



Memorandum

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Date: September 15, 2021
To: Michael A. Hopkins, Executive Director
Authority Board
From: Wayne Haynie, P.E.
Subject: East Newton Water Transmission Improvements

ITEM SUMMARY

At the recent June meeting, we updated the Board regarding a Request for Proposals for the East Newton Water Transmission Improvements. Out of 8 teams attending the pre-submittal meeting held on July 7th, we received 5 submittals on August 20th. A selection team evaluated and scored the submittals based on the criteria contained in the RFP.

RECOMMENDATION

Based on the qualifications of the firms and the scores awarded by the selection team, we recommend that the Authority Board authorize the Executive Director to negotiate the proposed agreement for design-build services with the highest ranked team (to be presented at meeting), pending legal review. Should we not come to terms with the top ranked firm, he is directed to approach the 2nd ranked firm for the same result.

ANALYSIS

Our Service Agreement with Baymare, LLC requires improvements to our water transmission and storage facilities between the Cornish Creek WTP and Stanton Springs Technology Park. Said infrastructure includes water pipelines and a new water storage reservoir (probably an elevated tank). The improvements, to be designed as part of the scope of services, will provide required fire and domestic flow rates plus reserve storage to Baymare and our other existing customers in the park.

The Service Agreement calls for the infrastructure to be in place approximately 1-year from this Board meeting. We will strive to make this milestone by negotiating this aggressive schedule into the agreement.

A very conservative preliminary estimate for the project cost is \$17,600,000, including design and construction. Our goal is to reduce this estimate by achieving cost savings through the design-build process.

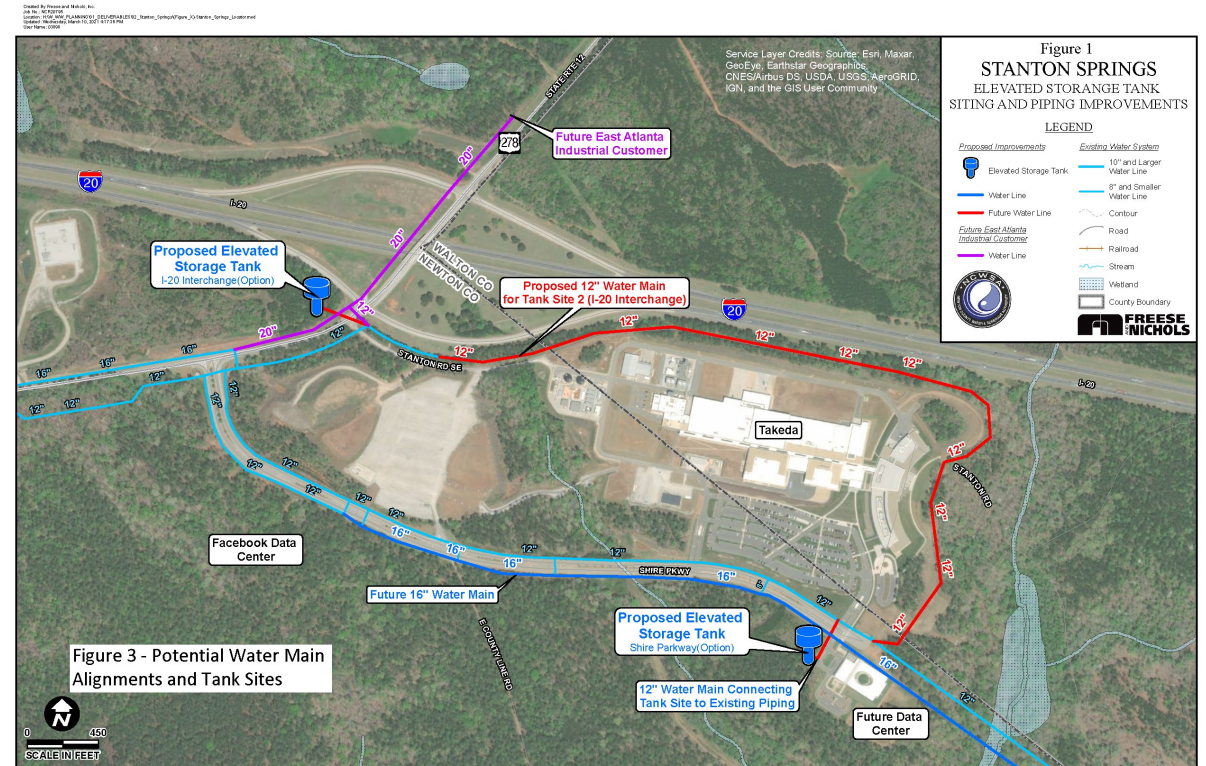
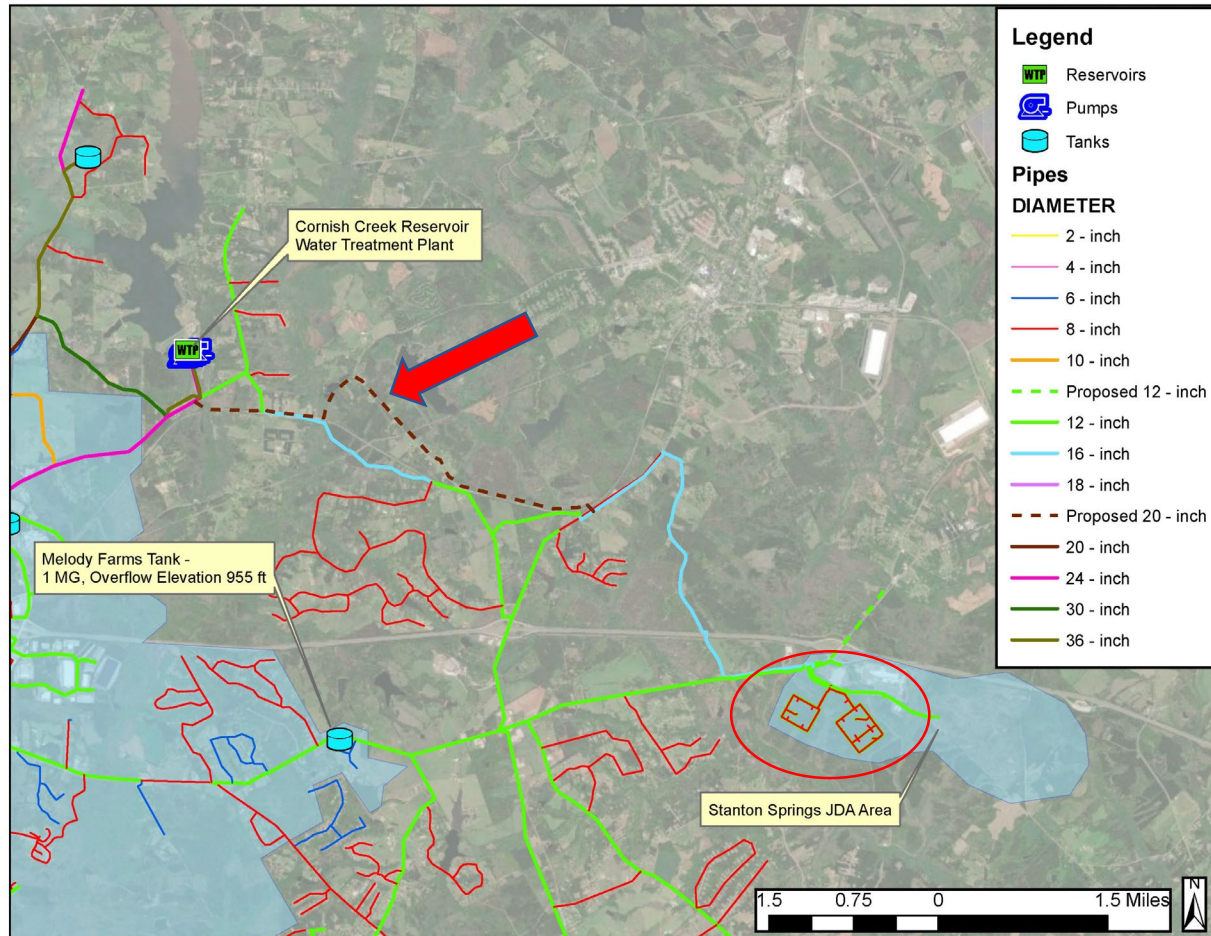
We are evaluating funding options with the most likely scenario being loan(s) from GEFA's Georgia Fund, combined with R&R proceeds from our fund balance. Also, in cooperation with the Board of Commissioners, we have applied for potential American Rescue Plan Act / Build Back Better Regional Challenge funds that will be targeting projects with well-thought-out, regional economic development impacts. Stanton Springs Technology Park is a textbook example of this purpose, as it represents 4 Counties and a much larger region.

Authority Board Meeting

September 15, 2021

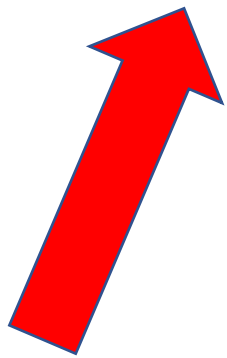


RFP: East Newton Water Transmission Improvements



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Firm:	JDS, Inc.	Legacy Water Group	Reeves Young	Reynolds, Inc.	Ruby Collins, Inc.
Score	95.7	86.3	80.3	80.2	76.0
Ranking	1	2	3	4	5



RFP: East Newton Water Transmission Improvements: JDS, Inc.



<https://youtu.be/D3GytVCMgyg?t=1026>

Proposed Motion

. . .that the Authority Board authorize the Executive Director, pending legal review, to negotiate the proposed design-build agreement for Preconstruction Services with JDS, Inc., in the amount of \$583,000. Should we not come to terms with the top ranked firm, he is directed to approach the 2nd ranked firm, seeking the same objective.