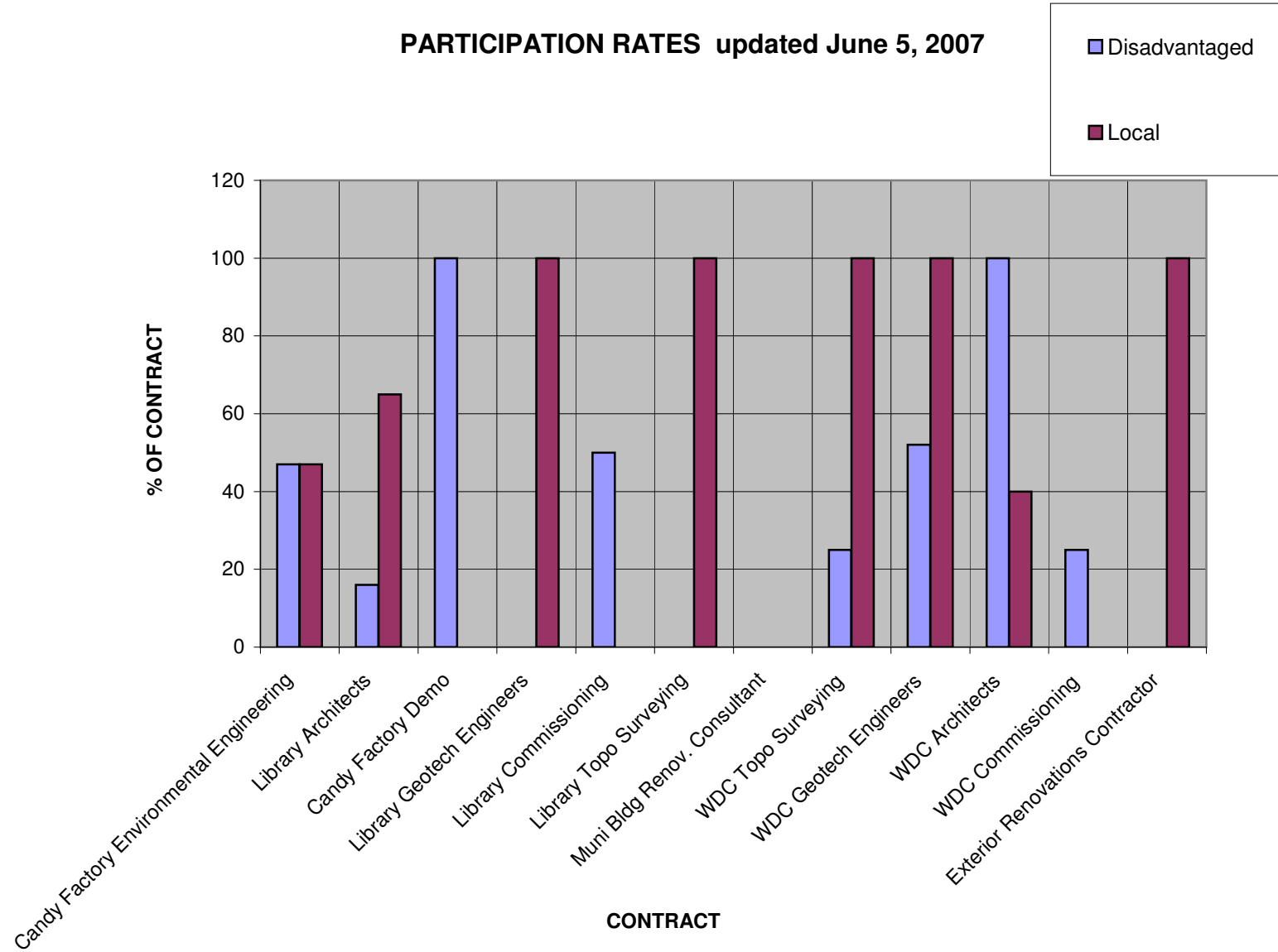
30-day look ahead:

- Negotiate acceptable Design-Build Proposal or rebid all or portion of it.

Actions Since Last Report:

- Analyzed Best & Final bids on new chiller, leading to issuance if PO
- Received/analyzed Design-Build RFP's

PARTICIPATION RATES updated June 5, 2007





**Engineering Services Committee Meeting
6/11/2007 1:30 PM
Wrightsboro Rd Improvements SA#5**

- Department:** Abie L. Ladson, P.E., Director Engineering Department
- caption2:** Approve Supplemental Agreement Number Five (5) with PBS & J in the amount of \$77,000 for evaluation of potential sources of contamination associated with underground storage tanks and hazardous waste sites concerning the Wrightsboro Road Improvements from Jimmie Dyess Parkway to I-520, CPB# 323-04-296823309. Funds will be transferred from the Project Right of Way Account to the Project Engineering Account.
- Background:** This Georgia Department of Transportation (GDOT) project will widen/reconstruct Wrightsboro Road from Jimmie Dyess Parkway to I-520. Augusta Engineering Department is responsible for development of the Preliminary Engineering activities and hired PBS & J, Inc. to accomplish these activities.
- Analysis:** PBS & J entered into an agreement with Augusta-Richmond County on October 19, 1999 for engineering design services. The original contract did not address responsibility for the surveying and testing of underground storage tanks/hazardous waste sites for evaluation of potential sources of contamination within the project limits. On September 25, 2006, GDOT advised that this responsibility belong to the Engineering Department. GDOT has agreed to fund and acquire the right of way on this project that frees up \$707,807 that had been programmed in the project Right of Way account. This amount will be transferred from the Project Right of Way account to the Project Engineering Account
- Financial Impact:** PBS & J has proposed a total cost of \$77,000 to identify the sites, do the field tests, analysis and documentation of their findings. Funds are available in the project Right of Way

account and will be transferred to the Project Engineering Account.

Alternatives: 1) Approve Supplemental Agreement Number Five (5) with PBS & J in the amount of \$77,000 for evaluation of potential sources of contamination associated with underground storage tanks and hazardous waste sites concerning the Wrightsboro Road Improvements from Jimmie Dyess Parkway to I-520, CPB# 323-04-296823309. Funds will be transferred from the Project Right of Way Account to the Project Engineering Account. 2) Do not approve the request and delay the project development activities on this transportation corridor that is vital to Augusta.

Recommendation: Approve Alternative Number One.

Funds are Available in the Following Accounts: 323-041110-5411120 296823309-5411120

REVIEWED AND APPROVED BY:

Clerk of Commission



October 11, 2006

PBS&J

5665 New Northside Drive, NW
Suite 400
Atlanta, GA 30328-4617

Attention: Mr. Taylor Wright

Subject: Proposal to Provide Environmental Services
PROPOSED ROAD WIDENING
WRIGHTSBORO ROAD – 3 MILE CORRIDOR
Augusta, Georgia
NOVA Proposal Number 03422-E

Dear Mr. Wright:

NOVA Engineering and Environmental, Inc. (NOVA) appreciates the opportunity to submit this proposal to provide environmental services at this site. This proposal briefly describes our understanding of the project, presents our approach to the study and contains our cost estimate and schedule.

PROJECT INFORMATION

We understand that you wish us to perform a Phase I ESA for a three-mile long section of Wrightsboro Road, west of Interstate 520 in Augusta, Richmond County, Georgia (Subject Property).

From the plans provided, a preliminary review of aerial photographs of the proposed right-of-way acquisition, and a review of a preliminary regulatory database search conducted on the three-mile corridor, we have identified at least six sites that have the potential to impact the Subject Property. Four of the sites have confirmed releases and are listed in the Leaking Underground Storage Tank (LUST) database, one is a gasoline station on the UST database and one is a Resource Conservation and Recovery Act (RCRA) Small Quantity Generator (SQG). For this project, we are assuming that all six sites will be identified as recognized environmental conditions (RECs) and require further investigation. It is likely that in addition to the Phase I ESA, a file review at the EPD UST Management Program office and/or the Hazardous Waste Management Program (HWMP) office may be necessary in an effort to garner information regarding potential releases at these sites.

3640 Kennesaw North Industrial Parkway, Suite E ★ Kennesaw, Georgia 30144

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Item # 19

PHASE I ESA

As requested by **PBS&J** ("CLIENT"), NOVA has prepared this proposal for performing a Phase I Environmental Site Assessment (ESA) for the Subject Property in general accordance with the American Society for Testing and Materials (ASTM) Standard E1527-05, which incorporates the All Appropriate Inquiry (AAI) rule (Title 40 Code of Federal Regulations Part 312). The ASTM standard is intended to satisfy one of the requirements to qualify for the innocent landowner defense to CERCLA (Comprehensive Environmental Response, Compensation and Liability Act) liability. Please note that other environmental rules and regulations (OSHA, NPDES, SARA, etc.) or other business environmental risks (asbestos, lead based paint, wetlands, etc.) may not be addressed by the ASTM standard.

RECORD REVIEW

The purpose of this information review is to assess the uses of the site and nearby properties that may have impacted environmental conditions. Records that will be reviewed include:

Standard Environmental Records

Federal NPL site list	1.0 mile
Federal Delisted NPL site list	1.0 mile
Federal CERCLIS list	0.5 mile
Federal CERCLIS NFRAP site list	0.5 mile
Federal RCRA CORRACTS facilities list	1.0 mile
Federal RCRA non-CORRACTS TSD facilities list	0.5 mile
Federal RCRA generators list	Property and adjoining properties
Federal Institutional control/engineering control registries	Property only
Federal ERNS List	Property only
State and tribal lists of hazardous waste sites identified for investigation for remediation:	
• State and tribal equivalent NPL	1.0 mile
• State and tribal equivalent CERCLIS	0.5 mile
State and tribal landfill and/or solid waste disposal site lists	0.5 mile
State and tribal equivalent leaking storage tank lists	0.5 mile
State and tribal registered storage tank lists	Property and adjoining properties
State and tribal Institutional control/engineering control registries	Property only
State and tribal voluntary cleanup sites	0.5 mile
State and tribal Brownfield sites	0.5 mile

Maps, Photographs and Directories

United States Geological Survey (USGS) 7.5 Minute Topographic Map
Aerial Photographs
Sanborn Fire Insurance Maps (if available)
City Directories (if available)

Regulatory File Review

From the plans provided and a cursory review of aerial photographs of the proposed acquisition and review of the preliminary regulatory database report, we have identified at least six facilities located on or adjacent to Wrightsboro Road that have the potential to impact the Subject Property. Four of the sites are known to have had releases. Consequently, in addition to the Phase I ESA, it is likely that we will need to perform a file review of local, state or federal regulatory files offices in an effort to garner information regarding potential releases at these sites, if any. The file reviews will be included in the estimated cost.

SITE VISIT

Following the record review, a site reconnaissance of the Subject Property will be performed by a NOVA professional. The objective of the property reconnaissance is to observe current conditions at the property and surrounding area and to obtain information indicating the likelihood of environmental concerns in connection with the Subject Property. Our representative will look for surface indications of past or present waste handling or disposal activities that may pose a hazard to the subsurface environment. We will require access to all areas of the Subject Property during our reconnaissance (we understand that the CLIENT will arrange for access to the Subject Property by NOVA).

A walking and driving tour of surrounding properties will be made from public right-of-ways in order to identify possible sources of concern to the Subject Property and to attempt to locate facilities identified during the review of regulatory lists.

INTERVIEWS

In conjunction with the site visit, interviews will be conducted with knowledgeable personnel identified by the CLIENT. The objective of interviews is to obtain information indicating recognized environmental conditions in connection with the property.

- An interview with a key site manager (designated by the current property owner) who possesses a good knowledge of the history and physical characteristics of the Subject

Property is mandatory under the AAI requirements contained in ASTM 1527-05. Interviews with occupants of the property are also required. CLIENT will obtain permission from current owner for NOVA to conduct interviews with current occupants.

- Interviews with past owners, past occupants, or past operators of the property are also mandatory; consequently, CLIENT will provide NOVA with the appropriate names and telephone numbers and will obtain permission to conduct interviews.
- Selected local regulatory and/or emergency response officials (e.g. fire department, health department, emergency response and/or management agency) will also be interviewed, if available, regarding their knowledge of past or present environmental problems or emergency responses at and nearby the Subject Property.

LIMITED SUBSURFACE SAMPLING (PHASE II)

Based on our preliminary regulatory database review in preparing this proposal, we are assuming that at least six sites will require further investigation. Consequently, we anticipate advancing borings and collecting soil and/or groundwater samples from three (3) to four (4) locations at each of the six sites in an effort to identify if the Subject Property has been impacted. The depth to groundwater at the above-mentioned locations is estimated at 25 feet below ground surface (bgs). Based on this, for the purpose and cost of these proposed activities, we are assuming groundwater levels at 25 feet bgs, and borings no deeper than 30 feet bgs.

Soil cuttings will be continuously screened and classified, and select split samples will be collected and screened for possible impact (field determination). This will include observation for visual or olfactory evidence of impact. Soils will also be headspace screened in the field with a Photo-Ionization Detector (PID) for evidence of impact. Samples from the interval from each boring or location exhibiting the highest likelihood of impact will be packaged for transport to the laboratory, following chain-of-custody procedures. If there is no indicated evidence of impact, the soil sample approximately two feet below the ground surface will be collected for laboratory analysis. Samples will be submitted to an appropriately accredited laboratory where they will be analyzed for Volatile Organic Compounds (VOCs), Resource Conservation and Recovery Act (RCRA) Metals and Semi-Volatile Organic Compounds (SVOCs) by a state-certified and EPA-certified laboratory, which uses EPA Solid Waste (SW-846) protocols.

If groundwater is encountered before refusal, a temporary monitoring well will then be installed in the boring to obtain a water sample. Wells will be developed, purged and then samples will be obtained using new and unused polyethylene bailers. Collected samples will be submitted to an appropriately accredited laboratory where they will be analyzed for VOCs, SVOCs and RCRA Metals by a state-certified and EPA-certified laboratory, which uses EPA Solid Waste (SW-846) protocols.

We intend to collect one groundwater and a minimum of one soil sample from each boring. If groundwater is not encountered prior to refusal, a second soil sample will be obtained at the refusal level in lieu of the water sample.

Laboratory results will be compared to regulatory requirements regarding the site as well as disposal requirements for soil cuttings and purge and development water.

Utility Clearance

With the introduction of smaller and non-metallic subsurface utilities, utility location is becoming increasingly difficult. NOVA will attempt to identify and clear utilities prior to advancing borings. This will include contacting the local/regional utility protection center for utility location services, utilization of a private utility locator firm, and/or screening boring locations with a utility locating instrument. While we will attempt to provide an adequate utility mark out in general keeping with industry practice, the CLIENT is ultimately responsible for utility location.

Investigative Derived Waste (IDW)

Several drums of soil and purge/development groundwater may be generated while installing the borings and wells. These drums of IDW, if any, will be stored on the site where they were generated pending the results of laboratory analysis. IDW is the property and responsibility of the waste generator (the property owner). When laboratory results are received, we will arrange for proper transportation and disposal of this waste; however, the CLIENT is responsible for obtaining property owner approval and signature of the Waste Generator Profile Sheets and Waste Manifests. The transportation and disposal of IDW, including our management time, will be included in the cost estimate. Included in the report will be the qualifications of the environmental professionals responsible for performing the assessment.

REPORTING

Upon completion of the previously described services, a written report will be prepared. The report will include documentation to support the opinions and conclusions found in the reports, including referenced sources.

The report will be prepared on the behalf of and for the exclusive use of the CLIENT and those parties that are specified and who also agree to the terms and conditions. Third parties wishing to rely on the reports must contact NOVA for the required written authorization.

CLIENT –PROVIDED INFORMATION

Our proposal assumes this information will be provided by the CLIENT:

- CLIENT will provide NOVA with appropriate names and telephone numbers of current owners and past owners, as well as key site managers. The CLIENT will also obtain permission from current and/or past owners to conduct interviews with occupants.
- CLIENT will obtain the necessary authorizations to allow NOVA to have ready access to the Subject Property during normal working hours throughout the performance of these services.
- CLIENT shall identify and make available a site contact person familiar with the nature of the activities that are being or have been conducted at the Subject Property and who will provide NOVA with access to the property.
- A site plan that identifies the physical boundaries of the Subject Property.
- Recorded land title records (chain-of-title or ownership).
- All reports (including but not limited to existing environmental, geotechnical, audit or survey reports), data, studies, plans, specifications, documents and/or other information that relate to the Subject Property, it's present and prior uses, or activities at the Subject Property that may bear upon NOVA's services.
- Environmental permits, registrations, notices of other correspondence from government agencies with respect to environmental laws.
- Documentation of any legal proceedings involving environmental non-compliance.
- Client shall also provide NOVA with the following information:
 - Activity and land use limitations that are in place on the Subject Property or that have been filed or recorded;
 - Environmental cleanup liens that are filed against the Subject Property;
 - Specialized knowledge or experience of the CLIENT that is material to recognized environmental conditions in connection with the Subject Property; and,
 - Relationship of the purchase price of the Subject Property to the fair market value of the property.

PBS&J
Environmental Services

October 11, 2006
NOVA Proposal Number 03422-E

- During the Limited Subsurface Sampling program, the CLIENT is responsible for obtaining permission from the property owner to drill, sample and analyze soil and groundwater samples from the Subject Property. In addition, the CLIENT is responsible for obtaining property owner approval of the Waste Generator Profile Sheets and Waste Manifests if contaminated materials are encountered.

COMPENSATION

Based on the above information, we propose to perform our services as follows:

Phase I ESA, Lump Sum\$9,500.00

We will complete the Limited Subsurface Sampling on a time and materials basis estimated at **\$65,000.00**. This fee includes the cost for NOVA labor and expenses, and the costs for drilling and laboratory subcontractors. We have assumed standard, 7-to-10 day turnaround in the laboratory and no rush premium charges in our estimate. The estimated cost assumes six sites will be investigated following the Phase I ESA.

Our fee estimate includes submittal of an electronic copy (pdf) and a total of three bound copies of the reports to the CLIENT, or to other parties specified by the CLIENT.

ADDITIONAL SERVICES

The identification of asbestos containing materials (ACM), lead based paint (LBP), biological agents and mold, radon, lead in drinking water, wetlands, Waters of the U.S., Waters of the State, rare or endangered species, ecological, cultural and historic resources, air quality, noise impacts, health and safety issues and regulatory compliance are also beyond the ASTM E1527-05 defined scope of this Phase I ESA, and outside the scope of the Limited Subsurface Sampling program. No implication is intended as to the relative importance of these additional environmental items, and this list of items is not intended to be all inclusive. If requested by the CLIENT, these environmental issues can be addressed in an amended Scope of Services and cost estimate.

SCHEDULE

We will initiate the work upon written receipt of authorization. Once we have authorization and site details, we can schedule the fieldwork, and complete the initial site visit and area reconnaissance within one week. The subsurface investigation should be completed within three weeks of receipt of site access authorization. Laboratory analysis will take approximately two weeks. A report will follow within approximately two weeks of receiving laboratory data. We will therefore have the final reports approximately eight weeks after authorization to proceed.

PBS&J
Environmental Services

October 11, 2006
NOVA Proposal Number 03422-E

AUTHORIZATION

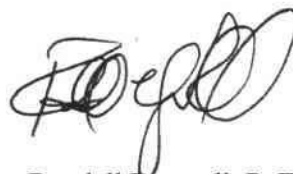
To formalize the agreement between us, please execute a copy of the attached Professional Services Agreement (please check each authorized service) and return it to us. The attached NOVA General Terms and Conditions will govern the work described in this proposal. Exceptions to this proposal, and/or special requirements not covered in this proposal should be listed on the Proposal Acceptance Sheet. Please note that the final report cannot be issued without formal, written authorization.

NOVA appreciates the opportunity to offer our services on the subject project. Please contact us if you have any questions or if we may be of further service.

Sincerely,
NOVA ENGINEERING AND ENVIRONMENTAL, INC.



Eric P. Brownson, P.G.
Senior Geologist



Randall Bagwell, P. E.
Principal

Attachments: Professional Services Agreement
Limitations
Sample Reliance Agreement
General Terms and Conditions
Environmental and Facilities Schedule of Fees



PROFESSIONAL SERVICES AGREEMENT

DATE: OCTOBER 10, 2006	PROPOSAL NO.: 03422-E
PROJECT NAME AND ADDRESS Proposal for Phase I Environmental Site Assessment, Limited Subsurface Investigation PROPOSED ROAD WIDENING ON WRIGHTSBORO ROAD IN AUGUSTA Richmond County, Georgia	CLIENT NAME AND ADDRESS PBS&J 5665 New Northside Drive, NW Suite 400 Atlanta, GA 30328-4617 Attention: Mr. Taylor Wright Phone: 770-933-0280 Fax: 770-933-1920
Lump Sum Costs:	
<u>Accepted</u>	
Phase I ESA (LUMP SUM)	\$ 9,500.00 ☐
Limited Subsurface Sampling (ESTIMATED)	\$ 65,000.00 ☐
<i>For complete pricing information, see "FEES".</i>	

Randall Bagwell, P. E.
Principal

Date

AUTHORIZED BY:	INVOICE TO:
Signature	Firm
Name	Name
Title	Address
Date	Federal ID # or Social Security #



An employee-owned company

March 7, 2007

RECEIVED
MAR 12 2007

Mr. David O. Griffith
JORDAN, JONES & GOULDING
6801 Governors Lake Parkway
Building 200
Norcross, GA 30071

RE: Wrightsboro Road Widening

Dear Mr. Griffith:

PBS&J has been asked to provide a cost proposal for phase 1 and phase 2 environmental services for the above referenced project. These services are to evaluate potential sources of contamination within the project limits.

In response to your request, we have received a cost proposal from Nova Engineering to perform the environmental services. We have a successful past relationship with Nova Engineering on this project and others, and we believe that they are well qualified to complete the requested services. Their fee proposal for a total cost of \$74,500 is attached for your reference.

PBS&J will be required to coordinate the environmental effort and manage the sub-consultant. We estimate the total cost of management and coordination to be \$2500. PBS&J requests a supplemental agreement for the total cost of **\$77,000** for the tasks described in the attached scope of services.

PBS&J is prepared to move forward on this request in order to avoid delays to the project schedule. We thank you in advance for consideration of this request.

Please feel free to call me at (770) 933-0280 if you should have any questions.

Sincerely,

PBS&J

Taylor P. Wright, P.E.
Project Manager

cc: File (060965)

**AUGUSTA-RICHMOND COUNTY
AUGUSTA, GA., ENGINEERING DEPARTMENT
SUPPLEMENTAL AGREEMENT**

**Project Number: 323-04-296823309
STP-7001 (9) Richmond PI 250510
P.O. 4471**

WHEREAS, We, **PBS & J**, Consultant, entered into a contract with Augusta-Richmond County on October 19, 1999, for engineering design services associated with the widening and reconstruction of Wrightsboro Road from Jimmie Dyess Parkway to I-520, Project No. STP-7001 (9), File Reference No. 07-014 (A), and

WHEREAS, certain revisions to the design requested by Augusta-Richmond County are not covered by the scope of the original contract, we desire to submit the following Supplemental Agreement to-wit:

Evaluate potential sources of contamination associated with underground storage tanks and hazardous waste sites within the project limits.

It is agreed that as a result of the above-described modification the contract amount is increased by \$77,000 from \$792,033.37 to a new total of \$869,033.37.

Any modifications to submittal dates shall be as identified in the attached proposal. This agreement in no way modifies or changes the original contract of which it becomes a part, except as specifically stated herein.

NOW, THEREFORE, We, **PBS & J**, Consultant, hereby agree to said Supplemental Agreement consisting of the above mentioned items and prices, and agree that this Supplemental Agreement is hereby made a part of the original contract to be performed under the specifications thereof, and that the original contract is in full force and effect, except insofar as it might be modified by this Supplemental Agreement.

This _____ day of _____, 2007.

RECOMMEND FOR APPROVAL:

CITY OF AUGUSTA-RICHMOND COUNTY
AUGUSTA, GEORGIA

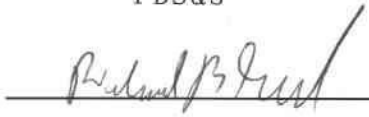
Mayor

Approved: Date _____

ATTEST:

Title: _____

PBS&J



Richard M. Grubel
Senior Vice President
Approved: Date April 5, 2007
[ATTACHED CORPORATE SEAL]

ATTEST:



Charles D. Nostra
Title: Assistant Secretary

Item # 19

Augusta-Richmond County, Georgia

CPB#323-04-296823309

**CAPITAL PROJECT BUDGET
WRIGHTSBORO ROAD IMPROVEMENTS
CHANGE NUMBER SIX**

BE IT ORDAINED by the Commission-Council of Augusta-Richmond County, Georgia that the following Capital Project Budget is hereby amended:

Section 1: The project change is authorized to CPB# 323-04-296823309.
This change is for the additional funds necessary for Engineering Services associated with the said project, in the total amount of \$77,000 to be funded by the project Right-of-Way account within the Special 1% Sales Tax, Phase III Fund.

Section 2: The following revenues are anticipated to be available to the Consolidated Government to complete the project.

Special 1% Sales Tax, Phase III	\$ 1,984,000
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Section 3: The following amounts are appropriated for the project:

By Basin	By District
Raes Creek \$1,984,000	3rd \$ 1,984,000

Section 4: Copies of this Capital Project Budget shall be made available to the Comptroller for direction in carrying out this project.

Adopted this _____ day of _____.

Approved

Honorable Deke Copenhaver, Mayor

Original-Commission Council Office
Copy-Engineering Department
Copy-Finance Department
Copy-Procurement Department

Augusta-Richmond County, Georgia

CPB#323-04-296823309

**CAPITAL PROJECT BUDGET
WRIGHTSBORO ROAD IMPROVEMENTS
CHANGE NUMBER SIX**

<u>SOURCE OF FUNDS</u>	<u>CPB AMOUNT CPB</u>	<u>CPB CHANGE</u>	<u>NEW CPB</u>
SPECIAL 1% SALES TAX, PHASE III 323-04-0000-0000000-296823309	(\$1,984,000)	\$0	(\$1,984,000)
TOTAL SOURCES:	(\$1,984,000)	\$0	(\$1,984,000)
<u>USE OF FUNDS</u>			
ENGINEERING 323-04-1110-5212115-296823309	\$792,193	\$77,000	\$869,193
RIGHT-OF-WAY 323-04-1110-5411120/296823309	\$707,807	(\$77,000)	\$630,807
CONTINGENCY 323-04-1110-6011110/296823309	\$44,000	\$0	\$44,000
TRAFFIC SIGNAL 323-04-1110-5414610/296823309	\$40,000	\$0	\$40,000
UTILITY RELOCATION 323-04-1110-5414510/296823309	\$400,000	\$0	\$400,000
			\$0
TOTAL USES:	\$1,984,000	\$0	\$1,984,000