FULTON COUNTY BOARD OF COMMISSIONERS
SECOND REGULAR MEETING
September 17, 2025
10:00 AM

Fulton County Government Center
Assembly Hall
141 Pryor Street SW
Atlanta, Georgia 30303

A G E N D A

CALL TO ORDER: Chairman Robert L. Pitts

ROLL CALL: Tonya R. Grier, Clerk to the Commission

Robert L. Pitts, Chairman (At-Large)
Bridget Thorne, Commissioner (District 1)
Bob Ellis, Vice-Chairman (District 2)
Dana Barrett, Commissioner (District 3)
Mo Ivory, Commissioner (District 4)
Marvin S. Arrington, Jr., Commissioner (District 5)
Khadijah Abdur-Rahman, Commissioner (District 6)

INVOCATION: Reverend Clifton Dawkins, Jr., County Chaplain

PLEDGE OF ALLEGIANCE: Recite in unison

ANNOUNCEMENTS

PLEASE SWITCH ALL ELECTRONIC DEVICES (CELL PHONES, PAGERS, PDAs, ETC.) TO THE SILENT POSITION DURING THIS MEETING TO AVOID INTERRUPTIONS.

IF YOU NEED REASONABLE MODIFICATIONS DUE TO A DISABILITY, INCLUDING COMMUNICATIONS IN AN ALTERNATE FORMAT PLEASE CONTACT THE OFFICE OF THE CLERK TO THE COMMISSION. FOR TDD/TTY OR GEORGIA RELAY SERVICE ACCESS DIAL 711.

CONSENT AGENDA

25-0651 **Board of Commissioners**
Adoption of the Consent Agenda - All matters listed on the Consent Agenda are considered routine by the County Commission and will be enacted by one motion. No separate discussion will take place on these items. If discussion of any Consent Agenda item is desired, the item will be moved to the Second Regular Meeting Agenda for separate consideration.

25-0652 **Board of Commissioners**
Proclamations for Spreading on the Minutes.

Proclamation recognizing “Ovarian Cancer Awareness Month.” **(Ellis)**
September

Proclamation recognizing “Raj Nichani and the RMN Agency Appreciation Day.” **(Pitts)**
September 10, 2025

Proclamation recognizing “Cassandra Ernestine Marion Wright Appreciation Day.” **(Abdur-Rahman)**
September 10, 2025

Proclamation recognizing “Roy William Bill Ide, III Remembrance Day.” **(Arrington)**
September 11, 2025

Proclamation recognizing “Dr. Booker T. Poe Remembrance Day.” **(Arrington)**
September 13, 2025

Proclamation recognizing “The Links Azalea City Chapter Appreciation Day.” **(Ivory)**
September 14, 2025

Proclamation recognizing “The Renfrew Center Appreciation Day.” **(Ellis)**
September 18, 2025

Commissioners' District Board Appointments

25-0653 **Board of Commissioners**
DEVELOPMENT AUTHORITY OF FULTON COUNTY

At the Special Call Meeting, May 30, 1973, the Board of Commissioners appointed seven (7) members to serve on this Authority. In 1992, two more members were added to this board bringing the total to nine (9) members appointed by the Board of Commissioners of Fulton County. Historically, each Commissioner has appointed one person to serve on this board. In addition, two persons are appointed and confirmed by the full Board of Commissioners.

Term = 4 years staggered

Term below expired: 5/31/2025
Alvin L. Kendall **(Arrington)**

Commissioner Arrington has nominated Alvin L. Kendall for a District reappointment to a term ending May 31, 2029.

25-0654 **Board of Commissioners**
FULTON COUNTY HIV/AIDS PREVENTION, CARE AND POLICY ADVISORY COMMITTEE

Twenty (20) members. Each Commissioner shall appoint two members each (14 members) and (6 six) at-large positions with nominees recommended by the Advisory Committee and appointed by the Board of Commissioners. Such appointees shall be residents of, or work in Fulton County, and shall have experience or expertise in public health, HIV prevention and/or care, or be otherwise deemed qualified to serve as an advisory committee member. The Advisory Committee has the discretion to create subcommittees to assist it with the assigned tasks. Appointees to the Advisory Committee shall serve three-year terms at the discretion of the appointing Commissioner, and members may continue to serve beyond his/her term until a successor is appointed.

Term = 3 Years

Term below expired: 6/7/2020
Nicole Roebuck **(Arrington)**

Commissioner Arrington has nominated Nicole Roebuck for a District reappointment to a term ending June 7, 2026.

Open & Responsible Government

25-0655 **Finance**

Ratification of August 2025 Grants Activity Report.

25-0656 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITB1259516C-JH, Hazardous Waste Disposal Services in the total amount not to exceed $70,000.00 with Clean Harbors Environmental Services, Inc. (Norwell, MA), to provide hazardous waste disposal services on an as-needed basis for Fulton County. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0657 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB143875C-JNJ, Countywide Spot Cooler and Heat Pump Rental in the amount not to exceed $50,000.00 with Spot Coolers, a division of Carrier Rental Systems, Inc. (Boca Raton, FL), to provide on-site portable air-cooled spot coolers and heat pump rental units with the necessary accessories for set-up on an “as needed” emergency basis for designated Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0658 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138800C-MH, Scrap Metal Removal with M&M Waste Inc. (Atlanta, GA), to provide scrap metal recycling services for Fulton County facilities. This is a revenue generating contract. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

25-0659 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138872C-JNJ, Towing and Wrecker Services for the County Fleet in an amount not to exceed $40,000.00, with CSS Transportation, Inc. (Smyrna, GA), to provide towing and wrecker services for Fulton County fleet. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0660 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB071323C-MH, Septic Tank and Grease Trap Maintenance Services Countywide in the amount not to exceed $45,000.00 with Darling Ingredients, Inc. (Atlanta, GA), to provide septic tank and grease trap maintenance services on an “as needed” basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0661 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITB1352959C-JH, Uniforms and Related Accessories in the total amount not to exceed $77,000.00 with Safeguard Printing & Promotional Products, Inc. (Johns Creek, GA), to provide uniforms and related accessories for the assigned employees and staff of the Department of Real Estate and Asset Management. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0662 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB1358450C-JNJ, HVAC Water Treatment in the amount not to exceed $100,000.00, with BenCon Enterprises, Inc. dba Superior Water Services (Marietta, GA), to provide water treatment services for HVAC chilled water systems in forty-seven (47) Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0663 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB143401C-JNJ, Electronic Equipment Recycling Services with Novus Solutions, LLC (Marietta, GA), to provide pick-up of all salvaged computers and electronic equipment and deliver them to an approved and licensed recycling facility for Fulton County. This is a revenue generating contract. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0664 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITBC1368307C-JNJ, HVAC Equipment and Parts in the total amount not to exceed $110,000.00 with Shelton Supply dba F. M. Shelton, Inc. (Atlanta, GA), to provide HVAC equipment and parts on an “as needed” basis for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0665 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITBC1352939C-JH, Plumbing Supplies and Related Items in the total amount not to exceed $90,000.00 with (A) Plumbing Distributors, Inc. (Lawrenceville, GA) in the amount not to exceed $50,000.00; (B) Levonne Industries, LLC (Atlanta, GA) in the amount not exceed $20,000.00; and (C) Equiparts Corp, (Oakmont, PA) in the amount not exceed $20,000.00, to provide plumbing supplies and related items for Fulton County facilities on an “as needed” basis. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0666 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 24ITBC143872C-JH, Janitorial Supplies and Equipment in the total amount not to exceed $50,000.00 with (A) Atlantic Tape and Packaging (Peachtree City, GA) in the amount not to exceed $20,000.00; (B) Agni Enterprises, LLC, dba Head to Heels Safety Supplies (Miami Lakes, FL) in the amount not to exceed $20,000.00; and (C) Southeastern Paper Group, LLC (Atlanta, GA) in the amount not to exceed $10,000.00, to provide janitorial supplies and equipment on an “as needed” basis for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0667 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138765K-CRB, Standby Professional Services for Environmental Engineering & Testing Services in the total amount not to exceed $150,000.00 with (A) Atlas Technical Consultants, Inc (Duluth, GA), in the amount not to exceed $50,000.00; (B) Nova Engineering & Environmental, LLC (Kennesaw, GA), in the amount not to exceed $50,000.00; and (C) Oasis Consulting Services (Roswell, GA), in the amount not to exceed $50,000.00, to provide standby environmental engineering and testing services on an “as needed task order assignment” basis for a variety of professional services projects in support of the Department of Real Estate and Asset Management. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0668 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1319085C-JNJ, Locks, Doors and Hardware Countywide in the total amount not to exceed $70,000.00 with (A) Overhead Door Company of Atlanta dba DH Pace Company, Inc. (Peachtree Corners, GA) in the amount not to exceed $40,000.00 and (B) Acme Security, Inc. (Smyrna, GA) in the amount not to exceed $30,000.00, to provide on-site locksmith services to include the installation of new locks and door hardware as required and to supply lock and door hardware on an “as needed” basis” for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0669 **Real Estate and Asset Management**

Request approval of a Sewer Easement Dedication of 4,985 square feet to Fulton County, a political subdivision of the State of Georgia, from PPF Industrial Mason Road, LLC, owner, for the purpose of constructing the QuickTrip No. 1770 Project at 5195 Mason Road, Union City, Georgia 30349.

25-0670 **Real Estate and Asset Management**

Request approval of a Sewer Easement Dedication of 3,333 square feet to Fulton County, a political subdivision of the State of Georgia, from Antaeus, Inc., for the purpose of constructing the QuickTrip No. 1770 Project at 5195 Mason Road, Union City, Georgia 30349.

25-0671 **Real Estate and Asset Management**

Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and McDonald Westlake Partners, LP for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County’s existing sanitary sewer easement at 5940 Plummer Road, South Fulton, Georgia 30336.

25-0672 **Real Estate and Asset Management**

Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and Stonecutter Plummer Holdings, LLC for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County’s existing sanitary sewer easement at 5950 Plummer Road, South Fulton, Georgia 30336.

25-0673 **Real Estate and Asset Management**

Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and JBGL Atlanta Development 2014, LLC for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County’s existing sanitary sewer easement at 2325 Old Milton Parkway, Alpharetta, Georgia 30009.

25-0674 **Real Estate and Asset Management**

Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and Northwinds Parkway Office, LLC and Greenstone Parkway 400 LLLP for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County's existing water line easement area at 0 Amber Park Drive, Alpharetta, Georgia 30009.

25-0675 **Real Estate and Asset Management**

Request approval of a Water Easement Dedication of 5,825 square feet to Fulton County, a political subdivision of the State of Georgia, from Cheryl J. Vecchione, and Cheryl J. Vecchione, James. R. Vecchione, Andrew J. Vecchione, as heirs of the ESTATE of ARCHANGELO J. VECCHIONE., individuals, for the purpose of constructing the Bentgrass Farms Project at 315 Crabapple Court, Milton,Georgia 30004.

Health and Human Services

25-0676 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 24ITBC1331463A-KM, Jetter Parts in an amount not to exceed $74,232.84 with P & H Supply Co. Inc, (Baton Rouge, LA) to provide Jetter parts. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

25-0677 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 24ITB1302727A-KM, South Fulton Maintenance & Operations Center Demonstration Garden in an amount not to exceed $21,422.34 with Crabapple Turf Management, Inc. dba Crabapple LandscapEXPERTS (Alpharetta, GA), to provide landscape maintenance services. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

25-0678 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 23ITB08012023A-JWT, Water Quality Monitoring in the amount of $129,254.00 with Integrated Science Engineering, Inc. (Newman, GA), to provide water quality monitoring services. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

25-0679 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 23ITB08232023A-JWT, Emergency Sewage Cleanup Services in the amount of $101,349.40 with Above All Cleaning & Restoration, LLC (Tucker, GA), to provide emergency sewage cleanup services. This action exercises the second of two renewal options. No renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

25-0680 **Public Works**

Request approval to renew an existing contract - Public Works Department, 24ITBC1298468A-KM, Fire Hydrants and Parts in an amount not to exceed $39,891.00 with Core and Main, LP (Athens, GA), to provide fire hydrants and parts. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

25-0681 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 24RFP140569K-DB, MS4 NPDES Permit Management Oversight and Administration in an amount not to exceed $64,422.00 with River to Tap, Inc. (R2T) (Roswell, GA), to provide management, oversight, and administration services for the MS4 NPDES required Storm Water Management Program within the unincorporated area of Fulton County on a time and materials basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

SECOND REGULAR MEETING AGENDA

25-0682 **Board of Commissioners**

Adoption of the Second Regular Meeting Agenda.

25-0683 **Clerk to the Commission**

Ratification of Minutes.

Second Regular Meeting Minutes, August 20, 2025
First Regular Meeting Post Agenda Minutes, September 3, 2025

25-0684 **Board of Commissioners**

Presentation of Proclamations and Certificates.

Proclamation recognizing “Constitution Day 2025.”
(Thorne/Ellis/Pitts/Barrett/Ivory/Abdur-Rahman)

Proclamation recognizing “Fulco Learning Appreciation Day.” **(Ivory/BOC)**

PUBLIC HEARINGS

25-0685 **Board of Commissioners**

Public Comment - Citizens are allowed to voice County related opinions, concerns, requests, etc. during the Public Comment portion of the Commission meeting. **Priority for public comment will be given to Fulton County citizens and those individuals representing businesses or organizations located within Fulton County, including their employees, whether such persons are commenting in-person, via Zoom or other electronic media (i.e., phone call). Non-Fulton County citizens will only be heard after all in-person Fulton County citizens, representatives of business and organizations located within Fulton County, including their employees, have been heard and the time allotted for public comment has not expired, except as otherwise provided in this code section. County staff shall verify the residency of each public speaker prior to such person being heard by the board. Speakers will be granted up to two minutes each. Members of the public will not be allowed to yield or donate time to other speakers. The Public Comment portion of the meeting will not exceed sixty (60) minutes at the First Regular Meeting, nor will this portion exceed sixty (60) minutes at the Second Regular Meeting**. In the event the 60-minute time limit is reached prior to public comments being completed, public comment will be suspended and the business portion of the BOC meeting will commence. Public comment will resume at the end of the meeting. For more information or to arrange a speaking date, contact the Clerk's Office.

COUNTY MANAGER'S RENEWAL ITEMS

Open & Responsible Government

25-0686 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, Bid #24ITB143254C-JH, Mail Services Operation in the amount not to exceed $373,883.76 with Moore Partners, Inc., dba More Business Solutions (Peachtree Corners, GA), to provide mail services countywide. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

25-0687 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138778C-MH, Boiler Inspection and Preventive Maintenance Services in the amount not to exceed $400,000.00, with Daikin Applied Americas, Inc. (Marietta, GA), to provide on-site boiler inspection and preventive maintenance services within Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0688 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138287C-JNJ, Asphalt/Concrete Pavement Maintenance and Repair Services in the amount not to exceed $200,000.00 with Complete Contacting Partners Services, LLC (Powder Springs, GA), to provide asphalt/concrete pavement maintenance and repair services on an "as needed" basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0689 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23RFP138825K-CRB, Standby Landscape Design and Installation Countywide, in the amount not to exceed $300,000.00 with Mariani Enterprises, LLC dba Ed Castro Landscape (Roswell, GA), to provide professional landscape design and installation services along with installation of irrigation systems for County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0690 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138304C-JNJ, Standby Fencing Installation and Repair in the amount not to exceed $200,000.00 with Osborne & Witt, Inc. dba Allied Fence Company (Mableton, GA), to provide standby fencing installation and repair on an "as needed" basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0691 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB073123C-MH, Elevator and Escalator Maintenance Services in the amount not to exceed $400,000.00, with Mowrey Elevator Company of Florida, Inc. (Marianna, FL), to provide full on-site preventive maintenance services for approximately 75 types of passenger and freight elevators on an "as-needed" basis for Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0692 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24RFP092624C-MH, Bus and Shuttle Services in the amount not to exceed $1,045,000.00 with MTI Limo and Shuttle Services, Inc. (College Park, GA), to provide bus and shuttle services for Fulton County employees and jurors. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0693 **Real Estate and Asset Management**

Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24RFP143594C-JNJ, Landfill Post Closure Services in the amount not to exceed $650,000.00 with Atlantic Coast Consulting, Inc. (Roswell, GA), to provide landfill post closure services at the Merk Miles Landfill located at 3225 Merk Rd, City of South Fulton, GA and the Morgan Falls Landfill located at 470 Morgan Falls Rd NE, Sandy Springs, GA. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0694 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB110923C-GS, HVAC On Call Maintenance Services Countywide in the total amount not to exceed $1,200,000.00 with (A) Mechanical Services, Inc. (Hapeville, GA) in the amount not to exceed $400,000.00; (B) Trane U.S., Inc. (Atlanta, GA) in the amount not to exceed $350,000.00; (C) 5 Seasons Mechanical LLC (Norcross, GA) in the amount not to exceed $250,000.00; and (D) JR Hobbs Co. - Atlanta, LLC (Lawrenceville, GA) in the amount not to exceed $200,000.00, to provide standby on-site HVAC on call maintenance services of air conditioning systems on an “as needed” basis for all Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0695 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, Bid #24ITB1312273C-GS, Solid Waste Disposal and Recycling Services Countywide in the total amount not to exceed $1,717,000.00 with: (A) Latham Home Sanitation Company, Inc. (Loganville, GA) in the amount not to exceed $672,000.00, to provide both 95-gallon containers for single stream recycling services and 95-gallons for solid waste disposal services for Fulton County Libraries; (B) Georgia Waste Systems, LLC dba Waste Management (Smyrna, GA) in the amount not to exceed $540,000.00, to provide 8-yard front loader for solid waste disposal services; (C) Arrow, Inc. dba Arrow Waste (Conley, GA) in the amount not to exceed $480,000.00, to provide open top and compactors for solid waste services; and (D) Carter 1 Enterprises, LLC (Atlanta, GA) in the amount not to exceed $25,000.00, to provide shredding and disposal of materials services for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0696 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138804C-GS, Electrical on Call Maintenance Services Countywide in the total amount not to exceed $375,000.00, with (A) Capital City Electrical Services, LLC (Norcross, GA) in the amount not to exceed $165,000.00; (B) ALL-N-1 Security Services, Inc. (Atlanta, GA) in the amount not to exceed $160,000.00; and (C) Electrify Atlanta, LLC (Roswell, GA) in the amount not to exceed $50,000.00, to provide standby on-site electrical on-call maintenance services on an “as needed” basis for all Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0697 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138733K-BKJ, Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments - Architectural and Engineering Services, in the total amount not to exceed $1,600,000.00 with (A) Sizemore Group, LLC (Atlanta, GA) in an amount not to exceed $400,000.00; (B) KHAFRA Engineering Consultants, Inc. (Atlanta, GA) in an amount not to exceed $400,000.00; (C) Heery + Russell, a joint venture (Atlanta, GA) in an amount not to exceed $400,000.00; and (D) WSP USA Environment & Infrastructure, Inc. (Kennesaw, GA) in an amount not to exceed $400,000.00, to provide standby professional services for facilities related design, engineering and assessments in the areas of architecture and engineering services on an as-needed task order assignment basis for a variety of capital projects in support of the Department of Real Estate and Asset Management. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0698 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138735K-DB, Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection, in the total amount not to exceed $1,500,000.00 with (A) WSP USA Environment & Infrastructure, Inc. (Kennesaw, GA) in the amount not to exceed $300,000.00; (B) Axis Infrastructure, LLC (Roswell, GA) in the amount not to exceed $300,000.00, (C) Johnson, Spellman & Associates, Inc. (Peachtree Corners, GA) in an amount not to exceed $300,000.00; and (D) Wiley/Wilson (Atlanta, GA) in the amount not to exceed $300,000.00, and (E) Foresite Group, LLC (Peachtree Corners, GA) in the amount not to exceed $300,000.00 to provide standby professional services for facilities related design, engineering and assessments in the areas of mechanical, electrical, plumbing and fire protection on an “as needed-task assignment” basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0699 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1336430C-JH, On-Site Door Repair and Overhead Door Preventive and Predictive Maintenance Countywide in the total amount not to exceed $300,000.00 with (A) Overhead Door Company of Atlanta, dba D.H. Pace Company, Inc., (Peachtree Corners, GA) in the amount not to exceed $195,000.00 and (B) Piedmont Door Automation, LLC (Dawsonville, GA) in the amount not to exceed $105,000.00, to provide standby on-site door repair and preventive and predictive maintenance services on an "as needed" basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

25-0700 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138801C-JNJ, Standby Emergency Repair and Restoration Services in the total amount not to exceed $3,000,000.00 with (A) Complete Contracting Partners, LLC (Powder Springs, GA), in the amount not to exceed $1,500,000.00; and (B) Cotton Commercial USA, Inc. dba Full Circle Restoration (Duluth, GA), in the amount not to exceed $1,500,000.00, to provide standby emergency repair and restoration services for Fulton County facilities on an "as-needed" basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0701 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 24ITB0617C-MH, Standby Plumbing Repair Services Countywide in the total amount not to exceed $300,000.00 with (A) J2 Connect, Inc. (McDonough, GA) in the amount not to exceed $150,000.00 and (B) B & W Mechanical Contractors, Inc. (Lawrenceville, GA) in the amount not to exceed $150,000.00, to provide standby on-site plumbing repair services on an "as needed" basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0702 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1315442C-JNJ, Preventive and Predictive Maintenance Services for Chillers in the total amount not to exceed $1,200,000.00 with (A) Daikin Applied Americas Inc. (Minneapolis, MN) in an amount not to exceed $400,000.00; (B) Mechanical Services, Inc. (Marietta, GA) in an amount not to exceed $400,000.00; and (C) Mallory & Evans (Scottdale, GA) in an amount not to exceed $400,000.00, to provide standby on-site preventive and predictive maintenance services for chillers on an "as needed" basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

25-0703 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138805C-GS, Carpet, Carpet Installation and Repair Services Countywide in the total amount not to exceed $345,000.00, with (A) G.S.A.T. Restoration, Inc. dba Paul Davis of North Atlanta (Norcross, GA) in the amount not to exceed $75,000.00; (B) HPI Floor, LLC (Atlanta, GA) in the amount not to exceed $125,000.00; and (C) Brad Construction Company II (Fayetteville, GA) in the amount not to exceed $145,000.00, to provide carpet, carpet tile installation and repair services on an “as-needed” basis for Countywide facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0704 **Real Estate and Asset Management**

Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138741K-JAJ, Task Order Contract for Minor Construction in the total amount not to exceed $6,000,000.00 with (A) Brad Construction Company II, LLC (Fayetteville, GA) in an amount not to exceed $1,200,000.00; (B) Hawk Construction Company, LLC (Ellenwood, GA) in an amount not to exceed $1,200,000.00; (C) Complete Contracting Partners, LLC (Powder Springs, GA) in an amount not to exceed $1,200,000.00; (D) Rubio and Sons Interior, Inc. (Hoschton, GA), in an amount not to exceed $1,200,000.00; and (E) Osprey Management, LLC (Marietta, GA) in an amount not to exceed $1,200,000.00, to provide standby repair, alteration, modernization, maintenance, and rehabilitation construction services. This action exercises the second of three renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Health and Human Services

25-0705 **Public Works**

Request approval to renew an existing contract - Department of Public Works, 24ITB230702A-BKJ, Valve Assessment in an amount not to exceed $600,000.00 with Pure Technologies U.S., Inc. d/b/a Wachs Water Services (Buffalo Grove, IL) to provide valve condition assessment services. This action exercises the second of two renewal options. No option remains. Effective dates: January 1, 2026, through December 31, 2026.

Justice and Safety

25-0706 **Superior Court Administration**

Request approval to renew an existing contract - Superior Court Administration, 23RFP476577A-KM, Legal Services for Fulton Courts Justice Resource Center in an amount not to exceed $205,380.00 with Atlanta Legal Aid Society, Inc., (Atlanta, GA) to provide legal assistance and services to citizens. This exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

COUNTY MANAGER'S ITEMS

Open & Responsible Government

25-0707 **County Manager**

Presentation of the Fulton County Operational Report.

25-0708 **Finance**

Request approval of a recommended proposal - Finance Department, 25RFPDENT052325C-MH, Employee Healthcare Benefit Plan - Dental with Aetna Life Insurance Company (Atlanta, GA) to administer: [1] Dental PPO (DPPO) Plan on a self-funded basis and [2] Dental HMO (DHMO) Plan on an insured basis, to eligible employees, retirees, beneficiaries and their covered dependents. Effective date: January 1, 2026, through December 31, 2026 with four renewal options.

25-0709 **Finance**

Request approval of a recommended proposal - Finance Department, 25RFPMAPD052325C-MH, Employee Healthcare Benefit Plan- MAPD with Humana Insurance Company Inc. (Atlanta, GA) to administer: (1) Basic Medicare Advantage Plan and (2) Enhanced Medicare Advantage Plan to provide medical and pharmacy benefits as a fully insured option to Medicare eligible retirees/beneficiaries and dependents. Effective dates: January 1, 2026, through December 31, 2026, with four renewal options.

25-0710 **Finance**

Request approval to renew existing contracts - Finance Department, 24RFP050124C-MH, Employee Healthcare Benefits Plans with (A) Anthem Blue Cross Blue Shield (Atlanta, GA) to administer the self-insured Point of Service (POS), Health Maintenance Organization (HMO), HMO Medicare, Medicare Indemnity and PPO Plus (Closed) Plans and Consumer Driven Health Plan (CDHP) including pharmacy for all self-insured active and under 65 plans; and including a fully-insured pharmacy for all over 65 (Medicare eligible) plans; (B) Metropolitan Life Insurance Company (MetLife) to administer the Health Savings Account (HSA); (C) Metropolitan Life Insurance Company (Superior Vision) to administer self-insured vision benefits; and, (D) Kaiser Permanente (Atlanta, GA) to administer the fully insured HMO Plan to provide Medical and Pharmacy coverage for eligible active employees, retirees (Under 65 and Over 65 (Kaiser Senior Advantage), beneficiaries and covered dependents. Effective date: January 1, 2026, through December 31, 2026, with three renewal options remaining.

25-0711 **Finance**

Request approval to renew existing contracts - Finance Department, 21RFP071321C-MH, Voluntary Worksite Benefits with (A) Continental American Insurance Company, a wholly-owned subsidiary of Aflac Incorporated to provide Accident Insurance; Critical Illness Insurance; Hospital Indemnity Insurance; Whole Life with Long Term Care Rider for both high and low tiers of coverage and Flexible Spending Accounts (Ameriflex Administrator): Commuter/Transit, Dependent Care, Limited Purpose & Traditional Health; (B) Pre-Paid Legal Services, Inc. dba LegalShield to provide Identity Theft Protection for both high and low tiers of coverage; and, (C) Metropolitan Life Insurance Company to provide Short-term Disability Insurance & Legal Plans for both high and low tiers of coverage. Voluntary Benefit Plan Premiums/Contributions 100% employee paid. This action exercises the fourth of four renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

25-0712 **Finance**

Request approval of 2026 premium rates for the Medical and Pharmacy, Dental and Vision Plans effective January 1, 2026, through December 31, 2026.

25-0713 **Finance**

Request approval of Parity Bond Resolution to provide for the issuance of Water and Sewer Revenue Refunding bonds (Series 2025), to provide resources to refund the existing 2013 Water and Sewerage Revenue Refunding bonds and authorize preparation and delivery of relevant documents and actions, and for other purposes.

25-0714 **Human Resources Management**

Request approval to modify the classification section of the Classification and Compensation plan by changing the salary grade for the existing title of E911 Systems Support Technician from grade 17 to grade 18.

25-0715 **Real Estate and Asset Management**

Request approval to increase spending authority - Department of Real Estate and Asset Management, 24RFP103124C-MH, General Landscaping and Lawn Care Services for Countywide Facilities in an amount not to exceed $227,884.62 with ReIMAGE General Contractors, LLC (Atlanta, GA), to cover the costs to provide additional on-site landscaping/ground maintenance and lawn care services at 16 designated County sites. Effective upon BOC approval.

25-0716 **Real Estate and Asset Management**

Request approval to increase spending authority - Department of Real Estate and Asset Management, 24RFP092624C-MH, Bus and Shuttle Services in the total amount not to exceed $90,000.00 with MTI Limo and Shuttle Services, Inc. (College Park, GA), to cover the additional annual expenses associated with an increase in bus and shuttle services supporting various initiatives and events sponsored by County agencies. Effective upon BOC approval.

25-0717 **Real Estate and Asset Management**

Request approval of the lowest responsible bidders - Department of Real Estate and Asset Management, 25ITB1406667C-JNJ, Maintenance and Testing of Fire Intrusion Alarm Systems in the total amount not to exceed $225,000.00 with (A) Acom Integrated Solutions (Stockbridge, GA) in the amount not to exceed $150,000.00; and (B) Twelve & Associates, Inc. (Marietta, GA) in the amount not to exceed $75,000.00, to provide on-site maintenance and testing of fire-intrusion alarm systems annually or on “as-needed” basis for Fulton County facilities. Effective January 1, 2026 through December 31, 2026, with two renewal options.

Health and Human Services

25-0718 **Public Works**

Request approval to utilize cooperative purchasing - Department of Public Works, Sourcewell-GapVax Contract # 101221-GPV, MC1312-3S3X, Combination Jet/Vac Truck in the amount not to exceed $654,797.09 with Aquip, LLC (Rock Hill, SC), to provide the cleaning and maintaining of sewer lines, storm drains, and pipelines. This is a one-time procurement.

COMMISSIONERS' ACTION ITEMS

25-0648 **Board of Commissioners**

Request approval of a Resolution to amend Fulton County’s current budget to increase the departmental budget for the department of Arts and Culture in the amount of $1,700,000.00, based on current underruns in the County’s overall 2025 fiscal year budget; and for other purposes. **(Ivory/Barrett/Arrington)**
(MOTION TO APPROVE FAILED ON 9/3/25)

25-0719 **Board of Commissioners**
Request approval a Resolution to amend Fulton County's current budget to increase the departmental budget for Magistrate Court by $178,000.00 based on current underruns in the County's overall 2025 fiscal year budget; and for other purposes. **(Ivory/Barrett/Arrington)**

25-0720 **Board of Commissioners**
Request approval of a Resolution to amend Fulton County's current budget to increase the departmental budget for the office of the Public Defender, Atlanta Judicial Circuit, by $1,428,000.00, based on current underruns in the County's overall 2025 fiscal year budget; and for other purposes. **(Ivory/Barrett/Arrington)**

25-0721 **Board of Commissioners**
Request approval of a Resolution to amend Fulton County's current budget to increase the departmental budget for the department of Arts and Culture based on current underruns in the County's overall Fiscal Year 2025 budget; to direct identification of a recurring funding source to support funding the department of Arts and Culture at $3,000,000.00 in the Fiscal Year 2026 budget; and for other purposes. **(Abdur-Rahman/Arrington/Thorne/Ellis)**

25-0722 **Board of Commissioners**
Request approval of an Ordinance to amend Chapter 101 (General Provisions and County Governing Authority), Article II (County Governing Authority), Division 2 (Rules of Order and Procedure), Section 101-63 (Presiding Officer and Rules for Debate) of the Fulton County Code of Ordinances; and for other purposes. **(Pitts)**

25-0723 **Board of Commissioners**
Request approval of a Resolution designating certain days in December 2025 and January 2026 as Administrative Holidays for Fulton County. **(Pitts)**

EXECUTIVE SESSION

25-0724 **Board of Commissioners**
Executive **(CLOSED)** Sessions regarding litigation **(County Attorney)**, real estate **(County Manager)**, and personnel **(Pitts)**.

ADJOURNMENT

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0652 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Proclamations for Spreading on the Minutes.

Proclamation recognizing “Ovarian Cancer Awareness Month.” **(Ellis)**
Month of September

Proclamation recognizing “Raj Nichani and the RMN Agency Appreciation Day.” **(Pitts)**
September 10, 2025

Proclamation recognizing “Cassandra Ernestine Marion Wright Appreciation Day.” **(Abdur-Rahman)**
September 10, 2025

Proclamation recognizing “Roy William Bill Ide, III Remembrance Day.” **(Arrington)**
September 11, 2025

Proclamation recognizing “Dr. Booker T. Poe Remembrance Day.” **(Arrington)**
September 13, 2025

Proclamation recognizing “The Links Azalea City Chapter Appreciation Day.” **(Ivory)**
September 14, 2025

Proclamation recognizing “The Renfrew Center Appreciation Day.” **(Ellis)**
September 18, 2025

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0655 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Ratification of August 2025 Grants Activity Report.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
Grants Policy A(10): All grant applications and awards must be presented via the Grants Activity Report on the Consent Agenda during the Board of Commissioners' First and Second meetings. The Board of Commissioners shall utilize the Grants Activity Report to ratify the submission of all grant applications and acceptance of all grant funding.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background

The Fulton County August 2025 Grants Activity Report (GAR) Exhibit 1: BOARD GRANTS RATIFICATION SUMMARY summarizes grants submitted/pending and awarded for the period August 1, 2025 - August 31, 2025.

Fulton County departments report the following grants activity:

- Applications Submitted/Pending: _5_ ($2,522,907.39 + $0 Cash Match)

- Applications Awarded: __1__ ($24,920.00 + $0 Cash Match)

The following Strategic Priority Areas are Impacted by July 2025 grant applications:

- Justice and Safety
- Health and Human Services
- Arts and Libraries

The Fulton County August 2025 Grants Activity Report (GAR)-Exhibit 2: ALL GRANTS ACTIVITY summarizes cumulative grants activity through August 31, 2025. Fulton County departments report the following grants activity:

• Total Applications Submitted/Pending: 37 ($157,759,504.20 + $290,816.09 Cash Match)
• Total Applications Awarded: 19 ($3,405,622.24 + $238,183.76 Cash Match)
• Total Grant Applications Denied: _0_ ($0 + No Cash Match)

Department Recommendation: Department recommends ratification of the August 2025 Grants Activity Report (GAR).

EXHIBIT 1: BOARD GRANTS RATIFICATION SUMMARY

Fulton County FY2025 August Grants Activity Report

Exhibit 1 lists by Strategic Goal grant applications that require BOC ratification. Per the Fulton County Grants Policy approved 3/2/2016, Section A(10), "all grant applications and awards must be presented via the Grants Activity Report on the Consent Agenda during the Board of Commissioners second meetings of the month. The Board of Commissioners shall utilize the Grants Activity Report to ratify the submission of all grant applications and acceptance of all grant funding."

Grant Applications Submitted and/or Awarded August 1, 2025 Through August 31, 2025 Requiring BOC Ratification

Dept.	Grantor	Grant Title	Grant Description	Funds Requested	County Match	Status	Previous Award from Grantor
JUSTICE AND SAFETY							
District Attorney	Criminal Justice Coordinating Council	Victims of Crime: Sexual Assault Kits	Request approval to apply and accept a repeat grant from the Criminal Justice Coordinating Council in the amount of $155,903.00 to cover costs of salaries and fringe benefits for three (3) Victim Advocates. These Victim Advocates will work with victims during their trial period. Resources and services will be coordinated to support victims through the judicial process. The grant period is from October 1, 2025 through September 30, 2026. No County Cash Match	$ 155,903.00	$ -	Pending	$ 155,903.00
Medical Examiner	Georgia Department of Public Health	Toxicology Testing	Request approval to accept a repeat grant from the Georgia Department of Public Health in the amount of $24,920.00 for resources to conduct up to 140 toxicology tests on suspected unintentional drug overdose deaths in Fulton County. The grant period is from September 1, 2025 through August 31,2026. No County Cash Match	$ 24,920.00	$ -	Awarded	$ 39,760.00
			Subtotal:	**$ 180,823.00**	**$ -**		
HEALTH AND HUMAN SERVICES							
Senior Services	Administration for Community Living	Elder Justice Innovation Grant	Request approval to apply and accept a new grant from the Administration for Community Living in the amount of $2,000,004.39 to support a three-year partnership between Senior Services, District Attorney Office, and Information Technology to provide training to seniors on preventing fraud. This includes the development of an interdepartmental fraud prevention task force that will implement public awareness, education outreach, train 28 senior ambassadors to raise awareness to reduce the number of seniors that are financially exploited, preyed on through cybercrimes, phishing schemes, and title deed fraud. There is an in-kind match of $500,004.39 that will be covered by staff time on the project over the three (3) year contract period. The grant period is from September 30, 2025 through September 30, 2028. No County Cash Match	$ 2,000,004.39	$ -	Pending	N/A
			Subtotal:	**$ 2,000,004.39**	**$ -**		
ARTS AND LIBRARIES							
Library	Reveal Digital	Behind the Scenes of the Civil Rights Movements	Request approval to apply and accept a new grant from Reveal Digital in the amount of $340.00 to digitize, process and scan Civil Rights Movement Collection materials in print or microfilm at the Auburn Avenue Research Library. This includes expenses for insurance, and the cost of copying scanned materials. No County Cash Match	$ 340.00	$ -	Pending	N/A
Library	The Council on Library and Information Resources	Amplifying LGBTQIA+ Activism in Local History Archives	Request approval to apply and accept a new grant from the Council on Library and Information Resources in the amount of $251,660.00, to support the digitization of LGBTQIA+ collections, books, papers and records at the Auburn Avenue Research Library. The digital objects and collections will be integrated into a portal, which will support the ability for a broad range of users to gain insights into the history of LGBEQIA+ community members and organizations. The grant period is from January 1, 2026 through December 31, 2026. No County Cash Match	$ 251,660.00	$ -	Pending	N/A
Library	Georgia Public Library System (GPLS)	Georgia Public Library System LIB Tech Fund	Request approval to apply and accept a repeat grant from Georgia Public Library System (GPLS) in the amount of $115,000.00 for technology-related services, programs, projects, and educational resources for use in Fulton County Libraries. The grant period is from October 1, 2025 through April 30, 2026. No County Cash Match	$115,000.00	$ -	Pending	$ 194,000.00

EXHIBIT 1: BOARD GRANTS RATIFICATION SUMMARY

Fulton County FY2025 August Grants Activity Report

Exhibit 1 lists by Strategic Goal grant applications that require BOC ratification. Per the Fulton County Grants Policy approved 3/2/2016, Section A(10), "all grant applications and awards must be presented via the Grants Activity Report on the Consent Agenda during the Board of Commissioners second meetings of the month. The Board of Commissioners shall utilize the Grants Activity Report to ratify the submission of all grant applications and acceptance of all grant funding."

Grant Applications Submitted and/or Awarded August 1, 2025 Through August 31, 2025 Requiring BOC Ratification

Dept.	Grantor	Grant Title	Grant Description	Funds Requested	County Match	Status	Previous Award from Grantor
			Subtotal:	$ 367,000.00	$ -		
INFRASTRUCTURE AND ECONOMIC DEVELOPMENT							
OPEN AND RESPONSIBLE GOVERNMENT							
REGIONAL LEADERSHIP							
			TOTAL:	$ 2,547,827.39	$ -		

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0656 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITB1259516C-JH, Hazardous Waste Disposal Services in the total amount not to exceed $70,000.00 with Clean Harbors Environmental Services, Inc. (Norwell, MA), to provide hazardous waste disposal services on an as-needed basis for Fulton County. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: Georgia law requires the County to adhere to all EPA, OSHA, and County regulations associated with hazardous waste disposal.

Scope of Work: The Scope of Work includes, but not limited to:

- The contractor shall provide removal and disposal of hazardous waste materials from Fulton

County designated facilities, on an “if and when needed” basis twenty-four (24) hours a day, seven (7) days a week.

- Contractor must provide labor and material to load, remove, and dispose of hazardous waste material in EPA/OSHA specified containers. The contractor shall be required to supply the container required for various material at designated locations.

- The contractor is responsible for arranging equipment, transportation, disposal of the waste material and manifestation of all transactions in a manner approved by the County.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested total spending authority is an increase of $20,000 over the FY 2025 contract amount due to the County not having a contract in place during 2024. This resulted in an excessive amount of material requiring hazardous waste disposal. This contract will be for a full 12 months in 2026.

Project Implications: This service is critical for hazardous waste disposal services for Countywide agencies.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the County will not be able to provide hazardous waste disposal services.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/25	$50,000.00
1st Renewal			**$70,000.00**
Total Revised Amount			$120,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$70,000.00**

Prime Vendor: **Clean Harbors Environmental Services, Inc.**
Prime Status: **Non-Minority**
Location **Norwell, MA**
County: **Plymouth County**
Prime Value: **$70,000.00 or 100.00%**

Total Contract Value: **$70,000.00 or 100.00%**
Total Certified Value: **$0.00**

Agenda Item No.: 25-0656 **Meeting Date:** 9/17/2025

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$50,000.00
Previous Adjustments:	$0.00
This Request:	$70,000.00
TOTAL:	$120,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1160: General, Real Estate and Asset Management, Professional Services- $45,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Funding Line 2:

100-520-5221-1160: General, Real Estate and Asset Management, Professional Services- $25,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment: Click here to enter text.	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 97

Agenda Item No.: 25-0656 **Meeting Date:** 9/17/2025

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/30/2025

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 25ITB1259516C-JH

BID/RFP TITLE: Hazardous Waste Disposal

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $70,000.00

COMPANY'S NAME: Clean Harbors Environmental Services, Inc

ADDRESS: 42 Longwater Drive

CITY: Norwell

STATE: MA

ZIP: 02061

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Clean Harbors Environmental Services, Inc**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**William B. Hallam** **Senior Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Hazardous Waste Disposal Services
Project Number	25ITB1259516C-JH
Supplier	Clean Harbors Environmental Services, Inc
Supplier Project Contact	Craig Cannon (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/01/2025
Evaluation Type	Formal
Interview Date	08/01/2025
Expectations Meeting Date	08/01/2025
Status	Completed
Publication Date	08/01/2025 11:32 AM EDT
Completion Date	08/01/2025 11:32 AM EDT
Evaluation Score	97

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 30, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB1259516C-JH**
Contract Title:	**Hazardous Waste Disposal Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we *do* not have any alternative resources to get this service done. This contract furnishes all materials, labor, tools, equipment and appurtenances necessary to provide hazardous waste disposal services for the Fulton County. This service will adhere to the State {GDOT} and Federal {USDOT} regulations and including EPA and OSHA for collecting, packaging, transporting and disposing of hazardous waste.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

Internet price is 26% higher than current contract price.

This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County expenditures as of 7/30/2025, $20,898.11
FY2024 The County spent $0.00
FY2023 The County spent $1,746.00
FY2022 The County spent $0.00
FY2021 The County spent $2,760.84
FY2020 The County spent $14,500.00
FY2019 The County spent $13,192.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If this renewal contract is not approved, the County will not be able to provide hazardous waste disposal services for Fulton County. Georgia law stipulates that adherence and compliance with EPA, Federal, State of Georgia, OSHA, and Fulton County environmental regulations. This contract should allow County to be strictly adhered to these regulations.

Frederick Tindal	July 30, 2025
Frederick Tindal, Materials Management Mgr.	
Prepared by	**Date**
Joseph Davis	
Joseph N. Davis, Director	July 30, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0657 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB143875C-JNJ, Countywide Spot Cooler and Heat Pump Rental in the amount not to exceed $50,000.00 with Spot Coolers, a division of Carrier Rental Systems, Inc. (Boca Raton, FL), to provide on-site portable air-cooled spot coolers and heat pump rental units with the necessary accessories for set-up on an “as needed” emergency basis for designated Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract furnishes all labor, tools and equipment, transportation, and appurtenances necessary to provide on-site portable air-cooled spot coolers and heat pump units with the necessary accessories for set-up at any designated Fulton County facilities on an “as needed” emergency basis.

Scope of Work: The Scope of Work includes, but not limited to:

- Installation
- Set-up and disconnection of air-cooled spot cooler and heat pump units
- Ductwork to all locations through the facility
- Unit tested for functioning

Community Impact: This impacts the community by preventing the disruption of daily County operations during emergency repairs/or replacement of a malfunction HVAC system in County facilities, and maintains the environmental health and comfort for County visitors and employees.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested total spending authority in the total amount of $50,000.00 is sufficient to cover the costs to provide on-site portable air-cooled spot coolers and heat pump rental units for Fulton County for FY2026.

This renewal contract will be for a full 12 months in 2026. The original award was for 9 months in 2025, and the County approved and executed the original contract (via FCC 102-369) on April 1, 2025 with an initial term through December 31, 2025 and two renewal options.

Project Implications: This contract prevents disruption during emergency repairs/or replacement of a malfunction HVAC system in County facilities. The spot coolers and heat pumps units provide supplemental cooling/heating through the facility.

Community Issues/Concerns: This contract prevent disruption during emergency repairs/or replacement of a malfunction HVAC system in County facilities. The spot coolers and heat pumps units provide supplemental cooling/heating through the facility.

Department Issues/Concerns: If this renewal contract is not approved, the Department's ability to provide on-site temporary cooling or heating to County facilities during emergency repair/or replacement of failed HVAC systems will be impaired.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount			$50,640.00
1st Renewal			**$50,000.00**
Total Revised Amount			$100,640.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$50,000.00**

Prime Vendor: **Spot Coolers, a division of Carrier Rental Systems, Inc.**
Prime Status: **Non-Minority**

Agenda Item No.: 25-0657 **Meeting Date:** 9/17/2025

Location: **Boca Raton, FL**
County: **Palm Springs County**
Prime Value: **$50,000.00 or 100.00%**

Total Contract Value: **$50,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$50,640.00
Previous Adjustments:	$0.00
This Request:	$50,000.00
TOTAL:	$100,640.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1120: General, Real Estate and Asset Management, Rental/Lease Equip- $50,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026

Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 100

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**

Report Period End: **3/31/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB143875C-JNJ

BID/RFP# TITLE: Countywide Spot Cooler and Heat Pump Rental

ORIGINAL APPROVAL DATE: April 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Spot Coolers, a division of Carrier Rental Systems, Inc.

ADDRESS: 1951 NW 19th Street, Suite 100

CITY: Boca Raton

STATE: FL

ZIP: 33431

This Renewal Agreement No. 1 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**SPOT COOLERS, A DIVISION OF CARRIER RENTAL SYSTEMS, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Charlie Knight** **CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E10
Project	COUNTYWIDE SPOT COOLER AND HEAT PUMP RENTAL
Project Number	21ITB131850C-MH
Supplier	Spot Coolers, a division of Carrier Rental Systems, Inc
Supplier Project Contact	Charlie Knight (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	01/01/2025 to 03/31/2025
Effective Date	04/08/2025
Evaluation Type	Formal
Interview Date	03/31/2025
Expectations Meeting Date	03/31/2025
Status	Completed
Publication Date	04/08/2025 09:52 AM EDT
Completion Date	04/08/2025 09:52 AM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, no quality problems, all performance/specification requirements met, minor problems, highly effective corrective actions.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments *Not Specified*

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments *Not Specified*

COST CONTROL **20/20**

Rating

Outstanding: Compliance with contract pricing, all cost discrepancies are clearly identified with explanation; compliance with invoice submission requirements/price substantiation.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**August 5, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**24ITB143875C-JNJ**
Contract Title:	**Countywide Spot Cooler and Heat Pump Rental**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Repair and or replacement of HVAC units that are inoperable. This contract furnishes all labor, tools and equipment, transportation, and appurtenances necessary to provide on-site portable air-cooled spot coolers and heat pump units with the necessary accessories for set-up at any designated Fulton County facilities on an "as needed" emergency basis.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	August 5, 2025
Price found:	**360.00**
Different features / Conditions:	**IDENTICAL**
Percent difference between internet price and renewal price:	**INTERNET 33% HIGHER**

Explanation / Notes:

The prices for Spot Cooler and Heat Pump Rental do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☒ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 8/5/2025, $8,670.00 as of 8/5/2025
FY2024 The County spent $13,921.25
FY2023 The County spent $2,870.00
FY2022 The County spent $5,310.00
FY2021 The County spent $908.00
FY2020 The County spent $6,630.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If this contract is not approved, the Department's ability to address the needs for on-site temporary cooling or heating to the facilities during repair/or replacement of failed HVAC systems will be diminished, resulting in possible facility shutdowns while repairs are completed.

Frederick Tindal August 5, 2025

Fred Tindal, Materials Management Mgr.

Prepared by **Date**

Joseph Davis

Joseph N. Davis, Director August 5, 2025

Department Head **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0658 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138800C-MH, Scrap Metal Removal with M&M Waste Inc. (Atlanta, GA), to provide scrap metal recycling services for Fulton County facilities. This is a revenue generating contract. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background This is a revenue generating contract, and the County must adhere to Georgia law, which regulates how scrap metal may be discarded. DREAM will coordinate and manage the collection of obsolete equipment designated for surplus and scrap metal from all County Departments.

Scope of Work: The Scope of Work includes but is not limited to the following related to scrap metal removal and disposal:

1. The contractor will pick up accumulated scrap metal for recycling and will provide and service commercial/industrial collection containers, which would be needed on both a permanent and temporary basis at various Fulton County locations as required.

2. The collection containers shall be the forty (40) cubic yards, open-top, roll-off, or trailer type. When a service call is placed to empty/replace/remove a container, the vendor must respond within twenty-for (24) hours from the time of call.

3. The County generates a variety of scrap metals including copper, aluminum, brass, stainless steel, steel, cast iron, and others. The vendor shall furnish all labor, materials, insurance, equipment, tools, supervision, and incidentals necessary to accomplish the work in this specification and shall be responsible for disposal of all material in a manner that conforms to local, state, and national law and codes.

The revenue percent for each scrap metal item as below:

No	Description	Revenue Percent (%) of AMM Index Published
1	Ferrous Metal	70
2	Cooper	60
3	Aluminum	30
4	Stainless Steel	60
5	Brass	80

Community Impact: This is necessary to maintain a safe environment for patrons and employees in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

Project Implications: This contract is critical for the removal of scrap metal from Countywide facilities and agencies.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the County will not be able to provide scrap metal removal services and will generate no scrap metal revenue for the County.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0743	11/1/23	Revenue Generating
1st Renewal	24-0703	11/6/24	Revenue Generating

2nd Renewal			**Revenue Generating**
Total Revised Amount			Revenue Generating

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$Revenue Generating**

Prime Vendor: **M&M Waste, Inc.**
Prime Status: **White Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$Revenue Generating**

Total Contract Value: **$Revenue Generating**
Total Certified Value: **$Revenue Generating**

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Evaluation Performance
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount: Revenue Generating
Previous Adjustments: Revenue Generating
This Request: Revenue Generating
TOTAL: Revenue Generating

Fiscal Impact / Funding Source

Funding Line 1:

Revenue will be deposited into 100-520-5201-6460: General, Real Estate and Asset Management, Revenue

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/30/2025

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138800C-MH

BID/RFP# TITLE: Scrap Metal Removal

ORIGINAL APPROVAL DATE: November 1, 2023

RENEWAL EFFECTIVE DATES: FROM: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: Revenue Generating

COMPANY'S NAME: M & M Waste, Inc.

ADDRESS: 1328 Lakewood Ave SE

CITY: Atlanta

STATE: GA

ZIP: 30315

This Renewal Agreement No. 2 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**M & M WASTE, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Susan Weinstein** **CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Real Estate and Asset Management**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E2
Project	Scrap Metal Removal FY 2024
Project Number	23ITB138800C-MH
Supplier	M&M Waste, Inc.
Supplier Project Contact	Ryan Weinstein (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	06/30/2025
Expectations Meeting Date	06/30/2025
Status	Completed
Publication Date	07/01/2025 09:36 AM EDT
Completion Date	07/01/2025 09:36 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **14/20**

Rating

Satisfactory: Deliverables meet requirements and have an average number of issues on reports and deliverables.

Comments Some called in pickups are delayed

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 2, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138800C-MH**
Contract Title:	**Scrap Metal Removal**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we *do* not have any alternative resources to get this service done. This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide scrap metal removal services for Fulton County. This contract allows the County to adhere to state law regarding disposal of scrap metal. Georgia law stipulates that scrap metal must be discarded in accordance with Environmental Protection Agency (EPA) guidelines**.**

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**There is no comparison**

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County has collected $5,208.20 in revenue as of 7/2/2025
FY2024 The County received $11,860 in revenue.
FY2023 The County received $2,04.56 in revenue.
FY2022 The County received no revenue.
FY2021 The County received $4,563.70 in revenue.
FY2020 The County received no revenue due to COVID-19.

4. **Does the renewal option include an adjustment for inflation?** ☒ **Yes** ☐ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract?	☒ **Yes** ☐ **No**
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If this renewal contract is not approved, the County will not be able to provide scrap metal removal services for County agencies. This a revenue generating contract. This contract allows the County to adhere to state law regarding disposal of scrap metal. Georgia law stipulates that scrap metal must be discarded in accordance with Environmental Protection Agency (EPA) guidelines.

Frederick Tindal

Frederick Tindal, Materials Management Mgr. — July 3, 2025

Prepared by — **Date**

JD

Joseph N. Davis, Director — July 24, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0659 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138872C-JNJ, Towing and Wrecker Services for the County Fleet in an amount not to exceed $40,000.00, with CSS Transportation, Inc. (Smyrna, GA), to provide towing and wrecker services for Fulton County fleet. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides towing services, tire changing, lock out assistance, and battery charging/starting services to the County's fleet as needed, 24 hours per day, 7 days per week, to include the surrounding Metropolitan Atlanta area.

The types of tow trucks provided under this contract are as follows:

- Light-duty tow truck with the capacity to tow a vehicle with a combined gross vehicle weight of

14,000 pounds or less.
- Medium-duty tow truck with the capacity to tow a vehicle with a combined gross vehicle weight of 10,001 to 25,999 pounds or less.
- Heavy-duty tow truck with the capacity to tow a vehicle with a combined gross vehicle weight of 26,000 pounds or heavier.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This spending authority requested for FY 2026 is a reduction of $20K from FY2025 due to DREAM's recent purchase of a medium-duty flat-bed tow truck. Moving forward, this contract will primarily be used for after-hours and weekend towing needs.

Project Implications: This contract requires specialty tools, equipment, training, and skills. Towing and wrecker services for County fleet will not be performed in a timely or cost-effective manner if this contract is not approved.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the Department cannot provide sufficient towing and wrecker services for County fleet vehicles.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0954	12/20/23	$60,000.00
1st Renewal	24-0705	11/6/24	$60,000.00
2nd Renewal			**$40,000.00**
Total Revised Amount			$160,000.00

Contract & Compliance Information

Contract Value: **$40,000.00**

Prime Vendor: **CSS Transportation, Inc.**
Prime Status: **Non-Minority**
Location: **Smyrna, GA**
County: **Cobb County**
Prime Value: **$40,000.00 or 100.00%**

Total Contract Value: **$40,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Exhibits Attached

Agenda Item No.: 25-0659 **Meeting Date:** 9/17/2025

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$60,000.00
Previous Adjustments:	$60,000.00
This Request:	$40,000.00
TOTAL:	$160,000.00

Fiscal Impact / Funding Source

Funding Line 1:

700-520-5223-1710: General, Real Estate and Asset Management, Garage Parts- $40,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138872C-JNJ

BID/RFP# TITLE: Towing and Wrecker Services for County Fleet

ORIGINAL APPROVAL DATE: December 20, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $40,000.00

COMPANY'S NAME: CSS Transportation, LLC

ADDRESS: 4860 Martin Court SE, Suite 200

CITY: Smyrna

STATE: Georgia

ZIP: 30082

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**CSS TRANSPORTATION, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Chris Slaughter** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E4
Project	Towing & Wrecker Services for County Fleet
Project Number	23ITB138872C-JNJ
Supplier	CSS Transportation
Supplier Project Contact	Chris Slaughter (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/20/2025
Evaluation Type	Formal
Interview Date	08/20/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/20/2025 02:41 PM EDT
Completion Date	08/20/2025 02:41 PM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments CSS Transportation provides good service in a timely manner

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments CSS responds well within the expected timeframe upon receiving a service request.

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments The support staff at CSS Transportation is timely with invoices for services rendered,

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments CMF is very satisfied with the services provided by CSS Transportation.

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments CMF staff has noted several invoices that required pricing adjustments. The I would ask CSS to
review invoices prior to submission.

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 1, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138872C-JNJ**
Contract Title:	**Towing and Wrecker Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   We cannot be reduced this Scope of Work because we do not have the in-house capabilities of required equipment, tools, skills, and in-house staff to provide this service. This contract provides towing services, tire changing, lock out assistance and battery charging/starting services to the County's fleet on an "as-needed" basis for 24 hours a day, 7 days per week inside and outside Metropolitan Atlanta area to any of Fulton County Facility.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

   Explanation / Notes:

   This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this bid in accordance with Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The expenditures as of 8/20/2025, $35,000.00
FY2024 The County spent $26,420.55
FY2023 The County spent $37,050.10
FY2022 The County spent $20,258.00
FY2021 There were no expenditures
FY2020 There were no previous expenditures

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract?	☐ **Yes** ☒ **No**
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If this renewal contract is not approved, the Department cannot provide towing and wrecker services for County fleet vehicles and equipment.

Kier Freeman
Kier Freeman, Fleet Manager — August 20, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis, Director — August 20, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0660 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB071323C-MH, Septic Tank and Grease Trap Maintenance Services Countywide in the amount not to exceed $45,000.00 with Darling Ingredients, Inc. (Atlanta, GA), to provide septic tank and grease trap maintenance services on an “as needed” basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background This contract furnishes all labor, materials, equipment, tools, equipment, and appurtenances necessary to pump, transport and dispose of waste from septic tanks and grease traps on an “as needed” basis for Fulton County. There are total of one (1) septic tank and 18-grease traps located in selected Fulton County facilities.

Scope of Work: The Scope of Work consists of, but not limited to:

- Fully pump out the exterior grease trap and/or septic tank.
- Scrape all interior walls of the grease trap and remove the debris and residue, steam clean if applicable.
- In accordance with all applicable laws, regulations, and local ordinances, properly dispose of the grease trap and /or septic contents.
- Where an interior grease trap exists, perform the same maintenance, as mentioned in ITB, on the interior grease trap.
- Provide septic pumping every (six) months or weekly according to locate city ordinance
- All tanks must be thoroughly cleaned by using mechanical and as needed manual labor removing all sludge.
- All work must be performed in such a manner as not to inconvenience building occupants.
- Secure and pay for all permits, inspections, and licenses necessary for the execution of their work.

1. **Septic Tank**

	County Facility	**Address**	**Maintenance Schedule**
1	North Training Center	5025 Roswell Rd NE	Annual

2. Grease Traps

	County Facility	**Size Capacity**	**Maintenance Schedule**
1	Darnell Senior Center- Atlanta	1,500 Gallons	Quarterly
2	Auburn Senior Center- Atlanta	15 Gallons	Bi-Weekly
3	Roswell Senior Center- Roswell	1,500 Gallons	Quarterly
4	Quality Living Center- Atlanta	1,500 Gallons	Quarterly
5	Dogwood Senior Center- Atlanta	20 Gallons	Bi-Weekly
6	New Horizon Senior Center-Atlanta	20 Gallons	Bi-Weekly
7	Dorothy C. Benson Senior Center-Sandy Springs	1,500 Gallons	Quarterly
8	Palmetto Senior Center- Palmetto	1,500 Gallons	Semi-Annual
9	Southeast Senior Center- Atlanta	1,500 Gallons	Quarterly
10	Oak Hill Home Cottage # 3-Atlanta	40 Gallons	Bi-Weekly
11	Central Training Center- Atlanta	1,500 Gallons	Quarterly
12	Justice Tower- Atlanta	75 Gallons	Bi-Weekly
13	Helene S. Mills Senior Center-Atlanta	3,000 Gallons	Bi-Weekly
14	Juvenile Justice Center- Atlanta	1,500 Gallons	Bi-Weekly

15	HJC Bowden Senior Center- East Point	1,500 Gallons	Quarterly
16	Camp Truitt Senior Center-College Park	1,000 Gallons	Quarterly
17	Hapeville Senior Center- Hapeville	1,500 Gallons	Quarterly
18	North Training Center- Atlanta	1,500 Gallons	Quarterly

This service allows the County to be compliant with all local municipal grease management ordinances. If this contract is not approved, the County would be in violation of local ordinances in multiple municipalities. Grease trap pumping and inspections are necessary for food service operations.

Community Impact: In addition to the risk posed to the environment and community health, failure to maintain compliance with municipal grease trap ordinances would force the County to terminate food service at multiple County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the amount of $45,000 is sufficient to cover the costs for labor, materials, equipment, and repairs for FY2026.

Project Implications: Contract is necessary for the continuation of food delivery services in multiple County facilities.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the County would be in violation of a City of Atlanta ordinance that regulates this service and requires the pumping of grease traps on a weekly basis.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	4/22/24	$45,000.00
1st Renewal	24-0704	11/6/24	$45,000.00
2nd Renewal			**$45,000.00**
Total Revised Amount			$135,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: $45,000.00

Prime Value: $45,000.00
Prime Vendor: Darling Ingredients, Inc.

Prime Status: Non-Minority
Location: Atlanta, GA
County: Cobb County
Prime Value: $45,000.00 or 100.00%

Total Contract Value: $45,000.00 or 100.00%
Total Certified Value: $0.00 or 0.00%

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$45,000.00
Previous Adjustments:	$45,000.00
This Request:	$45,000.00
TOTAL:	$135,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance- $45,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026

Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 88

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB071323C-MH

BID/RFP# TITLE: Septic Tank and Grease Trap Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 20, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $45,000.00

COMPANY'S NAME: Darling Ingredients, Inc.

ADDRESS: 5076 Nifda Drive SE

CITY: Atlanta

STATE: GA

ZIP: 30339

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	DARLING INGREDIENTS, INC.
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**David Torrence** **Office Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	ITB Septic Tank and Grease Trap Maintenance Countywide Services -FY24
Project Number	23ITB071323C-MH
Supplier	Darling Ingredients Inc
Supplier Project Contact	Vivian Vinnacombe (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/23/2025 03:50 PM EDT
Completion Date	07/23/2025 03:50 PM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments Highly recommend we keep them

Contract Renewal Evaluation Form

Date:	**June 25, 2026**
Department:	**Department of Real Estate and Asset Management**
Contract Number:	**23ITB071323C-MH**
Contract Title:	**Septic Tank & Grease Trap Maintenance Services Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to get this service done. This contract provides labor, equipment, material, and appurtenances necessary to pump, transport and dispose of waste from septic tanks and grease traps for Fulton County facilities in accordance with all applicable laws, regulations, and local ordinances, properly dispose of the grease trap and /or septic contents. There is a total of one (1) septic tank and 19 grease traps located in Fulton County facilities.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for septic tank and grease trap maintenance services do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing are Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 7/15/2025, $11,657.50
FY2024 The County spent $11,942.50
FY2023 The County spent $20,955.00
FY2022 The County spent $18,431.00
FY2021 The County spent $14,566.00
FY2020 The County spent $13,575.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

   This service cannot be performed in-house because the DREAM does not have required equipment to pump, transport and dispose of waste from septic tanks and grease traps according to city ordinance. The Contractor secures and pays for all permits, inspections, and licenses necessary for the execution of this work.

7. **What would be the impact on your department if this contract was not approved?**

   If this contract renewal is not approved, the County would be in violation of a City of Atlanta ordinance that regulates this service and requires the pumping of grease traps on a weekly basis. This could cause these facilities to be shut down. This service allows the County to follow the City of Atlanta Grease Management Ordinance 154-297.

Willie Perryman Willie Perryman, Bldg. Maintenance Mgr. Wardell Prothro, Plumber Supervisor	July 15, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	July 23, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0661 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITB1352959C-JH, Uniforms and Related Accessories in the total amount not to exceed $77,000.00 with Safeguard Printing & Promotional Products, Inc. (Johns Creek, GA), to provide uniforms and related accessories for the assigned employees and staff of the Department of Real Estate and Asset Management. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides uniforms and related accessories for the employees and staff of Department of Real Estate and Asset Management (DREAM).

Scope of Work: This contract provides uniforms and related accessories for plumbers, electricians, carpenters, HVAC technicians, building mechanics, auto mechanics, electronic technicians, custodial personnel, ground keepers and warehouse personnel that represent Fulton County and DREAM.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the total amount of $77,000.00 is sufficient to cover costs for uniforms and related accessories on as-needed basis for DREAM in FY2026.

Project Implications: This contract is needed to ensure that DREAM staff present a uniform appearance.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the Department will not be able to provide uniforms and related accessories for DREAM staff.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	4/1/25	$77,000.00
1st Renewal			**$77,000.00**
Total Revised Amount			$154,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$77,000.00**

Prime Vendor: **Safeguard Printing & Promotional Products, Inc.**
Prime Status: **African American Male Business Enterprise**
Location: **Alpharetta, GA**
County: **Fulton County**
Prime Value: **$77,000.00 or 100.00%**

Total Contract Value: **$77,000.00 or 100.00%**
Total Certified Value: **$77,000.00 or 100.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Agenda Item No.: 25-0661 **Meeting Date:** 9/17/2025

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$77,000.00
Previous Adjustments:	$0.00
This Request:	$77,000.00
TOTAL:	$154,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1455: General, Real Estate and Asset Management, Uniforms- $77,000.00 “Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 100

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 25ITB1352959C-JH

BID/RFP TITLE: Uniforms and Related Accessories

ORIGINAL APPROVAL DATE: April 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $77,000.00

COMPANY'S NAME: Safeguard Printing & Promotional Products Inc.

ADDRESS: 10945 State Bridge Rd. STE. 401-343

CITY: Johns Creek

STATE: GA

ZIP: 30022

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Safeguard Printing & Promotional Products Inc.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Larry Stancil** **Owner**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Uniforms and Related Accessories
Project Number	25ITB1352959C-JH
Supplier	Safeguard Printing & Promotional Products Inc.
Supplier Project Contact	Larry Stancil (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	06/30/2025
Expectations Meeting Date	06/30/2025
Status	Completed
Publication Date	07/01/2025 09:37 AM EDT
Completion Date	07/01/2025 09:37 AM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments We have been coordinating with the vendor on new items but have not started ordering uniforms yet. My rating is based on the interaction with the vendor to this point

Contract Renewal Evaluation Form

Date:	**July 29, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB1352959C-JH**
Contract Title:	**Uniforms and Related Accessories**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to get this service done. This contract furnishes all uniforms and related accessories for plumbers, electricians, carpenters, HVAC technicians, building mechanics, auto mechanics, electronic technicians, custodial personnel, ground keepers and warehouse personnel that represents Fulton County and Department of Real Estate and Asset Management (DREAM).

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Uniforms and Related Accessories reflect the current market. This service was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Section 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated/expenditures as of 7/29/2025, $47,535.00
FY2024 The County spent $4,047.00
FY2023 The County spent $32,121.00
FY2022 The County spent $38,719.94
FY2021 The County spent $9,104.50
FY2020 There were no uniforms expenditures, the County rescind the Contract #19ITBC0501144C-MH

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   No uniforms would be provided for department technical personnel. Also Uniforms readily identify staff to the public and other county personnel this in turn aids customer service and assistance to the afford mentioned individuals.

Frederick Tindal
Fred Tindal, Materials Management Manager — August 1, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis, Director — August 1, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0662 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB1358450C-JNJ, HVAC Water Treatment in the amount not to exceed $100,000.00, with BenCon Enterprises, Inc. dba Superior Water Services (Marietta, GA), to provide water treatment services for HVAC chilled water systems in forty-seven (47) Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide HVAC Water Treatment services in the chilled water systems of 47 Fulton County facilities. Over time, chilled water piping in closed-loop HVAC systems can develop scale, corrosion, and biological growth. This contract provides for the testing of chilled water and the associated chemical treatment to improve system efficiency, extend equipment life, reduce maintenance costs, and enhance environmental health and safety.

Scope of Work: The Scope of Work includes but not limited to perform the following tasks:

A. Ensure the quality of water conforms to relevant specifications by ASME (American Society of Mechanical Engineers) and ASHRAE (American Society for Heating, Refrigeration and Air Conditioning Engineers).
B. Maintain and monitor all chemical feed equipment necessary for maintaining the Water Treatment Program on all equipment listed.
C. Deliver needed chemicals at the required concentration and frequency.
D. Inspect and maintain the chemical equipment and make corrective actions as required to meet the requirements in paragraph A above.
E. Collect and analyze samples periodically and determine the type of treatment required.
F. Analyze treated water to confirm that it is within specified parameters.
G. Review the dosing system and chemicals, water feed rate, and bleed rate to ensure quality of treated water.
H. Advise the County's representative of any unusual circumstances in the system that will adversely affect water quality. Such report shall be made within two (2) days of observing a problem.
I. Visit the sites as per the schedule shown and arrange to schedule with representatives of the County the exact date and time of visit to various facilities.
J. Store all chemicals/materials and dispose of waste in a manner strictly in compliance with relevant EPA and/or OSHA regulations.
K. Display the MSD related to all the chemicals used in the storage and dosing areas.
L. Provide written reports on the quality of water after each visit. The test report shall include all the parameters mentioned above or other information confirming the parameters.
M. Provide inspections, upon request within a two (2) day notification period and have qualified personnel available and on-call twenty-four (24) hours per day/seven (7) days per week to meet emergency requirements.
N. Provide verifiable user/application referral list to demonstrate a minimum of five (5) years safe and effective in-service use and efficiency.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the amount of $100,000.00, is an increase of $30,000.00 over FY2025. The original contract award was for 7-months beginning on June 1, 2025, with BenCon Enterprises, Inc. dba Superior Water Services in the total amount not to exceed $70,000.00 through December 31, 2025, with two renewal options. This renewal contract will be for a full 12 months in FY2026.

This is a time and materials contract. The requested spending authority in the total amount of $100,000.00 for FY2026 will cover the costs for any situation that may arise for dosing related chemical/materials for treatment on and disposal of waste from a variety of water systems: Cooling Tower, Hot Water Systems, Chilled Water Systems, and Low-Pressure Steam Boilers for

approximately 47 Fulton County facilities.

Project Implications: This service keeps the County compliant with industry best practices intended to eliminate harmful buildup in the chilled water piping of closed loop HVAC systems.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the Department cannot provide the necessary water treatment services to protect HVAC systems across the County.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	6/1/25	$70,000.00
1st Renewal			**$100,000.00**
Total Revised Amount			$170,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$100,000.00**

Prime Vendor: **BenCon Enterprises, Inc. dba Superior Water Services**
Prime Status: **Non-Minority**
Location: **Marietta, GA**
County: **Cobb County**
Prime Value: **$100,000.00 or 100.00%**

Total Contract Value: **$100,000.00 or 100.00%**
Total Certified Value **$00.00**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$70,000.00
Previous Adjustments:	$0.00
This Request:	$100,000.00
TOTAL:	$170,000.00

Fiscal Impact / Funding Source

Funding Line 1:
100-520-5225-1116: General, Real Estate and Asset Management, Building Maintenance- $100,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: New Vendor

Would you select/recommend this vendor again?
Yes

Report Period Start: **N/A**
Report Period End: **N/A**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1358450C-JNJ

BID/RFP# TITLE: HVAC Water Treatment

ORIGINAL APPROVAL DATE: June 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $100,000.00

COMPANY'S NAME: BenCon Enterprises, Inc. dba Superior Water Services

ADDRESS: 834 W. Atlanta St.

CITY: Marietta

STATE: Georgia

ZIP: 30060

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**BENCON ENTERPRISES, INC. DBA SUPERIOR WATER SERVICES**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Eric Dotson** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Director of Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM

DATE: August 26, 2025

SUBJECT: Contractor's Performance Report – HVAC Water Treatment, #25ITB1358450C-JNJ

The Contractor listed below has not been established as a contractor/vendor in BidNet due to the new Contract Agreement just been established and therefore cause for no evaluation for their performance at this time. Once the Contractor is established into BidNet, then a complete performance evaluation for that (quarterly) period will be done by the Department representative (Project Manager):

PROJECT: HVAC Water Treatment

PROJECT NO.: 25ITB1358450C-JNJ

CONTRACTOR: BenCon Enterprises, Inc. dba Superior Water Services
834 W. Atlanta St.
Marietta, GA 30060

POC: Eric Dotson

PHONE: (470) 758-7220

EMAIL: edotson@superiorwatr.com

If you have any questions, please contact Harry Jordan at (404) 612-5933.

DD/CS/hj

C: Tim Dimond, Deputy Director, DREAM
John Adams, Administrator, DREAM
Dexter Dyer, Building Maintenance Manager, DREAM
Carlos Sutton, Trades Manager, DREAM
Harry Jordan, Contract Administrator, DREAM
Kay Flowers, Contract Administrator, Purchasing & Contract Compliance

Contract Renewal Evaluation Form

Date:	**July 29, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB1358450C-JNJ**
Contract Title:	**HVAC Water Treatment**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

The scope of work for this contract cannot be reduced because we do not have the in-house capabilities of required equipment, tools, skills, and in-house staff to provide this service. This service provides HVAC Water Treatment for variety of water systems: Cooling Tower (CT), Hot Water Systems (HWS), Chilled Water Systems CWS), and Low-Pressure Steam Boilers (LPSB) for approximately 47 Fulton County facilities.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Boiler Inspection do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code of Ordinances Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.

Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** **x No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** **x No**
How does pricing compare to Fulton County's award contract?	**We are not able to compare cost with others**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
   FY2025 The County allocated expenditures as of 7/29/2025, $30,000.00
   FY2024 The County has spent $97,312.95
   FY2023 The County spent $2,687.05

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** **X No**
   (Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** **X No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☐ **No** **If yes, attach the analysis.**

This service cannot be performed in-house because the DREAM does not have enough qualified and experienced technicians necessary to perform this kind of work.

7. **What would be the impact on your department if this contract was not approved?**

If this contract is not renewed, the department will not be able to provide HVAC water treatment on variety of water systems throughout Fulton County.

Dexter Dyer
Dexter Dyer, Building Maintenance Manager
Carlos Sutton, Trades Manager

August 24, 2025

Prepared by | **Date**

Joseph Davis
Joseph N. Davis, Director

August 24, 2025

Department Head | **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0663 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24ITB143401C-JNJ, Electronic Equipment Recycling Services with Novus Solutions, LLC (Marietta, GA), to provide pick-up of all salvaged computers and electronic equipment and deliver them to an approved and licensed recycling facility for Fulton County. This is a revenue generating contract. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This is a revenue generating contract through which DREAM will coordinate and manage the collection of salvaged electronic equipment from all County Departments. The County is subject to EPA, Federal, state of Georgia, Georgia D.O.T, OSHA, and Fulton County environmental regulations, and this contract allows the County to adhere to those regulations.

Scope of Work: The Scope of Work includes, but is not limited to:

1. The contractor shall provide all transportation services, storage containers, materials, equipment, technical and management support, personnel required to perform the services requested by the County.

2. All computers and electronic equipment shall be picked up by the Contractor and delivered to an approved and licensed recycling facility. At the facility, the computers shall be disassembled, reclaimed, and prepared for marketing as raw materials in a manner that constitutes recycling as defined by and in strict adherence and compliance with EPA, Federal, state of Georgia, Georgia D.O.T, OSHA, Fulton County environmental regulations, and all applicable federal, state, and local governmental entities. All recycling services shall meet and comply with all standards of EPA's Resource Conservation and Recovery Act (RCRA).

3. Recycling Bidder must be certified by either Responsible Recycling Practices (R2) or e-stewards. Additionally, contractor must be ISO 14001 and OHSAS 18001 certified. Copy of certification is required with submittal of bid.

4. The following items are some examples of electronic equipment scrap that will be discarded:

    - Computers
    - Laptops
    - Computer Monitors
    - Keyboards
    - Mice
    - Scanners
    - Printers
    - Hard Drives
    - Tape Drives
    - Fax Machines
    - Calculators

5. Fulton County's IT Department will remove all hard drives from all salvaged computers delivered to the Surplus Warehouse.

Community Impact: This contract benefits the community by reducing environmental pollution from hazardous materials such as lead and mercury, conserving valuable natural resources, and promoting a circular economy by recovering materials for new products.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

Project Implications: This service not only generates a revenue stream for the County, but it also allows the County to contribute to overall environmental health and safety.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the Department will not be able to provide electronic equipment recycling services with revenue generation for Fulton County.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0698	11/6/24	Revenue Generating
1st Renewal			**Revenue Generating**
Total Revised Amount			Revenue Generating

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$Revenue generated**

Prime Vendor: **NOVUS Solutions, LLC**
Prime Status: **Non-Minority**
Location: **Marietta, GA**
County: **Cobb County**
Prime Value: **$Revenue generated**

Total Contract Value: **$Revenue generated**
Total M/FBE Value: **$-0-**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount: Revenue Generating

Previous Adjustments:	$0.00
This Request:	Revenue Generating
TOTAL:	Revenue generating

Fiscal Impact / Funding Source

Funding Line 1:

Revenue will be deposited into 100-520-2706-6070: General, Real Estate and Asset Management, Revenue

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

CPR Memo- Novus Solutions, LLC

Would you select/recommend this vendor again?
Yes

Report Period Start: **N/A**

Report Period End: **N/A**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB143401C-JNJ

BID/RFP# TITLE: Electronic Equipment Recycling Services

ORIGINAL APPROVAL DATE: November 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: Revenue Generating

COMPANY'S NAME: Novus Solutions, LLC

ADDRESS: 925 Industrial Park Drive

CITY: Marietta

STATE: Georgia

ZIP: 30062

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**NOVUS SOLUTIONS, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**John Flynn** **Owner**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Director of Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM JD

DATE: August 24, 2025

SUBJECT: Contractor's Performance Report – Novus Solutions, LLC

The Contractor listed below has not been established as a contractor/vendor in BidNet and therefore the Department cannot evaluate on their performance at this time. Once the Contractor is established into BidNet, then a complete performance evaluation for that (quarterly) period will be done by the Department representative (Project Manager):

PROJECT: Electronic Equipment Recycling Services

PROJECT NO.: 24ITB143401C-JNJ

CONTRACTOR: Novus Solutions, LLC
925 Industrial Park Drive
Marietta, GA 30062

POC: John Flynn

PHONE: (678) 416-6384

EMAIL: jflynn@novussolutionsllc.com

If you have any questions, please contact Harry Jordan at (404) 612-5933.

FT/hj

C: Tim Dimond, Deputy Director, DREAM
John Adams, Administrator, DREAM
Frederick Tindal, Materials Management Manager, DREAM
Harry Jordan, Contract Administrator, DREAM
Kay Flowers, Contract Administrator, Purchasing & Contract Compliance

Contract Renewal Evaluation Form

Date:	**July 2, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**24ITB143401C-JNJ**
Contract Title:	**Electronic Equipment Recycling Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This contract allows the county to adhere to state law regarding recycling services of salvaged electronic equipment for the Department of Real Estate and Asset Management on a revenue generating contract.

   DREAM will coordinate and manage the collection of salvaged electronic equipment from all County Departments. Georgia law stipulates that adherence and compliance with EPA, Federal, state of Georgia, Georgia D.O.T, OSHA, and Fulton County environmental regulations. This contract will allow the County to be compliant these regulations.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	**None**
Percent difference between internet price and renewal price:	Click here to enter text.

   Explanation / Notes:

   The prices for Electronic Equipment Recycling Services do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this Purchasing Code Selection 102-373, all Competitive Sealed Bid.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**There is no comparison**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County received $26,908.60 in revenue as of 7/2/2025
FY2024 The County received $11,607.50 in revenue.
FY2023 The County received $20,456.00 in revenue.
FY2022 The County received $18,757.50 in revenue.
FY2021 The County received $45,914.20 in revenue.
FY2020 The County received $14,000.00 in revenue

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If this contract is not approved, the Department will not be able to provide electronic equipment recycling services with revenue generating for Fulton County. DREAM would not receive revenue for discarded electronics and would also have to pay for recycling of the materials and equipment.

Frederick Tindal Frederick Tindal, Materials Management Mgr.	July 2, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director, DREAM	July 24, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0664 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 25ITBC1368307C-JNJ, HVAC Equipment and Parts in the total amount not to exceed $110,000.00 with Shelton Supply dba F. M. Shelton, Inc. (Atlanta, GA), to provide HVAC equipment and parts on an “as needed” basis for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides original equipment manufacturer heating, ventilation, and air conditioning parts and supplies on an as-needed basis. The contract provides support for the Department of Real Estate and Asset Management HVAC unit by providing the materials and supplies needed to facilitate in-house equipment repair and preventive maintenance on approximately 1,000 existing air conditioning systems ranging from 10,000 to 25,000 BTUs throughout the County. The department receives an average of 2,000 HVAC work orders per year for maintenance issues.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the total amount of $110,000.00 is an increase of $10,000.00 over 2025. The authority increase is due to the following: 1) increased costs associated with recently imposed tariffs and 2) this renewal contract will be for a full 12 -month period in FY2026, versus the 7 -month term in FY2025.

Project Implications: This contract provides all the necessary HVAC equipment and parts needed to support the in-house HVAC maintenance staff.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the Department will not have the ability to provide HVAC equipment and parts to in-house HVAC maintenance staff.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	6/1/25	$100,000.00
1st Renewal			**$110,000.00**
Total Revised Amount			$210,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$110,000.00**

Prime Vendor: **Shelton Supply dba F. M. Shelton, Inc.**
Prime Status: **African American Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$110,000.00 or 100.00%**

Total Contract Value: **$110,000.00 or 100.00%**
Total M/FBE Value: **$110,000.00 or 100.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Agenda Item No.: 25-0664 **Meeting Date:** 9/17/2025

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$100,000.00
Previous Adjustments:	$0.00
This Request:	$110,000.00
TOTAL:	$210,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1450: General, Real Estate and Asset Management, Maintenance Supplies- $110,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 94

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**
Report Period End: **3/31/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1368307C-JNJ

BID/RFP# TITLE: HVAC Equipment and Parts

ORIGINAL APPROVAL DATE: June 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $110,000.00

COMPANY'S NAME: Shelton Supply dba F. M. Shelton, Inc.

ADDRESS: 1434 Ralph D. Abernathy Blvd #1

CITY: Atlanta

STATE: Georgia

ZIP: 30310

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**SHELTON SUPPLY DBA F. M. SHELTON, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Fawn Shelton** **CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E9
Project	HVAC Equipment and Parts
Project Number	22ITBC132961C-MH
Supplier	F.M. Shelton Inc
Supplier Project Contact	Cynthia R Kendrick (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	01/01/2025 to 03/31/2025
Effective Date	04/08/2025
Evaluation Type	Formal
Interview Date	03/31/2025
Expectations Meeting Date	03/31/2025
Status	Completed
Publication Date	04/08/2025 09:49 AM EDT
Completion Date	04/08/2025 09:49 AM EDT
Evaluation Score	94

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments *Not Specified*

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 31, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITBC1368307C-JNJ**
Contract Title:	**HVAC Equipment and Parts**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Procurement of more energy efficient HVAC Units that require less expensive and a more environmentally friendly refrigerant. These contracts provide HVAC manufacturer equipment and replacement parts on an as needed basis. The contracts provide support for the Department of Real Estate and Asset Management Heating, Ventilation, and Air Conditioning staff to perform required maintenance, diagnostic testing, and repairs on approximately 1,000 existing air conditioning systems ranging from 10,000 to 25,000 BTUs throughout the County.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for HVAC Equipment and Parts do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025: The County allocated/expenditures as of 7/30/2025, $100,000.00/$6,919.74
FY2024: The County spent $67,506.36
FY2023: The County spent $79,494.62
FY2022: The County spent $70,000.00
FY2021: The County spent $62,968.51

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

DREAM would not have the ability to procure HVAC equipment and parts to the in-house HVAC Maintenance staff that perform required maintenance service and repairs. Also, would not be able to provide climate controlled clean air facility environments for its citizens and staff.

Frederick Tindal
Fred Tindal, Materials Management Manager

Prepared by

July 31, 2025

Date

Joseph Davis
Joseph N. Davis, Director

Department Head

July 31, 2025

Date

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0665 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITBC1352939C-JH, Plumbing Supplies and Related Items in the total amount not to exceed $90,000.00 with (A) Plumbing Distributors, Inc. (Lawrenceville, GA) in the amount not to exceed $50,000.00; (B) Levonne Industries, LLC (Atlanta, GA) in the amount not exceed $20,000.00; and (C) Equiparts Corp, (Oakmont, PA) in the amount not exceed $20,000.00, to provide plumbing supplies and related items for Fulton County facilities on an "as needed" basis. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background

Scope of Work: These contracts provide all the necessary plumbing parts and supplies on an "as needed" basis for DREAM's in-house Plumbing Maintenance staff to perform repairs to various

plumbing systems Countywide. DREAM's Material Management unit maintains a warehouse inventory of over 750 different types of plumbing materials and supplies.

Community Impact: None that the Department is aware of.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the total amount of $90,000.00 for 2026 is an increase of $10,000.00 over 2025 due to the impact of recently imposed trade tariffs. The original awards were initially for 8 months, and the County approved and executed the original contracts (102-369) on May 1, 2025, with an initial term through December 31, 2025 and two renewal options.

Project Implications: These contracts provide all the necessary supplies and equipment needed to support the in-house Plumbing Maintenance and HVAC Maintenance staff.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the Department will not have plumbing materials needed for County plumbing and HVAC system repairs.

Contract Modification

(A) **Plumbing Distributors, Inc.**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/25	$50,000.00
1st Renewal			**$50,000.00**
Total Revised Amount			$100,000.00

(B) Levonne Industries, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/25	$20,000.00
1st Renewal			**$20,000.00**
Total Revised Amount			$40,000.00

(C) Equiparts Corp

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/25	$10,000.00
1st Renewal			**$20,000.00**
Total Revised Amount			$30,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $90,000.00

(A)
Contract Value: $50,000.00
Prime Vendor: Plumbing Distributors, Inc.
Prime Status: Non-Minority
Location: Lawrenceville, GA
County: Gwinnett County
Prime Value: $50,000.00 or 100.00%

Total Contract Value: $50,000.00 or 100%
Total Certified Value: -0-

(B)
Contract Value: $20,000.00
Prime Vendor: Levonne Industries, LLC
Prime Status: African American Black Female Business
Location: Atlanta, GA
County: Fulton County
Prime Value: $20,000.00 or 100%

Total Contract Value: $20,000.00 or 100.00%
Total Certified Value: $20,000.00 or 100.00%

(C)
Contract Value: $20,000.00
Prime Vendor: Equiparts Corp,
Prime Status: Non-Minority
Location: Oakmont, PA
County: Allegheny County
Prime Value: $20,000.00 or 100%

Total Contract Value: $20,000.00 or 100.00%
Total Certified Value: $-0-

Grand Contract Value: $90,000.00 or 100.00%
Grand M/FBE Value: $20,000.00 or 22.22%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Agenda Item No.: 25-0665 **Meeting Date:** 9/17/2025

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$80,000.00
Previous Adjustments:	$0.00
This Request:	$90,000.00
TOTAL:	$170,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1450: General, Real Estate and Asset Management, Maintenance Supplies- $90,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

Plumbing Distributors, Inc.	85
Levonne Industries, LLC	85
Equiparts Corp	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department of Real Estate & Asset Management

BID/RFP NUMBER: 25ITBC1352939C-JH(A)

BID/RFP TITLE: Plumbing Supplies and Related Items

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Plumbing Distributors Inc

ADDRESS: 242 Culver Street S

CITY: Lawrenceville

STATE: GA

ZIP: 30046

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Plumbing Distributors Inc**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Michael Russell** **Outside Sales**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department of Real Estate & Asset Management

BID/RFP NUMBER: 25ITBC1352939C-JH(B)

BID/RFP TITLE: Plumbing Supplies and Related Items

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $20,000.00

COMPANY'S NAME: Levonne Industries, LLC

ADDRESS: 1910 Cedar Glenn Way

CITY: Atlanta

STATE: GA

ZIP: 30339

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Levonne Industries, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners** **ATTEST:**	**Sarina Bell** **Project Director** **ATTEST:**
Tonya R. Grier **Clerk to the Commission** **(Affix County Seal)** **AUTHORIZATION OF RENEWAL:**	**Secretary/** **Assistant Secretary** **(Affix Corporate Seal)** **ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department of Real Estate & Asset Management

BID/RFP NUMBER: 25ITBC1352939C-JH(C)

BID/RFP TITLE: Plumbing Supplies and Related Items

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $20,000.00

COMPANY'S NAME: Equiparts Corp

ADDRESS: 120 Pennsylvania Ave

CITY: Oakmont

STATE: PA

ZIP: 15139

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Equiparts Corp**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Courtney Scalzott** **Inside Sales**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Plumbing Supplies and Related Items
Project Number	25ITBC1352939C-JH
Supplier	Plumbing Distributors Inc
Supplier Project Contact	Michael Russell (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/01/2025
Evaluation Type	Formal
Interview Date	08/01/2025
Expectations Meeting Date	08/01/2025
Status	Completed
Publication Date	08/01/2025 11:40 AM EDT
Completion Date	08/01/2025 11:40 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Plumbing Supplies and Related Items
Project Number	25ITBC1352939C-JH
Supplier	Levonne Industries, LLC
Supplier Project Contact	Sarina Bell (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/01/2025
Evaluation Type	Formal
Interview Date	08/01/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/01/2025 11:35 AM EDT
Completion Date	08/01/2025 11:35 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Plumbing Supplies and Related Items
Project Number	25ITBC1352939C-JH
Supplier	Equiparts Corp
Supplier Project Contact	Courtney Scalzott (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/01/2025
Evaluation Type	Formal
Interview Date	08/01/2025
Expectations Meeting Date	08/01/2025
Status	Completed
Publication Date	08/01/2025 11:37 AM EDT
Completion Date	08/01/2025 11:37 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 31, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITBC1352939C-JH**
Contract Title:	**Plumbing Supplies and Related Items**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Standardization of equipment for facilities and researching and purchasing the most energy efficient equipment possible. These contracts provide all the necessary plumbing parts and supplies on an as needed basis for the Department of Real Estate and Asset Management staff to perform repair and maintenance services to the plumbing systems at all Fulton County facilities of north, south and downtown areas.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Plumbing Supplies and Related Items do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated/expenditures as of 7/30/2025, $47,708.17
FY2024 The County spent $79,943.32
FY2023 The County spent $97,397.72
FY2022 The County spent $65,406.12
FY2021 The County spent $45,005.05

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

Department will not be able to provide plumbing supplies and related items to support in-house roving staff for countywide services. Also, it would not be able to make emergency and routine repairs to facilities plumbing infrastructure.

Fred Tindal, Material Management Manager *Frederick Tindal*	July 31, 2025
Prepared by	**Date**
Joseph Davis Joseph N. Davis, Director	July 31, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0666 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 24ITBC143872C-JH, Janitorial Supplies and Equipment in the total amount not to exceed $50,000.00 with (A) Atlantic Tape and Packaging (Peachtree City, GA) in the amount not to exceed $20,000.00; (B) Agni Enterprises, LLC, dba Head to Heels Safety Supplies (Miami Lakes, FL) in the amount not to exceed $20,000.00; and (C) Southeastern Paper Group, LLC (Atlanta, GA) in the amount not to exceed $10,000.00, to provide janitorial supplies and equipment on an “as needed” basis for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These contracts provide janitorial supplies and equipment on an “as needed” basis to support the DREAM in-house janitorial teams that are responsible for cleaning designated Fulton County facilities.

Scope of Work: These contracts provide all the necessary janitorial and equipment needed to support the in-house janitorial roving team and floor crew that is responsible for cleaning various Fulton County facilities located in north, south, and downtown locations. These facilities have a total square footage of 93,127. The products have all been tested and evaluated by staff and are currently in use by the Department of Real Estate and Asset Management. These janitorial products will be purchased on “as needed” basis.

Community Impact: None that the Department is aware.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested total spending authority in the total amount of $50,000.00 is sufficient to cover the costs to procure janitorial supplies and equipment for Fulton County for FY2026.

Project Implications: These contracts provide all the necessary janitorial supplies and equipment needed to support the in-house janitorial roving team and floor crew.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the Department will not be able to provide janitorial supplies and equipment to support the in-house janitorial roving team and floor crew for selected Fulton County facilities countywide.

Contract Modification

(A)Atlantic Tape and Packaging

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	3/1/25	$17,000.00
1st Renewal			**$20,000.00**
Total Revised Amount			$37,000.00

(B)Agni Enterprises, LLC dba Head to Heels Safety Supplies

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	3/1/25	$20,000.00
1st Renewal			**$20,000.00**
Total Revised Amount			$40,000.00

(C)Southeastern Paper Group, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	3/1/25	$12,000.00
1st Renewal			**$10,000.00**

Total Revised Amount			$22,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: $50,000.00

(A)
Prime Vendor: Atlantic Tape and Packaging
Prime Status: White Female Business Enterprise
Location: Peachtree City, GA
County: Fulton County
Prime Value: $20,000.00 or 100.00%

Total Contract Value: $20,000.00 or 100.00%
Total Certified Value: $20,000.00 or 100.00%

(B)
Prime Vendor: Agni Enterprises, LLC dba Head to Heels Safety Supplies
Prime Status: Asian Female Business Enterprise
Location: Miami Lakes, FL
County: Clayton County
Prime Value: $20,000.00 or 100.00%

Total Contract Value: $20,000.00 or 100.00%
Total Certified Value: $20,000.00 or 100.00%

(C)
Prime Vendor: Southeastern Paper Group, LLC
Prime Status: Non-Minority
Location: Atlanta, GA
County: Fulton County
Prime Value: $10,000.00 or 100.00%

Total Contract Value: $10,000.00 or 100.00%
Total Certified Value: $-0-

Grand Contract Value: $50,000.00 or 100%
Grand Certified Value: $40,000.00 or 80.00%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Agenda Item No.: 25-0666 **Meeting Date:** 9/17/2025

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$49,000.00
Previous Adjustments:	$0.00
This Request:	$50,000.00
TOTAL:	$99,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1450: General, Real Estate and Asset Management, Maintenance Supplies- $50,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

Atlantic Tape and Packaging	100
Agni Enterprises, LLC dba Head to Heels Safety Supplies	94
Southeastern Paper Group, LLC	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 24ITBC143872C-JH

BID/RFP TITLE: Janitorial Supplies and Equipment

ORIGINAL APPROVAL DATE: March 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $20,000.00

COMPANY'S NAME: Atlantic Tape and Packaging

ADDRESS: 100 Gardner Park, Suite 200

CITY: Peachtree City

STATE: GA

ZIP: 30269

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Atlantic Tape and Packaging**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Gayle Wolske** **Vice President of Supply Chain**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 24ITBC143872C-JH

BID/RFP TITLE: Janitorial Supplies and Equipment

ORIGINAL APPROVAL DATE: March 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $20,000.00

COMPANY'S NAME: Agni Enterprises, LLC (dba) Head to Heels Safety Supplies

ADDRESS: 9021 SW 94th Street, Apt 510

CITY: Miami

STATE: FL

ZIP: 33176

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Agni Enterprises, LLC (dba) Head to Heels Safety Supplies**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Subbarayan R Pochi,** **Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 24ITBC143872C-JH

BID/RFP TITLE: Janitorial Supplies and Equipment

ORIGINAL APPROVAL DATE: March 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $10,000.00

COMPANY'S NAME: Southeastern Paper Group, LLC

ADDRESS: 2400 Sullivan Road

CITY: Atlanta

STATE: GA

ZIP: 30337

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	Southeastern Paper Group, LLC
Robert L. Pitts, Chairman **Fulton County Board of Commissioners** **ATTEST:**	**Chad Cannon** **Sales Representative** **ATTEST:**
Tonya R. Grier **Clerk to the Commission** **(Affix County Seal)** **AUTHORIZATION OF RENEWAL:**	**Secretary/** **Assistant Secretary** **(Affix Corporate Seal)** **ATTEST:**
Joseph Davis, Director **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Janitorial Supplies and Equipment
Project Number	24ITBC143872C-JH
Supplier	Atlantic Tape
Supplier Project Contact	Leah Thompson (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/14/2025
Evaluation Type	Formal
Interview Date	07/14/2025
Expectations Meeting Date	07/14/2025
Status	Completed
Publication Date	07/14/2025 08:00 AM EDT
Completion Date	07/14/2025 08:00 AM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, no quality problems, all performance/specification requirements met, minor problems, highly effective corrective actions.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments *Not Specified*

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments *Not Specified*

COST CONTROL **20/20**

Rating

Outstanding: Compliance with contract pricing, all cost discrepancies are clearly identified with explanation; compliance with invoice submission requirements/price substantiation.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Janitorial Supplies and Equipment
Project Number	24ITBC143872C-JH
Supplier	Agni Enterprises, LLC (dba) Head to Heels Safety Supplies
Supplier Project Contact	Subbarayan R Pochi (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/14/2025
Evaluation Type	Formal
Interview Date	07/14/2025
Expectations Meeting Date	07/14/2025
Status	Completed
Publication Date	07/14/2025 08:02 AM EDT
Completion Date	07/14/2025 08:02 AM EDT
Evaluation Score	94

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, no quality problems, all performance/specification requirements met, minor problems, highly effective corrective actions.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **20/20**

Rating

Outstanding: Compliance with contract pricing, all cost discrepancies are clearly identified with explanation; compliance with invoice submission requirements/price substantiation.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Janitorial Supplies and Equipment
Project Number	24ITBC143872C-JH
Supplier	Southeastern Paper Group, LLC
Supplier Project Contact	Chad Cannon (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/14/2025
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Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

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Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 31, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**24ITBC143872C-JH**
Contract Title:	**Janitorial Supplies and Equipment**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Narrowed product line to four chemicals to reduce stock on hand and standardize cleaning chemical line. These contracts provide all the necessary janitorial supplies and equipment needed to support the in-house roving team and floor crew that is responsible to clean various Fulton County north, south, and downtown area locations. These facilities have a total square footage of 93,127. The products have all been tested and evaluated by staff and are in current use by the Department of Real Estate and Asset Management. These janitorial products will be purchased on “as needed” basis

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Janitorial Supplies and Equipment do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated/expenditures as of 7/30/2025, $8,956.06
FY2024 The County spent $16,613.87
FY2023 The County spent $24,470.47
FY2022 The County spent $$30,000.00
FY2021 The County spent $40,295.89
FY2020 The County spent $26,747.57

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   DREAM would not be able to fulfill basic rest room cleaning functions, these conditions would lead to an unsanitary environment for our customers and staff.

Frederick Tindal
Fred Tindal, Material Management Manager — July 31, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis, Director — July 31, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0667 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138765K-CRB, Standby Professional Services for Environmental Engineering & Testing Services in the total amount not to exceed $150,000.00 with (A) Atlas Technical Consultants, Inc (Duluth, GA), in the amount not to exceed $50,000.00; (B) Nova Engineering & Environmental, LLC (Kennesaw, GA), in the amount not to exceed $50,000.00; and (C) Oasis Consulting Services (Roswell, GA), in the amount not to exceed $50,000.00, to provide standby environmental engineering and testing services on an “as needed task order assignment” basis for a variety of professional services projects in support of the Department of Real Estate and Asset Management. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background The contract scope is for one or more stand-by contracts for each group or discipline identified to provide standby environmental engineering and testing services on an “as

needed-task order assignment" basis for a variety of professional services projects in support of the Department of Real Estate and Asset Management.

Scope of Work: The services include but are not limited to the following:

1. Pre-Design and Pre-Construction Activities:
   (a) Perform various Land Acquisition functions
   (b) Geotechnical, archeological, and environmental surveys

2. Environmental Engineering, Materials Testing & Inspections Services (EETI):
   (a) Asbestos, lead based paint and contaminated soil surveys
   (b) Geotechnical sampling, testing, and reporting
   (c) Water testing & surveys
   (d) Phase I & II environmental assessments

3. Indoor Air Quality Services (IAQ):
   (a) Qualified visual inspection for identifying indoor microbial and/or chemical contaminant
   (b) Direct-reading measurements of temperature, relative humidity, and carbon dioxide in air
   (c) Air sampling using IAQ-specific methodologies
   (d) Sample analysis performed by a laboratory, accredited, or certified by State of GA EPA

4. Code Required Special Construction Materials Inspection Services (SCMI):
   (a) IBC Required Verification and Inspection of Steel Construction
   (b) IBC Required Verification and Inspection of Concrete Construction
   (c) IBC Required Verification and Inspection of Masonry Construction
   (d) Construction Material Testing, Inspections

Community Impact: This contract allows DREAM to test and ensure proper air quality in County facilities visited by the public as well as to facilitate environmental testing associated with land acquisitions, construction projects, etc.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified and adopted for FY2026.

Project Implications: The intent of this professional services is for one or more firms to provide some, all or any combination of the various and diverse technical, professional, environmental engineering and testing services for the County on an "as-needed task order assignment" basis. Whenever services are requested by the County, the Contractor will submit a written proposal for the specific project based on the scope of services requested by the County

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the County does not

have the internal capacity, or the expertise, to perform these services.

Contract Modification

(A)Atlas Technical Consultants, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0090	2/7/24	$50,000.00
1st Renewal	24-0701	11/6/24	$50,000.00
2nd Renewal			**$50,000.00**
Total Revised Amount			$150,000.00

(B)Nova Engineering & Environmental, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0090	2/7/24	$50,000.00
1st Renewal	24-0701	11/6/24	$50,000.00
2nd Renewal			**$50,000.00**
Total Revised Amount			$150,000.00

(C)Oasis Consulting Services, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0090	2/7/24	$50,000.00
1st Renewal	24-0701	11/6/24	$50,000.00
2nd Renewal			**$50,000.00**
Total Revised Amount			$150,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$150,000.00**

(A)
Prime Vendor: **Atlas Technical Consultants, LLC**
Prime Status: **Non-Minority**
Location: **Duluth, GA**
County: **Gwinnett County**
Prime Value: **$50,000.00 or 100.00%**

Total Contract Value: **$50,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

(B)
Prime Vendor: **Nova Engineering & Environmental, LLC**
Prime Status: **Non-Minority**
Location: **Kennesaw, GA**
County: **Cobb County**
Prime Value: **$34,250.00 or 68.50%**

Subcontractor: **Analytical Environmental Services, Inc.**
Subcontractor Status: **White Female Business Enterprise**
Location: **Atlanta, GA**
County: **DeKalb County**
Subcontractor Value: **$5,500.00 or 11.00%**

Subcontractor: **2MNext**
Subcontractor Status: **Asian Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$3,000.00 or 6.00%**

Subcontractor: **GEOLAB Drilling, Inc**
Subcontractor Status: **Asian Female Business Enterprise**
Location: **Dacula, GA**
County: **Gwinnett County**
Subcontractor Value: **$2,500.00 or 5.00%**

Subcontractor: **Ecological Solutions, Inc**
Subcontractor Status: **Non-Minority**
Location: **Roswell, GA**
County: **Fulton County**
Subcontractor Value: **$500.00 or 1.00%**

Subcontractor: **OneVision Utility Services LLC**
Subcontractor Status: **Non-Minority**
Location: **Peachtree Corners, GA**
County: **Cobb County**
Subcontractor Value: **$500.00 or 1.00%**

Subcontractor: **WSP**
Subcontractor Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$3,750.00 or 7.50%**

Total Contract Value: **$50,000.00 or 100.00%**
Total Certified Value: **$11,000.00 or 22.00%**

(C)
Prime Vendor: **Oasis Consulting Services**
Prime Status: **White Female Business Enterprise**
Location: **Roswell, GA**
County: **Fulton County**
Prime Value: **$35,000.00 or 70.00%**

Subcontractor: **Analytical Environmental Services**
Subcontractor Status: **White Female Business Enterprise**
Location: **Atlanta, GA**
County: **DeKalb County**
Subcontractor Value: **$4,000.00 or 8.00%**

Subcontractor: **Professional Environmental Management**
Subcontractor Status: **White Female Business Enterprise**
Location: **Loganville, GA**
County: **Gwinnett County**
Subcontractor Value: **$2,500.00 or 5.00%**

Subcontractor: **RIO Geo Engineering**
Subcontractor Status: **Disadvantage Business Enterprise**
Location: **Lilburn, GA**
County: **Gwinnett County**
Subcontractor Value: **$8,500.00 or 17.00%**

Subcontractor: **GEO Lab, Inc.**
Subcontractor Status: **Asian Female Business Enterprise**
Location: **Dacula, GA**
County: **Gwinnett County**
Subcontractor Value: **TBD**

Total Contract Value: **$50,000.00 or 100.00%**
Total Certified Value: **$50,000.00 or 100.00%**

Grand Contract Value: **$150,000.00 or 100.00%**
Grand Certified Value: **$61,000.00 or 40.67%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Agenda Item No.: 25-0667 **Meeting Date:** 9/17/2025

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$150,000.00
Previous Adjustments:	$150,000.00
This Request:	$150,000.00
TOTAL:	$450,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$150,000.00 This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified" adopted for FY2026.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

Atlas Technical Consultants, LLC	82
Nova Engineering & Environmental, LLC	79
Oasis Consulting Services	88

Would you select/recommend this vendor again?
Yes

Report Period Start: **2/7/2025**

Report Period End: **5/6/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138765K-CRB (A)

BID/RFP# TITLE: Standby Professional Services for Environmental Engineering and Testing Services

ORIGINAL APPROVAL DATE: February 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Atlas Technical Consultants, LLC

ADDRESS: 2450 Commerce Ave., Ste. 100

CITY: Duluth

STATE: Georgia

ZIP: 30096-8910

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ATLAS TECHNICAL CONSULTANTS, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Todd Long** **GA Division Lead**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138765K-CRB (B)

BID/RFP# TITLE: Standby Professional Services for Environmental Engineering and Testing Services

ORIGINAL APPROVAL DATE: February 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Nova Engineering & Environmental, LLC

ADDRESS: 3900 Kennesaw 75 Pkwy, Suite 100

CITY: Kennesaw

STATE: Georgia

ZIP: 30144

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**NOVA ENGINEERING & ENVIRONMENTAL, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners** **ATTEST:**	**Nickolaus DaSantos** **Environmental Services Business Unit Manager** **ATTEST:**
Tonya R. Grier **Clerk to the Commission** **(Affix County Seal)** **AUTHORIZATION OF RENEWAL:**	**Secretary/** **Assistant Secretary** **(Affix Corporate Seal)** **ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138765K-CRB (C)

BID/RFP# TITLE: Standby Professional Services for Environmental Engineering and Testing Services

ORIGINAL APPROVAL DATE: February 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Oasis Consulting Services

ADDRESS: 45 Woodstock St.

CITY: Roswell

STATE: Georgia

ZIP: 30075

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	OASIS CONSULTING SERVICES
Robert L. Pitts, Chairman **Fulton County Board of Commissioners** **ATTEST:**	**Ashley Butterfield, P. G.** **Environmental Director, Environmental Solutions** **ATTEST:**
Tonya R. Grier **Clerk to the Commission** **(Affix County Seal)** **AUTHORIZATION OF RENEWAL:**	**Secretary/** **Assistant Secretary** **(Affix Corporate Seal)** **ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E3
Project	Standby Professional Services for Environmental Engineering & Testing Services
Project Number	23RFP138765K-CRB
Supplier	Atlas Technical Consultants, LLC
Supplier Project Contact	Deborah Moon (preferred language: English)
Performance Program	Professional Services
Evaluation Period	02/07/2025 to 05/06/2025
Effective Date	06/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	06/23/2025 12:32 PM EDT
Completion Date	06/23/2025 12:32 PM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Project Management that exceeds in most areas. Understanding of project objectives, risks and Contract requirements met requirements and required little direction from the User Department.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered on time of original completion date. Met project milestone dates. At times, proactive approach to monitoring and forecasting of project schedule.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **14/20**

Rating

Satisfactory: Deliverables meet requirements and have an average number of issues on reports and deliverables.

Comments Deliverables meet all requirements with no issues on reports and deliverables.

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments Co-operative and timely response to the User Department concerns.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance. User Department's satisfaction and expectations was met in all areas.

GENERAL COMMENTS

Comments Atlas worked well with the County.

Performance Evaluation Details

ID	E4
Project	Standby Professional Services for Env and Eng & Testing Services
Project Number	23RFP138765K-CRB
Supplier	NOVA Engineering & Environmental
Supplier Project Contact	Audra Sabin (preferred language: English)
Performance Program	Professional Services
Evaluation Period	02/07/2025 to 05/06/2025
Effective Date	06/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	06/23/2025 12:23 PM EDT
Completion Date	06/23/2025 12:23 PM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Contract requirements was above average and required little direction from the User Department.

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Delivered on schedule, Monitoring and forecasting of schedule as per Contract requirements.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments Deliverables met requirements in all areas and was of high quality.

COMMUNICATIONS AND CO-OPERATION **14/20**

Rating

Satisfactory: Satisfactory response to the User Department's requests and changes; Consultant involved in developing solutions and ensures prompt and appropriate action.

Comments Satisfactory response to the User Department's requests and changes.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance.

GENERAL COMMENTS

Comments Nova worked well with the County.

Performance Evaluation Details

ID	E3
Project	Standby Professional Services for Env and Eng & Testing Services
Project Number	23RFP138765K-CRB
Supplier	Oasis Consulting Services
Supplier Project Contact	Maria Rozear (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/31/2025 to 04/29/2025
Effective Date	06/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	06/23/2025 12:40 PM EDT
Completion Date	06/23/2025 12:40 PM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and issue management. Complete understanding of project objectives, risks and Contract requirements.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, Proactive approach to monitoring and forecasting of project schedule

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments Deliverables exceed requirements in all areas and items delivered are of high quality.

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments Co-operative and timely response to the User Department concerns.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance. No compliance issues. User Department's satisfaction exceeds expectations in all areas.

GENERAL COMMENTS

Comments Oasis was very professional and easy to work with.

Contract Renewal Evaluation Form

Date:	**June 23, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23RFP138765K-CRB**
Contract Title:	**Standby Professional Services for Environmental Engineering & Testing Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to provide standby professional environmental engineering and testing services. This service provides basic services that will consist of the following but not limited to: pre-design and construction, geotechnical, archeological, environmental surveys, environmental engineering, materials testing & inspections services (EETI), asbestos, lead based paint and contaminated soil surveys, geotechnical sampling testing and reporting, water testing & surveys, phase I & II environmental assessments, indoor air quality services (IAQ), and code required special construction materials inspection services (SCMI). This standby- environmental engineering and testing services program is on an “as needed-task task order assignment” basis.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	**Pricing comparable to current market.**
Different features / Conditions:	**Variable**
Percent difference between internet price and renewal price:	**Variable**

Explanation / Notes:

Prices received under this contract are compared to historical pricing, Gordian price book task pricing, and prevailing market rates in the Metro Atlanta area. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this bid is code Selection 102-374, Competitive Sealed Proposals.

☐ **Market Survey of other jurisdictions:**

Date contacted:	
Jurisdiction Name / Contact name:	**N/A**
Date of last purchase:	N/A
Price paid:	**N/A**
Inflation rate:	**N/A**
Adjusted price:	**N/A**
Percent difference between past purchase price and renewal price:	**N/A**
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

FY2025: The County has allocated expenditures of $6,456.00 as of 6/23/2025
FY2024 The County spent $3,000.00
FY2023: The County has spent $42,931.99
FY2022: The County has spent $20,200.00
FY2021: There were no expenditures
FY2020: The County has spent $24,735.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	
Price paid:	**N/A**
Inflation rate:	**N/A**
Adjusted price:	**N/A**

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Purchases are different pending requirement

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

The work performed under this contract requires specialty training and skills.

7. **What would be the impact on your department if this contract was not approved?**

   If these contracts are not approved, the Department does not have the professional licenses and designations required by code to perform these services in-house to the County. Environmental testing and specialty testing/engineering services would not be performed in a timely or cost-effective manner**.**

Sam T. Bakare, RA, CPM®
Sam Bakare, Administrator, Building Construction
Douglas Cummings, Construction Project Mgr.

July 28, 2025

Prepared by | **Date**

JD
Joseph N. Davis, Director

July 28, 2025

Department Head | **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0668 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1319085C-JNJ, Locks, Doors and Hardware Countywide in the total amount not to exceed $70,000.00 with (A) Overhead Door Company of Atlanta dba DH Pace Company, Inc. (Peachtree Corners, GA) in the amount not to exceed $40,000.00 and (B) Acme Security, Inc. (Smyrna, GA) in the amount not to exceed $30,000.00, to provide on-site locksmith services to include the installation of new locks and door hardware as required and to supply lock and door hardware on an “as needed” basis” for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background
These contracts furnish all parts, labor, equipment, transportation, and materials necessary to provide on-site locksmith services, to include the installation of new locks and door hardware as required on an “as needed” basis for Fulton County facilities. Additionally, this service provides

supplemental support to the staff during peak service periods. The Department of Real Estate and Asset Management handles most routine locksmith service calls. However, only a small percentage of the work can be completed in-house with current staff strength. The County has only two (2) locksmiths to serve more than 350 facilities.

The contract also covers costs for hardware (locks, key blanks including security keys, door closers and door hardware like handles) and about 70% of the total expenditure goes to the cost of hardware.

Community Impact: Provide security of all County-owned facilities via functioning locks and doors.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the amount of $70,000.00, is an increase of $10,000.00 over 2025. The original awards were initially for 8 months in 2025. The County approved and executed the original contracts on May 1, 2025, pursuant to Purchasing Code Section 102-369, in the total amount not to exceed $60,000.00 with (A) Overhead Door Company of Atlanta dba DH Pace Company, Inc. in the amount not to exceed $40,000.00 and (B) Acme Security, Inc. in the amount not to exceed $20,000.00, effective May 1, 2025, through December 31, 2025.

These are time and material contracts. The requested spending authority in the total amount of $70,000.00 will cover costs for the re-keying the facilities to support the Re-Imagine Project expand to other floors in the Government Center and Justice Center; and for the replacement/component parts and hourly locksmith services Countywide for FY2026.

Project Implications: These contracts provide all the necessary supply of locks, door hardware and locksmith services needed to support in-house maintenance staff.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the Department will not have the ability to address the needs for locks, door hardware and locksmith services, with its limited in-house staff.

Contract Modification

(A)Overhead Door Company of Atlanta dba D. H. Pace Company, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/2025	$40,000.00
1st Renewal			**$40,000.00**
Total Revised Amount			$80,000.00

(B)Acme Security, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	5/1/25	$20,000.00
1st Renewal			**$30,000.00**
Total Revised Amount			$50,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $70,000.00

(A)
Contract Value: $40,000.00

Prime Vendor: Overhead Door Company of Atlanta dba DH Pace Company, Inc.
Prime Status: Non-Minority
Location: Atlanta, GA
County: Fulton County
Prime Value: $40,000.00 or 100.00%

Total Contract Value: $40,000.00 or 100.00%
Total Certified Value: $00.00

(B)
Contract Value: $30,000.00

Prime Vendor: Acme Security, Inc.
Prime Status: Non-Minority
Location: Smyrna, GA
County: Cobb County
Prime Value: $30,000.00 or 100.00%

Total Contract Value: $30,000.00 or 100.00%
Total M/FBE Value: $00.00

Grand Contract Value: $70,000.00 or 100.00%
Grand M/FBE Value: $00.00

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Agenda Item No.: 25-0668 **Meeting Date:** 9/17/2025

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$60,000.00
Previous Adjustments:	$0.00
This Request:	$70,000.00
TOTAL:	$130,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $70,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

DH Pace Company, Inc.	76
Acme Security, Inc.	79

Would you select/recommend this vendor again?
Yes

Report Period Start:	**Report Period End:**
4/1/2025	**6/30/2025**

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1319085C-JNJ (A)

BID/RFP# TITLE: Locks, Doors and Hardware Countywide

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $40,000.00

COMPANY'S NAME: Overhead Door Company of Atlanta dba DH Pace Company, Inc.

ADDRESS: 5105 Avalon Ridge Parkway

CITY: Peachtree Corners

STATE: GA

ZIP: 30071

This Renewal Agreement No. __ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

AUTHORIZATION OF RENEWAL:

Joseph N. Davis, Director
Department of Real Estate and Asset Management

OVERHEAD DOOR COMPANY OF ATLANTA DBA D.H. PACE COMPANY, INC

Jeff Beatty
Vice President, District Manager

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County:_____

Commission Expires: _____

(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1319085C-JNJ (B)

BID/RFP# TITLE: Locks, Doors and Hardware Countywide

ORIGINAL APPROVAL DATE: May 1, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $30,000.00

COMPANY'S NAME: Acme Security, Inc.

ADDRESS: 3687 Chamblee Dunwoody Road

CITY: Chamblee

STATE: GA

ZIP: 30341

This Renewal Agreement No. __ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ACME SECURITY, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Meni Levi** **Owner**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E13
Project	Locks, Doors & Hardware Countywide
Project Number	21ITB130533C-GS
Supplier	DH Pace Company, Inc.
Supplier Project Contact	Jordan Fisher (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 07:47 AM EDT
Completion Date	07/01/2025 07:47 AM EDT
Evaluation Score	76

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Vendor provided goods and services of very good quality. Supplies complied with bid or design specifications and there has been no issues related to quality or goods or non-compliance with specifications

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments Vendor has made improvements in completing projects in time. There were no delays in executing projects. Their operations did not
cause serious impact on the operation of Fulton County's services

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments Vendor maintains very good relations with Fulton County through its Account Manager, who is generally very responsive and inclined to help. Continued assistance from and
coordination with the Accounts Manager and Fulton County lock shop is expected

CUSTOMER SATISFACTION **14/20**

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments Contractor's staff and representative made reasonably good response to contacts through email and phones. Vendor satisfactorily answered questions and requests for information

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments Vendor used bid prices for invoicing. Invoices are accurate and timely. Vendor also helps to chase payments by submitting periodic statement of invoices

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E13
Project	Locks, Doors & Hardware Countywide
Project Number	21ITB130533C-GS
Supplier	Acme Security
Supplier Project Contact	Michael Hassebrock (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 07:54 AM EDT
Completion Date	07/01/2025 07:54 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Vendor was not assigned many work orders during this quarter and those assigned were completed satisfactorily. The work was in compliance with requirements in the contract

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments There was no delay in completing any work and there was no serious impact to any operation on account of this.

BUSINESS RELATIONS **14/20**

Rating

Satisfactory: Response to inquiries and/or technical, service, administrative issues is consistently effective.

Comments Vendor responded reasonably well to all inquiries. Phone calls and emails related to status of completion of work were responded to in a timely manner.

CUSTOMER SATISFACTION **14/20**

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments Vendor's office and staff were responsive to calls and inquiries related to scheduling, completion and pricing for work. Calls to the vendor are responded in a timely manner.

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments There was no dispute involving invoices. Vendor used prices quoted in the ITB for invoices. Invoicing is accurate and invoices are submitted within time specified after completion of work. Provided good documentation of work done, in invoices

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 25, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB1319085C-JNJ**
Contract Title:	**Locks, Doors & Hardware Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This is contract used for augmenting the in-house resources. Fulton County has in its employment only two locksmiths and there are over 4 million square feet of building spaces owned or leased by County. This makes assistance from other sources necessary to keep buildings, movable assets, and people in the building secure. Use of this contract is limited to work that cannot be accomplished in-house.

   This contract is also used for procurement of security hardware which are not available for purchase in commercial hardware market.

   These contracts furnish all parts, labor, equipment, transportation, and materials necessary to provide on-site locksmith services, to include the installation of new locks and door hardware as required for Fulton County facilities on an "as needed" basis. Additionally, this service provides supplemental support to the staff during peak service periods. Department of Real Estate and Asset Management handles most routine locksmith service calls. However, only a small percentage of the work can be completed in-house with current staff strength. The County has only two locksmiths to serve more than 350 facilities.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	June 24, 2025
Price found:	**$ 75 (minimum)**
Different features / Conditions:	**None**
Percent difference between internet price and renewal price:	**22 %**

Explanation / Notes:

On an internet search for lock smith services, the Atlanta rates for hourly services was observed as $ 75 per hour. For a call of 3-hour duration, Fulton County will be required to pay $

225 based on this average. The lowest quote Fulton County received was $ 45 per hour plus $ 40 truck charges, with this contract it must pay only $175

Compared to any of the above the rates Fulton County is using are very inexpensive.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.	
Jurisdiction Name / Contact name:	Click here to enter text.	
Date of last purchase:		
Price paid:	Click here to enter text.	
Inflation rate:	Click here to enter text.	
Adjusted price:	Click here to enter text.	
Percent difference between past purchase price and renewal price:	Click here to enter text.	
Are they aware of any new vendors?	☐ **Yes**	☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes**	☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**	

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?

FY2025 The County allocated expenditures as of 6/18/2025, $0.00
FY2024 The County spent $48,051.54
FY2023 The County spent $47,468.48
FY2022 The County spent $90,411.03
FY2021 The County spent $34,783.90
FY2020 The County spent $37,642.87
FY2019 The County spent $44,212.09

3. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

4. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

5. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   Part of these services are performed in-house. However, County lacks capacity to complete all work through in-house resources.

6. **What would be the impact on your department if this contract was not approved?**
   If this contract is not approved, County will not be able to ensure security of its buildings and other assets. Lack of security can lead to situations like break-ins where County could be held liable for life and safety of employees, customers, and visitors.

Vijay Nair
Vijay Nair, Building Maintenance Manager — June 24, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis — July 16, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0669 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of a Sewer Easement Dedication of 4,985 square feet to Fulton County, a political subdivision of the State of Georgia, from PPF Industrial Mason Road, LLC, owner, for the purpose of constructing the QuickTrip No. 1770 Project at 5195 Mason Road, Union City, Georgia 30349.

Requirement for Board Action
Board Action is required pursuant to Appendix B of the Fulton County Code, the Zoning Resolution, Article XXXIV. - Development Regulations, 34.4.1 Land disturbance permit prerequisites.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☒
District 6 ☐

Is this a purchasing item?
No

Summary & Background

Scope of Work: The proposed QuickTrip No. 1770 Project, a commercial development, requires a connection to the County's sewer system. Fulton County development regulations require that all new sewer service line connections acknowledge Fulton County's ownership interests in the area(s) in which a connection is being made to the County's sewer system before issuing a Land Disturbance Permit. The easement area to be conveyed to the County consists of 4,985 square feet and is located in Land Lot 133 of the 9F District of Fulton County, Georgia

Community Impact: The community will benefit from the extension of the County's sewer system

and the addition of a commercial development.

Department Recommendation: The Department of Real Estate and Asset Management recommends acceptance of the easement dedication.

Project Implications: Easement dedications by the owner of record to Fulton County are made a part of the public records and grant Fulton County access to perform construction, maintenance, and upgrades to the County's sewer system once the proposed improvements are installed.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Acceptance of this easement dedication does not involve the expenditure or the receipt of funds.

[BLANK SPACE ABOVE THIS LINE IS FOR THE SOLE USE OF THE CLERK OF SUPERIOR COURT]

*****THIS DOCUMENT MAY BE RECORDED ONLY BY PERSONNEL OF THE FULTON COUNTY LAND DIVISION*****

Return Recorded Document to:
Fulton County Land Division
141 Pryor Street, S.W. – Suite 8021
Atlanta, Georgia 30303

Project Name : QuikTrip No. 1770
Tax Parcel Identification No.: 09F340001338834
Land Disturbance Permit No.: 24000125 WRS24-033
Zoning/Special Use Permit No.: _____
(if applicable)

For Fulton County Use Only

Approval Date: _____
Initials: _____

SEWER LINE EASEMENT
(Corporate Form)

STATE OF GEORGIA,
COUNTY OF FULTON

This indenture entered into this 1st day of April, 2025, between PPF Industrial Mason Road, LLC, a corporation duly organized under the laws of the State of Delaware, party of the first part (hereinafter referred to as Grantor), and **FULTON COUNTY**, a Political Subdivision of the State of Georgia, party of the second part.

WITNESSETH, that for and in consideration of $1.00 cash in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged and in consideration of the benefit which will accrue to the undersigned from the construction of a sewer line through subject property, and in consideration of the benefits which will accrue to the subject property from the construction of a sewer line through the subject property, said Grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey to the party of the second part and to successors and assigns the right, title, and privilege of an easement on subject property located in land lot(s) 133 of the District, 9-F Section (*if applicable*) of Fulton County, Georgia, and more particularly described as follows: To wit:

QuikTrip No. 1770

Project Name

[See Exhibit "A" attached hereto and made a part hereof]

This right and easement herein granted being to occupy such portion of my property as would be sufficient for the construction, access, maintenance and upgrade of a sewer line through my property according to the location and size of said sewer line as shown on the map and profile now on file in the office of the Public Works Department of Fulton County, and which size and location may be modified from time to time including in the future after the date of this document to accommodate said sewer line within the aforesaid boundaries of the above-described easement.

For the same consideration, Grantor(s) hereby convey and relinquish to FULTON COUNTY a right of access over Grantor's remaining lands as necessary for FULTON COUNTY to perform maintenance and repairs on said sewer line on both a routine and emergency basis.

Grantor hereby warrants that it has the right to sell and convey said sewer easement and right of access and binds itself, its successors and assigns forever to warrant and defend the right and title to the above described sewer line easement unto the said FULTON COUNTY, its successors and assigns against the claims of all persons whomever by virtue of these presents.

Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the construction, access, upgrade or maintenance of said sewer line for the use of the property as herein agreed.

IN WITNESS HEREOF said party of the first part has hereunto affixed its hand and seal on the day and year first above written.

Signed, sealed and delivered this 1st day of April 20 25
in the presence of:

Witness

Notary Public

[NOTARIAL SEAL]

DENISE B. CARELSE
NOTARY PUBLIC
NEW YORK COUNTY
COMMISSION EXPIRES
01CA6304482
May 27, 2025
STATE OF NEW YORK

PPF INDUSTRIAL MASON ROAD, LLC, a Delaware limited liability company

By: PPF Industrial, LLC, a Delaware limited liability company, its Member

By: PPF OP, LP, a Delaware limited liability company, its Member

By: PPF OPGP, LLC, a Delaware limited liability company, its General Partner

By: Prime Property Fund, LLC, a Delaware limited company, its Member

By: Morgan Stanley Real Estate Advisor, Inc., its Investment Advisor

By:

Print Name: Nicholas Korali

Title: Vice President

[CORPORATE SEAL]

Exhibit A

20’ WIDE SANITARY SEWER EASEMENT

Crossing land now or formerly
PPF INDUSTRIAL MASON ROAD, LLC
(DB 59848 PG 183)

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 133, LAND DISTRICT 9F, CITY OF UNION CITY, FULTON COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED, WITH BEARINGS RELATIVE TO GRID NORTH, GEORGIA WEST ZONE, AS FOLLOWS:

CROSSING THE PROPERTY OF NOW OR FORMERLY PPF INDUSTRIAL MASON ROAD, LLC., BEING TAX PARCEL ID #09F340001338834

STARTING AT THE **POINT OF COMMENCEMENT**, SAID POINT BEING MARKED BY AN IRON PIN FOUND AT THE SOUTHWEST CORNER OF LAND NOW OR FORMERLY OF QUIKTRIP CORPORATION, DB 68033 PAGE 430; THENCE RUNNING NORTH 19 DEGREES 07 MINUTES 01 SECONDS WEST ALONG THE WESTERLY SIDELINE OF SAID QUIKTRIP CORPORATION A DISTANCE OF 116.58 FEET; THENCE LEAVING SAID PROPERTY LINE, TURNING SOUTH 75 DEGREES 03 MINUTES 59 SECONDS WEST FOR A DISTANCE OF 167.52 TO THE EASTERLY PROPERTY LINE OF PPF INDUSTRIAL MASON ROAD,LLC AND THE **POINT OF BEGINNING(POB)** AT THE SOUTHEAST CORNER OF THE HEREIN DESCIBED EASEMENT:

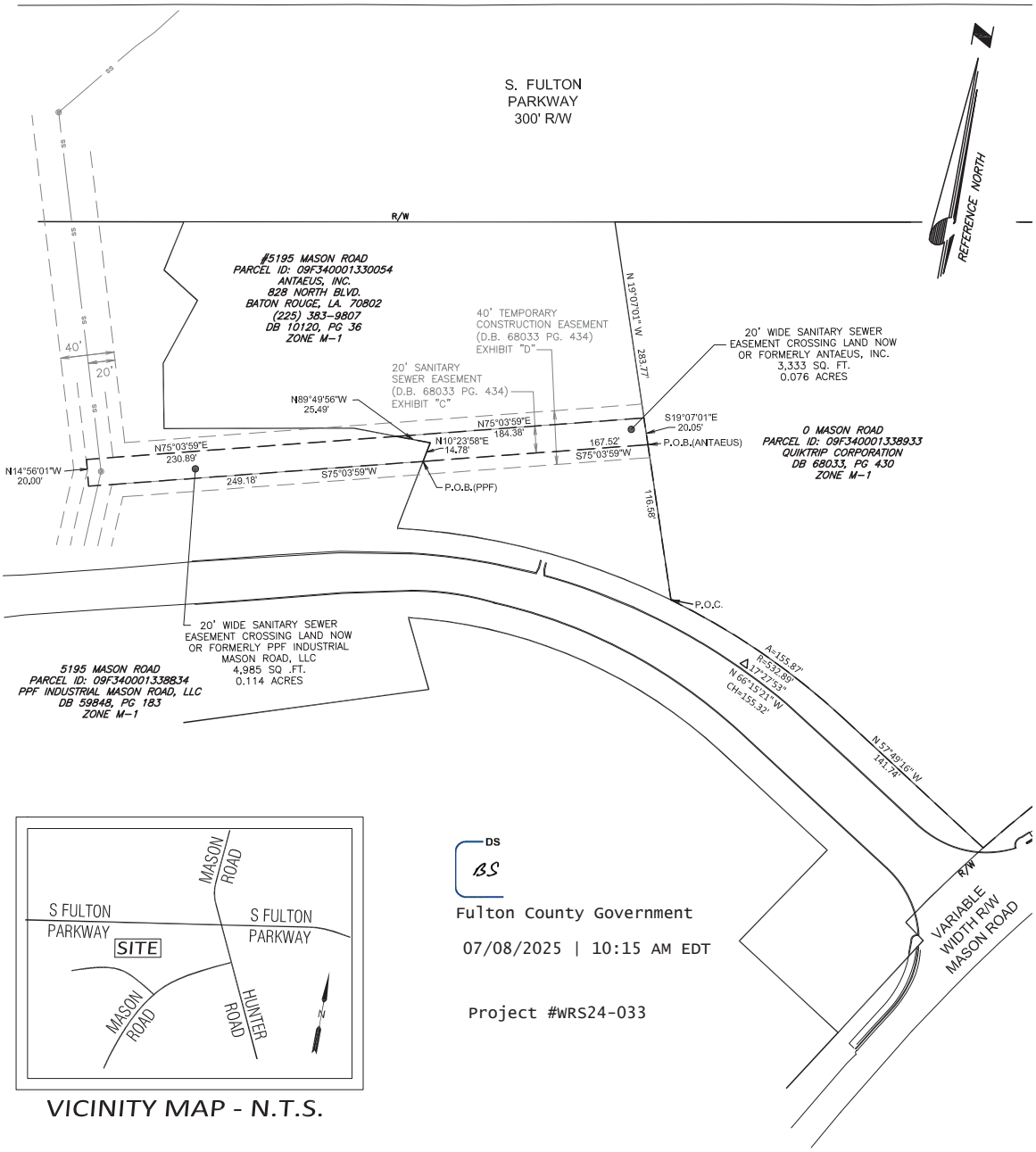
THENCE SOUTH 75 DEGREES 03 MINUTES 59 SECONDS WEST FOR A DISTANCE OF 249.18 FEET TO A POINT; THENCE NORTH 14 DEGREES 56 MINUTES 01 SECONDS WEST FOR A DISTANCE OF 20.00 FEET TO A POINT; THENCE NORTH 75 DEGREES 03 MINUTES 59 SECONDS EAST FOR A DISTANCE OF 230.89 FEET TO A POINT AT SAID WESTERLY PROPERTY LINE; THENCE SOUTH 89 DEGREES 49 MINUTES 56 SECONDS EAST FOR A DISTANCE OF 25.49 FEET ALONG THE PROPERTY LINE TO A POINT; THENCE SOUTH 10 DEGREES 23 MINUTES 58 SECONDS WEST FOR A DISTANCE OF 14.78 FEET ALONG THE PROPERTY LINE TO THE **POINT OF BEGINNING.**

SAID TRACT CONTAINS 0.114 ACRES OR 4,985 SQUARE FEET AND BEING A PORTION OF THE 20’ EASEMENT DESCRIBED IN DEED BOOK 68033 PAGE 434.

DS
BS
07/08/2025 | 10:15 AM EDT

Fulton County Government

Project #WRS24-033



VICINITY MAP - N.T.S.

DS
BS
Fulton County Government
07/08/2025 | 10:15 AM EDT

Project #WRS24-033

This Sanitary Sewer Easement pertains to that portion of the Sanitary Sewer Easement located on Parcel ID. No. 09F340001338834 owned by PPF Industrial Mason Road, LLC

FOR REVIEW

SCALE: 1" = 100'

100 50 0 100 200

This Exhibit Document has been prepared based on information provided by others. The Consultant has not verified the accuracy and/or completeness of this information and shall not be responsible for any errors or omissions that may be incorporated as a result of erroneous information provided by others.

CHA

DATE: 03/21/2025
SCALE: 1" = 100'
CHECKED BY: EJP
JOB No. 083848.000

EASEMENT EXHIBIT
20' Wide Sanitary Sewer Easement
QuikTrip No. 1770
LAND LOT 133 - 9-F DISTRICT
FULTON COUNTY, GEORGIA

SHEET NUMBER
1
of 1

223

V:\Projects\ANY\K6\083848.000\09_Design\Survey\Work\QT1770 Boundary\Boundary 2.dwg

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0670 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of a Sewer Easement Dedication of 3,333 square feet to Fulton County, a political subdivision of the State of Georgia, from Antaeus, Inc., for the purpose of constructing the QuickTrip No. 1770 Project at 5195 Mason Road, Union City, Georgia 30349.

Requirement for Board Action
Board Action is required by Appendix B of the Fulton County Code, the Zoning Resolution, Article XXXIV. - Development Regulations, 34.4.1 Land disturbance permit prerequisites.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☒
District 6 ☐

Is this a purchasing item?
No

Summary & Background

Scope of Work: The proposed QuickTrip No. 1770 Project, a commercial development, requires a connection to the County's sewer system. Fulton County development regulations require that all new sewer service line connections acknowledge Fulton County's ownership interests in the area(s) in which a connection is being made to the County's sewer system before issuing a Land Disturbance Permit. The easement area to be conveyed to the County consists of 3,333 square feet and is located in Land Lots 132 and 133 of the 9F District of Fulton County, Georgia.

Community Impact: The community will benefit from the extension of the County's sewer system

and the addition of a commercial development.

Department Recommendation: The Department of Real Estate and Asset Management recommends acceptance of the easement dedication.

Project Implications: Easement dedications by the owner of record to Fulton County are made a part of the public records and grant Fulton County access to perform construction, maintenance, and upgrades to the County's sewer system once the proposed improvements are installed.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Acceptance of this easement dedication does not involve the expenditure or the receipt of funds.

[BLANK SPACE ABOVE THIS LINE IS FOR THE SOLE USE OF THE CLERK OF SUPERIOR COURT]

*****THIS DOCUMENT MAY BE RECORDED ONLY BY PERSONNEL OF THE FULTON COUNTY LAND DIVISION*****

Return Recorded Document to:
Fulton County Land Division
141 Pryor Street, S.W. – Suite 8021
Atlanta, Georgia 30303

Project Name : QuikTrip No. 1770
Tax Parcel Identification No.: 09f340001330054
Land Disturbance Permit No.: 24000125 WRS 24-033
Zoning/Special Use Permit No.: _____
(if applicable)

For Fulton County Use Only

Approval Date: _____
Initials: _____

SEWER LINE EASEMENT
(Corporate Form)

STATE OF GEORGIA,
COUNTY OF FULTON

This indenture entered into this 28TH day of March, 2025, between Antaeus, Inc, a corporation duly organized under the laws of the State of Louisiana, party of the first part (hereinafter referred to as Grantor), and **FULTON COUNTY**, a Political Subdivision of the State of Georgia, party of the second part.

WITNESSETH, that for and in consideration of $1.00 cash in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged and in consideration of the benefit which will accrue to the undersigned from the construction of a sewer line through subject property, and in consideration of the benefits which will accrue to the subject property from the construction of a sewer line through the subject property, said Grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey to the party of the second part and to successors and assigns the right, title, and privilege of an easement on subject property located in land lot(s) 132,133 of the District, 9-F Section (*if applicable*) of Fulton County, Georgia, and more particularly described as follows: To wit:

QuikTrip No. 1770

Project Name

[See Exhibit "A" attached hereto and made a part hereof]

This right and easement herein granted being to occupy such portion of my property as would be sufficient for the construction, access, maintenance and upgrade of a sewer line through my property according to the location and size of said sewer line as shown on the map and profile now on file in the office of the Public Works Department of Fulton County, and which size and location may be modified from time to time including in the future after the date of this document to accommodate said sewer line within the aforesaid boundaries of the above-described easement.

For the same consideration, Grantor(s) hereby convey and relinquish to FULTON COUNTY a right of access over Grantor's remaining lands as necessary for FULTON COUNTY to perform maintenance and repairs on said sewer line on both a routine and emergency basis.

Grantor hereby warrants that it has the right to sell and convey said sewer easement and right of access and binds itself, its successors and assigns forever to warrant and defend the right and title to the above described sewer line easement unto the said FULTON COUNTY, its successors and assigns against the claims of all persons whomever by virtue of these presents.

Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the construction, access, upgrade or maintenance of said sewer line for the use of the property as herein agreed.

IN WITNESS HEREOF said party of the first part has hereunto affixed its hand and seal on the day and year first above written.

Signed, sealed and delivered this 28 day of March 20 25 in the presence of:

Witness Sophie Norrick

Notary Public

[NOTARIAL SEAL]

TRACY TAYLOR NOTARY PUBLIC COMMISSIONED FOR LIFE NOTARY ID NO. 147392 EAST BATON ROUGE PARISH, LA

GRANTOR: Antaeus, Inc.

By: John B. Noland Jr.

Print Name: JOHN B. NOLAND JR.

Title: VICE PRESIDENT

By: Ronald J. Fassbender Jr.

Print Name: RONALD J. FASSBENDER JR.

Title: SECRETARY / TREASURER

Exhibit A

20' WIDE SANITARY SEWER EASEMENT

Crossing land now or formerly
Antaeus, Inc. (DB 10120 PG 36)

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 133, LAND DISTRICT 9F, CITY OF UNION CITY, FULTON COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED, WITH BEARINGS RELATIVE TO GRID NORTH, GEORGIA WEST ZONE, AS FOLLOWS:

CROSSING THE PROPERTY OF NOW OR FORMERLY ANTAEUS, INC. BEING TAX PARCEL ID #09F340001330054

STARTING AT THE **POINT OF COMMENCEMENT**, SAID POINT BEING MARKED BY AN IRON PIN FOUND AT THE SOUTHWEST CORNER OF LAND NOW OR FORMERLY OF QUIKTRIP CORPORATION, DB 68033 PAGE 430; THENCE RUNNING NORTH 19 DEGREES 07 MINUTES 01 SECONDS WEST ALONG THE WESTERLY SIDELINE OF SAID QUIKTRIP CORPORATION A DISTANCE OF 116.58 FEET TO THE **POINT OF BEGINNING(POB)** AT THE SOUTHEAST CORNER OF HEREIN DESCIBED EASEMENT:

THENCE SOUTH 75 DEGREES 03 MINUTES 59 SECONDS WEST FOR A DISTANCE OF 167.52 FEET TO A POINT AT THE WESTERLY PROPERTY LINE OF ANTAEUS, INC; THENCE NORTH 10 DEGREES 23 MINUTES 58 SECONDS EAST FOR A DISTANCE OF 14.78 FEET ALONG SAID PROPERTY LINE TO A POINT; THENCE NORTH 89 DEGREES 49 MINUTES 56 SECONDS WEST FOR A DISTANCE OF 25.49 FEET ALONG SAID PROPERTY LINE TO A POINT; THENCE NORTH 75 DEGREES 03 MINUTES 59 SECONDS EAST FOR A DISTANCE OF 184.38 FEET TO A POINT ON THE WESTERLY PROPERTY LINE OF QUIKTRIP CORPORATION; THENCE SOUTH 19 DEGREES 07 MINUTES 01 SECONDS EAST FOR A DISTANCE OF 20.05 FEET ALONG THE PROPERTY LINE TO THE **POINT OF BEGINNING.**

SAID TRACT CONTAINS 0.076 ACRES OR 3,333 SQUARE FEET, AND BEING A PORTION OF 20' EASEMENT DESCRIBED IN DEED BOOK 68033 PAGE 434.

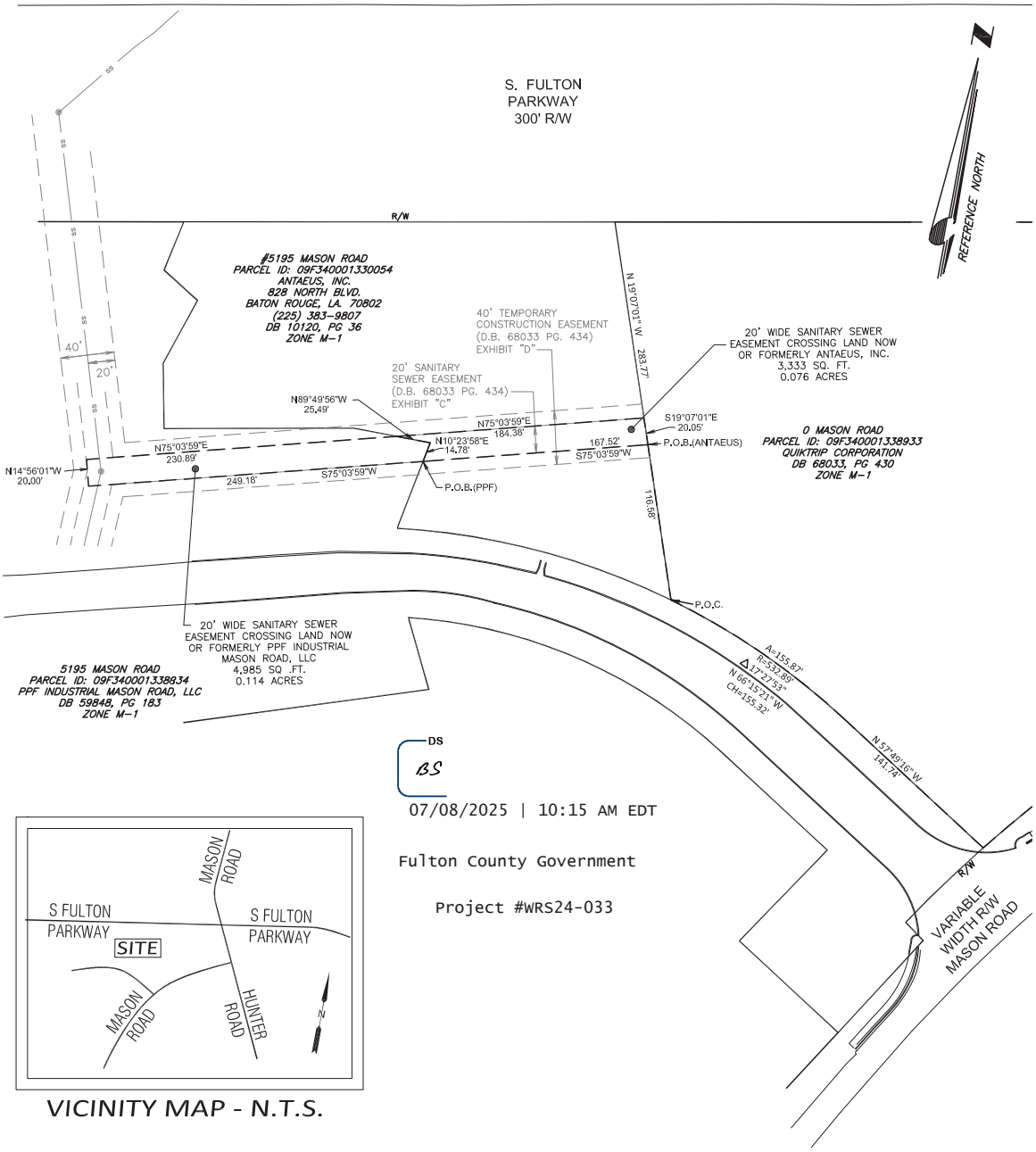
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BS

07/08/2025 | 10:15 AM EDT

Fulton County Government

Project #WRS24-033



VICINITY MAP - N.T.S.

This Sanitary Sewer Easement pertains to that portion of the Sanitary Sewer Easement located on Parcel ID. No. 09F340001330054 owned by Antaeus, Inc.

FOR REVIEW

SCALE: 1" = 100'

100 50 0 100 200

This Exhibit Document has been prepared based on information provided by others. The Consultant has not verified the accuracy and/or completeness of this information and shall not be responsible for any errors or omissions that may be incorporated as a result of erroneous information provided by others.

CHA

DATE: 03/21/2025
SCALE: 1" = 100'
CHECKED BY: EJP
JOB No. 083848.000

EASEMENT EXHIBIT

20' Wide Sanitary Sewer Easement

QuikTrip No. 1770

LAND LOTS 132 & 133 – 9-F DISTRICT
FULTON COUNTY, GEORGIA

SHEET NUMBER 1 of 1

V:\Projects\ANY\K6\083848.000\09_Design\Survey\Work\QT1770 Boundary\Boundary 2.dwg

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0671 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and McDonald Westlake Partners, LP for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County's existing sanitary sewer easement at 5940 Plummer Road, South Fulton, Georgia 30336.

Requirement for Board Action
Fulton County is authorized to grant an encroachment on its sewer easement pursuant to Fulton County Code, Subpart B-Code of Resolutions - Appendix A - Subdivision Regulations, Article IX (Required Improvements), Section 9.5.5(c), which states the following in part: "No retaining wall, building, pole, sign or other vertical structure shall be constructed in sanitary and storm sewer easements, including vehicular access easements around structures, without approval from the [Director of Public Works]."

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☒

Is this a purchasing item?
No

Summary & Background

Scope of Work: McDonald Westlake Partners, LP, the owner of the real property located at 5940 Plummer Road, South Fulton, Georgia 30336, has requested the conditional approval of the Fulton

County Board of Commissioners of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement to install stormwater infrastructure within the County's existing sewer line easement area.

In accordance with County Policy and the Statute of Frauds, all amendments and edits to contractual agreements involving Fulton County are required to be in writing and approved by the Fulton County Board of Commissioners.

The purpose of the Indemnification Agreement is to formally affirm the terms of Fulton County's conditional approval of an encroachment(s) of private improvements within an existing Fulton County sewer easement area.

The Fulton County Department of Real Estate and Asset Management, DREAM, and the Fulton County Department of Public Works are requesting approval to amend the terms of the County's sewer line easement as referenced and recorded in Deed Book 69126, Page 457.

At the request of McDonald Westlake Partners, LP, the Department of Public Works completed an on -site assessment of the area, which is approximately 119 square feet, and confirmed that the County's sewer system will not be adversely impacted and can continue to be properly maintained if this encroachment is permitted.

Community Impact: As per the terms of the agreement, Fulton County retains its full access to maintain its sanitary sewer service line while granting the property owner the conditional approval to install stormwater improvements within the County's sewer line easement area

Department Recommendation: The Department of Real Estate and Asset Management, DREAM, accepts the conclusion of the Department of Public Works to formally accept the terms of the Indemnification Agreement and recommends its approval.

Project Implications: No negative impacts to sanitary sewer services or access to maintain the County's onsite sanitary sewer line will result by allowing stormwater infrastructure to remain within a portion of the County's sewer easement.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Approval of the Agenda Item does not involve the receipt or payment of funding.

After recording return to:
Michael Graham, Land Administrator
Fulton County Land Division
141 Pryor Street, SW, Suite 8021
Atlanta, GA 30303

Cross Reference

Deed/Plat Book 65107, Page 62
Deed Book 69156, Page 457

INDEMNIFICATION, MAINTENANCE AND LAND USE AGREEMENT FOR PRIVATE IMPROVEMENT

THIS AGREEMENT, made this ____ day of _____, 20__, between McDonald Westlake Partners, LP as citizen within Fulton County, Georgia, his successors, affiliates and assigns, as Indemnitor ("Owner"), and FULTON COUNTY, a political subdivision of the State of Georgia (the "County").

For good and valuable consideration, receipt of which is hereby acknowledged, it is hereby agreed as follows:

1.

Owner warrants that he is the full and true owner and has clear title to that certain property known as 5940 Plummer Road _____ (enter address), and as more fully described in that certain conveyance recorded in Deed Book 65107, Page 62 of Fulton County, Georgia records, on which Owner desires to install certain private improvements (the "Private Improvements") as more fully described in Exhibit "A", attached hereto and incorporated herein by reference.

2.

Previously, Fulton County was granted a sanitary sewer easement, as referenced in and recorded at Plat Book/Deed Book (circle one) 69156, Page 457 of Fulton County, Georgia records, and hereby grants Owner a License to enter within a portion of its sanitary sewer easement to construct, repair and replace, from time to time as may be needed certain private improvements at his sole cost and responsibility, said private improvements as same are more fully described in Exhibit "A" (the "Private Improvements").

3.

With respect to this License, Owner shall install and construct the Private Improvements in a good and workmanlike manner and in compliance with all state, local, and Fulton County laws and regulations, including but not limited to, all current state, local and Fulton County laws and regulations governing soil erosion and sedimentation control. Owner will at all times adhere to best management

practice procedures to protect the environment in connection with the construction, repair and/or maintenance of the Private Improvements.

4.

This License shall commence on the date of execution hereof and shall continue in full force and effect unless and until it is terminated at the will of the County.

5.

Owner may terminate this License and Agreement by written notice to the County and shall remove the Private Improvement at his sole costs and return the area to its natural vegetative state. If during the term of this License, the area containing the Private Improvements is condemned by the County or its assign, Owner shall make no claim in the condemnation proceedings for compensation for the Private Improvements.

6.

Fulton County personnel and /or agents shall have free access to and across the Private Improvements to perform routine maintenance and any emergency repairs to the existing public improvements.

7.

Owner shall be solely responsible for the maintenance, repair and replacement of the Private Improvements and the County grants Owner a right of access in order to carry out these obligations.

8.

Notwithstanding any other provisions, in the case of an emergency, Fulton County may immediately suspend or revoke the License without notice in order to protect the health, safety, and welfare of the public. In non-emergency situations, after providing at least 10 days' notice to Owner, Fulton County may suspend or revoke the License in order to carry out any necessary governmental function. In the event of the suspension or revocation of the License, Owner must cure all defects specified by the County in its notice and within the time reasonably specified by the County. Failure on the part of Owner to cure any defects within the allotted time will be grounds for the County to terminate the License. Alternately, the County may, but shall not be required to, cure any such defect at the sole cost and expense of Owner. The County may elect to terminate the License at will and remove the Private Improvements without liability for loss or damage for such removal. Fulton County shall remove the Private Improvements so as not to damage other portions of Owner's property and is granted a right of entry by Owner on the other portions of Owner's property to effectuate the repair, if necessary.

9.

Owner hereby agrees to indemnify Fulton County and hold Fulton County harmless from any and all damages which Fulton County may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the granting of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused in whole or in

part by the negligent act, negligent omission or willful misconduct of Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement.

10.

Owner agrees to repair or replace in a manner acceptable to the County and/or the owner thereof any public utilities damaged by its employees or subcontractors during performance of this License and Agreement or resulting from the failure of the Private Improvements. At its election the County may repair or replace the damaged utility and assess all costs against Owner.

11.

The License conveyed to Owner by this Agreement shall be binding upon Owner, his assigns, affiliates, and successors. This Agreement shall be governed by and construed in accordance with the laws of the State of Georgia. If any provision of this agreement is held to be unenforceable for any reason, the unenforceability thereof shall not affect the remainder of the Agreement, which shall remain in full force and effect, and enforceable in accordance with its terms.

12.

The License conveyed to Owner by this Agreement shall constitute a covenant running with the land and shall be recorded in the real property records of Fulton County, Georgia and shall be binding upon all subsequent transferees of said property.

13.

All notices, consents, request, demands or other communications to or upon the respective party shall be in writing and shall be effective for all purposes upon receipt, including, but not limited to, in the case of (i) personal delivery; (ii) delivery by messenger, express or air courier or similar courier; or (iii) delivery by United States first class certified or registered mail, postage prepaid and addressed as follows:

COUNTY: Fulton County
Director of Public Works
141 Pryor Street, SW, 6Th. Floor
Atlanta, GA. 30303

with a copy to: County Attorney
Office of the County Attorney
141 Pryor Street, SW, Suite 4038
Atlanta, GA. 30303

OWNER: McDonald Westlake Partners, LP
600 Galleria Pkwy, Ste 950
Atlanta, GA 30339

Re: 14FF District _____ Section, Land Lot(s) 117

Parcel Number: 14F0117 LL0493

IN WITNESS WHEREOF, the parties have executed this Agreement at Atlanta, Georgia, as of the day and year first above written.

Signatures:

OWNER McDonald Westlake Partners, LP

Signed sealed and delivered in the presence of

Unofficial Witness

Notary Public
My Commission Expires: 8/11/2026

(Notary Seal)

(Notary Stamp)

JILL K NORWOOD
Notary Public, Georgia
Cobb County
My Commission Expires
August 11, 2026

Signature (Authorized Party to Bind Owner Entity)

John R. McDonald, Manager
Signatory's Name and Title (printed)

Owner's Address:
600 Galleria Pkwy, Suite 950
Atlanta, GA 30339

Attest:

Clerk of Commission

FULTON COUNTY, GEORGIA

By:
Chairman, Board of Commissioners

APPROVED AS TO CONTENT:

David E. Clark, Director
Department of Public Works

APPROVED AS TO FORM:

Y. Soo Jo, County Attorney

Property Legal Description
Variable Width Sewer Easement Tract 2

All that tract or parcel of land lying or being in Land Lot 117, 14FF District, City of South Fulton, Fulton County, Georgia, and being more particularly described as follows:

TRUE POINT OF BEGINNING. Thence North 07 degrees 06 minutes 06 seconds West a distance of 40.28 feet to a point; Thence South 82 degrees 53 minutes 52 seconds West a distance of 2.00 feet to a point; Thence North 06 degrees 57 minutes 55 seconds West a distance of 3.94 feet to a point; Thence North 03 degrees 58 minutes 43 seconds West a distance of 100.17 feet to a point; Thence North 86 degrees 02 minutes 34 seconds East a distance of 1.96 feet to a point; Thence North 03 degrees 57 minutes 44 seconds West a distance of 137.95 feet to a point; Thence North 68 degrees 04 minutes 43 seconds West a distance of 113.28 feet to a point; Thence North 35 degrees 02 minutes 10 seconds West a distance of 154.34 feet to a point; Thence North 55 degrees 39 minutes 46 seconds East a distance of 20.00 feet to a point; Thence South 35 degrees 02 minutes 12 seconds East a distance of 148.17 feet to a point; Thence South 68 degrees 04 minutes 43 seconds East a distance of 119.87 feet to a point; Thence South 03 degrees 59 minutes 35 seconds East a distance of 150.48 feet to a point; Thence North 86 degrees 02 minutes 34 seconds East a distance of 1.96 feet to a point; Thence South 03 degrees 58 minutes 43 seconds East a distance of 99.51 feet to a point; Thence South 07 degrees 15 minutes 25 seconds East a distance of 3.28 feet to a point; Thence South 82 degrees 53 minutes 52 seconds West a distance of 2.00 feet to a point; Thence South 07 degrees 05 minutes 37 seconds East a distance of 45.24 feet to a point; Thence North 83 degrees 09 minutes 50 seconds West a distance of 20.62 feet to a point; said point being the TRUE POINT OF BEGINNING.

Said tract or parcel of land contains 0.266 Acres (11,585 sf).

THIS DOCUMENT, TOGETHER WITH ITS CONCEPTS AND DESIGNS PRESENTED HEREIN, IS AN INSTRUMENT OF SERVICE IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC. COPYRIGHT KIMLEY-HORN AND ASSOCIATES, INC., 2017

K:\ALP_PRJ\019948023 Westlake 5950\CAD\PlanSheets\C4-00 - UTILITY PLAN.dwg C4-00 sewer easement MC-EXHIBIT-1 May 01, 2025 9:25am by: danny.taylor

PROJECT:	WESTLAKE 5950 TRACT 2
TITLE:	EASEMENT ENCROACHMENT PLAN - TRACT 2
CLIENT:	McDONALD
	Kimley»Horn

JOB NO.:	019948023
SCALE:	1" = 100'
DATE:	05/01/2025
SHEET:	EXHIBIT A

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0672 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and Stonecutter Plummer Holdings, LLC for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County's existing sanitary sewer easement at 5950 Plummer Road, South Fulton, Georgia 30336.

Requirement for Board Action
Fulton County is authorized to grant an encroachment on its sewer easement pursuant to Fulton County Code, Subpart B-Code of Resolutions - Appendix A - Subdivision Regulations, Article IX (Required Improvements), Section 9.5.5(c), which states the following in part: "No retaining wall, building, pole, sign or other vertical structure shall be constructed in sanitary and storm sewer easements, including vehicular access easements around structures, without approval from the [Director of Public Works]."

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☒

Is this a purchasing item?
No

Summary & Background

Scope of Work: Stonecutter Plummer Holdings, LLC, the owner of the real property located at 5950

Plummer Road, South Fulton, Georgia 30336, has requested the conditional approval of the Fulton County Board of Commissioners of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement to install stormwater infrastructure within the County's existing sewer line easement area.

In accordance with County Policy and the Statute of Frauds, all amendments and edits to contractual agreements involving Fulton County are required to be in writing and approved by the Fulton County Board of Commissioners.

The purpose of the Indemnification Agreement is to formally affirm the terms of Fulton County's conditional approval of an encroachment(s) of private improvements within an existing Fulton County sewer easement area.

The Fulton County Department of Real Estate and Asset Management, DREAM, and the Fulton County Department of Public Works are requesting approval to amend the terms of the County's sewer line easement as referenced and recorded in Deed Book 69126, Page 450.

At the request of Stonecutter Plummer Holdings, LLC, the Department of Public Works completed an on-site assessment of the area, which is approximately 927 square feet, and confirmed that the County's sewer system will not be adversely impacted and can continue to be properly maintained if this encroachment is permitted.

Community Impact: As per the terms of the agreement, Fulton County retains its full access to maintain its sanitary sewer service line while granting the property owner the conditional approval to install stormwater improvements within the County's sewer line easement area.

Department Recommendation: The Department of Real Estate and Asset Management, DREAM, accepts the conclusion of the Department of Public Works to formally accept the terms of the Indemnification Agreement and recommends its approval.

Project Implications: No negative impacts to sanitary sewer services or access to maintain the County's onsite sanitary sewer line will result by allowing stormwater infrastructure to remain within a portion of the County's sewer easement.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Approval of the Agenda Item does not involve the receipt or payment of funding.

After recording return to:
Michael Graham, Land Administrator
Fulton County Land Division
141 Pryor Street, SW, Suite 8021
Atlanta, GA 30303

Cross Reference

Deed/Plat Book 65126, Page 578
Deed Book 69126, Page 450

INDEMNIFICATION, MAINTENANCE AND LAND USE AGREEMENT FOR PRIVATE IMPROVEMENT

THIS AGREEMENT, made this ____ day of _____, 20__, between Stonecutter Plummer Holdings, LLC as citizen within Fulton County, Georgia, his successors, affiliates and assigns, as Indemnitor ("Owner"), and FULTON COUNTY, a political subdivision of the State of Georgia (the "County").

For good and valuable consideration, receipt of which is hereby acknowledged, it is hereby agreed as follows:

1.

Owner warrants that he is the full and true owner and has clear title to that certain property known as 5950 Plummer Road _____ (enter address), and as more fully described in that certain conveyance recorded in Deed Book 65126, Page 578 of Fulton County, Georgia records, on which Owner desires to install certain private improvements (the "Private Improvements") as more fully described in Exhibit "A", attached hereto and incorporated herein by reference.

2.

Previously, Fulton County was granted a sanitary sewer easement, as referenced in and recorded at Plat Book/Deed Book (circle one) 69126, Page 450 of Fulton County, Georgia records, and hereby grants Owner a License to enter within a portion of its sanitary sewer easement to construct, repair and replace, from time to time as may be needed certain private improvements at his sole cost and responsibility, said private improvements as same are more fully described in Exhibit "A" (the "Private Improvements").

3.

With respect to this License, Owner shall install and construct the Private Improvements in a good and workmanlike manner and in compliance with all state, local, and Fulton County laws and regulations, including but not limited to, all current state, local and Fulton County laws and regulations governing soil erosion and sedimentation control. Owner will at all times adhere to best management

practice procedures to protect the environment in connection with the construction, repair and/or maintenance of the Private Improvements.

4.

This License shall commence on the date of execution hereof and shall continue in full force and effect unless and until it is terminated at the will of the County.

5.

Owner may terminate this License and Agreement by written notice to the County and shall remove the Private Improvement at his sole costs and return the area to its natural vegetative state. If during the term of this License, the area containing the Private Improvements is condemned by the County or its assign, Owner shall make no claim in the condemnation proceedings for compensation for the Private Improvements.

6.

Fulton County personnel and /or agents shall have free access to and across the Private Improvements to perform routine maintenance and any emergency repairs to the existing public improvements.

7.

Owner shall be solely responsible for the maintenance, repair and replacement of the Private Improvements and the County grants Owner a right of access in order to carry out these obligations.

8.

Notwithstanding any other provisions, in the case of an emergency, Fulton County may immediately suspend or revoke the License without notice in order to protect the health, safety, and welfare of the public. In non-emergency situations, after providing at least 10 days' notice to Owner, Fulton County may suspend or revoke the License in order to carry out any necessary governmental function. In the event of the suspension or revocation of the License, Owner must cure all defects specified by the County in its notice and within the time reasonably specified by the County. Failure on the part of Owner to cure any defects within the allotted time will be grounds for the County to terminate the License. Alternately, the County may, but shall not be required to, cure any such defect at the sole cost and expense of Owner. The County may elect to terminate the License at will and remove the Private Improvements without liability for loss or damage for such removal. Fulton County shall remove the Private Improvements so as not to damage other portions of Owner's property and is granted a right of entry by Owner on the other portions of Owner's property to effectuate the repair, if necessary.

9.

Owner hereby agrees to indemnify Fulton County and hold Fulton County harmless from any and all damages which Fulton County may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the granting of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused in whole or in

part by the negligent act, negligent omission or willful misconduct of Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement.

10.

Owner agrees to repair or replace in a manner acceptable to the County and/or the owner thereof any public utilities damaged by its employees or subcontractors during performance of this License and Agreement or resulting from the failure of the Private Improvements. At its election the County may repair or replace the damaged utility and assess all costs against Owner.

11.

The License conveyed to Owner by this Agreement shall be binding upon Owner, his assigns, affiliates, and successors. This Agreement shall be governed by and construed in accordance with the laws of the State of Georgia. If any provision of this agreement is held to be unenforceable for any reason, the unenforceability thereof shall not affect the remainder of the Agreement, which shall remain in full force and effect, and enforceable in accordance with its terms.

12.

The License conveyed to Owner by this Agreement shall constitute a covenant running with the land and shall be recorded in the real property records of Fulton County, Georgia and shall be binding upon all subsequent transferees of said property.

13.

All notices, consents, request, demands or other communications to or upon the respective party shall be in writing and shall be effective for all purposes upon receipt, including, but not limited to, in the case of (i) personal delivery; (ii) delivery by messenger, express or air courier or similar courier; or (iii) delivery by United States first class certified or registered mail, postage prepaid and addressed as follows:

COUNTY: Fulton County
Director of Public Works
141 Pryor Street, SW, 6Th. Floor
Atlanta, GA. 30303

with a copy to: County Attorney
Office of the County Attorney
141 Pryor Street, SW, Suite 4038
Atlanta, GA. 30303

OWNER: Stonecutter ~~Plumming~~ Plummer Holdings, LLC
621 North Ave NE - Ste C110
Atlanta, GA 30308

Re: 14FF District _____ Section, Land Lot(s) 117

Parcel Number: 14F0117 LL0501

IN WITNESS WHEREOF, the parties have executed this Agreement at Atlanta, Georgia, as of the day and year first above written.

Signatures:

Signed sealed and delivered in the presence of

Melvin B Francisco
Unofficial Witness

James R. Santoro
Notary Public
My Commission Expires: 07/18/26

(Notary Seal)

(Notary Stamp)

JAMES R. SANTORO
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01SA6436673
Qualified in New York County
Commission Expires 07/18/2026

OWNER Stonecutter Rummer Holdings LLC

Signature (Authorized Party to Bind Owner Entity)

Scott Zucker - Authorized Signatory
Signatory's Name and Title (printed)

Owner's Address: 621 North Ave NE - Ste C110
Atlanta, GA 30308

Attest:

Clerk of Commission

FULTON COUNTY, GEORGIA

By: _____
Chairman, Board of Commissioners

APPROVED AS TO CONTENT:

David E. Clark, Director
Department of Public Works

APPROVED AS TO FORM:

Y. Soo Jo, County Attorney

Property Legal Description

Variable Width Sewer Easement Tract 1

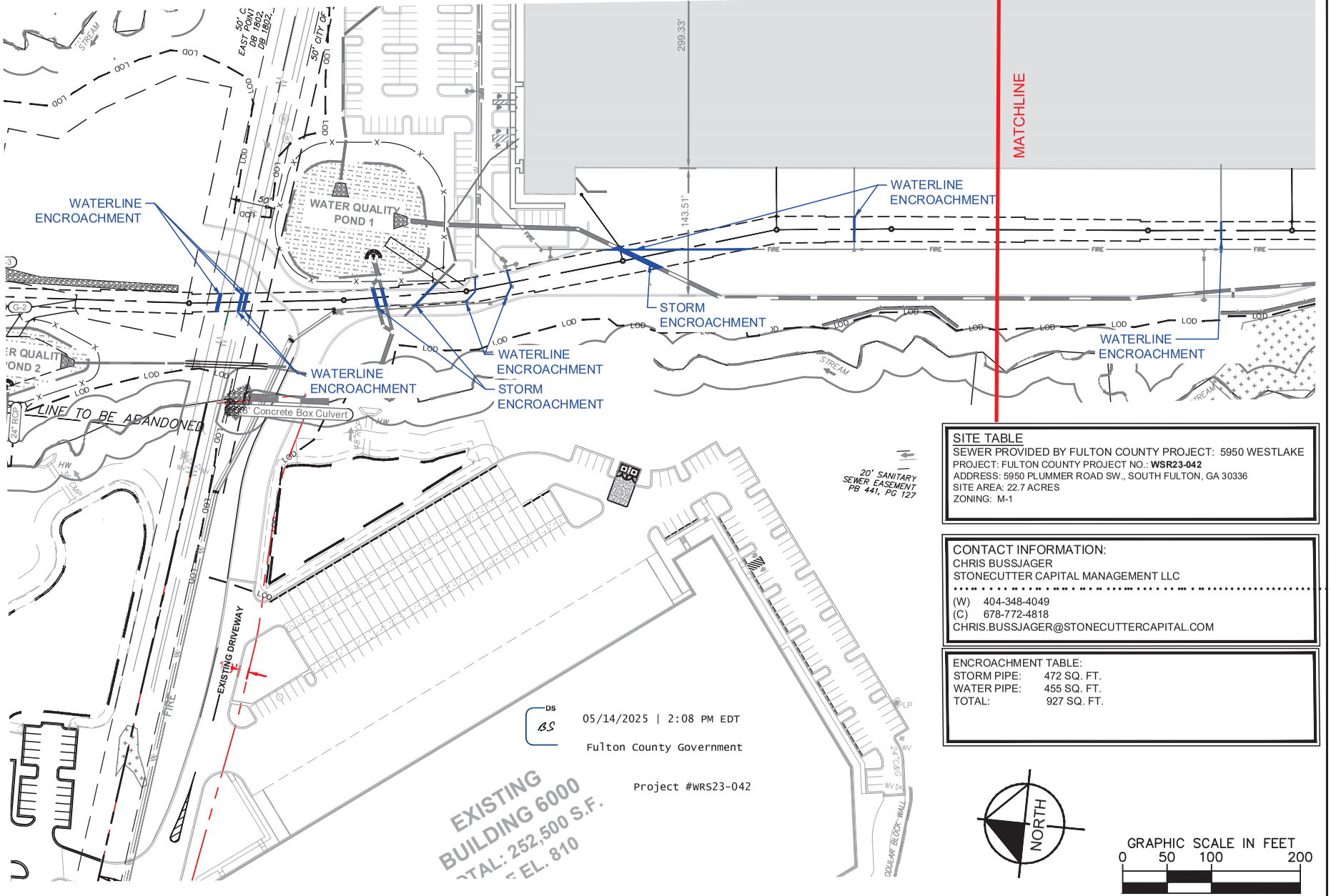
All that tract or parcel of land lying or being in Land Lot 117, 14FF District, City of South Fulton, Fulton County, Georgia, and being more particularly described as follows:

Commencing at a concrete monument found at the intersection of the Westerly right-of-way of Camp Creek Parkway (Georgia Highway 6) (variable right-of-way) with the Southerly line of Land Lot 117; thence along said Land Lot Line North 89 degrees 03 minutes 12 seconds West, a distance of 364.30 feet to a point, said point being the **TRUE POINT OF BEGINNING**. Thence continuing along said Land Lot Line, North 89 degrees 03 minutes 12 seconds West a distance of 20.42 feet to a point; Thence leaving said Land Lot Line, North 10 degrees 43 minutes 48 seconds West a distance of 203.35 feet to a point; Thence North 05 degrees 24 minutes 44 seconds West a distance of 308.00 feet to a point; Thence North 05 degrees 57 minutes 20 seconds West a distance of 170.89 feet to a point; Thence South 84 degrees 35 minutes 15 seconds West a distance of 2.00 feet to a point; Thence North 05 degrees 38 minutes 26 seconds West a distance of 129.95 feet to a point; Thence South 84 degrees 35 minutes 15 seconds West a distance of 2.00 feet to a point; Thence North 05 degrees 38 minutes 28 seconds West a distance of 150.17 feet to a point; Thence North 06 degrees 20 minutes 10 seconds West a distance of 74.19 feet to a point; Thence South 83 degrees 50 minutes 42 seconds West a distance of 1.00 feet to a point; Thence North 06 degrees 20 minutes 10 seconds West a distance of 53.45 feet to a point; Thence North 17 degrees 25 minutes 29 seconds West a distance of 74.80 feet to a point; Thence South 71 degrees 56 minutes 48 seconds West a distance of 1.00 feet to a point; Thence North 17 degrees 25 minutes 28 seconds West a distance of 100.27 feet to a point; Thence North 16 degrees 57 minutes 01 seconds West a distance of 104.42 feet to a point; Thence North 73 degrees 02 minutes 59 seconds East a distance of 2.00 feet to a point; Thence North 16 degrees 57 minutes 01 seconds West a distance of 75.90 feet to a point; Thence North 75 degrees 38 minutes 15 seconds East a distance of 1.98 feet to a point; Thence North 10 degrees 09 minutes 10 seconds West a distance of 76.38 feet to a point; Thence North 79 degrees 50 minutes 50 seconds East a distance of 2.00 feet to a point; Thence North 10 degrees 09 minutes 10 seconds West a distance of 63.10 feet to a point; Thence North 07 degrees 06 minutes 06 seconds West a distance of 130.66 feet to a point; Thence South 83 degrees 09 minutes 50 seconds East a distance of 20.62 feet to a point; Thence South 07 degrees 05 minutes 37 seconds East a distance of 125.09 feet to a point; Thence South 10 degrees 09 minutes 13 seconds East a distance of 62.64 feet to a point; Thence North 79 degrees 50 minutes 50 seconds East a distance of 2.00 feet to a point; Thence South 10 degrees 09 minutes 13 seconds East a distance of 74.61 feet to a point; Thence North 75 degrees 38 minutes 15 seconds East a distance of 1.98 feet to a point; Thence South 16 degrees 57 minutes 00 seconds East a distance of 74.63 feet to a point; Thence North 73 degrees 02 minutes 59 seconds East a distance of 2.00 feet to a point; Thence South 16 degrees 57 minutes 00 seconds East a distance of 103.91 feet to a point; Thence South 17 degrees 25 minutes 30 seconds East a distance of 100.17 feet to a point; Thence South 71 degrees 56 minutes 48 seconds West a distance of 1.00 feet to a point; Thence South 17 degrees 25 minutes 29 seconds East a distance of 78.04 feet to a point; Thence South 06 degrees 20 minutes 10 seconds East a distance of 56.46 feet to a point; Thence South 83 degrees 50 minutes 42 seconds West a distance of 1.00 feet to a point; Thence South 06 degrees 20 minutes 08 seconds East a distance of 74.38 feet to a point; Thence South 05 degrees 38 minutes 27 seconds East a distance of 150.35 feet to a point;

Thence South 84 degrees 35 minutes 15 seconds West a distance of 2.00 feet to a point; Thence South 05 degrees 38 minutes 27 seconds East a distance of 129.95 feet to a point; Thence South 84 degrees 35 minutes 15 seconds West a distance of 2.00 feet to a point; Thence South 05 degrees 57 minutes 20 seconds East a distance of 170.79 feet to a point; Thence South 05 degrees 24 minutes 44 seconds East a distance of 307.17 feet to a point; Thence South 10 degrees 43 minutes 48 seconds East a distance of 206.55 feet to a point; said point being the **TRUE POINT OF BEGINNING**.

Said tract or parcel of land contains 0.948 Acres (41,288 sf).

DS
BS 05/14/2025 | 2:08 PM EDT



SITE TABLE

SEWER PROVIDED BY FULTON COUNTY PROJECT: 5950 WESTLAKE
PROJECT: FULTON COUNTY PROJECT NO.: **WSR23-042**
ADDRESS: 5950 PLUMMER ROAD SW., SOUTH FULTON, GA 30336
SITE AREA: 22.7 ACRES
ZONING: M-1

CONTACT INFORMATION:

CHRIS BUSSJAGER
STONECUTTER CAPITAL MANAGEMENT LLC
(W) 404-348-4049
(C) 678-772-4818
CHRIS.BUSSJAGER@STONECUTTERCAPITAL.COM

ENCROACHMENT TABLE:

STORM PIPE:	472 SQ. FT.
WATER PIPE:	455 SQ. FT.
TOTAL:	927 SQ. FT.

Kimley»Horn

CLIENT: STONECUTTER

TITLE: EASEMENT ENCROACHMENT PLAN - TRACT 1

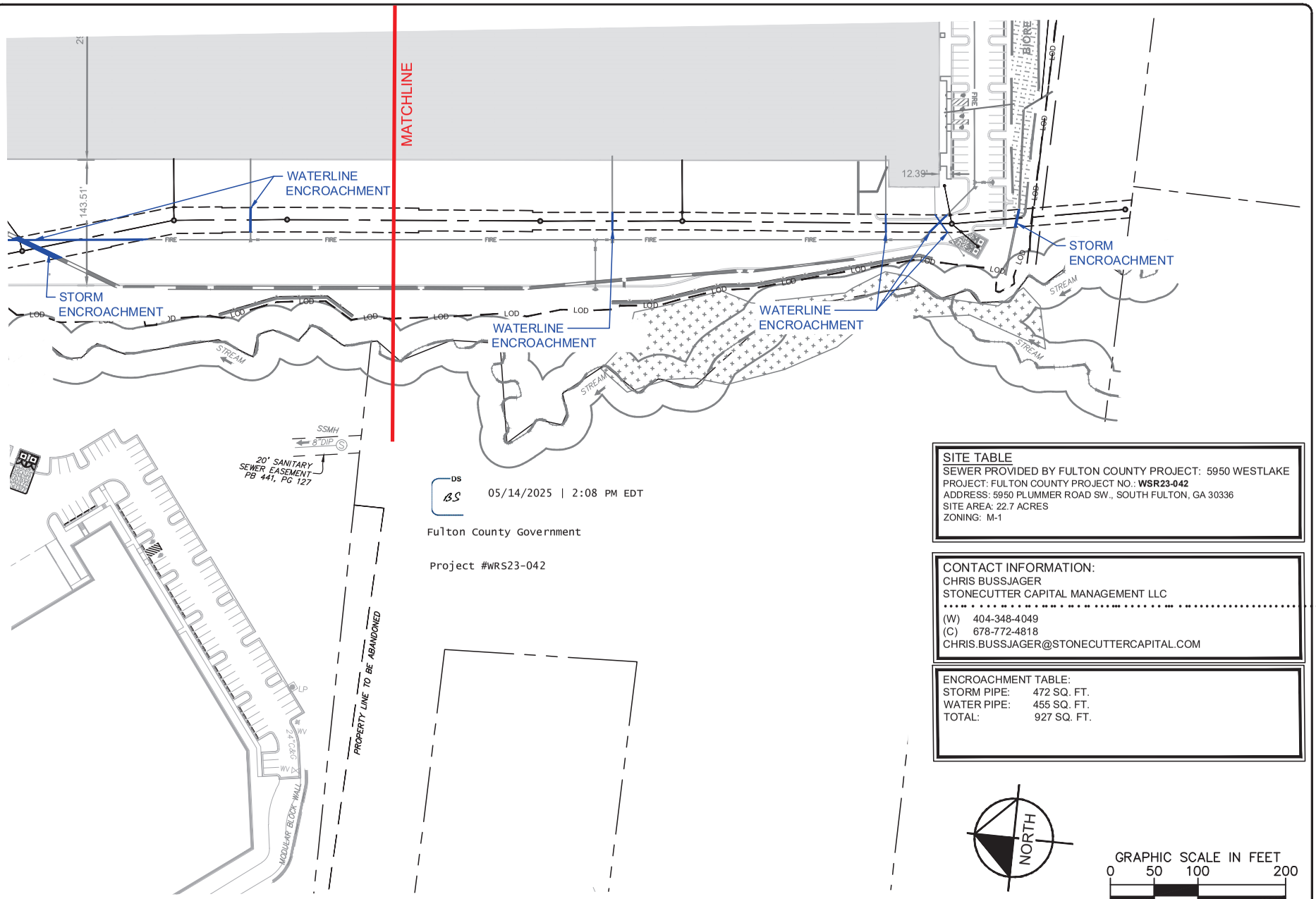
PROJECT: WESTLAKE 5950 TRACT 1

JOB NO.: 019948023
SCALE: 1" = 100'
DATE: 05/01/2025

SHEET: EXHIBIT A (1 of 2)

K:\ALP_PRJ\019948023_Westlake 5950\CAD\PlanSheets\C4-00 - UTILITY PLAN.dwg C4-00 sewer easement SC-EXHIBIT-1 May 01, 2025 9:19am by: danny.taylor

THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC. COPYRIGHT KIMLEY-HORN AND ASSOCIATES, INC., 2017



SITE TABLE

SEWER PROVIDED BY FULTON COUNTY PROJECT: 5950 WESTLAKE
PROJECT: FULTON COUNTY PROJECT NO.: **WSR23-042**
ADDRESS: 5950 PLUMMER ROAD SW., SOUTH FULTON, GA 30336
SITE AREA: 22.7 ACRES
ZONING: M-1

CONTACT INFORMATION:
CHRIS BUSSJAGER
STONECUTTER CAPITAL MANAGEMENT LLC

(W) 404-348-4049
(C) 678-772-4818
CHRIS.BUSSJAGER@STONECUTTERCAPITAL.COM

ENCROACHMENT TABLE:

STORM PIPE:	472 SQ. FT.
WATER PIPE:	455 SQ. FT.
TOTAL:	927 SQ. FT.

NORTH

GRAPHIC SCALE IN FEET
0 50 100 200

Kimley»Horn

CLIENT: STONECUTTER

TITLE: EASEMENT ENCROACHMENT PLAN - TRACT 1

PROJECT: WESTLAKE 5950 TRACT 1

JOB NO.: 019948023
SCALE: 1" = 100'
DATE: 05/01/2025

SHEET: EXHIBIT A (2 of 2)

K:\ALP_PRJ\019948023_Westlake 5950\CAD\PlanSheets\C4-00 - UTILITY PLAN.dwg C4-00 sewer easement SC-EXHIBIT-1 (2) May 01, 2025 9:21am by: danny.taylor

THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADAPTATION BY KIMLEY-HORN AND ASSOCIATES, INC. SHALL BE WITHOUT LIABILITY TO KIMLEY-HORN AND ASSOCIATES, INC. COPYRIGHT KIMLEY-HORN AND ASSOCIATES, INC., 2017

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0673 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and JBGL Atlanta Development 2014, LLC for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County's existing sanitary sewer easement at 2325 Old Milton Parkway, Alpharetta, Georgia 30009.

Requirement for Board Action
Fulton County is authorized to grant an encroachment on its sewer easement pursuant to Fulton County Code, Subpart B-Code of Resolutions - Appendix A - Subdivision Regulations, Article IX (Required Improvements), Section 9.5.5(c), which states the following in part: "No retaining wall, building, pole, sign or other vertical structure shall be constructed in sanitary and storm sewer easements, including vehicular access easements around structures, without approval from the [Director of Public Works]."

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background

Scope of Work: JBGL Atlanta Development 2014, LLC, the owner of the real property located at

2325 Old Milton Parkway, Alpharetta, Georgia, 30009, has requested the conditional approval of the Fulton County Board of Commissioners via an Indemnification, Maintenance, and Land Use Agreement for Private Improvement to install stormwater infrastructure within the County's existing sewer line easement area.

In accordance with County Policy and the Statute of Frauds, all amendments and edits to contractual agreements involving Fulton County are required to be in writing and approved by the Fulton County Board of Commissioners.

The purpose of the Indemnification Agreement is to formally affirm the terms of Fulton County's conditional approval of an encroachment(s) of private improvements within the County's sewer line easement area.

The Fulton County Department of Real Estate and Asset Management, DREAM, and the Fulton County Department of Public Works are requesting approval to amend the terms of the County's sewer line easement as referenced and recorded in Deed Book 68710, Page 192.

At the request of JBGL Atlanta Development 2014, LLC, the Department of Public Works completed an on-site assessment of the area, which is approximately 357 square feet, and confirmed that the County's sewer system will not be adversely impacted and can continue to be properly maintained if this encroachment is permitted.

Community Impact: As per the terms of the agreement, Fulton County retains its full access to maintain its sanitary sewer service line while granting the property owner the conditional approval to install stormwater improvements within the County's sewer line easement area.

Department Recommendation: The Department of Real Estate and Asset Management, DREAM, accepts the conclusion of the Department of Public Works to formally accept the terms of the Indemnification Agreement and recommends its approval.

Project Implications: No negative impacts to sanitary sewer services or access to maintain the County's onsite sanitary sewer line will result by allowing stormwater infrastructure to remain within a portion of the County's sewer easement.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Approval of the Agenda Item does not involve the receipt or payment of funding.

After recording return to:
Michael Graham, Land Administrator
Fulton County Land Division
141 Pryor Street, SW, Suite 8021
Atlanta, GA 30303

Cross Reference

Deed/Plat Book 67880, Page 448
Deed Book 68710, Page 192

INDEMNIFICATION, MAINTENANCE AND LAND USE AGREEMENT FOR PRIVATE IMPROVEMENT

THIS AGREEMENT, made this ____ day of _____, 20__, between JBGL Atlanta Development 2014, LLC as citizen within Fulton County, Georgia, his successors, affiliates and assigns, as Indemnitor ("Owner"), and FULTON COUNTY, a political subdivision of the State of Georgia (the "County").

For good and valuable consideration, receipt of which is hereby acknowledged, it is hereby agreed as follows:

1.

Owner warrants that he is the full and true owner and has clear title to that certain property known as 2325 Old Milton Parkway, Alpharetta, GA 30005 (enter address), and as more fully described in that certain conveyance recorded in Deed Book 67880, Page 448 of Fulton County, Georgia records, on which Owner desires to install certain private improvements (the "Private Improvements") as more fully described in Exhibit "A", attached hereto and incorporated herein by reference.

2.

Previously, Fulton County was granted a sanitary sewer easement, as referenced in and recorded at Plat Book/Deed Book (circle one) 68710, Page 192 of Fulton County, Georgia records, and hereby grants Owner a License to enter within a portion of its sanitary sewer easement to construct, repair and replace, from time to time as may be needed certain private improvements at his sole cost and responsibility, said private improvements as same are more fully described in Exhibit "A" (the "Private Improvements").

3.

With respect to this License, Owner shall install and construct the Private Improvements in a good and workmanlike manner and in compliance with all state, local, and Fulton County laws and regulations, including but not limited to, all current state, local and Fulton County laws and regulations governing soil erosion and sedimentation control. Owner will at all times adhere to best management

practice procedures to protect the environment in connection with the construction, repair and/or maintenance of the Private Improvements.

4.

This License shall commence on the date of execution hereof and shall continue in full force and effect unless and until it is terminated at the will of the County.

5.

Owner may terminate this License and Agreement by written notice to the County and shall remove the Private Improvement at his sole costs and return the area to its natural vegetative state. If during the term of this License, the area containing the Private Improvements is condemned by the County or its assign, Owner shall make no claim in the condemnation proceedings for compensation for the Private Improvements.

6.

Fulton County personnel and/or agents shall have free access to and across the Private Improvements to perform routine maintenance and any emergency repairs to the existing public improvements.

7.

Owner shall be solely responsible for the maintenance, repair and replacement of the Private Improvements and the County grants Owner a right of access in order to carry out these obligations.

8.

Notwithstanding any other provisions, in the case of an emergency, Fulton County may immediately suspend or revoke the License without notice in order to protect the health, safety, and welfare of the public. In non-emergency situations, after providing at least 10 days' notice to Owner, Fulton County may suspend or revoke the License in order to carry out any necessary governmental function. In the event of the suspension or revocation of the License, Owner must cure all defects specified by the County in its notice and within the time reasonably specified by the County. Failure on the part of Owner to cure any defects within the allotted time will be grounds for the County to terminate the License. Alternately, the County may, but shall not be required to, cure any such defect at the sole cost and expense of Owner. The County may elect to terminate the License at will and remove the Private Improvements without liability for loss or damage for such removal. Fulton County shall remove the Private Improvements so as not to damage other portions of Owner's property and is granted a right of entry by Owner on the other portions of Owner's property to effectuate the repair, if necessary.

9.

Owner hereby agrees to indemnify Fulton County and hold Fulton County harmless from any and all damages which Fulton County may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the granting of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused in whole or in part by the negligent act, negligent omission or willful misconduct of Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement.

10.

Owner agrees to repair or replace in a manner acceptable to the County and/or the owner thereof any public utilities damaged by it, its employees or subcontractors during performance of this License and Agreement or resulting from the failure of the Private Improvements. At its election the County may repair or replace the damaged utility and assess all costs against Owner.

11.

The License conveyed to Owner by this Agreement shall be binding upon Owner, its assigns, affiliates, and successors. This Agreement shall be governed by and construed in accordance with the laws of the State of Georgia. If any provision of this agreement is held to be unenforceable for any reason, the unenforceability thereof shall not affect the remainder of the Agreement, which shall remain in full force and effect, and enforceable in accordance with its terms.

12.

The License conveyed to Owner by this Agreement shall constitute a covenant running with the land and shall be recorded in the real property records of Fulton County, Georgia and shall be binding upon all subsequent transferees of said property.

13.

All notices, consents, request, demands or other communications to or upon the respective party shall be in writing and shall be effective for all purposes upon receipt, including, but not limited to, in the case of (i) personal delivery; (ii) delivery by messenger, express or air courier or similar courier; or (iii) delivery by United States first class certified or registered mail, postage prepaid and addressed as follows:

COUNTY: Fulton County
Director of Public Works
141 Pryor Street, SW, 6th Floor
Atlanta, GA 30303

with a copy to: Fulton County
County Attorney
Office of the County Attorney
141 Pryor Street, SW, Suite 4038
Atlanta, GA 30303

OWNER: JBGL Atlanta Development 2014, LLC
5501 Headquarters Dr, Suite 300W
Plano, TX 75024

District 1, Section 2, Land Lot(s) 748

Parcel Number: 12 270307480230, 12 270307480560

IN WITNESS WHEREOF, the parties have executed this Agreement at Atlanta, Georgia, as of the day and year first above written.

Signatures:

OWNER JBGL Atlanta Development 2014, LLC

Signed sealed and delivered in the presence of

Unofficial Witness

Notary Public
My Commission Expires: April 1, 2026

(Notary Seal)

KRISTY LYN CHANDLER
Notary ID #129770238
My Commission Expires
April 1, 2026

Signature (Authorized Party to Bind Owner Entity)

Veronica Edwards, Authorized Representative
Signatory's Name and Title (printed)

Owner's Address:

5501 Headquarters Dr. Suite 300W

Plano, TX 75024

[Signatures continued on next page.]

Signed, sealed and delivered this ____day of _____, 2024 in the presence of:

_____
Witness

_____
[Notarial Seal]

APPROVED AS TO FORM:

_____
Y. Soo Jo, County Attorney

APPROVED AS TO CONTENT:

_____
David E. Clark, Director
Department of Public Works

FULTON COUNTY, GEORGIA a political subdivision of the State of Georgia

_____
Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

_____
Tonya R. Grier
Clerk to the Commission

EXHIBIT "A"

LEGAL DESCRIPTION – 20' SEWER EASEMENT

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE LAND LOT 748 OF THE 1ST DISTRICT, 2ND SECTION, CITY OF ALPHARETTA, FULTON COUNTY, GEORGIA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE FOUND RIGHT OF WAY MONUMENT, SAID MONUMENT COORDINATES OF NORTH: 1,480,694.28 AND EAST: 2,258,731.30, COORDINATES BASED ON NAD83 STATE PLANE COORDINATE SYSTEM, GEORGIA WEST ZONE, SAID MONUMENT LOCATED ALONG THE SOUTHERLY RIGHT OF WAY LINE OF OLD MILTON PARKWAY (A.K.A. S.R. 120) (F.K.A. DULUTH STREET) (PUBLIC VARIABLE RIGHT OF WAY), THENCE SOUTH 29 DEGREES 42 MINUTES 19 SECONDS EAST A DISTANCE OF 105.88 FEET TO A POINT; SAID POINT BEING THE TRUE POINT OF BEGINNING; FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, THENCE SOUTH 89 DEGREES 58 MINUTES 02 SECONDS EAST A DISTANCE OF 187.29 FEET TO A POINT; THENCE SOUTH 00 DEGREES 01 MINUTES 58 SECONDS WEST A DISTANCE OF 20.00 FEET TO A POINT; THENCE NORTH 89 DEGREES 58 MINUTES 02 SECONDS WEST A DISTANCE OF 72.00 FEET TO A POINT; THENCE SOUTH 00 DEGREES 01 MINUTES 58 SECONDS WEST A DISTANCE OF 156.44 FEET TO A POINT; THENCE SOUTH 89 DEGREES 58 MINUTES 02 SECONDS EAST A DISTANCE OF 70.28 FEET TO A POINT; THENCE SOUTH 00 DEGREES 01 MINUTES 58 SECONDS WEST A DISTANCE OF 20.00 FEET TO A POINT; THENCE NORTH 89 DEGREES 58 MINUTES 02 SECONDS WEST A DISTANCE OF 135.91 FEET TO A POINT; THENCE SOUTH 00 DEGREES 01 MINUTES 58 SECONDS WEST A DISTANCE OF 47.68 FEET TO A POINT; THENCE SOUTH 47 DEGREES 49 MINUTES 21 SECONDS WEST A DISTANCE OF 106.45 FEET TO A POINT; THENCE SOUTH 65 DEGREES 06 MINUTES 51 SECONDS WEST A DISTANCE OF 69.77 FEET TO A POINT; THENCE NORTH 24 DEGREES 53 MINUTES 09 SECONDS WEST A DISTANCE OF 20.00 FEET TO A POINT; THENCE NORTH 65 DEGREES 06 MINUTES 51 SECONDS EAST A DISTANCE OF 66.73 FEET TO A POINT; THENCE NORTH 47 DEGREES 49 MINUTES 21 SECONDS EAST A DISTANCE OF 94.55 FEET TO A POINT; THENCE NORTH 00 DEGREES 01 MINUTES 58 SECONDS EAST A DISTANCE OF 58.82 FEET TO A POINT; THENCE SOUTH 89 DEGREES 58 MINUTES 02 SECONDS EAST A DISTANCE OF 65.63 FEET TO A POINT; THENCE NORTH 00 DEGREES 01 MINUTES 58 SECONDS EAST A DISTANCE OF 156.44 FEET TO A POINT; THENCE NORTH 89 DEGREES 58 MINUTES 02 SECONDS WEST A DISTANCE OF 95.28 FEET TO A POINT; THENCE NORTH 00 DEGREES 01 MINUTES 58 SECONDS EAST A DISTANCE OF 20.00 FEET TO A POINT AND THE TRUE POINT OF BEGINNING,

HAVING AN AREA OF 0.327 ACRES



SITE MAP (NTS)

SITE DATA

ADDRESS: 2325 OLD MILTON PARKWAY, ALPHARETTA, GA. 30005
PARCEL ID: • 12 270307480230
• 12 270307480560
SITE AREA: 4.882 AC
ZONING: DT-LW

LEGEND

SEWER EASEMENT

WATER & STORM PIPES ENTERING EASEMENT

CONTACT INFORMATION:

OWNER: CLINT WATERS
THE PROVIDENCE GROUP
ADDRESS: 11340 LAKEFIELD DRIVE
SUITE 140
JOHNS CREEK, GA. 30097
PHONE: 404-274-4492

ENCROACHMENT TABLE

STORMWATER PIPE:	128 SQ-FT
WATER PIPE:	229 SQ-FT
TOTAL:	357 SQ-FT

GEORGIA REGISTERED No. 3179 LAND SURVEYOR MICHAEL C. SANFORD

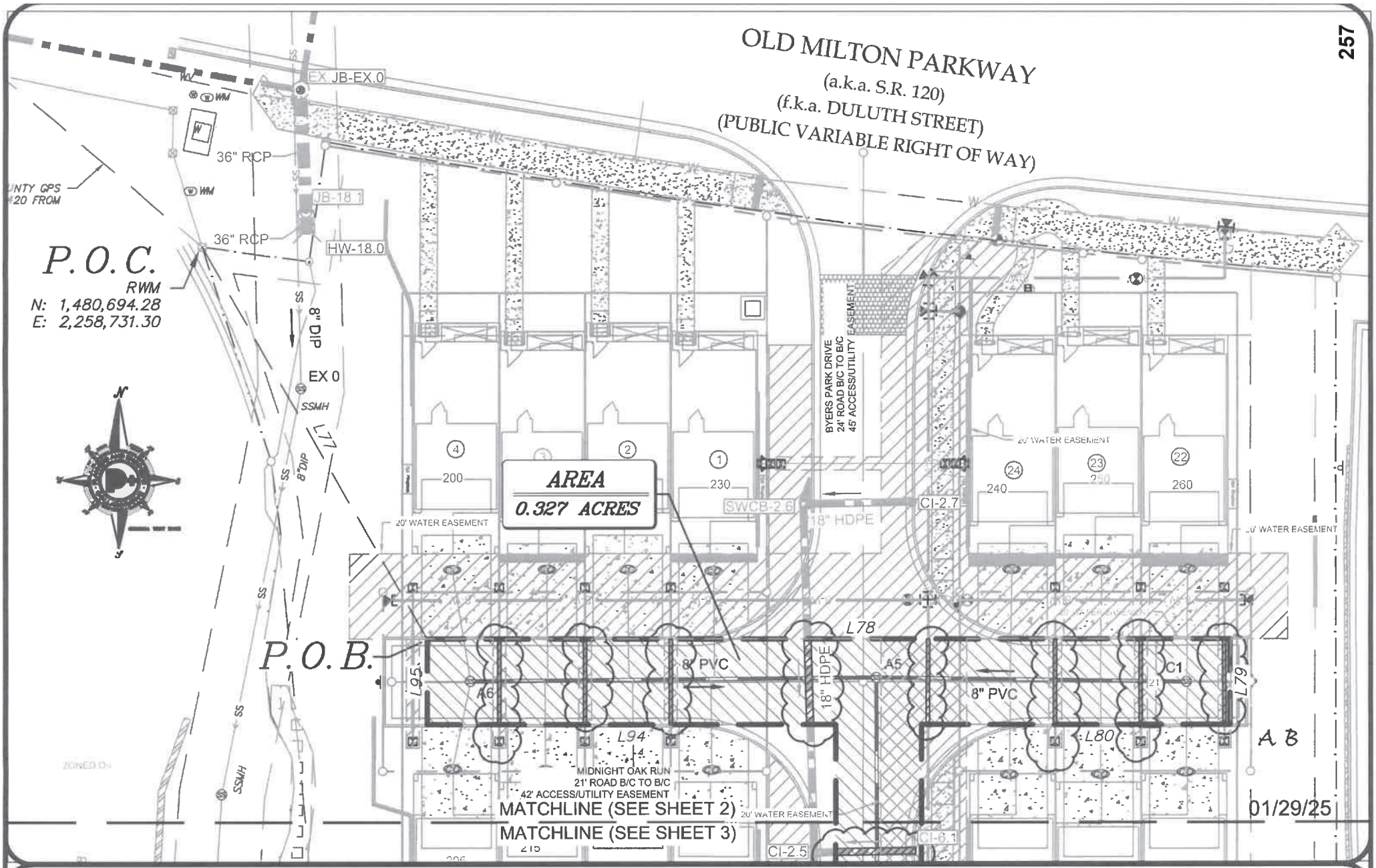
PEC+ Planners & Engineers Collaborative+
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350 RESEARCH COURT PEACHTREE CORNERS, GEORGIA 30092
(770)451-2741 WWW.PEC.PLUS
C.O.A.-LSF000004

FULTON CO. PROJECT: WRN23-111
COUNTY FULTON
STATE OF GEORGIA
CITY OF ALPHARETTA
LAND LOT(S) 748
DISTRICT 1st SECTION 2nd

SEWER EASEMENT EXHIBIT "A" OF BYERS PARK

0 15 30 60

DRAWN BY: MCS
CHECKED BY: MCS
FILE NO.: 15315.01
DATE: 01/22/25
SCALE: 1"=30'



PEC+ Planners & Engineers Collaborative+
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FULTON CO. PROJECT:
WRN23-111

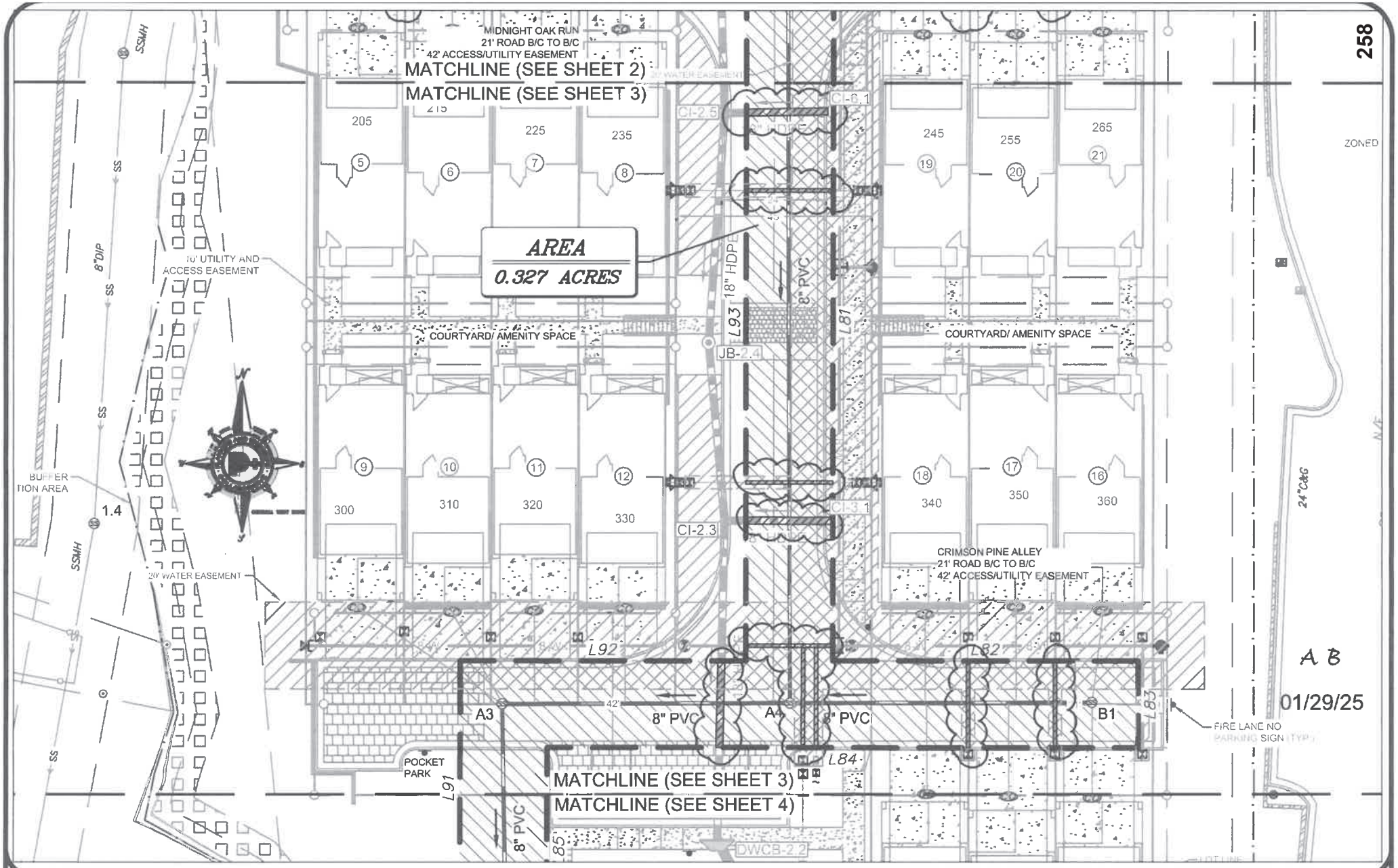
COUNTY FULTON
STATE OF GEORGIA
CITY OF ALPHARETTA
LAND LOT(S) 748
DISTRICT 1st SECTION 2nd

SEWER EASEMENT EXHIBIT "A" OF BYERS PARK

0 15 30 60

SHEET 2 OF 4

DRAWN BY: MCS
CHECKED BY: MCS
FILE NO.: 15315.01
DATE: 01/22/25
SCALE: 1"=30'



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FULTON CO. PROJECT: WRN23-111

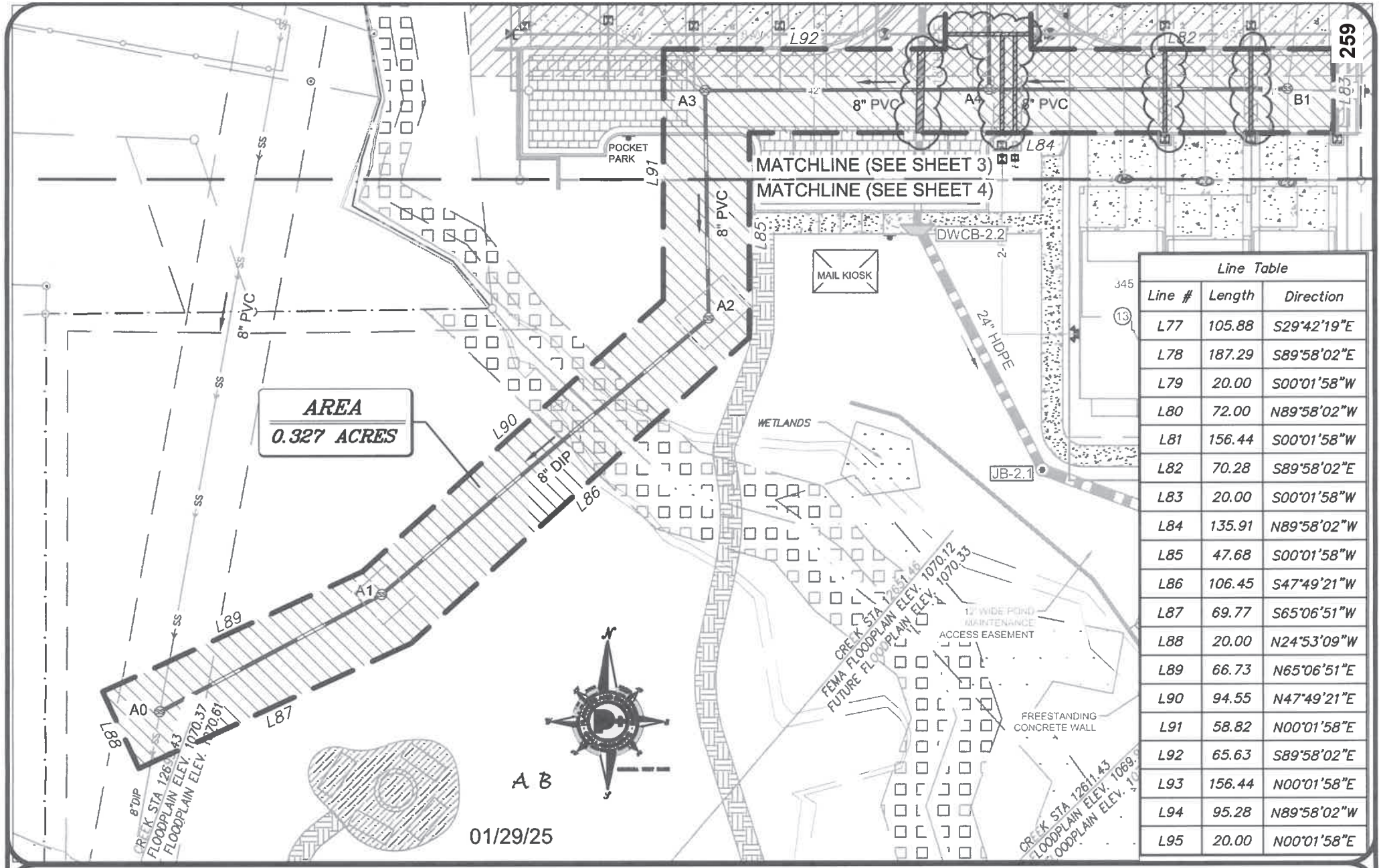
SEWER EASEMENT EXHIBIT "A" OF BYERS PARK

COUNTY FULTON
STATE OF GEORGIA
CITY OF ALPHARETTA
LAND LOT(S) 748
DISTRICT 1st SECTION 2nd

0 15 30 60

SHEET 3 OF 4

DRAWN BY: MCS
CHECKED BY: MCS
FILE NO.: 15315.01
DATE: 01/22/25
SCALE: 1"=30'



Line Table		
Line #	Length	Direction
L77	105.88	S29°42'19"E
L78	187.29	S89°58'02"E
L79	20.00	S00°01'58"W
L80	72.00	N89°58'02"W
L81	156.44	S00°01'58"W
L82	70.28	S89°58'02"E
L83	20.00	S00°01'58"W
L84	135.91	N89°58'02"W
L85	47.68	S00°01'58"W
L86	106.45	S47°49'21"W
L87	69.77	S65°06'51"W
L88	20.00	N24°53'09"W
L89	66.73	N65°06'51"E
L90	94.55	N47°49'21"E
L91	58.82	N00°01'58"E
L92	65.63	S89°58'02"E
L93	156.44	N00°01'58"E
L94	95.28	N89°58'02"W
L95	20.00	N00°01'58"E

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350 RESEARCH COURT PEACHTREE CORNERS, GEORGIA 30092
(770)451-2741 WWW.PEC.PLUS
C.O.A.-LSF000004

FULTON CO. PROJECT:
WRN23-111
COUNTY FULTON
STATE OF GEORGIA
CITY OF ALPHARETTA
LAND LOT(S) 748
DISTRICT 1st SECTION 2nd

SEWER EASEMENT EXHIBIT "A" OF BYERS PARK

0 15 30 60

DRAWN BY: MCS
CHECKED BY: MCS
FILE NO.: 15315.01
DATE: 01/22/25
SCALE: 1"=30'

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0674 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of an Indemnification, Maintenance, and Land Use Agreement for Private Improvement (Indemnification Agreement) between Fulton County, a political subdivision of the State of Georgia, and Northwinds Parkway Office, LLC and Greenstone Parkway 400 LLLP for the purpose of granting conditional approval to allow stormwater infrastructure to remain within a portion of the County's existing water line easement area at 0 Amber Park Drive, Alpharetta, Georgia 30009.

Requirement for Board Action
Fulton County is authorized to grant an encroachment on its water line easement pursuant to Fulton County Code, Subpart B-Code of Resolutions - Appendix A - Subdivision Regulations, Article IX (Required Improvements), Section 9.5.5(c), which states the following in part: "No retaining wall, building, pole, sign or other vertical structure shall be constructed in sanitary and storm sewer easements, including vehicular access easements around structures, without approval from the [Director of Public Works]."

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background

Scope of Work: Northwinds Parkway Office, LLC and Greenstone Parkway 400 LLLP, the owner of

the real property located at 0 Amber Park Drive, Alpharetta, Georgia 30009, has requested the conditional approval of the Fulton County Board of Commissioners via an Indemnification, Maintenance, and Land Use Agreement for Private Improvement to install stormwater infrastructure within the County's existing water line easement area.

In accordance with County Policy and the Statute of Frauds, all amendments and edits to contractual agreements involving Fulton County are required to be in writing and approved by the Fulton County Board of Commissioners.
The purpose of the Indemnification Agreement is to formally affirm the terms of Fulton County's conditional approval of an encroachment(s) of private improvements within the County's water line easement area.

The Fulton County Department of Real Estate and Asset Management, DREAM, and the Fulton County Department of Public Works are requesting approval to amend the terms of the County's water line easement as referenced and recorded in Deed Book 69126, Page 464.

At the request of Northwinds Parkway Office, LLC and Greenstone Parkway 400 LLLP, the Department of Public Works completed an on-site assessment of the area, which is approximately 607 square feet, and confirmed that the County's water system will not be adversely impacted and can continue to be properly maintained if this encroachment is permitted.

Community Impact: As per the terms of the agreement, Fulton County retains its full access to maintain its water service line while granting the property owner the conditional approval to install stormwater infrastructure within the County's water line easement area.

Department Recommendation: The Department of Real Estate and Asset Management, DREAM, accepts the conclusion of the Department of Public Works to accept the terms in the Indemnification Agreement and recommends its approval.

Project Implications: Approval of this Agreement will not impact water services or Fulton County's access to the onsite water service line for necessary maintenance.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Approval of the Agenda Item does not involve the receipt or payment of funding.

After recording return to:
Michael Graham, Land Administrator
Fulton County Land Division
141 Pryor Street, SW, Suite 8021
Atlanta, GA 30303

Cross Reference

Plat Book 69126, Page 464
Deed Book 68150, Page 538

INDEMNIFICATION, MAINTENANCE AND LAND USE AGREEMENT FOR PRIVATE IMPROVEMENT

THIS AGREEMENT, made this ___ day of _____, 2025, between GREENSTONE PARKWAY 400 LLLP, a Georgia limited liability limited partnership, its successors, affiliates and assigns, (hereinafter as "Greenstone Owner") and NORTHWINDS PARKWAY OFFICE, LLC, a Georgia limited liability company, its successors, affiliates and assigns (hereinafter as "Northwinds Owner") as Indemnitor (Northwinds Owner and Greenstone Owner, hereinafter collectively, as "Owner"), and FULTON COUNTY, a political subdivision of the State of Georgia (hereinafter, "the County").

For good and valuable consideration, receipt of which is hereby acknowledged, it is hereby agreed as follows:

69126 464

1.

Fulton County grants Owner, "the License" to enter within a portions of its water main easement as referenced in and recorded at Plat Book ___ page ___ of Fulton County, Georgia records, as more fully described in Exhibit "A" which is attached hereto and incorporated herein, to construct, repair and replace, from time to time as may be needed certain private improvements at his sole cost and responsibility private improvements as same is more fully described in Exhibit "A".

2.

With respect to this License, Owner shall install and construct the Private Improvements in a manner which complies with all state, local, and Fulton County laws and regulations, including but not limited to, all current state, local and Fulton County laws and regulations governing soil erosion and sedimentation control. Owner will at all times adhere to best management practice procedures to protect the environment in connection with the construction, repair and/or maintenance of the Private Improvements.

3.

This License shall commence on the date of execution hereof and shall continue in full force and effect unless and until it is terminated at the will of the County.

4.

Owner may terminate this License and Agreement by written notice to the County and shall remove the Private Improvement at his sole costs and return the area to its natural vegetative state. If during the term of this License, the area containing the Private Improvements is condemned by the County or its assign, Owner shall make no claim in the condemnation proceedings for compensation for the Private Improvements.

5.

Owner shall perform all work on the Private Improvements in a good and workmanlike manner and in compliance with all applicable governmental, laws, ordinances, and regulations.

6.

Fulton County personnel and /or agents shall have free access to and across the Private Improvements to perform routine maintenance and any emergency repairs to the existing public improvements when needed to protect the health, safety and general welfare of the public.

7.

Owner shall be solely responsible for the maintenance, repair and replacement of the Private Improvements and the County grants Owner a right of access in order to carry out these obligations.

8.

Notwithstanding any other provisions, in the case of an emergency, Fulton County may immediately suspend or revoke the License without notice in order to protect the health, safety, and welfare of the public. In non-emergency situations, after providing at least 10 days' notice, Fulton County may suspend or revoke the License in order to carry out any necessary governmental function. In the event of the suspension or revocation of the License, Owner must cure all defects specified by the County in its notice and within the time reasonably specified by the County. Failure on the part of Owner to cure any defects within the allotted time will be grounds for the County to terminate the License. Alternately, the County may, but shall not be required to, cure any such defect at the sole cost and expense of Owner. The County may elect to terminate the License at will and remove the Private Improvements without liability for loss or damage for such removal. Fulton County shall remove the Private Improvements so as not to damage other portions of Owner's property and is granted a right of entry by Owner on the other portions of Owner's property to effectuate the repair, if necessary.

9.

Owner hereby agrees to indemnify Fulton County and hold Fulton County harmless from any and all damages which Fulton County may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the granting of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused solely by the negligent act, negligent omission or willful misconduct of Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement. Greenstone Owner hereby agrees to indemnify Northwinds Owner and hold Northwinds Owner harmless from any and all damages which Northwinds Owner may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the exercise of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused solely by the negligent act, negligent omission or willful misconduct of Greenstone Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement. Northwinds Owner hereby agrees to indemnify Greenstone Owner and hold Greenstone Owner harmless from any and all damages which Greenstone Owner may suffer and from any and all liability, claims, penalties, forfeitures, suits, and costs and expenses incident to the exercise of the License and this Agreement (including cost of defense, settlement, and reasonable attorney's fees), which it may hereafter incur, become responsible for, or pay out as a result of the death or bodily injuries to any person, destruction or damage to any property, contamination of or adverse effects on the environment, or any violations of governmental laws, regulations, or orders caused solely by the negligent act, negligent omission or willful misconduct of Northwinds Owner, his employees, subcontractors, or assigns in the performance of this License or Agreement. Greenstone Owner, further warrants that Greenstone Owner is the full and true owner and has clear title to the property set forth in Exhibit "B", attached hereto and incorporated herein by reference (hereinafter, the "Greenstone Property") in which a portion of the Private Improvements will be made, as is defined in Exhibit "A", attached hereto and incorporated herein by reference. Northwinds Owner, further warrants that Northwinds Owner

is the full and true owner and has clear title to the property set forth in Exhibit "C", attached hereto and incorporated herein by reference (hereinafter, the "Northwinds Property") in which a portion of the Private Improvements will be made, as is defined in Exhibit "A", attached hereto and incorporated herein by reference. Owner, further warrants that the Private Improvements run solely through the Greenstone Property and the Northwinds Property.

10.

Owner agrees to repair or replace in a manner acceptable to the County and/or the owner thereof any public utilities damaged by its employees or subcontractors during performance of this License and Agreement or resulting from the failure of the Private Improvements. At its election the County may repair or replace the damaged utility and assess all costs against Owner.

11.

This License and Agreement shall be binding upon Owner, his assigns, affiliates, and successors and to the extent allowed by law, upon Fulton County. This Agreement shall be governed by and construed in accordance with the laws of the State of Georgia. If any provisions of this agreement is held to be unenforceable for any reason, the unenforceability thereof shall not affect the remainder of the Agreement, which shall remain in full force and effect, and enforceable in accordance with its terms.

12.

This License and Agreement shall constitute a covenant running with the land and shall be recorded in the real property records of Fulton County, Georgia and shall be binding upon all subsequent transferees of said property.

13.

All notices, consents, request, demands or other communications to or upon the respective party shall be in writing and shall be effective for all purposes upon receipt, including, but not limited to, in the case of (I) personal delivery; (ii) delivery by messenger, express or air courier or similar courier; or (iii) delivery by United States first class certified or registered mail, postage prepaid and addressed as follows:

COUNTY: Fulton County
Director of Public Works
141 Pryor Street, SW, 6th Floor
Atlanta, GA. 30303

with a copy to: County Attorney
Office of the County Attorney
141 Pryor Street, SW, Suite 4038
Atlanta, GA. 30303

GREENSTONE OWNER:

GREENSTONE PARKWAY 400 LLLP
c/o Adams D. Little III
609 Charlton Court
Marietta, GA 30064

NORTHWINDS OWNER:

NORTHWINDS PARKWAY OFFICE, LLC
c/o Evan General Contractors, LLC
Attn: Jared W. Heald
3050 Northwinds Parkway, Suite 200
Alpharetta, Georgia 30009

Re: 1st District 2nd Section, Land Lot(s) 804

Parcel Numbers: 12 284008030343, 12 284008030400 and 12 284008030350

IN WITNESS WHEREOF, the parties have executed this Agreement at Atlanta, Georgia, as of the day and year first above written.

Signatures:

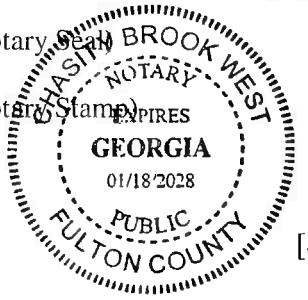
Signed sealed and delivered in the presence of

Unofficial Witness

Notary Public
My Commission Expires: Jan 18, 28

(Notary Seal)

(Notary Stamp)



GREENSTONE OWNER:

GREENSTONE PARKWAY 400 LLLP,
a Georgia limited liability limited partnership

By: Greenstone Parkway 400 Manager, LLC,
a Georgia limited liability company
its general partner

By: _____
Adams D. Little III, Manager

Owner's Address: 609 Charlton Court,
Marietta, GA 30064

[Signatures continued on next page.]

NORTHWINDS OWNER:

Signed sealed and delivered in the presence of

NORTHWINDS PARKWAY OFFICE, LLC,
a Georgia limited liability company

Unofficial Witness

By: _____
Richard T. Evans, Jr., Manager

Notary Public
My Commission Expires: Jan 18, 28

Owner's Address: 3050 Northwinds Parkway, Suite 200, Alpharetta, Georgia 30009

(Notary Seal)

(Notary Stamp)

CHASITY BROOK WEST
NOTARY
EXPIRES
GEORGIA
01/18/2028
PUBLIC
FULTON COUNTY

[Signatures continued on next page.]

Signed, sealed and delivered this ____day of _____, 20__ in the presence of:

FULTON COUNTY, GEORGIA a political subdivision of the State of Georgia

_____
Witness

_____
Robert L. Pitts, Chairman
Fulton County Board of Commissioners

_____
[Notarial Seal]

APPROVED AS TO FORM

ATTEST:

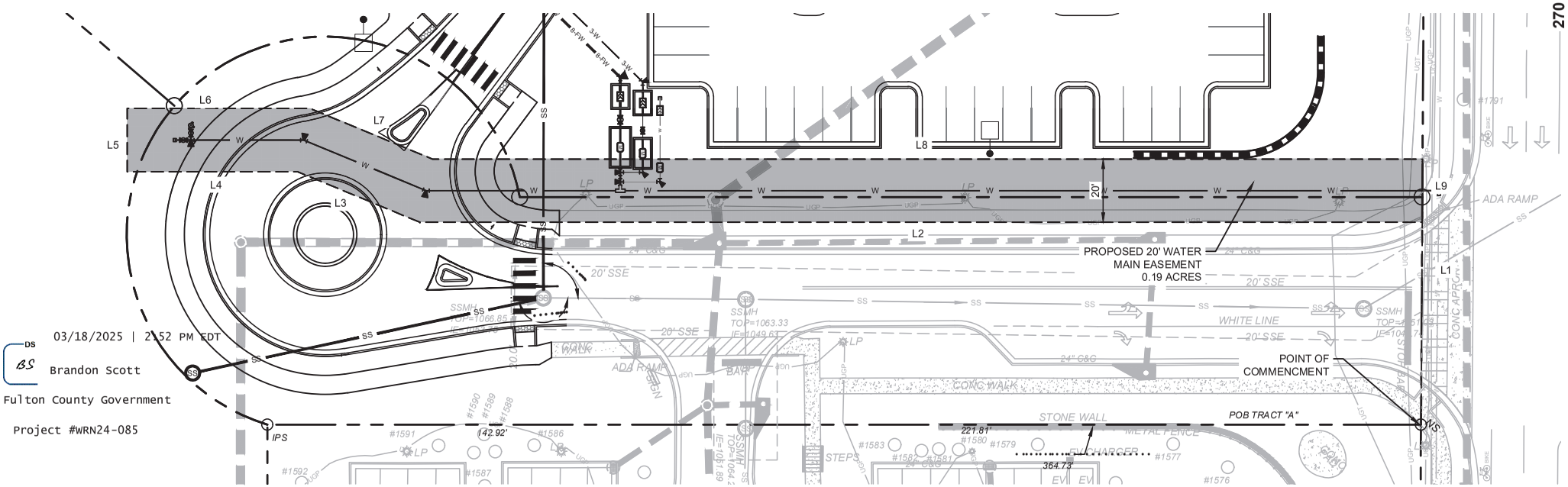
_____
Y. Soo Jo, County Attorney

_____
Tonya R. Grier
Clerk to the Commission

APPROVED AS TO CONTENT:

_____
David E. Clark, Director
Department of Public Works

EXHIBIT “A”



LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	72.00'	N00° 22' 16"E
L2	316.94'	S89° 59' 38"W
L3	41.83'	N67° 31' 40"W
L4	53.83'	N89° 58' 48"W
L5	20.00'	N00° 01' 13"E
L6	57.80'	S89° 58' 47"E
L7	41.83'	S67° 31' 40"E
L8	313.09'	N89° 59' 40"E
L9	20.00'	S00° 21' 07"W

SITE DATA

ADDRESS:	3050 NORTHWINDS PARKWAY, SUITE 200, ALPHARETTA GA, GA 30009
PARCEL ID:	12 284008030343 12 284008030350 12 284008040391 12 284008030400
SITE AREA:	5.84 ACRES
ZONING:	O-I (Z-13-10)

CONTACT INFORMATION

OWNER:	RT EVANS
ADDRESS:	3050 NORTHWINDS PARKWAY, SUITE 200, ALPHARETTA GA, GA 30009
PHONE:	678-278-5921

ENCROACHMENT TABLE

STORMWATER PIPE: 94 SF

SEWER PIPE: 13 SF

WATER LINE AND VAULTS: 170 SF

LIGHT POLE: 12 SF

UNDERGROUND POWER: 429 SF

UNDERGROUND TELECOM: 59 SF

Kimley»Horn

EGC CORPORATE BUILDING

WATERLINE ENCROACHMENT EXHIBIT

March 7, 2025

0 15 30 60

NORTH

Exhibit “B”
Greenstone Property

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ATLANTA, IN LAND LOT 804 OF THE 1ST DISTRICT, SECOND SECTION, FULTON COUNTY, GEORGIA, AND BEING TRACT B CONTAINING 6.60 ACRES AS SHOWN ON THAT CERTAIN MINOR SUBDIVISION PLAT FOR GREENSTONE PARKWAY 400 LLLP, RECORDED AUGUST 13, 2024, IN PLAT BOOK 468, PAGE 113, FULTON COUNTY, GEORGIA RECORDS.

Exhibit “C”
Northwinds Property

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ATLANTA, IN LAND LOT 804 OF THE 1ST DISTRICT, SECOND SECTION, FULTON COUNTY, GEORGIA, AND BEING TRACT A CONTAINING 5.84 ACRES AS SHOWN ON THAT CERTAIN MINOR SUBDIVISION PLAT FOR GREENSTONE PARKWAY 400 LLLP, RECORDED AUGUST 13, 2024, IN PLAT BOOK 468, PAGE 113, FULTON COUNTY, GEORGIA RECORDS.

AND

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ATLANTA, IN LAND LOT 804 OF THE 1ST DISTRICT, SECOND SECTION, FULTON COUNTY, GEORGIA, AND BEING TRACT C CONTAINING .77 ACRES AS SHOWN ON THAT CERTAIN MINOR SUBDIVISION PLAT FOR GREENSTONE PARKWAY 400 LLLP, RECORDED AUGUST 13, 2024, IN PLAT BOOK 468, PAGE 113, FULTON COUNTY, GEORGIA RECORDS.

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0675 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of a Water Easement Dedication of 5,825 square feet to Fulton County, a political subdivision of the State of Georgia, from Cheryl J. Vecchione, and Cheryl J. Vecchione, James. R. Vecchione, Andrew J. Vecchione, as heirs of the ESTATE of ARCHANGELO J. VECCHIONE., individuals, for the purpose of constructing the Bentgrass Farms Project at 315 Crabapple Court, Milton,Georgia 30004.

Requirement for Board Action
According to Fulton County Code, Appendix B, Zoning Resolution, Article XXXIV. - Development Regulations, 34.4.1 -- Land disturbance permit prerequisites.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☒
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background

Scope of Work: The proposed Bentgrass Farms Project, a residential development, requires the installation of a water service line. Fulton County development regulations require that all new water line connections acknowledge Fulton County's ownership interests in the area(s) where a water service line connection is being made before recording the Final Plat. The easement area to be conveyed consists of 5,825 square feet and is located in Land Lot 540 of the 2nd District, 2nd

Section of Fulton County, Georgia

Community Impact: The community will benefit from the extension of the County's water system and the addition of a residential development.

Department Recommendation: The Department of Real Estate and Asset Management recommends acceptance of the easement dedication.

Project Implications: Easement dedications by the owner of record to Fulton County are made a part of public records and grant Fulton County access to perform construction, maintenance, and upgrades to the County's water system once the proposed improvements are installed.

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Acceptance of this easement dedication does not involve the expenditure or the receipt of funds.

[BLANK SPACE ABOVE THIS LINE IS FOR THE SOLE USE OF THE CLERK OF SUPERIOR COURT]

*****THIS DOCUMENT MAY BE RECORDED ONLY BY PERSONNEL OF THE FULTON COUNTY LAND DIVISION*****

Return Recorded Document to:
Fulton County Land Division
141 Pryor Street, S.W. – Suite 8021
Atlanta, Georgia 30303

Project Name : BENTGRASS FARMS
Tax Parcel Identification No.: 22 536105400219
Land Disturbance Permit No.: WRN25-044
Zoning/Special Use Permit No.: NA
(if applicable)

For Fulton County Use Only

Approval Date: _____
Initials: _____

WATER LINE EASEMENT
(Individual Form)

STATE OF GEORGIA,
COUNTY OF FULTON

This indenture entered into this 1st day of July, 2025, between **CHERYL J. VECCHIONE, individually,** a resident of Fulton County, Georgia and **CHERYL J. VECCHIONE,** a resident of Fulton County, Georgia, **JAMES R. VECCHIONE,** a resident of Spalding County, Georgia, and **ANDREW J. VECCHIONE,** a resident of Fulton County, Georgia, **each as the heir of the ESTATE OF ARCHANGELO J. VECCHIONE, DECEASED DECEMBER 1, 2021,** party of the first part (hereinafter referred to as Grantor) and **FULTON COUNTY**, a Political Subdivision of the State of Georgia, party of the second part (hereinafter referred to as Grantee).

WITNESSETH, that for and in consideration of $1.00 in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged and in consideration of the benefits which will accrue to the undersigned from the construction of a water line through subject property, and in consideration of the benefits which will accrue to the subject property from the construction of a water line through the subject property, said Grantor(s) has (have) granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey to FULTON COUNTY and to successors and assigns the right, title, and privilege of easements through subject property located in Land Lot(s) 540, 2nd Section *(if applicable)* of 2nd District , Fulton County, Georgia, and more particularly described as follows: To wit:

BENTGRASS FARMS

Project Name

[See Exhibit "A" attached hereto and made a part hereof]

This right and easement herein granted being to occupy such portion of my property as would be sufficient for the construction, access, maintenance and upgrade of a water line through my property according to the location and size of said

water line as shown on the map and profile now on file in the office of the Public Works Department of Fulton County, and which size and location may be modified from time to time including in the future after the date of this document to accommodate said water line within the aforesaid boundaries of the above-described easement.

For the same consideration, Grantor(s) hereby conveys (convey) and relinquishes (relinquish) to FULTON COUNTY a right of access over Grantor's (Grantors') remaining lands as necessary for FULTON COUNTY to perform maintenance and repairs on said water line on both a routine and emergency basis.

I (We) hereby warrants (warrant) that I (we) have the right to sell and convey said water line easement and right of access and bind myself (ourselves), my (our) heirs, executors, and administrators, forever to warrant and defend the right and title to the above described water line easement unto the said FULTON COUNTY, its successors and assigns against the claims of all persons whomever by virtue of these presents.

Said Grantor(s) hereby waives (waive) for him/herself (their selves), him/her (their) heirs, and assigns all rights to any further compensation or claim to damages on account of the construction, access, upgrade or maintenance of said water line for the use of the property as herein agreed.

IN WITNESS HEREOF said party of the first part has hereunto affixed his/her (their) hand(s) and seal(s) on the day and year first above written.

Signed, sealed and delivered this 1 day of July, 20 25
in the presence of:

Witness

By: Cheryl J. Vecchione (L.S.)

Notary Public

Print Name: **CHERYL J. VECCHIONE, individually** (L.S.)

[NOTARIAL SEAL]

CAROLYN MASELLI
NOTARY PUBLIC
EXP. JUNE 11, 2028
FULTON COUNTY, GA

Signed, sealed and delivered this 1 day of July, 20 25 in the presence of:

E. Shyn
Witness

By: Cheryl S. Vecchione (L.S.)

Print Name: **CHERYL J. VECCHIONE**, as heir of the estate of Archangelo J. Vecchione, deceased December 1, 2021 (L.S.)

Notary Public

[NOTARIAL SEAL]

CAROLYN MASELLI NOTARY PUBLIC FULTON COUNTY, GA EXP. JUNE 11, 2028

Signed, sealed and delivered this 1 day of July, 20 25 in the presence of:

E. Shyn
Witness

By: James R. Vecchione (L.S.)

Print Name: **JAMES R. VECCHIONE**, as heir of the estate of Archangelo J. Vecchione, deceased December 1, 2021 (L.S.)

Notary Public

[NOTARIAL SEAL]

CAROLYN MASELLI NOTARY PUBLIC FULTON COUNTY, GA EXP. JUNE 11, 2028

Signed, sealed and delivered this 1 day of July, 20 25 in the presence of:

E. Shyn
Witness

By: (L.S.)

Print Name: **ANDREW J. VECCHIONE**, as heir of the estate of Archangelo J. Vecchione, deceased December 1, 2021 (L.S.)

Notary Public

[NOTARIAL SEAL]

CAROLYN MASELLI NOTARY PUBLIC FULTON COUNTY, GA EXP. JUNE 11, 2028

TRACT DESCRIPTION

FOR WATER EASEMENT AS SHOWN ON EXHIBIT "A"
#315 CRABAPPLE COURT, TAX PARCEL # 22 536105400219

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 540 OF THE 2nd DISTRICT, 2nd SECTION, CITY OF MILTON, FULTON COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

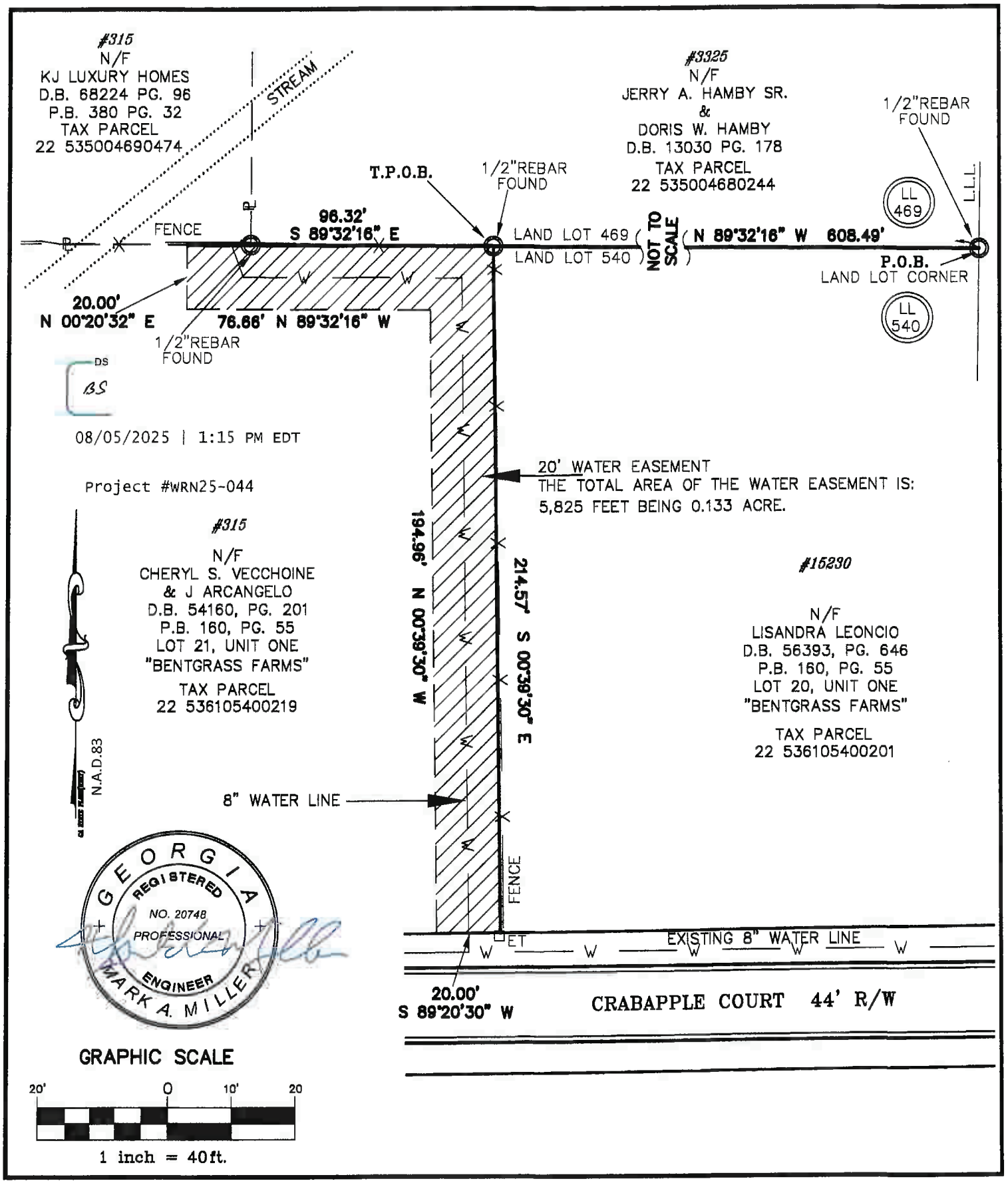
BEGINNING AT A 1/2" INCH REBAR FOUND IN ROCKS, LOCATED AT THE LAND LOT CORNER COMMON TO LAND LOTS 469 & 540; SAID REBAR BEING THE POINT OF BEGINNING; THENCE RUNNING ALONG THE APPROXIMATE LAND LOT LINE COMMON TO LAND LOTS 469 & 540 AND THE PROPERTY LINE NOW OR FORMERLY BELONGING TO BENTGRASS FARMS SUBDIVISION NORTH 89 DEGREES 32 MINUTES 16 SECONDS WEST A DISTANCE OF 608.49 FEET TO A 1/2" REBAR FOUND; SAID POINT BEING THE TRUE POINT OF BEGINNING; THUS FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED RUNNING ALONG THE PROPERTY LINE OF PROPERTY NOW OF FORMERLY BELONGING TO J. ARCANGELO & CHERYL S. VECCHOINE SOUTH 00 DEGREES 39 MINUTES 30 SECONDS EAST A DISTANCE OF 214.57 FEET TO A POINT AT THE NORTHERLY RIGHT OF WAY OF CRABAPPLE COURT (HAVING A 44 FOOT WIDE RIGHT OF WAY WIDTH); THENCE RUNNING ALONG SAID RIGHT OF WAY OF CRABBAPLE COURT SOUTH 89 DEGREES 20 MINUTES 30 SECONDS WEST A DISTANCE OF 20.00 FEET TO A POINT; THENCE DEPARTING SAID RIGHT OF WAY LINE RUNNING NORTH 00 DEGREES 39 MINUTES 30 SECONDS WEST A DISTANCE OF 194.96 FEET TO A POINT; THENCE NORTH 89 DEGREES 32 MINUTES 16 SECONDS WEST A DISTANCE OF 76.66 FEET TO A POINT; THENCE NORTH 00 DEGREES 20 MINUTES 32 SECONDS EAST A DISTANCE OF 20.00 FEET TO A POINT; THENCE SOUTH 89 DEGREES 32 MINUTES 16 SECONDS EAST A DISTANCE OF 96.32 FEET TO SAID POINT LOCATED AT THE TRUE POINT OF BEGINNING.

SAID TRACT OR PARCEL OF LAND CONTAINS 5,825 SQUARE FEET, BEING 0.133 ACRE.

DS
BS

08/05/2025 | 1:15 PM EDT

Project #WRN25-044



	Revision/issue	

EXHIBIT "A"
315 CRABAPPLE COURT
"BENTGRASS FARMS"
TAX PARCEL 22 536105400219
L.L. 540, 2ND DISTRICT 2ND SEC.
FORSYTH COUNTY, GEORGIA

ACR Engineering, inc.
ATLANTA COMMERCIAL & RESIDENTIAL ENGINEERING
600 PINNACLE COURT
SUITE 685
NORCROSS, GA 30071
TEL: (678) 291-0000
FAX: (678) 291-8887

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0676 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew existing contracts - Department of Public Works, 24ITBC1331463A-KM, Jetter Parts in an amount not to exceed $74,232.84 with P & H Supply Co. Inc, (Baton Rouge, LA) to provide Jetter parts. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☒
District 4 ☐
District 5 ☒
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: This request is renew the existing contract to provide Jetter parts.

Scope of Work: The purchase of Jetter parts allows the Department of Public Works to clean and prevent sanitary sewer stop-ups and overflows within the sanitary sewer collection system. Jetter parts include various hoses, grabbers, choppers, nozzles, and accompanying fittings, which will allow staff to clear items from sanitary sewer lines that may create blockages and prevent flow within the pipes.

Community Impact: Failure to procure/maintain these items in stock can negatively impact the operational responsiveness of the Department of Public Works and inhibit its ability to maintain the sanitary sewer collection system and services. The failure to procure these items may have negative constituent affects on clients, including on client health, as a result of overflows of the system onto private property and creeks.

Department Recommendation: The Department of Public Works recommends approval to renew the existing contract with P & H Supply Co., to provide Jetter parts.

Project Implications: It is crucial that the Department of Public Works maintains reliable Jetter parts to perform routine maintenance and to respond to emergency sanitary sewer overflows that occur within the sanitary sewer collection system. If the Department of Public Works experiences difficulties due to unreliable Jetter parts and is unable to respond immediately to sanitary sewer emergencies, the citizens and customers of Fulton County will be dissatisfied with their service and will no longer have confidence in the County's operation of the sanitary sewer system.

Community Issues/Concerns: No issues or concerns have been raised to Public Works by the community.

Department Issues/Concerns: No concerns have been raised by the Department of Public Work.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	10/23/2024	$74,232.84
1st Renewal			**$74,232.84**
Total Revised Amount			**$148,465.68**

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$74,232.84**

Prime Vendor: **P & H Supply Co., Inc.**
Prime Status: **Non-Minority**
Location: **Baton Rouge, LA**
County: **East Baton Rouge Parish**
Prime Value: **$74,232.84 or 100.00%**

Total Contract Value: **$74,232.84 or 100.00%**
Total Certified Value: **00.00**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Performance Evaluation

Agenda Item No.: 25-0676 **Meeting Date:** 9/17/2025

Contact Information *(Type Name, Title, Agency and Phone)*

Roy Barnes, Deputy Director, Public Works, 404-612-6317

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$74,232.84
Previous Adjustments:	$0.00
This Request:	$74,232.84
TOTAL:	$148,465.68

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:
Match Account $:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

201-540-5459-1450: Water & Sewer Revenue, Public Works, Maintenance Supplies - $37,116.42.

Funding Line 2:

201-540-5469-1450: Water & Sewer Revenue, Public Works, Maintenance Supplies - $37,116.42.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: 1 renewal option remains

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **2/7/2025**

Report Period End: **5/6/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 24ITBC1331463A-KM

BID/RFP TITLE: Jetter Parts

ORIGINAL APPROVAL DATE: October 23, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: One renewal option remains

RENEWAL AMOUNT: $74,232.84

COMPANY'S NAME: P & H Supply Co., Inc.

ADDRESS: 10898 North Dual

CITY: Baton Rouge

STATE: LA

ZIP: 70814

This Renewal Agreement No. 1 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

AUTHORIZATION OF RENEWAL:

David Clark, Director
Department of Public Works

P & H Supply Co., Inc.

Charles Rumfola
President

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County:_____

Commission Expires: _____

(Affix Notary Seal)

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**July 7, 2025**
Department:	Public Works
Contract Number:	24ITBC1331463A-KM
Contract Title:	Jetter Parts

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Current inventory of jetter parts have been conducted to determine what are the departments needs

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	July 3, 2025
Price found:	$1499.00 ea
Different features / Conditions:	Similar
Percent difference between internet price and renewal price:	Higher

   Explanation / Notes:

   Prices compared with Roberto Bruna Nozzles

   ☐ **Market Survey of other jurisdictions:**

Date contacted:	
Jurisdiction Name / Contact name:	
Date of last purchase:	
Price paid:	
Inflation rate:	
Adjusted price:	
Percent difference between past purchase price and renewal price:	

Are they aware of any new vendors?	☐ Yes	☐ No
Are they aware of a reduction in pricing in this industry?	☐ Yes	☐ No
How does pricing compare to Fulton County's award contract?		

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   $74,232.84

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ Yes	☐ No
Date of last purchase:		
Price paid:		
Inflation rate:		
Adjusted price:		
Percent difference between past purchase price and renewal price:		

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   These are daily use items, the impact of not providing funding for them would be detrimental to cleaning the sewer system.

Performance Evaluation Details

ID	E1
Project	Jetter Parts
Project Number	24ITBC1331463A-KM
Supplier	P & H Supply Co., Inc.
Supplier Project Contact	Charles Rumfola (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	02/07/2025 to 05/06/2025
Effective Date	05/19/2025
Evaluation Type	Formal
Interview Date	05/19/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	05/19/2025 10:18 AM EDT
Completion Date	05/19/2025 10:18 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0677 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Department of Public Works, 24ITB1302727A-KM, South Fulton Maintenance & Operations Center Demonstration Garden in an amount not to exceed $21,422.34 with Crabapple Turf Management, Inc. dba Crabapple LandscapEXPERTS (Alpharetta, GA), to provide landscape maintenance services. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: The Department of Public Works requests approval to renew the existing contract to provide landscape maintenance services.

Scope of Work: This contract provides comprehensive landscape maintenance services for the pollinator and rain gardens located at the Demonstration Garden at the South Fulton Operations and Maintenance Center on Cochran Road in South Fulton.

Community Impact: The garden serves as an outdoor classroom for education of staff, local schools, businesses, and citizens on the importance of water-wise landscaping, wildlife and pollinators.

Department Recommendation: Department of Public Works recommend approval to renew the existing contract.

Project Implications: The ongoing maintenance of the garden allows Public Works to provide the community with continued educational and outreach opportunities on water conservation, water quality, and environmental stewardship.

Community Issues/Concerns: The Department of Public Works is not aware of any issues/concerns raised by the community.

Department Issues/Concerns: The Department of Public Works does not have any issues or concerns with the agreement.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	09/23/2024	$21,422.34
1st Renewal	24-0819	12/4/2024	$21,422.34
2nd Renewal			**$21,422.34**
Total Revised Amount			**$64,267.02**

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$21,422.34**

Prime Vendor: **Crabapple Landscape Experts**
Prime Status: **Non-Minority**
Location: **Alpharetta, GA**
County: **Fulton County**
Prime Value: **$21,422.34 or 100.00%**

Total Contract Value: **$21,422.34 or 100.00%**
Total Certified Value: **$0.00**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Agenda Item No.: 25-0677 **Meeting Date:** 9/17/2025

Corlette Banks, Environmental Program Manager, Public Works, 404-612-8097

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$42,844.68
Previous Adjustments:	$0.00
This Request:	$21,422.34
TOTAL:	$64,267.02

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:
Match Account $:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

201-540-5401-1160: Water & Sewer Revenue Fund, Public Works, Professional Services $21,422.34.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N options remain

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?

Agenda Item No.: 25-0677 **Meeting Date:** 9/17/2025

Yes

Report Period Start:
7/1/2025

Report Period End:
7/31/2025

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 24ITB1302727A-KM

BID/RFP TITLE: South Fulton Maintenance and Operational Demonstration Garden Landscape

ORIGINAL APPROVAL DATE: September 23, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: No renewal remains

RENEWAL AMOUNT: $21,422.34

COMPANY'S NAME: Crabapple Turf Management, Inc. dba Crabapple LandscapEXPERTS

ADDRESS: 1012 Union Center Drive

CITY: Alpharetta

STATE: GA

ZIP: 30004

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Crabapple LandscapEXPERTS**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Penelope Hillard** **Director of Business Development**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
David Clark, Director **Public Works**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	Public Works
Contract Number:	24ITB1302727A-KM
Contract Title:	South Fulton Maintenance & Operations Center Demonstration

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This was a new contract, original PO issued on November 8, 2024, and renewal approved on 12/4/24.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

   Date of search:

   Price found:

   Different features / Conditions:

   Percent difference between internet price and renewal price:

   Explanation / Notes:

   This was a new contract, original PO issued on November 8, 2024, and renewal approved on 12/4/24.

   ☐ **Market Survey of other jurisdictions:**

Date contacted:	
Jurisdiction Name / Contact name:	
Date of last purchase:	
Price paid:	
Inflation rate:	
Adjusted price:	

Percent difference between past purchase price and renewal price:		
Are they aware of any new vendors?	☐ Yes	☒ No
Are they aware of a reduction in pricing in this industry?	☐ Yes	☒ No
How does pricing compare to Fulton County's award contract?		

Explanation / Notes:

This was a new contract, original PO issued on November 8, 2024, and renewal approved on 12/4/24.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   $1,609.83

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ Yes	☒ No
Date of last purchase:		
Price paid:		
Inflation rate:		
Adjusted price:		
Percent difference between past purchase price and renewal price:		

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If the contract is not approved, it would impact Public Works' ability to provide the community with continued educational and outreach opportunities on water conservation, water quality, and environmental stewardship.

Performance Evaluation Details

ID	E1
Project	South Fulton Maintenance and Operational Demonstration Garden Landscape
Project Number	24ITB1302727A-KM
Supplier	Crabapple LandscapEXPERTS
Supplier Project Contact	Penelope Hilliard (preferred language: English)
Performance Program	Professional Services
Evaluation Period	07/01/2025 to 07/31/2025
Effective Date	08/15/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	07/17/2025
Status	Completed
Publication Date	08/15/2025 09:47 AM EDT
Completion Date	08/15/2025 09:47 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments The vendor switched back to initial project manager who began the project and appears to have a better understanding of the project.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Appears to be back on track with original project manager back on project.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments Requested vendor send photographic documentation of site visits.

COMMUNICATIONS AND CO-OPERATION **14/20**

Rating

Satisfactory: Satisfactory response to the User Department's requests and changes; Consultant involved in developing solutions and ensures prompt and appropriate action.

Comments Better communications have occurred with current project manager and owner representative.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Any outstanding concerns were discussed and are being addressed by current project manager.

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0678 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Department of Public Works, 23ITB08012023A-JWT, Water Quality Monitoring in the amount of $129,254.00 with Integrated Science Engineering, Inc. (Newman, GA), to provide water quality monitoring services. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☒
District 4 ☐
District 5 ☒
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: The Department of Public Works recommends approval to renew existing contract with Integrated Science Engineering, Inc. to provide water quality monitoring services.

Scope of Work: This contract with Integrated Science Engineering, Inc. provides essential water quality monitoring and related services required for Fulton County's compliance with the National Pollutant Discharge Elimination System (NPDES) permits for wastewater treatment. These permits

mandate water quality monitoring in support of the County's Watershed Protection Plan (WPP). The scope of work includes regular stream water quality monitoring and collection of samples for laboratory analysis. In 2026, Biological and Habitat assessments are also required to be conducted. To ensure full compliance with WPP requirements and meet the State of Georgia's Environmental Protection Division (EPD) reporting deadline of June 15 each year, a contract renewal is necessary.

Community Impact: Water quality monitoring provides the necessary data to determine if Fulton County's efforts to reduce pollution in receiving streams and rivers are effective and meeting the intent of the state permits. This data is provided to the State of Georgia to assist in developing the environmental capacity of receiving streams to accept treated water discharges.

Department Recommendation: The Department of Public Works recommends approval.

Project Implications: Water quality monitoring is a regulatory requirement of the County's National Pollution Discharge Elimination System (NPDES) Municipal Separate Storm Sewer System (MS4) permits and wastewater discharge permits. Without this contract, the program would be negatively impacted, and the County will likely be in violation of its permits, which could expose the County to fines and possible criminal prosecution.

Community Issues/Concerns: No issues/concerns were raised by the community concerning this contract.

Department Issues/Concerns: Public Works staff did not raise any issues or concerns regarding the award of this contract.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0827	11/15/2023	$100,512.00
1st Renewal	24-0628	10/2/2024	$129,254.00
2nd Renewal			**$129,254.00**
Total Revised Amount			**$359,020.00**

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: $129,254.00

Prime Vendor: Integrated Science Engineering, Inc
Prime Status: Non-Minority
Location: Newman, GA
County: Coweta County
Prime Value: $63,140.58 or 48.85%

Subcontractor: Analytical Environmental Services Inc
Subcontractor Status: White American Female Business Enterprise
Location: Atlanta, GA

County:	Fulton County
Contract Value:	$29,146.78 or 22.55%
Subcontractor:	Vanasse Hangen Brustlin, Inc (VHB)
Subcontractor Status:	Non-Minority
Location:	Atlanta, GA
County:	Fulton County
Contract Value:	$39,966.64 or 28.60%
Total Contract Value:	$129,254.00 or 100.00%
Total Certified Value:	$29,146.78 or 22.55%

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Contractor Performance Report

Contact Information *(Type Name, Title, Agency and Phone)*

Roy Barnes, Deputy Director, Public Works, 404-612-6317

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$229,766.00
Previous Adjustments:	$0.00
This Request:	$129,254.00
TOTAL:	$359,020.00

Fiscal Impact / Funding Source

Funding Line 1:

201-540-5420-1160: Water & Sewer Revenue, Public Works, Professional Services - $100,512.00

Key Contract Terms

Agenda Item No.: 25-0678 **Meeting Date:** 9/17/2025

Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N options remain

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **10/1/2024**

Report Period End: **3/31/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 23ITB08012023A-JWT

BID/RFP TITLE: Water Quality Monitoring

ORIGINAL APPROVAL DATE: November 15, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: Zero Renewal Options Remain

RENEWAL AMOUNT: $129,254.00

COMPANY'S NAME: Integrated Science & Engineering

ADDRESS: 1039 Sullivan Road, Suite 200

CITY: Newnan

STATE: GA

ZIP: 30265

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Integrated Science & Engineering**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Lawrence Davis Jr.** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
David Clark, Director **Department of Public Works**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	Public Works
Contract Number:	23ITB08012023A-JWT
Contract Title:	Water Quality Monitoring

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   To reduce the scope and cost of a Water Quality Monitoring contract while maintaining essential functions, the department considered the following strategies: adjusting monitoring frequency and streamlining tested parameters. We reviewed historical data to identify opportunities for reducing sampling frequency without compromising data quality. For example, if a particular parameter shows consistent improvement, the site could potentially be removed from the "Impaired Waters List," allowing for less frequent monitoring. At this moment, some parameters of some are improving, but frequency and parameters cannot decrease.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	July 10, 2025
Price found:	**$174,764**
Different features / Conditions:	**None**
Percent difference between internet price and renewal price:	**35%**

Explanation / Notes:

Click here to enter text.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.

Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ Yes ☐ No
Are they aware of a reduction in pricing in this industry?	☐ Yes ☐ No
How does pricing compare to Fulton County's award contract?	Click here to enter text.

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   $129,254.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ **Yes**	☒ **No**
Date of last purchase:	December 31, 2024	
Inflation rate:	**3%**	
Percent difference between past purchase price and renewal price:	**3%**	

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If the contract for Water Quality Monitoring throughout the watershed was not approved, the impact on the department could be significant. Without regular water quality monitoring, the department could fall out of compliance with federal, state, and local environmental regulations, such as the Clean Water Act. This could result in legal penalties, fines, and enforcement actions.

Performance Evaluation Details

ID	E3
Project	Water Quality Monitoring
Project Number	23ITB08012023A-JWT
Supplier	Integrated Science & Engineering
Supplier Project Contact	Ansley Bowie (preferred language: English)
Performance Program	Professional Services
Evaluation Period	10/01/2024 to 03/31/2025
Effective Date	04/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	04/23/2025 11:50 AM EDT
Completion Date	04/23/2025 11:50 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0679 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Department of Public Works, 23ITB08232023A-JWT, Emergency Sewage Cleanup Services in the amount of $101,349.40 with Above All Cleaning & Restoration, LLC (Tucker, GA), to provide emergency sewage cleanup services. This action exercises the second of two renewal options. No renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☒
District 4 ☐
District 5 ☒
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: This contract provides emergency cleaning, removal of sewage-contaminated household items, and disinfection of a contaminated area within private property.

Scope of Work: Fulton County provides this service in both the North and South Fulton County service areas when an obstruction within the public sewer system causes an overflow into privately owned structures.

Community Impact: If this contract is not approved, emergency sewage cleanup services would not be readily available to mitigate sewage-contaminated residences affected by sewer system malfunctioning. The ability to rapidly respond to customers in crisis situations is critical to maintaining required levels of customer satisfaction.

Department Recommendation: The Department of Public Works recommends approval.

Project Implications: There are no known project implications regarding this contract.

Community Issues/Concerns: Affected customers have expressed concerns when impacted by a sewer backup and expect speedy restoration to original conditions.

Department Issues/Concerns: No additional issues or concerns.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0900	12/20/2023	$101,349.40
1st Renewal	24-0667	10/16/2024	$101,349.40
2nd Renewal			**$101,349.40**
Total Revised Amount			**$304,048.20**

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract **$101,349.40**

Prime Vendor: **Above All Cleaning & Restoration**
Prime Status: **Disadvantage Business Enterprise (DBE)**
Location: **Tucker, GA**
County: **DeKalb County**
Prime Value: **$81,079.52 or 80.00%**

Subcontractor: **Nottage, LLC**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Stone Mountain, GA**
County: **DeKalb County**
Contract Value: **$20,269.88 or 20.00%**

Total Contract Value: **$101,349.40 or 100%**
Total Certified Value: **$101,349.00 or 100%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Performance Evaluation

Agenda Item No.: 25-0679 **Meeting Date:** 9/17/2025

Contact Information *(Type Name, Title, Agency and Phone)*

Roy Barnes, Deputy Director, Public Works, 404-612-6713

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$202,698.80
Previous Adjustments:	$0.00
This Request:	$101,349.40
TOTAL:	$304,048.20

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:
Match Account $:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

201-540-5459-1160: Water & Sewer Revenue Fund, Public Works, Professional Services - $50,674.70

Funding Line 2:

201-540-5469-1160: Water & Sewer Revenue Fund, Public Works, Professional Services - $50,674.70

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026

Cost Adjustment:	**Renewal/Extension Terms**: N option remains

Overall Contractor Performance Rating: 88

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 23ITB08232023A-JWT

BID/RFP TITLE: Emergency Sewage Clean up Services

ORIGINAL APPROVAL DATE: December 20, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: Zero Renewal Options Remain

RENEWAL AMOUNT: $101,349.40

COMPANY'S NAME: Above All Cleaning & Restoration, LLC

ADDRESS: 4840 Hammermill Rd

CITY: Tucker

STATE: GA

ZIP: 30084

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

AUTHORIZATION OF RENEWAL:

David Clark, Director
Department of Public Works

Above All Cleaning & Restoration, LLC

Roderick Cole
Owner

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County:_____

Commission Expires: _____

(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 17, 2025**
Department:	**Public Works**
Contract Number:	**23ITB08232023A-JWT**
Contract Title:	**Emergency Sewage Cleanup Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This contract provides emergency cleaning and removal of sewage contaminated household items and disinfection of the contaminated area within private property. Fulton County provides this service in both the North and South Fulton service areas when the public sewer system malfunctions and causes an overflow onto private property.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	June 5, 2025
Price found:	**$14sqft**
Different features / Conditions:	**Unknown**
Percent difference between internet price and renewal price:	**3.5%**

Explanation / Notes:

Vendor is under market pricing

☐ **Market Survey of other jurisdictions:**

Date contacted:	June 25, 2025
Jurisdiction Name / Contact name:	Clayton County / Angela Glover
Date of last purchase:	Unknown
Price paid:	**$13sqft**

Adjusted price:	**Unknown**
Percent difference between past purchase price and renewal price:	**3.5%**
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing depends on the scope of work needed at customer property.**

Explanation / Notes:

After analysis the contract renewal is better pricing than current market pricing

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract?	☐ **Yes**	☒ **No**
Date of last purchase:		
Price paid:		
Inflation rate:	**3%**	
Adjusted price:		
Percent difference between past purchase price and renewal price:	**3%**	

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**
7. **What would be the impact on your department if this contract was not approved?**

If this contract is not approved, the service would not be readily available to mitigate sewage contaminated residences that was the result of the sewer system malfunctioning. In addition, the department does not have the equipment to provide indoor sewer remediation services. Therefore, the ability to rapidly respond to customers in crisis situations such as this is critical to maintaining the level of customer service required and not be susceptible to legal actions.

Performance Evaluation Details

ID	E2
Project	Emergency Sewage Cleanup Services
Project Number	23ITB08232023A-JWT
Supplier	Above All Cleaning & Restoration, LLC
Supplier Project Contact	Roderick Cole (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	08/01/2025
Evaluation Type	Formal
Interview Date	06/17/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/01/2025 09:00 AM EDT
Completion Date	08/01/2025 09:00 AM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Not Specified

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Not Specified

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments Not Specified

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments Not Specified

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments Good vendor

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0680 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action
Request approval to renew an existing contract - Public Works Department, 24ITBC1298468A-KM, Fire Hydrants and Parts in an amount not to exceed $39,891.00 with Core and Main, LP (Athens, GA), to provide fire hydrants and parts. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This request is to renew an existing to provide fire hydrants and parts.

Scope of Work: This contract provides fire hydrants and the associated parts that are installed by the Department of Public Works crews or authorized contractors throughout the North Fulton water service area. Fire hydrants are part of the publicly maintained water system, and the County is responsible for the proper operation of fire hydrants in North Fulton County.

Community Impact: Effective firefighting protection can be negatively affected if replacement system parts are not procured in a timely manner and fire hydrants must be taken out of service.

Department Recommendation: The Department of Public Works recommends approval.

Project Implications: Failure to procure and maintain these items in stock can impact the maintenance and operation of the water systems throughout North Fulton and negatively affect firefighting protection.

Community Issues/Concerns: No issues/concerns have been raised by the community regarding this agenda item.

Department Issues/Concerns: There are no issues/concerns known to Department of Public Works' staff.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	102-369	10/10/2024	$39,891.00
1st Renewal	24-0820	12/4/2026	$39,891.00
2nd Renewal			**$39,891.00**
Total Revised Amount			$119,673.00

Contract & Compliance Information

Contract Value: **$39,891.00**

Prime Vendor: **Core & Main, LP**
Prime Status: **Non-Minority**
Location: **Athens, GA**
County: **Clarke County**
Prime Value: **$39,891.00 or 100.00%**

Total Contract Value: **$39,891.00 or 100.00%**
Total Certified Value: **$0.00**

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Adriana Bustillos, Deputy Director of Public Works, 404-612-7407

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$79,782.00
Previous Adjustments:	$0.00
This Request:	$39,891.00
TOTAL:	$119,673.00

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:
Match Account $:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

203-540-5453-1450: Water & Sewer R & E, Public Works, Maintenance Supplies - $39,891.00.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **2/20/2025**
Report Period End: **5/19/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 24ITBC1298468A-KM

BID/RFP TITLE: Fire Hydrants and Parts

ORIGINAL APPROVAL DATE:

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: No options remain

RENEWAL AMOUNT: $39,891.00

COMPANY'S NAME: Core and Main

ADDRESS: 670 Hancock Industrial Way

CITY: Athens

STATE: GA

ZIP: 30605

This Renewal Agreement No. 2 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**CORE AND MAIN, LP**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Dan Neikirk** **Branch Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
David Clark, Director **Department of Public Works**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	Public Works
Contract Number:	24ITBC1298468A-KM
Contract Title:	Fire Hydrants and Parts

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   The scope and cost reduction efforts of this contract are limited since this contract is to renew existing contract for fire hydrants and parts. The fire hydrants and parts are essential for maintenance and repair of the water system. These hydrants and parts are manufactured items which cannot be produced in-house. These items are necessary for replacement of failed and aged units and are used to effectively maintain the existing Water Distribution System in Fulton County. If this contract was reduced or delayed, it could delay the department's response time in responding to make hydrant repairs within a timely manner.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	June 27, 2025
Price found:	Pricing Varies due to the different size, and height of each fire hydrant.
Different features / Conditions:	12" Extension Kit for 5 1/4" Barrel MH129, 18" Extension Kit For 5 1/4" Barrel MH 129, 6" Extension Kit for 4 1/2" Barrel US M-94, 12" Extension Kit For 4 1/2" Barrel US M-94

   Percent difference between internet price and renewal price:

   Explanation / Notes:

   Sample Materials: Items 5, 6, 7 and 8, of the contract pricing sheet, 12" Extension Kit for 5 1/4" Barrel MH129, 18" Extension Kit For 5 1/4" Barrel MH 129, 6" Extension Kit for 4 1/2" Barrel US M-94, 12" Extension Kit For 4 1/2" Barrel US M-94.

Samples of the internet pricing of material out of the group of materials covered in this contract. Internet's pricing of sampled items are listed below. Private commercial pricing is significantly higher than contracted municipal pricing. The internet price which is 22% higher because it is quoting gross prices, however the County purchases several different types of Water Meters, therefore the prices are lower.

For Example	Our Price	Compared Price
Line# 5 – 12" Extension Kit for 5 1/4" Barrel MH129	$402.00	$490.00
Line# 6 – 18" Extension Kit For 5 1/4" Barrel MH 129	$461.00	$562.42
Line# 7 – 6" Extension Kit for 4 1/2" Barrel US M-94	$297.00	$362.34
Line# 8 – 12" Extension Kit For 4 1/2" Barrel US M-94	$358.00	$436.76

☐ **Market Survey of other jurisdictions:**

Date contacted:	June 30, 2025	
Jurisdiction Name / Contact name:	Clayton County Water Authority / Marcia Jones	
Date of last purchase:	Unknown	
Price paid:	Unknown	
Inflation rate:		
Adjusted price:		
Percent difference between past purchase price and renewal price:		
Are they aware of any new vendors?	☐ **Yes**	☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes**	☒ **No**
How does pricing compare to Fulton County's award contract?		

Explanation / Notes:

Surrounding jurisdictions such as Gwinnett County, City of Atlanta, Cobb County, Clayton County Water Authority, and Dekalb County all use Fire Hydrants and accompanying parts.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

   Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	December 4, 2024
Price paid:	$24,437.00
Inflation rate:	
Adjusted price:	
Percent difference between past purchase price and renewal price:	

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   Approval by the Board of Commissioners of the renewal of this contract is critical for Public Works to effectively complete the process of installing new and repairing existing Fire Hydrants within the Water Distribution System. If this contract is not renewed, it could delay the department's response time in responding to any failed or aged fire hydrants within the Water Distribution System.

Performance Evaluation Details

ID	E2
Project	Fire Hydrants and Parts
Project Number	24ITBC1298468A-KM
Supplier	Core and Main
Supplier Project Contact	Stephen Benton (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	02/20/2025 to 05/19/2025
Effective Date	05/27/2025
Evaluation Type	Formal
Interview Date	05/27/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	05/27/2025 11:23 AM EDT
Completion Date	05/27/2025 11:23 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0681 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Department of Public Works, 24RFP140569K-DB, MS4 NPDES Permit Management Oversight and Administration in an amount not to exceed $64,422.00 with River to Tap, Inc. (R2T) (Roswell, GA), to provide management, oversight, and administration services for the MS4 NPDES required Storm Water Management Program within the unincorporated area of Fulton County on a time and materials basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: This request is to renew the existing to provide management, oversight, and administration services for the MS4 NPDES required stormwater management program within the unincorporated area of Fulton County.

Scope of Work: The contract provides for consulting services for Oversight, Management and Administration services for the National Pollutant Discharge Elimination System (NPDES) Municipal

Separate Storm Sewer System (MS4) Permit program within the Fulton Industrial District area of unincorporated Fulton County. The MS4 Permit requires the development of a Stormwater Management Program and numerous subprograms/program elements established to reduce and minimize pollutant discharges to surface water from stormwater sources.

The Best Management Practices for this program include:

- Inspection and Maintenance of Stormwater Control Structures
- Detection and Elimination of Illicit Discharges
- Industrial Facility Stormwater Discharge Control
- Construction Site Management
- Inspection and Enforcement of Highly Visible Pollutant Sources
- Public Education
- Public Involvement
- Regulation of Post-Construction Stormwater Controls
- Promotion of Green Infrastructure / Low Impact Development

The consultant assists Fulton County staff in performing and meeting these elements on a time-and-materials basis, and prepares an annual report to EPD documenting our efforts. The consultant monitors the timely accomplishment of tasks performed by staff, as well as other consultants, and compiles and submits a comprehensive annual report documenting compliance required by the Permit.

Community Impact: This contract ensures that all requirements of the NPDES MS4 Permit will be met, and the Stormwater Program within unincorporated Fulton County meets all necessary federal requirements.

Department Recommendation: The Department of Public Works recommends approval of the contract to provide MS4 NPDES Permit Management Oversight and Administration services for the Fulton Industrial District.

Project Implications: Contracting these services will allow the Department of Public Works to more effectively and efficiently achieve compliance with the requirements of the NPDES MS4 Permit requirements.

Community Issues/Concerns: There are no known community issues or concerns with the approval of this contract.

Department Issues/Concerns: The Department of Public Works does not have any concerns with the approval of this contract.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0441	6/26/2024	$64,422.00

1st Renewal	24-0553	9/4/2024	$64,422.00
2nd Renewal			**$64,422.00**
Total Revised Amount			$193,266.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$64,422.00**

Prime Vendor: **River to Tap, Inc. (R2T)**
Prime Status: **African American Female Business**
Location: **Roswell, GA**
County: **Fulton County**
Prime Value: **$64,422.00 or 100.00%**

Total Contract Value: **$64.422.00 or 100.00%**
Total Certified Value: **$64,422.00 or 100.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Adriana Bustillos, Deputy Director of Public Works, 404-612-7407

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount: $128,844.00
Previous Adjustments: $0.00
This Request: $64,422.00
TOTAL: $193,266.00

Grant Information Summary

Amount Requested: ☒ Cash
Match Required: ☐ In-Kind

Agenda Item No.: 25-0681 **Meeting Date:** 9/17/2025

Start Date:
End Date:
Match Account $:

☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

203-540-5453-1160: Water & Sewer R&E, Public Works, Professional Services - $64,422.00.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N options remain

Overall Contractor Performance Rating: 91

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/8/2025**
Report Period End: **7/7/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: #24RFP140569K-DB

BID/RFP TITLE: MS4 NPDES Permit Management Oversight and Administration

ORIGINAL APPROVAL DATE: June 26, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $64,422.00

COMPANY'S NAME: R2T, Inc.

ADDRESS: 580 W Crossville Road, Suite 101

CITY: Roswell

STATE: GA

ZIP: 30075

This Renewal Agreement No. 2 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**R2T, Inc.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Kimberly Ajy, MS, ENV SP** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
David Clark, Director **Department of Public Works**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 24, 2025**
Department:	Public Works
Contract Number:	24RFP140569K-DB
Contract Title:	MS4 NPDES Permit Management Oversight and Administration

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   The last solicitation was procured as an RFP in 2024. All the proposals were evaluated and ranked upon qualifications and experience. The cost proposal was also considered in the final decision of the contractor selected.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

   Date of search:

   Price found:

   Different features / Conditions:

   Percent difference between internet price and renewal price:

   Explanation / Notes:

   ☐ **Market Survey of other jurisdictions:**

Date contacted:	
Jurisdiction Name / Contact name:	
Date of last purchase:	
Price paid:	
Inflation rate:	
Adjusted price:	

Percent difference between past purchase price and renewal price:		
Are they aware of any new vendors?	☐ Yes	☐ No
Are they aware of a reduction in pricing in this industry?	☐ Yes	☐ No
How does pricing compare to Fulton County's award contract?		

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   $64,422.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ Yes	☒ No
Date of last purchase:		
Price paid:		
Inflation rate:		
Adjusted price:		
Percent difference between past purchase price and renewal price:		

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   Potential violations of Fulton's NPDES Permit.

Performance Evaluation Details

ID	E4
Project	MS4 NPDES Permit Management Over&Admin
Project Number	24RFP140569K-DB
Supplier	R2T
Supplier Project Contact	George Ajy (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/08/2025 to 07/07/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 11:58 AM EDT
Completion Date	07/08/2025 11:58 AM EDT
Evaluation Score	91

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments R2T has done an excellent job with gathering all the data for the submission of the annual report to EPD

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0684 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Presentation of Proclamations and Certificates.

Proclamation recognizing “Constitution Day 2025.”
(Thorne/Ellis/Pitts/Barrett/Ivory/Abdur-Rahman)

Proclamation recognizing “Fulco Learning Appreciation Day.” **(Ivory/BOC)**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0686 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, Bid #24ITB143254C-JH, Mail Services Operation in the amount not to exceed $373,883.76 with Moore Partners, Inc., dba More Business Solutions (Peachtree Corners, GA), to provide mail services countywide. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background This contract provides operational management of mail services for Fulton County agencies which includes all mail equipment, trained management, equipment maintenance and personnel under the direction of the Department of Real Estate and Asset Management.

Scope of Work: The Scope of Work consists of:

- Pick-up and delivery services for approximately 37 mail stops in the Government Center and Judicial Center Complexes and approximately 59 remote locations with inter-office mail to

include the Central Warehouse, 4700 Northpoint Parkway, and the Fulton County Animal Services facility.
- USPS mail by metered mailing and management services for domestic express mail and package deliveries.
- Pre-sort mailing services.
- Provide user Departments/agencies monthly reports on their operating costs associated with mail services for volume and pickup, deliveries, and courier services.

Community Impact: This contract has limited community impact.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority for 2026 in the total amount of $373,883.76, is an increase of $24,459.60 (7%) over 2025, which is due to the impact of anticipated annual price increases for the Base Management Fee and Presort Mailing Services for FY2026 (see Exhibit 4-Bid Form). This requested spending authority is sufficient to cover these anticipated costs for FY2026.

Project Implications: This service is critical as it services approximately 37 mail stops in the Government Center and Judicial Center Complexes and approximately 59 remote locations for pick-up and delivery services, which, without it, would require mail equipment at each of these sites.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this renewal contract is not approved, the Department cannot provide mail services operations to approximately 37 mail stops in the Government Center and Judicial Center Complexes and approximately 59 remote locations and employ personnel to handle inter-office mail services, delivery of mail to USPS daily, as well as the processing of presort mailing services.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0650	10/2/24	$349,424.16
1st Renewal			**$373,883.76**
Total Revised Amount			$723,307.92

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$373,883.76**

Prime Vendor: **Moore Partners, Inc. dba More Business Solutions**
Prime Status: **White Female Business Enterprise**
Location: **Peachtree Corners, GA**
County: **Fayette County**
Prime Value: **$373,883.76 or 100.00%**

Total Contract Value: **$373,883.76 or 100.00%**
Total Certified Value: **$373,883.76 or 100.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form
Exhibit 4: Bid Form- 2026 Costs for Mail Services Operation

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$349,424.16
Previous Adjustments:	$0.00
This Request:	$373,883.76
TOTAL:	$723,307.92

Fiscal Impact / Funding Source

Funding Line 1:

700-520-5201-1711: General, Real Estate and Asset Management, Printing- $373,883.76 “Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: One renewal option remains

Agenda Item No.: 25-0686 **Meeting Date:** 9/17/2025

Overall Contractor Performance Rating: 100

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/30/2025

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB143254C-JH

BID/RFP# TITLE: Mail Services Operation

ORIGINAL APPROVAL DATE: 10/2/2024

RENEWAL EFFECTIVE DATES: 1/1/2026 through 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $373,883.76

COMPANY'S NAME: Moore Partners, Inc. dba More Business Solutions

ADDRESS: 5875 Peachtree Industrial Blvd, Suite 260

CITY: Peachtree Corners

STATE: Georgia

ZIP: 30092

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MOORE PARTNERS, INC. DBA MORE BUSINESS SOLUTIONS**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Denise K. Roath,** **Partner, Chief Executive Officer**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

Performance Evaluation Details

ID	E2
Project	Mail Services Operation
Project Number	24ITB143254C-JH
Supplier	more business solutions
Supplier Project Contact	paul jackson (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/02/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/02/2025 06:18 PM EDT
Completion Date	07/02/2025 06:18 PM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments Contractor, More Business Solutions, continues to provide outstanding project management practices. There have been no problems with meeting and well as the work quality is always outstanding during this quarter. All requirements of the contract are met consistently. More often than not, the contractor always provides effective solutions to minor problems that arise due to a user department's request.

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments The contractor has consistently met and exceeded the delivery requirements, going above the contract requirements at times to respond to some user departments requests. More Business Solutions project manager, on site manager and team continuously demonstrate outstanding performance and strive with all diligence to exceed delivery requirements. They go beyond what is expected when meeting completion dates and project milestones.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments The contractor's response to inquiries and service requests has continued to be timely and exceeds that which is expected or required by the contract. They are very familiar with the contract terms and expectations and consistent in adhering to contract specifications with regard to reports, timely pickup and delivery of mail, and assisting the various County departments with their mail service needs.

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments There have been no written or verbal complaints received regarding the contractor during this quarter. They are an outstanding partner to work with and have provided outstanding service at a professional level. User departments at times request services outside of the contract terms and the contractor never acts on those requests without notifying DREAM and determining if it is possible to respond to the requests. Always very conscientious of the contract terms and professional in relaying information to user departments.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments Always compliant with contract pricing. Any cost discrepancies, which are very minimal, are clearly identified by the contractor. Always compliant with invoice submission requirements and pricing.

GENERAL COMMENTS

Comments The contractor adheres to contract pricing. Any minor discrepancies, such as minimal changes made by user departments in funding lines for postage charges, are promptly addressed and changes immediately entered in the system. Invoices are consistently submitted on time and in compliance with contract requirements, without errors.

Contract Renewal Evaluation Form

Date:	**June 23, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**24ITB143254C-JH**
Contract Title:	**Mail Services Operations**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

This service cannot afford to be reduced, because we do not have any alternative resources to provide this service. This service provides operational mail services management for County-wide agencies which includes all mail equipment, trained management, equipment maintenance and personnel. The Scope includes pick-up and delivery services for approximately 37 remote locations with inter-office mail, USPS mail by metered mailing and management services for domestic express mail & package deliveries and presorts mailing services. Judicial Center Complexes and approximately 59 remote locations with inter-office mail to include the Central Warehouse, 4700 Northpoint Parkway, and the Fulton County Animal Services facility.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The existing prices for mail operation services reflect the current market rates as of today. This service was conducted in accordance with Purchasing Code Section 102-373, all competitive sealed bids of more than $100,000.00 and shall be forwarded to the Board of Commissioners for approval.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Cannot because its depending on various needs**

Explanation / Notes:

This service varies depending on organizational needs, therefore it's difficult to compare prices.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County has expenditures of $145,593.40 as of 6/23/2025
FY2024 The County spent $351,753.24
FY2023 The County spent $318,384.12
FY2022 The County Spent $294,800.00
FY2021 The County spent $318,625.68
FY2020 The County spent $303,456.00

4. **Does the renewal option include an adjustment for inflation?** ☒ **Yes** ☐ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☒ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If this contract is not approved, the County will be in jeopardy of providing operational management services for the County-wide agencies which includes pick-up and delivery services for approximately 37 remote locations with inter-office mail, USPS mail by metered mailing and management services for domestic express mail & package deliveries and presort mailing services.

April Pye

April Pye, Administrator, DREAM Administration — July 2, 2025

Prepared by — **Date**

Joseph Davis

Joseph N. Davis, Director — July 24, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0687 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138778C-MH, Boiler Inspection and Preventive Maintenance Services in the amount not to exceed $400,000.00, with Daikin Applied Americas, Inc. (Marietta, GA), to provide on-site boiler inspection and preventive maintenance services within Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide on-site boiler inspection and preventive maintenance services for 27 boilers located within select Fulton County facilities.

Scope of Work: The Scope of Work includes but is not limited to the following preventive maintenance tasks:

1. Inspect boilers, fireboxes, and water heaters.
2. Inspect burners and flame controls.
3. Inspect fuel systems, pressure and safety valves, regulators, and switches.
4. Inspect linkages and pipes and check diaphragm valves.
5. Inspect all feed water and condensate pumps and motors directly feeding makeup water.
6. Inspect fans and check for unusual noise or vibration, tighten fan blades and lubricate shaft ball bearing.
7. Inspecting motor starters, run diagnostic check, and check all terminals.
8. Inspect boiler controls and test all safety devices and alarms for proper operation.
9. Inspect low and high-water cutoff and clean and check all water columns, glass gauges, and try cocks.
10. Inspect the outside finish on the unit and all components to include galvanized and stainless steel construction and painted surfaces.
11. Inspect boilers with heating elements, perform continuity and amperage check of the elements.
12. Test all boiler pumps and water chemicals levels to include recirculation pumps.

The State of Georgia mandates annual inspections of all pressure vessels/boilers to ensure compliance with established building code in accordance with the safety standards set forth for this this type of equipment. See also Georgia Rules and Regulations Subject 120-3-26.

Community Impact: This service impacts the community because State rules and regulations protect employees and visitors to Fulton County facilities which house boilers, water heaters, and similar.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested authority in the amount of $400,000.00 is an increase of $300,000.00 over 2025. The reasons for the increase are as follows: 1) the cost of boiler supplies and equipment has increased approximately 45% due to recently imposed trade tariffs; 2) scheduled replacement of two (2) existing boiler systems that are approaching the end of their useful life (Bowden & Mills Centers - $135K for both), 3) the addition of new facilities with boilers to the County portfolio in FY 2026 (4700 North Point Pkwy, 475 Fairburn Road, Behavioral Health Crisis Center at Oak Hill, and the new Public Safety Training Center), and 4) the addition of preventive maintenance services for the four (4) heaters associated with indoor pools at the multipurpose senior centers ($73K).

This is a time and material contract, and the requested spending authority in the amount of $400,000.00 is sufficient to cover the repair/or replacement of these systems which comes, annual boiler inspections, replacement parts/ components, and labor rates for maintenance repairs for FY2026.

Project Implications: This contract is critical for compliance with State of GA regulations as well as for the continuity of operations in multiple County facilities.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the Department cannot provide boiler inspection and preventive maintenance services in Fulton County facilities which will result in the loss of State of GA operating permits.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0767	11/1/23	$100,000.00
1st Renewal	24-0663	10/16/24	$100,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$600,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$400,000.00**

Prime Vendor: **Daikin Applied Americas, Inc.**
Prime Status: **Non-Minority**
Location: **Marietta, GA**
County: **Cobb County**
Prime Value: **$400,000.00 or 100.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Agenda Item No.: 25-0687 **Meeting Date:** 9/17/2025

Total Contract Value

Original Approved Amount:	$100,000.00
Previous Adjustments:	$100,000.00
This Request:	$400,000.00
TOTAL:	$600,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5225-1116: General, Real Estate and Asset Management, Building Maintenance- $400,000.00
“Subject to availability of capital/general funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138778C-MH

BID/RFP# TITLE: Boiler Inspection and Preventive Maintenance Services

ORIGINAL APPROVAL DATE: November 1, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Daikin Applied Americas, Inc.

ADDRESS: 1765 West Oak Pkwy

CITY: Marietta

STATE: Georgia

ZIP: 30062

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**DAIKIN APPLIED AMERICAS, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Joseph Williams** **Owner Sales Direct**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E6
Project	Boiler Inspections and Preventive Maintenance
Project Number	23ITB138778C-MH
Supplier	DAIKIN Applied
Supplier Project Contact	Joseph Williams (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:51 AM EDT
Completion Date	07/01/2025 11:51 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments found cost to be a higher compared to other vendors

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 30, 2024**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138778C-MH**
Contract Title:	**Boiler Inspection and Preventive Maintenance Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

The scope of work for this contract cannot be reduced because we do not have the in-house capabilities of required equipment, tools, skills, and in-house staff to provide this service. This service keeps the County incompliance, because it is governed and mandated by the State of Georgia to provide inspection of buildings or similar structures to ensure compliance with the Local standards (see attached Georgia Laws and Rules Regulating Escalators and Georgia Laws and Rules Regulating Boilers and Pressure Vessels).

Each existing boiler and pressure vessel shall be thoroughly inspected as to their construction, installation, and condition on an annual basis. A permit is required and issue in accordance with the safety standards set forth for these equipment (see Attached Georgia Code Sections 120-3-25 and 120-3-26).

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Boiler Inspection do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☐ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☐ **No**
How does pricing compare to Fulton County's award contract?	**We cannot compare cost other than the State of Georgia.**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2024 The County allocated expenditures as of 7/30/2025, $100,000.00
FY2024 The County spent $99,574.66
FY2023 The County spent $93,103.24
FY2022 The County spent $37,652.33
FY2021 There were no expenditures
FY2020 There were no expenditures

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** X **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☐ **No** **If yes, attach the analysis.**

This service cannot be performed in-house because the DREAM does not have enough qualified and experienced technicians necessary to perform this kind of work.

7. **What would be the impact on your department if this contract was not approved?**

If this contract is not renewed, the department will not be able to provide boiler inspection and preventive maintenance services in Fulton County facilities. This also will jeopardize Fulton County for not following the State of Georgia laws and rules regulating on all existing boilers and pressure vessels inspection and permits for Fulton County facilities.

This service keeps the County incompliance, because it is governed and mandated by the State of Georgia to provide inspection of buildings or similar structures to ensure compliance with the Local standards (see attached Georgia Laws and Rules Regulating Escalators and Georgia Laws and Rules Regulating Boilers and Pressure Vessels). Each existing elevator: escalator, boiler and pressure vessel shall be thoroughly inspected as to their construction, installation, and condition on an annual basis. A permit is required and issue in accordance with the safety standards set forth for this equipment (see Attached Georgia Code Sections 120-3-25 and120-3-26).

Dexter Dyer
Dexter Dyer, Building Maintenance Manager
Carlos Sutton, Trades Manager

August 1, 2025

Prepared by | **Date**

Joseph Davis
Joseph N. Davis, Director

August 1, 2025

Department Head | **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0688 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138287C-JNJ, Asphalt/Concrete Pavement Maintenance and Repair Services in the amount not to exceed $200,000.00 with Complete Contacting Partners Services, LLC (Powder Springs, GA), to provide asphalt/concrete pavement maintenance and repair services on an “as needed” basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background The contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide asphalt/concrete pavement maintenance and repair services on an “as needed” basis for Fulton County.

Scope of Work: The Scope of Work includes, but is not limited to:

(A) Asphalt Maintenance and Repair
- Asphalt Milling Overlay
- Pothole Repair

(B) Asphalt Seal Coating and Crack Repair

(C) Pavement Striping, Stenciling and Wheel Stops

(D) Concrete Maintenance and Repair
- Driveway Apron Replacement
- Drive Apron Repair
- Sidewalk Repair
- New Sidewalk
- New Steps
- Concrete Curb and Cutter Replacement

Community Impact: This contract provides the ability to preserve and extend the life of the concrete pavement at County-owned properties.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a time and material contract and the requested spending authority in the total amount of $200,000.00 covers the cost for materials and labor hours for the maintenance and repairs for the asphalt/concrete pavement for FY2026.

Project Implications: This work requires specialty tools, equipment, training, and skills. If not immediately repaired, over time the structure of the asphalt and pavement surfaces will weaken and could cause damage to County and patron vehicles at these County-owned facilities.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If the renewal contract is not approved, the County cannot provide asphalt/concrete pavement maintenance and repair services for County-owned facilities for FY2026.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0899	12/20/23	$200,000.00
1st Renewal	24-0635	10/2/24	$200,000.00
2nd Renewal			**$200,000.00**
Total Revised Amount			$600,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$200,000.00**

Prime Vendor: **Complete Contracting Partners, LLC**
Prime Status: **African American Male Business Enterprise**
Location: **Austell, GA**
County: **Cobb County**
Prime Value: **$160,000.00 or 80.00%**

Subcontractor: **CGC (Collins General Construction)**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Contract Value: **$40,000.00 or 20.00%**

Total Contract Value: **$200,000.00 or 100.00%**
Total Certified Value: **$200,000.00 or 100.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Form
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 3: Contractor Performance Report

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph Davis, Director, DREAM, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$200,000.00
Previous Adjustments:	$200,000.00
This Request:	$200,000.00
TOTAL:	$600,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$200,000.00 “This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified” for FY2026 budget.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 79

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138287C-JNJ

BID/RFP# TITLE: Asphalt/Concrete Pavement Maintenance and Repair Services

ORIGINAL APPROVAL DATE: December 20, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $200,000.00

COMPANY'S NAME: Complete Contracting Partner, LLC

ADDRESS: 3721 New Macland Road, Ste. 200-316

CITY: Powder Springs

STATE: Georgia

ZIP: 30127

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**COMPLETE CONTRACTING PARTNERS, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Anquinson (Quincy) Collins** **CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 21, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB13287C-JNJ**
Contract Title:	**Asphalt/Concrete Pavement Maintenance and Repair Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

The scope of work for this contract cannot be reduced because we do not have equipment, skills, and in-house staff to provide this service. This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide asphalt/concrete pavement stripping, stenciling, wheel stops, concrete curb and cutter replacement, maintenance, and repair services on “as needed” basis only for Fulton County, DREAM. The cost was determined in the bid process as the lowest and responsible cost for repairs for asphalt, concrete, and pavement repairs.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

Prices received under this newly formed contract are compared to historical pricing and the current market from other vendors that provide this service. Also, prices were compared to the Gordian Price book. Initially, this procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County has allocated expenditure of $80,682.54, as of 7/23/2025
FY2024 The County spent $74,375.00
FY2023 The County spent $56,937.00
FY2022 The County spent $19,620.50
FY2021 There were no expenditures
FY2020 The County spent $210,514.75

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If these contract renewals are not approved, emergency repairs for anything dealing with asphalt, concrete and pavement maintenance repairs would not be available to customers. Even though the funding for this contract is limited and many times it is up to each individual Department to pay for the repair, the availability of these contractors are essential for repair, upkeep, and emergencies for all of Fulton County facilities.

Mark Moore Mark Moore, Landscape Architect I	July 23, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	July 25, 2025
Department Head	**Date**

Performance Evaluation Details

ID	E2
Project	Asphalt/Concrete Pavement Maintenance and Repair
Project Number	23ITB138287C-JNJ
Supplier	Complete Contracting Partners LLC
Supplier Project Contact	Quincy Collins (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/14/2025
Evaluation Type	Formal
Interview Date	08/14/2025
Expectations Meeting Date	08/14/2025
Status	Completed
Publication Date	08/14/2025 11:19 AM EDT
Completion Date	08/14/2025 11:19 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Excellent quality of service; no problems; corrects issues in a promptly manner. Spec and technical requirements are met with minor problems.

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments Generally good timeliness. Some delays in starting projects, once NTP issued. NTP was given for Roswell Library striping, it took over 3 months to complete the job. North Annex curb painting was mostly complete but took over a month more for 100% completion.

BUSINESS RELATIONS **14/20**

Rating

Satisfactory: Response to inquiries and/or technical, service, administrative issues is consistently effective.

Comments Generally good business relations; responds promptly to inquiries or changes. Delays in getting invoices/proposals in a timely manner; constant reminders are needed. Cleveland Library, i have still not received proposal after more than 2 months.

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments End users are satisfied, Highly professional and always available to end user or manager. In general responsive and communicates well. Employees are skilled, experts and experienced.

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments In general costs are within industry standards. If discrepancies occur or corrections are needed, they are promptly resolved. Costs comply with contract pricing.

GENERAL COMMENTS

Comments Generally, very good company but needs to improve invoice submittals and proposal submittals. Supervisions as well staff are experts, knowledgeable, effective and efficient.

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0689 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23RFP138825K-CRB, Standby Landscape Design and Installation Countywide, in the amount not to exceed $300,000.00 with Mariani Enterprises, LLC dba Ed Castro Landscape (Roswell, GA), to provide professional landscape design and installation services along with installation of irrigation systems for County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides for professional landscape design and installation services inclusive of all materials, labor, technical expertise, and appurtenances necessary to provide landscape design and installation at County facilities.

Scope of Work: The Scope of Work includes, but is not limited to:

- Minor design and installation activities,
- Replacement/repair of a landscape assets, or complete redesign and installation of a complete landscape package for a selected facility.
- The work will require limited design plans, and rehabilitation work to repair damaged or missing landscape cover, turf, trees, sidewalks, and walking trails.
- The work will also require limited hardscape design plans, and rehabilitation work to repair concrete or asphalt pads or trails, along with the removal of damaged landscaping features and assets.

Community Impact: This service will improve the appearance of the neighborhoods where these County-owned facilities are located.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a time and materials contract and the requested spending authority in the total amount of $300,000.00 covers the costs for landscape design, installation of materials, labor rates and maintenance repairs for FY2026.

This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified for FY2026 budget.

Project Implications: The service provides the continued maintenance and installation of landscaping and similar for County properties where such work is needed. This landscape design contract will enhance the property value.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If the renewal contract is not approved, the Department will not be able to provide professional landscape design and installation services.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0196	2/6/24	$300,000.00
1st Renewal	24-0728	11/6/24	$300,000.00
2nd Renewal			**$300,000.00**
Total Revised Amount			$900,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$300,000.00**

Prime Vendor: **Mariani Enterprises, LLC dba Ed Castro Landscape**
Prime Status: **Non-Minority**
Location: **Roswell, GA**

County: **Fulton County**
Prime Value: **$257,670.00 or 85.89%**

Subcontractor: **One Two Tree**
Subcontractor Status: **White Female Business Enterprise**
Location: **Marietta, GA**
County: **Cobb County**
Subcontractor Value: **$7,860.00 or 2.62%**

Subcontractor: **J+A Construction**
Subcontractor Status: **Hispanic Male Business Enterprise**
Location: **Marietta, GA**
County: **Cobb County**
Subcontractor Value: **$17,220.00 or 5.74%**

Subcontractor: **Eden Irrigation**
Subcontractor Status: **Hispanic Male Business Enterprise**
Location: **Cumming, GA**
County: **Forsyth County**
Subcontractor Value: **$17,220.00 or 5.74%**

Subcontractor: **Rainmaker Irrigation**
Subcontractor Status: **Non-Minority**
Location: **Marietta, GA**
County: **Cobb County**
Subcontractor Value: **$30.00 or 0.01%**

Total Contract Value: **$300,000.00 or 100.00%**
Total Certified Value: **$42,300.00 or 14.10%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$300,000.00
Previous Adjustments:	$300,000.00
This Request:	$300,000.00
TOTAL:	$900,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$300,000.00
This is a Standby Contract that is dependent on the availability of resources provided as part of the annual capital budget identified for FY2026.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138825K-CRB

BID/RFP# TITLE: Standby Landscape Design and Installation Countywide

ORIGINAL APPROVAL DATE: March 20, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: Mariani Enterprises, LLC dba Ed Castro Landscape

ADDRESS: 1125 Old Ellis Road

CITY: Roswell

STATE: Georgia

ZIP: 30076

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MARIANA ENTERPRISES, LLC DBA ED CASTRO LANDSCAPE**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Ed Castro** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E10
Project	Landscaping Restoration Services
Project Number	22ITB077A-KM
Supplier	Ed Castro Landscape, Inc
Supplier Project Contact	Trina Brown (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/02/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	07/01/2025
Status	Completed
Publication Date	07/02/2025 02:05 PM EDT
Completion Date	07/02/2025 02:05 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 23, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23RFP138825K-CRB**
Contract Title:	**Standby Landscape Design and Installation Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Currently, new properties are being added to this contract and being considered for renovation. The scope provides professional landscape design, installation of all materials, labor, technical expertise, materials, etc. and appurtenances necessary to provide landscape design and installation at Countywide facilities on an "as needed" basis. This includes minor design and installation activities or a simple replacement or repair of a landscape asset, or a total redesign and installation of a complete landscape package for a building. The work will require limited design plans, and rehabilitation work to repair damaged or missing landscape cover, turf, trees, sidewalks, and walking trails. The work will also require limited hardscape design plan and rehabilitation work to repair concrete or asphalt pads or trails, along with the removal of damaged landscaping features and assets.

   This service cannot afford to be reduced, because we do not have any alternative resources to provide this service. The proposals are being solicited between the interested landscape contractors to acquire the best price.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

Internet pricing only show list cost. Our contracts have discounted pricing at or below market pricing. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Section 102-375, all Competitive Sealed Proposals.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Ongoing daily maintenance & service.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Prices are comparable to Fulton County.**

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
   FY2025 The County expenditures allocated as of 6/23/2025, $5,000.00
   FY2024 The County spent $22,441.00
   FY2023 The County spent $262,949.59
   FY2022 The County spent $45,460.80
   FY2021 The County spent $107,848.76
   FY2020 There were no expenditures

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If this contract is not renewed, the County does not have the in-house capacity to provide Landscape installation or renovation. This contract is strictly for landscape improvement and renovation of existing sites.

Mark Moore

Mark Moore, Landscape Architect 1	August 4, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	August 4, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0690 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB138304C-JNJ, Standby Fencing Installation and Repair in the amount not to exceed $200,000.00 with Osborne & Witt, Inc. dba Allied Fence Company (Mableton, GA), to provide standby fencing installation and repair on an “as needed” basis for Fulton County. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide standby installation of new fencing and replacement of existing fencing on an “as needed” basis for Fulton County facilities. The fencing types consist of chain link, ornamental iron, and steel fencing.

Community Impact: This contract ensures the security of County properties.

Agenda Item No.: 25-0690 **Meeting Date:** 9/17/2025

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a time and materials contract and the requested spending authority in the total amount of $200,000.00 covers the cost for materials and labor hours for the replacement, maintenance, repair, and installation of galvanized chain link fencing for FY2026.

Project Implications: This contract requires specialty tools, equipment, training, and skills. Without this contract, fencing repairs and installation will not be performed in a timely or cost-effective manner. This contract allows the County to secure all generators and HVAC systems at County facilities to prevent theft and vandalism.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the County cannot provide standby fencing installation and repair services.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0768	11/1/23	$200,000.00
1st Renewal	24-0636	10/2/24	$200,000.00
Name Change	25-0091	2/5/25	$0.00
Increase Spending Authority No. 1	25-0517	7/9/25	$200,000.00
2nd Renewal			**$200,000.00**
Total Revised Amount			$800,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

$200,000.00

Prime Vendor: **Osborne & Witt, Inc. Allied Fence Company, Inc.**
Prime Status: **Non-Minority**
Location: **Mableton, GA**
County: **Cobb County**
Prime Value: **$200,000.00 or 100.00%**

Total Contract Value: **$200,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Agenda Item No.: 25-0690 **Meeting Date:** 9/17/2025

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$200,000.00
Previous Adjustments:	$400,000.00
This Request:	$200,000.00
TOTAL:	$800,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$200,000.00 “This is a Standby Contract that is dependent on the availability of resources, and/ or end-user/departmental operating/capital funding as identified for FY2026 Budget”.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 88

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138304C-JNJ

BID/RFP# TITLE: Standby Fencing Installation and Repair

ORIGINAL APPROVAL DATE: November 1, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $200,000.00

COMPANY'S NAME: Osborne & Witt, Inc. dba Allied Fence Company

ADDRESS: P. O. Box 276

CITY: Mableton

STATE: Georgia

ZIP: 30126

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**OSBORNE & WITT, INC. DBA ALLIED FENCE COMPANY**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Todd Edlin,** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E3
Project	Standby Fencing Installation and Repair
Project Number	23ITB138304C-JNJ
Supplier	Osborne & Witt Inc. d/b/a Allied Fence Co.
Supplier Project Contact	Todd Edlin (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/08/2025
Evaluation Type	Formal
Interview Date	08/08/2025
Expectations Meeting Date	08/08/2025
Status	Completed
Publication Date	08/08/2025 11:42 AM EDT
Completion Date	08/08/2025 11:42 AM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Quality of products are excellent; meets specification contract requirements with no substitutions. Service is effective and efficient.

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments Excellent timelines in getting projects complete. No delays; Effective and Efficient on delivery requirements.

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments Outstanding business relations; always available. Promptly Responds to changes or inquiries. Call backs/emails to requests occur in a timely manner. Good administration of proposals and invoices. Very rare, if any mistakes.

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments User are satisfied with both timeliness and products that always meet contract specs. Good communication with specific issues with Fulton County. Always responsive and professional.

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments Costs meet industry standards and always meets contract pricing. Resolves issues in a timely manner. Complies with invoice submissions in a timely manner.

GENERAL COMMENTS

Comments Efficient and Effective. Always available. Timeliness in completing projects.

Contract Renewal Evaluation Form

Date:	**July 7, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138304C-JNJ**
Contract Title:	**Standby Fencing Installation and Repair**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   The scope of work for this contract cannot be reduced because we do not have equipment, skills, and in-house staff to provide this service. This contract furnishes all material, labor, tools, equipment, and appurtenances necessary to provide installation of new chain link, ornamental iron and steel fencing and replacement of existing fence for all Fulton County facilities on an "as needed" basis only. The cost was determined in the bid process as the lowest and responsible cost for repairs for fencing installation and repair.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for fencing installation do reflect the current market. Prices received under this newly formed contract are compared to historical pricing and the current market from other vendors that provide this service. Initially, this procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditure as of 7/7/2025, $173,550.00
FY2024 The County spent $19,803.50
FY2023 The County spent $78,556.00
FY2022 The County spent $46,886.00
FY2021 The County spent $252,066.10
FY2020 The County spent $210,514.75

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

If the contract renewal is not approved, standby and emergency repairs for anything dealing with fencing installation and repair would not be available to customers. The Department does not the capacity in-house to provide this service. This contract is essential for the repairs, upkeep, and emergencies for all of Fulton County facilities.

Mark Moore Mark Moore, Landscape Architect I	July 24, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	July 25, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0691 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 23ITB073123C-MH, Elevator and Escalator Maintenance Services in the amount not to exceed $400,000.00, with Mowrey Elevator Company of Florida, Inc. (Marianna, FL), to provide full on-site preventive maintenance services for approximately 75 types of passenger and freight elevators on an "as-needed" basis for Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide full maintenance coverage including cleaning, painting, lubrication, adjusting, parts replacement, repairs and testing on all parts of the elevator equipment including, but not limited to, worm gears, thrust bearings, drive sheaves, sheave bearings, brake pulleys, brakes, brake coils, linings, motors, motor generator, hydraulic power units, hydraulic pumps and valves silencers, mufflers, controllers, selectors, relays, contacts, solid state devices,

transformers, resistors and all related control hardware.

Community Impact: This impacts the community by ensuring safe and efficient elevator access to all floors for County's employees and citizens, including persons with disabilities under the Americans with Disabilities Act (ADA).

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a time and materials contract, and the requested spending authority in the amount of $400,000.00 will cover preventive maintenance, corrective repairs, inspections, replacement parts/ components, and labor rates for FY2026.

Project Implications: This service is critical to ensuring the County remains compliant with State of GA regulations as well as the ADA.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this contract renewal is not approved, the Department does not possess the requisite expertise to perform elevator/escalator maintenance services. Vertical transportation systems are highly regulated by the State of Georgia and failure to have a contract in place may result in the revocation of operating permits.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0824	11/15/23	$400,000.00
1st Renewal	24-0637	10/2/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,200,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$400,000.00**

Prime Vendor: **Mowrey Elevator Company of Florida, Inc.**
Prime Status: **Non-Minority**
Location: **Marianna, FL**
County: **Jackson County**
Prime Value: **$400,000.00 or 100.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Exhibits Attached

Agenda Item No.: 25-0691 **Meeting Date:** 9/17/2025

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$400,000.00
Previous Adjustments:	$400,000.00
This Request:	$400,000.00
TOTAL:	$1,200,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $400,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating: 70

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB073123C-MH

BID/RFP# TITLE: Elevator and Escalator Maintenance Services

ORIGINAL APPROVAL DATE: November 15, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Mowrey Elevator Company of Florida, Inc.

ADDRESS: 4518 Lafayette Street

CITY: Marianna

STATE: FL

ZIP: 32446

This Renewal Agreement No. __2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MOWREY ELEVATOR COMPNAY OF FLORIDA, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Jim Roth** **Area Representative**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E6
Project	ITB Elevator and Escalator Maintenance Services FY2024
Project Number	23ITB073123C-MH
Supplier	MOWREY ELEVATOR COMPANY OF FLORIDA, INC
Supplier Project Contact	SHANNON YOUNG (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/09/2025
Evaluation Type	Formal
Interview Date	04/02/2025
Expectations Meeting Date	05/16/2025
Status	Completed
Publication Date	07/09/2025 10:22 AM EDT
Completion Date	07/09/2025 10:22 AM EDT
Evaluation Score	70

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE — 14/20

Rating

Satisfactory: Overall compliance requires minor User Department resources to ensure achievement of contract requirements.

Comments Compliance needs improvement and requires minimal resources from the User Department to meet contract requirements.

TIMELINESS OF PERFORMANCE — 14/20

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments In evaluating Mowery Elevator's performance, it is important to note that delays have required the allocation of minor resources from the User Department. This effort has been crucial to ensure that we continue to meet the contract requirements effectively.

BUSINESS RELATIONS — 14/20

Rating

Satisfactory: Response to inquiries and/or technical, service, administrative issues is consistently effective.

Comments The response to inquiries and technical, service, and administrative issues shows a reasonable level of effectiveness. However, there is room for improvement in both responsiveness and resolution speed to enhance overall performance. Additional training and support could help increase effectiveness in addressing these matters. Currently, the response to inquiries and other issues is somewhat effective.

CUSTOMER SATISFACTION — 14/20

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments The contractor representative consistently demonstrates a strong level of responsiveness to the User Department's requests for information. Their professionalism in communications and interactions is commendable, contributing positively to the overall collaboration and effectiveness of the project's progress. The Management team does not demonstrate the collaboration and professionalism The contractor representative consistently shows a high level of responsiveness to the User Department's requests for information. Their professionalism in communication and interactions is commendable and positively impacts the overall collaboration and effectiveness of the project's progress. However, the management team has not demonstrated the same level of collaboration and professionalism.

COST CONTROL — 14/20

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments When evaluating performance, it has been noted that the User Department primarily identifies issues related to contract pricing. However, resolving these issues often requires dedicated resources from the User Department. Timely correction of these problems has proven to be a challenge, highlighting the need for better response times and resource allocation to ensure that contract pricing matters are addressed promptly and efficiently. Moving forward, improving communication and resource management within the User Department will be crucial for enhancing overall performance in this area.

GENERAL COMMENTS

Comments The team's overall performance needs improvement. To enhance our effectiveness, it is essential to ensure that we have adequate manpower available at all times to manage emergencies as they arise. By addressing this need, we can improve our response capabilities and overall operational efficiency.

Contract Renewal Evaluation Form

Date:	**June 17, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB073123C-MH**
Contract Title:	**Elevator and Escalator Maintenance Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

The scope of work for this contract cannot be reduced because we do not have the necessary required replacement parts and components on hand to provide full on-site preventive and corrective maintenance services for all 75 passenger and freight elevators located in Fulton County facilities. This contract that provides all materials, labor, tools, equipment, and appurtenances necessary to provide full maintenance coverage including, cleaning, painting, lubrication, adjustments, parts replacement, repairs and testing of all elevator equipment including, but not limited to, machines, gears, bearings, drive sheaves, sheave bearings, brake pulleys, brakes, brake coils, linings, motors, motor generator, hydraulic power units, hydraulic pumps, valves silencers, mufflers, controllers, selectors, relays, contacts, solid state devices, transformers, resistors and all related control hardware.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Elevator Maintenance do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Section 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** **x No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** **x No**
How does pricing compare to Fulton County's award contract?	**Yes, the cost is comparable.**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

It yields no useful data in comparing cost with similar functions in other jurisdictions. Each elevator is unique in the design and is tailored to the traffic requirements in the building and no two buildings can probably have similar installations. Therefore, comparing cost of maintenance of one elevator to another even in a building of similar functionalities, may not yield useful information. Even within Fulton County buildings, comparison of elevator systems between two buildings of the same size may not give any useful data

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

FY2025 The County expenditure as of 7/24/2025, $215,607.15
FY2024 The County spent $374,651.52
FY2023 The County spent $350,000.00
FY2022 The County spent $350,000.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** X **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.

Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** **x No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** **X No** **If yes, attach the analysis.**

DREAM does not have enough qualified and experienced tradesman necessary to perform this kind of work to provide preventive elevator maintenance services in Fulton County facilities. County has installed various types and makes of elevators and it is cost effective and efficient to engage a well experienced contractor to maintain the equipment. Well-maintained elevators are also a requirement for compliance with ADA.

7. **What would be the impact on your department if this contract was not approved?**

If this contract is not renewed, the department will not be following Georgia Department of Labor regulations regarding passenger and freight elevator operation according to Rules and Regulations of the Safety Fire Commissioner §§ 120-3-25 and 120-3-26.

Vijay Nair, Building Maintenance Manager Vijay	June 21, 2025
Prepared by	**Date**
JD Joe Davis, Director	August 4, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0692 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24RFP092624C-MH, Bus and Shuttle Services in the amount not to exceed $1,045,000.00 with MTI Limo and Shuttle Services, Inc. (College Park, GA), to provide bus and shuttle services for Fulton County employees and jurors. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides transportation services primarily from Monday through Friday for Fulton County employees and jurors who park at the Brown, Yellow, Red and Silver lots (former Turner Field parking) to Fulton County Government Center located at 141 Pryor Street, Justice Center Tower located at 185 Central Avenue, the Tax Assessor's Office located at 135 Peachtree Street, Central Library located at 1 Margaret Mitchell Square NW, and the Fulton County Health Services building located at 10 Park Place.

Scope of Work: The Scope of Work includes, but is not limited to, the following:

1. Provide to the County, on the 1st day of each month by COB, a status report on the total number of riders, total mileage driven, fuel consumption, and interruptions in service; and

2. Provide to the County a Customer Survey Report on a quarterly basis. They are to provide the customer (County staff and jurors) the opportunity to rate the quality of service being provided (cleanliness, driving, schedule pick-ups, etc.).

Community Impact: Parking arrangements for Fulton County employees and Jurors will be dramatically affected if this contract is not approved.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the total amount of $1,045,000.00, is an increase of $346,123.00 over FY2025 due to the original contract being approved for 9 months effective from April 1, 2025 through December 31, 2025 (BOC Item #25-0263). This renewal contract will be for a full 12 months in FY2026. The FY2026 spending authority request also includes additional transportation needs to support events such as Community Development's transportation of homeless citizens to designated shelters for the 2026 winter season and the District Attorney's Junior DA Summer Intern Program.

Project Implications: This contract provides bus and shuttle services to County employees and jurors; and special transportation for various County agencies as needed.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the County will not have the ability to provide bus and shuttle services for County employees and Jurors, forcing both groups to pay for parking in the downtown area.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0263	4/2/25	$608,877.00
Increase Spending Authority No. 1	TMP-6548	9/17/25	$90,000.00
1st Renewal			**$1,045,000.00**
Total Revised Amount			$1,743,877.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$1,045,000.00**

Prime Vendor: **MTI Limo and Shuttle Services, Inc.**
Prime Status: **African American Male Business Enterprise**
Location: **College Park, GA**

Agenda Item No.: 25-0692 **Meeting Date:** 9/17/2025

County:	**Fulton County**
Prime Value:	**$1,045,000.00 or 100.00%**
Total Contract Value:	**$1,045,000.00 or 100.00%**
Total Certified Value:	**$1,045,000.00 or 100.00%**

Exhibits Attached (

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$608,877.00
Previous Adjustments:	$90,000.00
This Request:	$1,045,000.00
TOTAL:	$1,743,877.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5223-1160: General, Real Estate and Asset Management, Professional Services- $910,000.00 “Subject to availability of funding adopted for FY2026 by the BOC”

Funding Line 2:

100-121-1212-1183: General, Department of Community Development, Transportation Services- $100,000.00 “Subject to availability of funding adopted for FY2026 by the BOC”

Agenda Item No.: 25-0692 **Meeting Date:** 9/17/2025

Funding Line 3:

461-480-CVI1-1183: Grants, District Attorney, Transportation Services- $35,000.00 “Subject to availability of funding adopted for FY2026 by the BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24RFP092624C-MH

BID/RFP# TITLE: Bus and Shuttle Services

ORIGINAL APPROVAL DATE: 4/2/2025

RENEWAL EFFECTIVE DATES: 1/1/2026 **THROUGH** 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $1,045,000.00

COMPANY'S NAME: MTI Limo and Shuttle Services, Inc.

ADDRESS: 2581 Sullivan Rd

CITY: College Park

STATE: Georgia

ZIP: 30337

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MTI LIMO AND SHUTTLE SERVICES, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Cameron I. James** **Project Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Bus and Shuttle Services FY25
Project Number	24RFP092624C-MH
Supplier	MTI LIMO AND SHUTTLE SERVICES INC
Supplier Project Contact	CAMERON IJAMES (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	06/20/2025
Status	Completed
Publication Date	08/04/2025 10:13 AM EDT
Completion Date	08/04/2025 10:13 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Vendor continues to respond to transportation emergencies within a short notice.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **14/20**

Rating

Satisfactory: Deliverables meet requirements and have an average number of issues on reports and deliverables.

Comments Based on the daily numbers of riders. The percent of complaints per month is less than 1percent.

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments Transportation vendor complies with all concerns, with reasonable expectations of corrections.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Vendor management answers and comply with all complaints.

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**July 1, 2025**
Department:	**Department of Real Estate and Asset Management**
Contract Number:	**24RFP092624C-MH**
Contract Title:	**Bus and Shuttle Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

We cannot reduce the scope of this contract because DREAM has covered as many hours as possible using the limited in-house resources. This contract provides transportation services for County employees, jurors, and special transportation for other County agencies. The daily bus service operates primarily from Monday through Friday for Fulton County employees and jurors who park at the Brown, Yellow, Red and Silver lots to Fulton County Government Center located at 141 Pryor Street, Justice Center Tower located at 185 Central Avenue, Tax Assessor Office located at 135 Peachtree Street, Central Library located at 1 Margaret Mitchell Square NW and the Fulton County Health Services building located at 10 Park Place, and Juvenile Court located at 395 Pryor Street.

2. Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:

☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

Due to unique nature of this service the vendors contacted did not show much interest in this program. It requires dedicated personnel and equipment for many nonconsecutive hours. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this bid according to Purchasing Code Selection 102-374 Competitive Sealed Bid.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name: Tom Charron Pamela Williams Jennifer Rider Marcia Norris	**Cobb County** **DeKalb County** **Gwinnett County** **Fayette County Court**
Date of last purchase:	N/A
Price paid:	**N/A**
Inflation rate:	Click here to enter text.
Adjusted price:	**N/A**
Percent difference between past purchase price and renewal price:	**N/A**
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**N/A**

Explanation / Notes:

The agencies listed do not provide shuttle service for jurors. Jurors are provided free parking. The jurors in Cobb have specific 75 parking space number in county owned parking lot, or a larger number of jurors that require additional offsite parking accommodations are provided by the Sheriff's Department.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Several agencies were contacted. None of them provide shuttle service for jurors.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025: The County expenditure as of 8/25/2025, $630,247.89
FY2024: The County spent $826,534.96
FY2023: The County spent $728,637.30
FY2022: The County spent $460,267.89
FY2021: The County spent $630,104.76
FY2020: The County spent $616,234.67

4. **Does the renewal option include an adjustment for inflation?** ☒ **Yes** ☐ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract?	☒ Yes	☐ No
Date of last purchase:	Click here to enter a date.	
Price paid:	Click here to enter text.	
Inflation rate:	Click here to enter text.	
Adjusted price:	Click here to enter text.	
Percent difference between past purchase price and renewal price:	Click here to enter text.	

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**
   .

7. **What would be the impact on your department if this contract was not approved?**

   Fulton County would not be able to provide the essential service of transporting jurors to the court buildings. In addition to the many employees that are transported five days per week to their respectful worksite throughout the county.

Barbara Burden
Barbara Burden, Fleet Operation Manager — August 25, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis, Director — August 25, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0693 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew an existing contract - Department of Real Estate and Asset Management, 24RFP143594C-JNJ, Landfill Post Closure Services in the amount not to exceed $650,000.00 with Atlantic Coast Consulting, Inc. (Roswell, GA), to provide landfill post closure services at the Merk Miles Landfill located at 3225 Merk Rd, City of South Fulton, GA and the Morgan Falls Landfill located at 470 Morgan Falls Rd NE, Sandy Springs, GA. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background Fulton County operates two (2) landfills that require post-closure management services in order to ensure compliance with Georgia Environmental Protection Division regulations governing landfills.

Scope of Work: This contract provides all necessary professional services, project management,

and administrative support to implement the post closure care services for the scope of work in the following areas:

A. Project Management, Scheduling, Recordkeeping and Reporting
B. Implementation of Health and Safety Programs
C. Landfill Compliance Inspections
D. Landfill Gas System (LFG) Management
E. Methane Monitoring and Reporting
F. Groundwater and Surface Water Monitoring and Reporting
G. Landfill Maintenance at Merk/Miles and Morgan Falls Landfills

All work shall be performed in compliance with the guidelines set forth by the Georgia Department of Environmental Protection Division (GA EPD).

Community Impact: Without this contract, the County's citizens could experience environmental hazards coming from the landfills.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority in the total amount of $650,000.00, is sufficient to cover the costs for landfill post closure services in accordance with GA EPD guidelines for FY 2026.

Project Implications: The County would face serious penalties from the Georgia Department of Natural Resources Environmental Protection Division if the services provided by this contract are not performed.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If this renewal contract is not approved, the County does not have the requisite expertise or resources to perform the services required by the State of Georgia.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0352	5/7/25	$806,000.00
1st Renewal			**$650,000.00**
Total Revised Amount			$1,456,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$650,000.00**

Prime Vendor: **Atlantic Coast Consulting, Inc**
Prime Status: **Non-Minority**
Location: **Roswell, GA**
County: **Fulton County**

Prime Value: **$487,500.00 or 75.00%**

Subcontractor: **BMS Enterprise**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Conyers, GA**
County: **Rockdale County**
Subcontractor Value: **$117,000.00 or 18.00%**

Subcontractor: **Eurofins Environmental Testing America**
Subcontractor Status: **Non-Minority**
Location: **Norcross, GA**
County: **Gwinnett County**
Subcontractor Value: **$45,500.00 or 7.00%**

Total Contract Value: **$650,000.00 or 100.00%**
Total Certified Value: **$117,000.00 or 18.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$806,000.00
Previous Adjustments:	$0.00
This Request:	$650,000.00
TOTAL:	$1,456,000.00

Fiscal Impact / Funding Source

Agenda Item No.: 25-0693 **Meeting Date:** 9/17/2025

Funding Line 1:

100-520-5408-1160: General, Real Estate and Asset Management, Professional Services- $650,000.00
“Subject to availability of funding adopted for FY2026 by the BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**

Report Period End: **3/31/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24RFP143594C-JNJ

BID/RFP# TITLE: Landfill Post Closure Services

ORIGINAL APPROVAL DATE: May 7, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $650,000.00

COMPANY'S NAME: Atlantic Coast Consulting, Inc.

ADDRESS: 630 Colonial Park Drive

CITY: Roswell

STATE: Georgia

ZIP: 30075

This Renewal Agreement No. 1 was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ATLANTIC COAST CONSULTING, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Richard Deason** **CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E6
Project	Landfill Post Closure Services
Project Number	21RFP130049C-CG
Supplier	Atlantic Coast Consulting, Inc.
Supplier Project Contact	Kate Schlueter (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/01/2025 to 03/31/2025
Effective Date	05/05/2025
Evaluation Type	Formal
Interview Date	05/05/2025
Expectations Meeting Date	05/05/2025
Status	Completed
Publication Date	05/05/2025 08:07 PM EDT
Completion Date	05/05/2025 08:07 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Atlantic Coast Consulting (ACC) staff is expert in landfill operations and possess all technical certification required to certify reports and deliverables for EPD on as needed basis. They provide effective management and testing for all landfill samples meeting EPD deadlines in timely manner. County has access to all reports and information at all times needed for landfill post closure activities.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Reports and projects have been submitted within the time frame specified by EPD to meet all regulatory deadlines. ACC is available on site within hours of any emergency/issue arise from weather or equipment.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments ACC is highly professional and technical in landfill gas management and post closure care. They are up to date on regulatory requirements and certification. Quality of reports and data have been satisfactory and up to the market standards.

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments ACC has an open communication with County and respond with proper documentations within hour of any concern/issue. They have full staff of technical personnel who are available by email or phone to answer any question promptly.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Staff at ACC is up to date on industry practices and standards and comply with all EPD changing requirements in timely manner. They provide great communication with EPD in order to manage the project effectively.

GENERAL COMMENTS

Comments Staff at ACC is up to date on industry practices and standards and provide all information and invoices promptly and in timely manner. They have been meeting EPD requirements throughout the contract period. Staff is accessible and professional to support county responsibilities of post closure care for the two closed landfills.

Contract Renewal Evaluation Form

Date:	**August 5, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**24RFP143594C-JNJ**
Contract Title:	**Landfill Post Closure Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This is an obligatory monitoring and reporting required by Georgia Department of Environmental Protection for Post Closure Permit for two closed landfills. These closed landfills monitored 365 days 24 hours for methane. Ground water needs to be tested twice a year and Corrective Action Plan is being revised every two years. This is customized service which is tailored to fit Fulton County post closure needs.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

This service is being provided through RFP to fit the Fulton County requirements of post closure permit needs it is not possible to do an internet search for this service to compare prices. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-375, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** **x No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** **x No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

This service is being provided through RFP to fit the Fulton County requirements of post closure permit needs.

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☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025: The County allocated expenditures as of 8/5/2025, $387,277.96
FY2024: The County spent $608,614.90
FY2023: The County spent $794,696.98
FY2022: The County spent $721,699.71
FY2021: The County spent $446,700.00
FY2020: The County spent $496,700 .00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☐ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☐ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

   The County does not have the capacity to perform this service in-house.

7. **What would be the impact on your department if this contract was not approved?**

   If the renewal contract is not approved, the County will receive fines and disciplinary actions from Georgia Environmental Protection (GAEPD).

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Anthony Spencer Anthony Spencer, Administrator	August 5, 2025
Prepared by	
Joseph Davis Joseph N. Davis, Director	August 8, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0694 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB110923C-GS, HVAC On Call Maintenance Services Countywide in the total amount not to exceed $1,200,000 with (A) Mechanical Services, Inc. (Hapeville, GA) in the amount not to exceed $400,000.00; (B) Trane U.S., Inc. (Atlanta, GA) in the amount not to exceed $350,000.00; (C) 5 Seasons Mechanical LLC (Norcross, GA) in the amount not to exceed $250,000.00; and (D) JR Hobbs Co. - Atlanta, LLC (Lawrenceville, GA) in the amount not to exceed $200,000.00, to provide standby on-site HVAC on call maintenance services of air conditioning systems on an “as needed” basis for all Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These contracts furnish all materials, labor, tools, equipment, and appurtenances necessary to provide standby on-call maintenance services for HVAC systems Countywide on an “as needed” basis.

Scope of Work:

1. Troubleshoot the BAS/ HVAC equipment.
2. Make adjustments to sensors inputs/outputs and all various settings where automation is not used.
3. Replace minor spares, like fuses, filters, solenoids, small valves, etc. This will be completed in consultation with the appropriate Building Maintenance Manager.
4. Report to the Building Maintenance Manager scope and details of major repairs needed and provide a not-to-exceed estimate for the repair work.
5. Acquire repair parts and perform repair service.
6. At the end of repair work or call, the tradesperson or his/her supervisor must submit a service ticket for each call-out indicating the date of service, location of the service, County ID# of equipment serviced, explanation of work carried out, bill of materials, and actual duration of the work.
7. Provide warranty information on replaced equipment and parts.
8. If the bidder does not have capabilities in troubleshooting special/proprietary control systems, it shall make arrangement with manufacturers or their authorized representatives for effective management of the situation, after consultations with the County authorized representative.
9. Dispose of all waste material, including hazardous wastes, in an environmentally acceptable manner.

Equipment Types and Connected Systems that may Require Service Repair:

1. Air conditioning units/air handlers.
2. Splits units and package units (heat and cool).
3. Chillers, cooling towers, and associated equipment
4. Terminal boxes and controllers.
5. Boilers and hot water heaters.
6. Building Automation Systems.

Community Impact: This is necessary for the environmental health and comfort of the patrons and employees in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and material contracts and the requested spending authority in the total amount of $1,200,000 will cover the costs for manufacturers' specified OEM replacement parts/components on variety types of HVAC systems (AHU, cooling towers, and split & package units) with sizes varying from 5 to 880 tons capacity throughout Fulton County.

Project Implications: These contracts provide technical services, maintenance repairs and equipment replacement on various types of HVAC systems units varying from 5 to 880 tons capacity and BAS that provide comfort to patrons and employees throughout Fulton County facilities.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the Department cannot address the maintenance repairs needed for the County's HVAC systems.

Contract Modification

(A) **Mechanical Services, Inc.**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0162	3/6/24	$400,000.00
1st Renewal	24-0682	10/16/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,200,000.00

(B) Trane U.S., Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0162	3/6/24	$350,000.00
1st Renewal	24-0682	10/16/24	$350,000.00
2nd Renewal			**$350,000.00**
Total Revised Amount			$1,050,000.00

(C) 5 Seasons Mechanical, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0162	3/6/24	$250,000.00
1st Renewal	24-0682	10/16/24	$250,000.00
2nd Renewal			**$250,000.00**
Total Revised Amount			$750,000.00

(D) JR Hobbs Co. - Atlanta, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0162	3/6/24	$200,000.00
1st Renewal	24-0682	10/16/24	$200,000.00
2nd Renewal			**$200,000.00**
Total Revised Amount			$600,000.00

Contract & Compliance Information

Contract Value: **$1,200,000.00**

(A)
Prime Vendor: **Mechanical Services, Inc.**
Prime Status: **White Female Business Enterprise**
Location: **Marietta, GA**
County: **Cobb County**
Prime Value: **$400,000.00 or 100.00%**

Total Contract Value: **$400,000.00 or 100.00**
Total Certified Value: **$400,000.00 or 100.00**

(B)
Prime Vendor: **Trane U.S., Inc.**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **DeKalb County**
Prime Value: **$350,000.00 or 100.00%**

Total Contract Value: **$350,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

(C)
Prime Vendor: **5 Seasons Mechanical LLC**
Prime Status: **African American Male Business Enterprise**
Location: **Norcross, GA**
County: **Gwinnett County**
Prime Value: **$250,000.00 or 100.00%**

Total Contract Value: **$250,000.00 or 100.00%**
Total Certified Value: **$250,000.00 or 100.00%**

(D)
Prime Vendor: **JR Hobbs**
Prime Status: **Non-Minority**
Location: **Lawrenceville, GA**
County: **Gwinnett County**
Prime Value: **$200,000.00 or 100.00%**

Total Contract Value: **$200,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Grand Contract Value: **$1,200,000.00 or 100.00%**

Grand Certified Value: $650,000.00 or 54.17%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,200,000.00
Previous Adjustments:	$1,200,000.00
This Request:	$1,200,000.00
TOTAL:	$3,600,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5225-1116: General, Real Estate and Asset Management, Building Maintenance- $1,200,000.00, and subject to availability of capital funding allocation for FY2026.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

Mechanical Services, Inc.	97
Trane U.S., Inc.	85
5 Seasons Mechanical LLC	85
JR Hobbs Co. - Atlanta, LLC	82

Agenda Item No.: 25-0694 **Meeting Date:** 9/17/2025

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/30/2025

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB110923C-GS (A)

BID/RFP# TITLE: HVAC On Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Mechanical Services, Inc.

ADDRESS: 464 Porsche Avenue

CITY: Hapeville

STATE: Georgia

ZIP: 30354

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MECHANICAL SERVICES, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Benjamin A. Ralston** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 20ITB110923C-GS (B)

BID/RFP# TITLE: HVAC On Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $350,000.00

COMPANY'S NAME: Trane U.S., Inc.

ADDRESS: 4000 DeKalb Technology Parkway, Building 100

CITY: Atlanta

STATE: Georgia

ZIP: 30340

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**TRANE U. S., INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Janice Ferina** **Analyst Contract Management**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RCS: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 20ITB110923C-GS (C)

BID/RFP# TITLE: HVAC On Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $250,000.00

COMPANY'S NAME: 5 Seasons Mechanical, LLC.

ADDRESS: 6971 Peachtree Industrial Boulevard

CITY: Peachtree Corners

STATE: Georgia

ZIP: 30092

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**5 SEASONS MECHANICAL, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Anouar Soyah** **Chief Operation Officer**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB110923C-GS (D)

BID/RFP# TITLE: HVAC On Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 6, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $200,000.00

COMPANY'S NAME: JR Hobbs Co. – Atlanta, LLC

ADDRESS: 2021 Cedars Rd, Suite 100

CITY: Lawrenceville

STATE: Georgia

ZIP: 30043

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**JR HOBBS CO. – ATLANTA, LLC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Zack Poole** **Vice President and General Counsel**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E5
Project	HVAC On-Call Maintenance Services Countywide
Project Number	23ITB110923C-GS
Supplier	Mechanical Services, Inc.
Supplier Project Contact	Ben Ralston (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:37 AM EDT
Completion Date	07/01/2025 11:37 AM EDT
Evaluation Score	97

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, no quality problems, all performance/specification requirements met, minor problems, highly effective corrective actions.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments *Not Specified*

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	HVAC On-Call Maintenance Services Countywide
Project Number	23ITB110923C-GS
Supplier	Trane US Inc
Supplier Project Contact	Thomas Brown (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:58 AM EDT
Completion Date	07/01/2025 11:58 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	HVAC On Call Maintenance Services Countywide
Project Number	23ITB110923C-GS
Supplier	5 Seasons Mechanical LLC
Supplier Project Contact	Adam Soyah (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:49 AM EDT
Completion Date	07/01/2025 11:49 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments *Not Specified*

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	HVAC On-Call Maintenance Services Countywide
Project Number	23ITB110923C-GS
Supplier	JR Hobbs
Supplier Project Contact	Travis Riley (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 12:00 PM EDT
Completion Date	07/01/2025 12:00 PM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments Some issues securing parts in a timely manner

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB110923C-GS**
Contract Title:	**HVAC On-Call Maintenance Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   The scope of work for this contract cannot be reduced because we do not have the in-house capabilities of required equipment, tools, skills, and in-house staff to provide this service. The County is in the process of addressing the multiple upgrades of HVAC systems for repair/replacement in County facilities that was identified from the condition assessment due to deferred maintenance and the age of the units.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for HVAC Maintenance do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this bid in accordance with Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☒ **Yes** ☐ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Hourly rates applicable for Fulton County contract is $65 which is less than price applicable for City of Atlanta contract**.

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditure as of 8/8/2025, $155,000.00
FY2024 The County spent $20,000.00
FY2023 The County spent $653,528.65
FY2022 The County spent $229,448.13
FY2021 The County spent $949,728.30
FY2020 The County spent $452,640.29

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.

Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

   This service is required as an augmentation of capacity and is used when the capabilities and availability of in-house resources are not sufficient to meet the maintenance requirements. This service, therefore, cannot be performed in-house because the DREAM does not have enough qualified and experienced technicians necessary to perform this kind of work.

7. **What would be the impact on your department if this contract was not approved?**

   If these contracts are not approved, there will be a significant delay or failure in the repair and replacement of HVAC equipment in County owned facilities. This will result in hazardous building environments for employees and taxpayers who use the buildings.

Dexter Dyer

Dexter Dyer, Building Maintenance Manager/Carlos Sutton, Trades Manager — July 24, 2025

Prepared by — **Date**

JD

Joseph N. Davis, Director — July 24, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0695 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, Bid #24ITB1312273C-GS, Solid Waste Disposal and Recycling Services Countywide in the total amount not to exceed $1,717,000.00 with: (A) Latham Home Sanitation Company, Inc. (Loganville, GA) in the amount not to exceed $672,000.00, to provide both 95-gallon containers for single stream recycling services and 95-gallons for solid waste disposal services for Fulton County Libraries; (B) Georgia Waste Systems, LLC dba Waste Management (Smyrna, GA) in the amount not to exceed $540,000.00, to provide 8-yard front loader for solid waste disposal services; (C) Arrow, Inc. dba Arrow Waste (Conley, GA) in the amount not to exceed $480,000.00, to provide open top and compactors for solid waste services; and (D) Carter 1 Enterprises, LLC (Atlanta, GA) in the amount not to exceed $25,000.00, to provide shredding and disposal of materials services for Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Agenda Item No.: 25-0695 **Meeting Date:** 9/17/2025

Summary & Background These contracts furnish all materials, labor, equipment, transportation, and appurtenances necessary for providing comprehensive countywide solid waste disposal and single stream recycling services for Fulton County facilities for FY2026.

Scope of Work: The Scope of Work consists of solid waste collection, transportation, and disposal services for the County's facilities, and to support the ongoing operational needs for the disposal of construction and demolition waste, clearing and grubbing debris, municipal solid waste, and other routine waste materials.

In addition to the solid waste disposal, the contractors shall provide landfill/transfer station or other disposal facilities, such as dumpsters, roll off containers, single stream recycling collection and shredding services on an "as needed" basis to meet the essential operations of the County. This may require the solid waste contractor to operate on a variable or limited frequency to satisfy the additional solid waste needs of any Fulton County facility. The recycling will be conducted utilizing recycling 95-gallon containers. This contract also has the capacity to provide scrap tire removal and disposal, cardboard recycling, and container handling on an as-needed basis for Fulton County.

Community Impact: The overall impact on community health would be unsanitary conditions throughout the County if solid waste is not properly disposed of. The addition of single stream packet recycling allows the surrounding communities to recycle without having to separate the waste. This applies to all districts.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested spending authority for FY 2026 in the total amount of $1,717,000.00 is an increase of $432,000.00 over 2025. This is due to the fact that the original contracts were approved for services over an 8-month period in 2025.

These are time and materials contracts and the requested spending authorities in the total amount of $1,717,000.00 is for a full 12-months and its sufficient to cover the anticipated costs for labor, equipment, and transportation pick-up/haul for the disposal of solid waste at designated landfill sites for Fulton County for FY2026.

Project Implications: These contracts allow the Solid Waste Contractors to collect and dispose of solid waste countywide and provide single-stream recycling services to the designated landfill sites.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these contracts are not renewed, the Department will not have the ability to continue to collect solid waste and recycling materials from countywide facilities and dispose of it properly.

Contract Modification

(A) **Latham Home Sanitation Company, Inc.**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0204	3/19/25	$540,000.00
1st Renewal			**$672,000.00**
Total Revised Amount			$1,212,000.00

(B) Georgia Waste Systems, LLC dba Waste Management

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0204	3/19/25	$315,000.00
1st Renewal			**$540,000.00**
Total Revised Amount			$.00

(C) Arrow, Inc. dba Arrow Waste

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0204	3/19/25	$405,000.00
1st Renewal			**$480,000.00**
Total Revised Amount			$885,000.00

(D) Carter 1 Enterprises, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0204	3/19/25	$25,000.00
1st Renewal			**$25,000.00**
Total Revised Amount			$50,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $1,717,000.00

(A)
Contract Value: $672,000.00
Prime Vendor: Latham Home Sanitation Company, Inc.
Prime Status: White Female Business Enterprise
Location: Loganville, GA
County: Walton County
Prime Value: $672,000.00 or 100.00%

Total Contract Value: $672,000.00 or 100.00%

Total Certified Value: **$672,000.00 or 100.00%**

(B)
Contract Value: **$540,000.00**
Prime Vendor: **Georgia Waste Systems, Inc. dba Waste Mgmt.**
Prime Status: **Non-Minority**
Location: **Lake City, GA**
County: **Clayton County**
Prime Value: **$540,000.00 or 100.00%**

Total Contract Value: **$540,000.00 or 100.00%**
Total Certified Value: **$00.00**

(C)
Contract Value: **$480,000.00**
Prime Vendor: **Arrow, Inc. dba Arrow Waste**
Prime Status: **Non-Minority**
Location: **Conley, GA**
County: **Clayton County**
Prime Value: **$480,000.00 or 100.00%**

Total Contract Value: **$480,000.00 or 100.00%**
Total Certified Value: **$00.00**

(D)
Contract Value: **$25,000.00**
Prime Vendor: **Carter 1 Enterprise, LLC**
Prime Status: **White Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$12,750.00 or 51.00%**

Subcontractor: **Arrow Waste**
Subcontractor Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$12,250.00 or 49.00%**

Total Contract Value: **$25,000.00 or 100.00%**
Total Certified Value: **$12,750.00 or 51.00%**

Grand Contract Value: **$1,717,000.00 or 100.00%**
Grand Certified Value: **$684,750.00 or 39.88%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,285,000.00
Previous Adjustments:	$0.00
This Request:	$1,717,000.00
TOTAL:	$3,002,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1175: General, Real Estate and Asset Management, Waste Disposal Services- $1,617,000.00 “Subject to availability of funding adopted for FY2026 by the BOC”

Funding Line 2:

100-999-S666-1175: General, Non-Agency, Waste Disposal Services- $100,000.00 “Subject to availability of funding adopted for FY2026 by the BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

Latham Home Sanitation Company, Inc.-	100
Georgia Waste Systems, LLC dba Waste Management	85
Arrow, Inc. dba Arrow Waste	CPR Memo
Carter 1 Enterprises, LLC	CPR Memo

Agenda Item No.: 25-0695 **Meeting Date:** 9/17/2025

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/30/2025

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB1312273C-GS (A)

BID/RFP# TITLE: Solid Waste Disposal and Recycling Services Countywide

ORIGINAL APPROVAL DATE: 3/19/2025

RENEWAL EFFECTIVE DATES: 1/1/2026 **THROUGH** 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $672,000.00

COMPANY'S NAME: Latham Home Sanitation Company, Inc.

ADDRESS: 5225 Welcome All Road

CITY: College Park

STATE: Georgia

ZIP: 30052

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**LATHAM HOME SANITATION COMPANY, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Richard Jarvis** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB1312273C-GS (B)

BID/RFP# TITLE: Solid Waste Disposal and Recycling Services Countywide

ORIGINAL APPROVAL DATE: 3/19/2025

RENEWAL EFFECTIVE DATES: 1/1/2026 **THROUGH** 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $540,000.00

COMPANY'S NAME: Georgia Waste Systems, LLC dba Waste Management

ADDRESS: 3001 S. Pioneer Drive

CITY: Smyrna

STATE: Georgia

ZIP: 30082

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MECHANICAL SERVICES, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Dina Reider-Hicks** **Area Director – Public Sector Services**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB1312273C-GS (C)

BID/RFP# TITLE: Solid Waste Disposal and Recycling Services Countywide

ORIGINAL APPROVAL DATE: 3/19/2025

RENEWAL EFFECTIVE DATES: 1/1/2026 **THROUGH** 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $480,000.00

COMPANY'S NAME: Arrow, Inc. dba Arrow Waste

ADDRESS: 4039 Bonsal Road

CITY: Atlanta

STATE: Georgia

ZIP: 30288

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ARROW, INC. DBA ARROW WASTE**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**George Devries** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB1312273C-GS (D)

BID/RFP# TITLE: Solid Waste Disposal and Recycling Services Countywide

ORIGINAL APPROVAL DATE: 3/19/2025

RENEWAL EFFECTIVE DATES: 1/1/2026 **THROUGH** 12/31/2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $25,000.00

COMPANY'S NAME: Carter 1 Enterprises, LLC

ADDRESS: 3355 Lenox Rd. NE, Suite 750

CITY: Atlanta

STATE: Georgia

ZIP: 30326

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**CARTER 1 ENTERPRISES, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**LaToya Hill** **Owner - CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E10
Project	Solid Waste Disposal and Recycling Services Countywide
Project Number	22ITB132332C-GS
Supplier	Latham Home Sanitation Company Inc
Supplier Project Contact	Ric F Jarvis (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 09:29 AM EDT
Completion Date	07/08/2025 09:29 AM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E10
Project	Solid Waste Disposal and Recycling Services Countywide
Project Number	22ITB132332C-GS
Supplier	Georgia Waste Systems, LLC dba Waste Management
Supplier Project Contact	Alan Owens (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 09:30 AM EDT
Completion Date	07/08/2025 09:30 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Director of Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM JD

DATE: July 24, 2025

SUBJECT: Contractor's Performance Report – Solid Waste Disposa and Recycling Services Countywide – 24ITB1312273C-GS

The Contractor listed below has not been established as a contractor/vendor in BidNet due to the new Contract Agreement just been established and therefore cause for no evaluation for their performance at this time. Once the Contractor is established into BidNet, then a complete performance evaluation for that (quarterly) period will be done by the Department representative (Project Manager):

PROJECT: Solid Waste Disposal and Recycling Services Countywide

PROJECT NO.: 24ITB1312273C-GS

CONTRACTOR: Arrow Waste
4039 Bonsal Rd
Conley, GA 30288

POC: George DeVries

PHONE: (470) 587-2791

EMAIL: George.devries@arrowwaste.com

If you have any questions, please contact Harry Jordan at (404) 612-5933.

SB/AS/hj

C: Tim Dimond, DREAM Deputy Director
Anthony Spencer, DREAM Administrator
Shaista Begum, Senior Engineer, DREAM
Harry Jordan, Contract Administrator, DREAM
Kay Flowers, Contract Administrator, Purchasing & Contract Compliance

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Director of Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM JD

DATE: February 12, 2025

SUBJECT: Contractor's Performance Report – Solid Waste Disposa and Recycling Services Countywide – 24ITB1312273C-GS

The Contractor listed below to our knowledge has never provided any professional goods or services to Fulton County's Department of Real Estate and Asset Management:

PROJECT: Solid Waste Disposal and Recycling Services Countywide

PROJECT NO.: 24ITB1312273C-GS

CONTRACTOR: Carter 1 Enterprises, LLC
3355 Lenox Rd, NE Suite 750
Atlanta, GA 30326

POC: LaToya Hill, CEO & Owner

PHONE: (678) 499-0829

EMAIL:

If you have any questions, please contact Harry Jordan at (404) 612-5933.

SB/AS/hj

C: Tim Dimond, DREAM Deputy Director
Anthony Spencer, DREAM Administrator
Shaista Begum, Senior Engineer, DREAM
Harry Jordan, Contract Administrator, DREAM
Kay Flowers, Contract Administrator, Purchasing & Contract Compliance

Contract Renewal Evaluation Form

Date:	**July 1, 2025**
Department:	**Department of Real Estate and Asset Management**
Contract Number:	**24ITB1312273C-GS**
Contract Title:	**Solid Waste Disposal and Recycling Services Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Solid Waste Division of DREAM worked hard to reduce the total cost of solid waste disposal and recycling for Fulton county facilities. In this efforts division signed contract with two vendors to get the best lowest possible rate for the services.

   These contracts furnish all materials, labor, equipment, transportation, and appurtenances necessary for providing comprehensive countywide solid waste disposal and single stream recycling services. This is a time and materials contract that require covering the cost for labor, equipment, and transportation pick-up/haul for the disposal of solid waste at designated landfill sites. The Scope of Work consists of solid waste collection, transportation, and disposal services for the County's facilities, and to support the ongoing operational needs for the disposal of construction and demolition waste, clearing and grubbing debris, municipal solid waste, and other routine waste materials. In addition to the solid waste disposal, the contractors shall provide landfill/transfer station or other disposal facilities, such as dumpsters, roll off containers, single stream recycling collection and shredding services on an "as needed" basis to meet the essential operations of the County.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

Internet search wasn't done as this service is selected through lowest possible bid process. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☒ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	Click here to enter text.

Explanation / Notes:

Market survey wasn't done as this service is selected through lowest possible bid process.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County expenditure as of 7/1/2025 is $522,883.63
FY2024 The County spent $1,417,949.82
FY2023 The County spent $1,119,587.51
FY2022 The County spent $994,600.00
FY2021 The County spent $890,761.23
FY2020 The County spent $768,425.65

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☒ **Yes** ☐ **No**

Date of last purchase:	
Price paid:	
Inflation rate:	**0.00%**
Adjusted price:	**n/a**
Percent difference between past purchase price and renewal price:	**0.00%**

Explanation / Notes:

This is a fixed price service.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☐ **No** **If yes, attach the analysis.**

   The County does not have the capacity to perform this service in-house.

7. **What would be the impact on your department if this contract was not approved?**

   If these contract renewals are not approved, the County will not have ability to collect solid waste and recycle materials from County-wide facilities and disposing it properly.

Shaista Begum
Shaista Begum — August 1, 2025

Prepared by | **Date**

JD
Joseph N. Davis, Director — August 1, 2025

Department Head | **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0696 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138804C-GS, Electrical on Call Maintenance Services Countywide in the total amount not to exceed $375,000.00, with (A) Capital City Electrical Services, LLC (Norcross, GA) in the amount not to exceed $165,000.00; (B) ALL-N-1 Security Services, Inc. (Atlanta, GA) in the amount not to exceed $160,000.00; and (C) Electrify Atlanta, LLC (Roswell, GA) in the amount not to exceed $50,000.00, to provide standby on-site electrical on-call maintenance services on an “as needed” basis for all Fulton County facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These are time and material contracts that furnish all materials, labor, tools, equipment, and appurtenances necessary to provide on-site emergency electrical on-call maintenance services on an “as needed” basis for Countywide facilities.

Scope of Work: The Scope of Work also includes but not limited to:

- General lighting systems
- Distribution subpanels
- Motor starters not part of automated operations
- Receptacles
- Small water heaters
- Problems related to partial power loss in the buildings
- Emergency installation/extension of low and medium voltage power
- Operational problems on small (less than 10 hp) motor, pumps, fountains etc.
- Replacement and installation of lamps
- Trouble shoot the electrical system in County facilities
- Replacement and installation of distribution transformers

Community Impact: Electrical systems that are maintained can prevent accidents caused by issues like failing parts, faulty wiring, or compromised transformers and provide that County facilities safely are safely powered.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval

Project Implications: This contract required professional licenses, specialty tools and equipment, training, and technicians' skills to perform on-site electrical on call emergency and maintenance repair services.

Community Issues/Concerns: .None that the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the Department cannot address emergency on-site electrical on-call maintenance and repairs services for County facilities.

Contract Modification

(A) **Capital City Electrical Services, Inc.**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0199	3/20/24	$165,000.00
1st Renewal	24-0684	10/16/24	$165,000.00
2nd Renewal			**$165,000.00**
Total Revised Amount			$495,000.00

(B) All-N-Security Services, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0199	3/20/24	$160,000.00

1st Renewal	24-0684	10/16/24	$160,000.00
2nd Renewal			**$160,000.00**
Total Revised Amount			$480,000.00

(C) Electrify Atlanta, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0199	3/20/24	$50,000.00
1st Renewal	24-0684	10/16/24	$50,000.00
2nd Renewal			**$50,000.00**
Total Revised Amount			$150,000.00

Contract & Compliance Information

Contract Value: **$375,000.0**

(A)
Contract Value: **$165,000.00**
Prime Vendor: **Capital City Electrical Services, LLC**
Prime Status: **Non-Minority**
Location: **Norcross, GA**
County: **Gwinnett County**
Prime Value: **$165,000.00 or 100.00%**

Total Contract Value: **$165,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

(B)
Contract Value: **$160,000.00**
Prime Vendor: **All-N-1 Security Services, Inc.**
Prime Status: **African American Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$140,800.00 or 88.00%**

Subcontractor Vendor: **HC Wireless, LLC**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Decatur, GA**
County: **DeKalb County**
Subcontractor Value: **$19,200.00 or 12.00%**

Total Contract Value: **$160,000.00 or 100.00%**
Total Certified Value: **$160,000.00 or 100.00%**

(C)
Contract Value: **$50,000.00**
Prime Vendor: **Electrify Atlanta, LLC**
Prime Status: **Non-Minority**
Location: **Roswell, GA**
County: **Fulton County**
Prime Value: **$50,000.00 or 100.00%**

Total Contract Value: **$50,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Grand Contract Value: **$375,000.00 or 100.00%**
Grand Certified Value: **$160,000.00 or 42.67%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$375,000.00
Previous Adjustments:	$375,000.00
This Request:	$375,000.00
TOTAL:	$1,125,000.00

Fiscal Impact / Funding Source

Agenda Item No.: 25-0696 **Meeting Date:** 9/17/2025

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance- $250,000.00 "Subject to availability of funding adopted for FY2026 by BOC"

Funding Line 2:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $125,000.00 "Subject to availability of funding adopted for FY2026 by BOC"

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

Capital City Electrical Services, LLC - 85
ALL-N-1 Security Services, Inc. - 85
Electrify Atlanta, LLC - 97

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**
Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138804C-GS (A)

BID/RFP# TITLE: Electrical on Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 20, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $165,000.00

COMPANY'S NAME: Capital City Electrical Services, LLC

ADDRESS: 1346 Oakbrook Drive, Suite 170A

CITY: Norcross

STATE: GA

ZIP: 30093

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**CAPITAL CITY ELECTRICAL SERVICES, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Chris Wells** **Senior Account Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138804C-GS (B)

BID/RFP# TITLE: Electrical on Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 20, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $160,000.00

COMPANY'S NAME: All-N-1 Security Services, Inc.

ADDRESS: 3915 Cascade Rd., SW Suite 340

CITY: Atlanta

STATE: GA

ZIP: 30331

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ALL-N-1 SECURITY SERVICES, INC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Rick Robinson** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138804C-GS (C)

BID/RFP# TITLE: Electrical on Call Maintenance Services Countywide

ORIGINAL APPROVAL DATE: March 20, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $50,000.00

COMPANY'S NAME: Electrify Atlanta, LLC

ADDRESS: 1290 Ridgefield Drive

CITY: Roswell

STATE: GA

ZIP: 30075

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	ELECTRIFY ATLANTA, LLC
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Patrick Hablas** **Partner/Owner**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Electrical On Call Maintenance Services Countywide-FY2024
Project Number	23ITB138804C-GS
Supplier	CAPITAL CITY ELECTRICAL SERVICES, LLC.
Supplier Project Contact	JENNI EASON (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	07/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/23/2025 01:19 AM EDT
Completion Date	07/23/2025 01:19 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Capital City always strive to make appropriate schedule to start the project as quickly as possible. They communicate if there's any changes or adjustments. They always thrive to accomplish project as quickly as they can.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Electrical On Call Maintenance Services Countywide-FY2024
Project Number	23ITB138804C-GS
Supplier	ALL N ONE Security Services, Inc.
Supplier Project Contact	Annette Melvin (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	07/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/23/2025 01:15 AM EDT
Completion Date	07/23/2025 01:15 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Electrical On Call Maintenance Services Countywide-FY2024
Project Number	23ITB138804C-GS
Supplier	Electrify Atlanta LLC
Supplier Project Contact	Brian Hulsey (preferred language: English)
Performance Program	Professional Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	07/18/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/18/2025 01:33 PM EDT
Completion Date	07/18/2025 01:33 PM EDT
Evaluation Score	97

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 17, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138804C-GS**
Contract Title:	**Electrical On Call Maintenance Services Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot be reduced because we do not have internal or any alternative resources to get this service done. This contract furnishes all materials, labor, tools, equipment, and appurtenances necessary to provide on-site and emergency electrical repair services to general lighting systems, distribution subpanels, motor starters, receptacles, small water heaters, and problems related to partial power loss in the buildings. This contract also helps in replacement of lamps in parking lots which require usage of bucket truck and installation/ replacement of distribution transformers for all Fulton County facilities, the latter service require the electrician to be a licensed in the trade. This contract is also used for electrical installation work or renovation work associated with minor construction/renovation of space in County buildings

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	July 25, 2025
Price found:	**$ 81 to $ 89 per hour**
Different features / Conditions:	**$ 76 to $ 84 per hour**
Percent difference between internet price and renewal price:	**50% to 70% per hour**

Explanation / Notes:

1. Electrician cost for routine service includes a minimum trip fee, plus additional labor, and parts.
2. Urgent repairs are very costly.
3. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in this bid according to Purchasing Code Selection 102-373, Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 8/4/2025, $157,301.68
FY2024 The County spent $231,424.60
FY2023 The County spent $199,739.83
FY2022 The County spent $151,534.73
FY2021 The County spent $162,625.98
FY2020 The County spent $249,820.23

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Reviewing quotes received from vendors for this service in the Atlanta Metro Area.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   Most of the tasks in this contract require professional licenses, specialty tools, equipment, training and skills to perform electrical on call maintenance and repair services on general lighting systems and distribution subpanels & transformers, etc. This service, therefore, cannot be performed in-house because the DREAM does not have the qualified and experienced technicians necessary to perform this kind of work.

7. **What would be the impact on your department if this contract was not approved?**

   If these renewal contracts are not approved, many of our facilities would not receive route/emergency electrical service. This would impact the safety of patrons as well as Fulton county staff members.

Vijay Nair Vijay Nair, Bldg. Maintenance Mgr., Central *WP* Willie Perryman, Bldg. Maintenance Mgr., Greater	August 4, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	August 4, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0697 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138733K-BKJ, Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments - Architectural and Engineering Services, in the total amount not to exceed $1,600,000.00 with (A) Sizemore Group, LLC (Atlanta, GA) in an amount not to exceed $400,000.00; (B) KHAFRA Engineering Consultants, Inc. (Atlanta, GA) in an amount not to exceed $400,000.00; (C) Heery + Russell, a joint venture (Atlanta, GA) in an amount not to exceed $400,000.00; and (D) WSP USA Environment & Infrastructure, Inc. (Kennesaw, GA) in an amount not to exceed $400,000.00, to provide standby professional services for facilities related design, engineering and assessments in the areas of architecture and engineering services on an as-needed task order assignment basis for a variety of capital projects in support of the Department of Real Estate and Asset Management. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Agenda Item No.: 25-0697 **Meeting Date:** 9/17/2025

Summary & Background These contracts are used to provide design services associated with capital construction projects

Scope of Work: The professional services to be provided under these contracts includes the following: engineering studies; consultative, advisory, investigative and pre-design and pre-construction services; project management services; design services; contract administration, and additional services that may be requested by the County.

These requirements may include, but are not limited to the following:

(a) Extended commissioning and start-up assistance for equipment or facilities;
(b) Preparing plant specific operating and maintenance manuals;
(c) Determining deficiencies during the warranty period;
(d) Preparing the final acceptance document at the end of the warranty period;
(e) Assisting with facility management and /or operations after commissioning and start-up;
(f) Providing assistances in as-built drawing verification;
(g) Facility requirements and utilization studies;
(h) Feasibility studies for new, renovation and alteration projects
(i) Preparation of program documents;
(j) Preparation of schematic, preliminary, design development, contract documents, and specifications;
(k) Studies and audits for compliance with federal, state, and local regulations;
(l) Services related to minor and/or new construction, renovation, and alteration projects to include planning, handicapped accessibility (ADA), project evaluation, electrical, mechanical, structural, and civil engineering;
(m) Additional services which may be required or requested;
(n) Master planning, building systems surveys;
(o) Facility programming;
(p) Construction administration;
(q) Development of design documents for the Standby Construction Program System (Job Order Contract);
(r) Cost estimates.

Community Impact: There is no identifiable impact on the community currently.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a Standby Contract that is dependent on the availability of capital funding and/or end-user/departmental operating/capital funding as a part of the FY2026 budget.

Project Implications: These contracts are critical to the timely completion of capital construction projects by allowing the County to have design services completed before soliciting a general contractor for construction. Design documents prepared in advance of construction RFP's allows DREAM to accelerate project delivery.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the County does not have the capacity, or the expertise, to perform architectural and engineering services.

Contract Modification

(A)Sizemore Group, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0242	4/10/24	$400,000.00
1st Renewal	24-0681	10/16/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,2000,000.00

(B)Khafra Engineering Consultants, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0242	4/10/24	$400,000.00
1st Renewal	24-0681	10/16/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,2000,000.00

(C)Heery + Russell, a joint venture

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0242	4/10/24	$400,000.00
1st Renewal	24-0681	10/16/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,2000,000.00

(D)WSP USA, Environment & Infrastructure, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0242	4/10/24	$400,000.00
1st Renewal	24-0681	10/16/24	$400,000.00
2nd Renewal			**$400,000.00**
Total Revised Amount			$1,2000,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$1,600,000.00**

(A)
Prime Vendor: **Sizemore Group, LLC**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$260,000.00 or 65.00%**

Subcontractor: **Acension**
Subcontractor Status: **Non-Minority**
Location: **Monroe, GA**
County: **Walton County**
Subcontractor Value: **$8,000.00 or 2.00%**

Subcontractor: **Delon Hampton**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$28,000.00 or 7.00%**

Subcontractor: **Palacio Collaborative**
Subcontractor Status: **Hispanic Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$20,000.00 or 5.00%**

Subcontractor: **SL King**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$40,000.00 or 10.00%**

Subcontractor: **Travis Pruitt & Associates**
Subcontractor Status: **Non-Minority**
Location: **Norcross, GA**
County: **Gwinnett County**
Subcontractor Value: **$40,000.00 or 10.00%**

Subcontractor: **Viridian Studios**
Subcontractor Status: **White Female Business Enterprise**
Location: **Stone Mountain**
County: **DeKalb County**
Subcontractor Value: **$4,000.00 or 1.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$92,000.00 or 23.00%**

(B)
Prime Vendor: **KHAFRA Engineering Consultants, Inc**
Prime Status: **African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$268,000.00 or 67.00%**

Subcontractor: **2M Design Consultants**
Subcontractor Status: **African American Female Business Enterprise**
Location: **Johns Creek GA**
County: **Fulton County**
Subcontractor Value: **$60,000.00 or 15.00%**

Subcontractor: **Timberhood Consulting, LLC**
Subcontractor Status: **Non-Minority**
Location: **Atlanta, GA**
County: **DeKalb County**
Subcontractor Value: **$32,000.00 or 8.00%**

Subcontractor: **Land Matters Studios, LLC**
Subcontractor Status: **White Female Business Enterprise**
Location: **Sandy Springs, GA**
County: **Fulton County**
Subcontractor Value: **$20,000.00 or 5.00%**

Subcontractor: **Gleeds**
Subcontractor Status: **Non-Minority**
Location: **Atlanta, GA**
County: **DeKalb County**
Subcontractor Value: **$20,000.00 or 5.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$348,000.00 or 87.00%**

(C)
Prime Vendor: **Turner & Townsend Heery, LLC/ H.J. Russell and Company, Inc. (JV)**
Prime Status: **Heery ($123,200.00 or 55.00%) Non-Minority & Russell ($100,800.00 or 45.00%) African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$224,000.00 or 56.00%**

Subcontractor: **Croft & Associates, Inc**

Subcontractor Status: **Non-Minority**
Location: **Kennesaw, GA**
County: **Cobb County**
Subcontractor Value: **$132,000.00 or 33.00%**

Subcontractor: **Breedlove Land Planning**
Subcontractor Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$28,000.00 or 7.00%**

Subcontractor: **Shear Structural**
Subcontractor Status: **White Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Subcontractor Value: **$16,000.00 or 4.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$116,800.00 or 29.20%**

(D)
Prime Vendor: **WSP USA Environment & Infrastructure, Inc**
Prime Status: **Non-Minority**
Location: **Kennesaw, GA**
County: **Cobb County**
Prime Value: **$300,000.00 or 75.00%**

Subcontractor: **Hammond & Associates, Inc.**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Norcross, GA**
County: **Gwinnett County**
Subcontractor Value: **$100,000.00 or 25.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$100,000.00 or 25.00%**

Grand Contract Value: **$1,600,000.00 or 100.00%**
Grand Certified Value: **$656,800.00 or 41.05%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,600,000.00
Previous Adjustments:	$1,600,000.00
This Request:	$1,600,000.00
TOTAL:	$4,800,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determined -$1,600,000.00 This is a Standby Contract that is dependent on the availability of resources, end-user/departmental operating/capital funding as identified" adopted for FY2026.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

Sizemore Group, LLC	85
KHAFRA Engineering Consultants, Inc.	91
Heery + Russell, a joint venture (formally Turner Townsend)	85
WSP USA Environment & Infrastructure, Inc.	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **6/16/2025**

Report Period End: **7/6/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138733K-BKJ (A)

BID/RFP# TITLE: Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments-Architectural & Engineering Services

ORIGINAL APPROVAL DATE: April 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Sizemore Group, LLC

ADDRESS: 342 Marietta Street, NW, Unit 3

CITY: Atlanta

STATE: Georgia

ZIP: 30313

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**SIZEMORE GROUP, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Lilyb Berrios, AIA, LEED AP,** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138733K-BKJ (B)

BID/RFP# TITLE: Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments-Architectural & Engineering Services

ORIGINAL APPROVAL DATE: April 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Khafra Engineering Consultants, Inc.

ADDRESS: 233 Peachtree Street, N.E., Suite 2575

CITY: Atlanta

STATE: Georgia

ZIP: 30303

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**KHAFRA ENGINEERING CONSULTANTS, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Valentino T. Bates** **President/Principal**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138733K-BKJ (C)

BID/RFP# TITLE: Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments-Architectural & Engineering Services

ORIGINAL APPROVAL DATE: April 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Heery + Russell, a joint venture

ADDRESS: 3550 Lenox Road, Suite 2300

CITY: Atlanta

STATE: Georgia

ZIP: 30326

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**HEERY + RUSSELL, A JOINT VENTURE**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Heather McKeen** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138733K-BKJ (D)

BID/RFP# TITLE: Standby Professional Services for Facilities Related Planning, Design, Engineering and Assessments-Architectural & Engineering Services

ORIGINAL APPROVAL DATE: April 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: WSP USA Environment & Infrastructure, Inc.

ADDRESS: 1075 Big Shanty Rd NW

CITY: Kennesaw

STATE: Georgia

ZIP: 30144

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**WSP USA ENVIRONMENT & INFRASTRUCTURE, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Scott Walters, PE, CEM, BCxP,** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E3
Project	Standby Professional Services for A&E
Project Number	23RFP138733K-BKJ(A)
Supplier	Sizemore Group
Supplier Project Contact	Crystal Callwood (preferred language: English)
Performance Program	Architectural and Engineering Services
Evaluation Period	05/26/2025 to 06/15/2025
Effective Date	07/10/2025
Evaluation Type	Formal
Interview Date	06/16/2025
Expectations Meeting Date	06/30/2025
Status	Completed
Publication Date	07/10/2025 03:09 PM EDT
Completion Date	07/10/2025 03:09 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - ARCHITECTURAL AND ENGINEERING SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments Deliverables exceed requirements in some areas and remainder of items delivered are high quality..

TECHNICAL SUPPORT DURING CONSTRUCTION **17/20**

Rating

Excellent: Commendable. Contractor submissions are expedited on some occasions.

Comments Commendable. Contractor submissions are expedited on some occasions.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E2
Project	Standby Professional Services A&E
Project Number	23RFP138733K-BKJ(B)
Supplier	KHAFRA Engineering Consultants, Inc.
Supplier Project Contact	Valentino T Bates (preferred language: English)
Performance Program	Architectural and Engineering Services
Evaluation Period	06/16/2025 to 07/06/2025
Effective Date	07/10/2025
Evaluation Type	Formal
Interview Date	07/10/2025
Expectations Meeting Date	07/10/2025
Status	Completed
Publication Date	07/10/2025 03:37 PM EDT
Completion Date	07/10/2025 03:37 PM EDT
Evaluation Score	91

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - ARCHITECTURAL AND ENGINEERING SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

TECHNICAL SUPPORT DURING CONSTRUCTION **17/20**

Rating

Excellent: Commendable. Contractor submissions are expedited on some occasions.

Comments Commendable. Contractor submissions are expedited on some occasions.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

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Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments Great working relationship with both Birmingham, Alabama and Atlanta, Georgia offices

Performance Evaluation Details

ID	E2
Project	Standby Professional Services A&E
Project Number	23RFP138733K-BKJ(C)
Supplier	Turner & Townsend Heery
Supplier Project Contact	Heather McKeen (preferred language: English)
Performance Program	Architectural and Engineering Services
Evaluation Period	06/16/2025 to 07/06/2025
Effective Date	07/10/2025
Evaluation Type	Formal
Interview Date	07/10/2025
Expectations Meeting Date	07/10/2025
Status	Completed
Publication Date	07/10/2025 03:30 PM EDT
Completion Date	07/10/2025 03:30 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - ARCHITECTURAL AND ENGINEERING SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

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Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E2
Project	Standby Professional Services A&E
Project Number	23RFP138733K-BKJ(D)
Supplier	WSP
Supplier Project Contact	Mike Chilson (preferred language: English)
Performance Program	Architectural and Engineering Services
Evaluation Period	06/16/2025 to 07/06/2025
Effective Date	07/10/2025
Evaluation Type	Formal
Interview Date	07/10/2025
Expectations Meeting Date	07/10/2025
Status	Completed
Publication Date	07/10/2025 03:40 PM EDT
Completion Date	07/10/2025 03:40 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - ARCHITECTURAL AND ENGINEERING SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

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TECHNICAL SUPPORT DURING CONSTRUCTION **17/20**

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Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 23, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23RFP138733K-BKJ**
Contract Title:	**Standby Professional Services for Architectural and Engineering Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to provide standby professional architectural and engineering services. This service provides basic services that will consist of the following but not limited to: engineering studies; consultative, advisory, investigative and pre-design services; pre-design and pre-construction activities; partnering; project management services; detailed design services; contract administration and general review during construction; construction management services facilities related planning, design, engineering and assessments - architecture & engineering services program on a "task order" basis for a variety of capital projects

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ Internet search of pricing for same product or service:

Date of search:	Click here to enter a date.
Price found:	**Pricing comparable to current market.**
Different features / Conditions:	**Variable**
Percent difference between internet price and renewal price:	**Variable**

Explanation / Notes:

This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the services required in the accordance with the Purchasing Code Selections 102-375, Competitive Sealed Proposals.

☐ **Market Survey of other jurisdictions:**

Date contacted:	June 1, 2019
Jurisdiction Name / Contact name:	**N/A**
Date of last purchase:	N/A
Price paid:	**N/A**
Inflation rate:	**N/A**
Adjusted price:	**N/A**
Percent difference between past purchase price and renewal price:	**N/A**
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 6/23/2025, $318,196.00
FY2024 The County spent $84,099.38
FY2023 The County spent $190,247.50
FY2022 The County spent $427,809.18
FY2021 The County spent $150,090.55
FY2020 The County spent $259,975.98

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	
Price paid:	**N/A**
Inflation rate:	**N/A**
Adjusted price:	**N/A**
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Purchases are different pending requirement

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   The work performed under this contract requires specialty and skills.

7. **What would be the impact on your department if this contract was not approved?**

   If these contract renewals are not approved, the Department does not have the professional architectural engineering licenses and designations required by code to perform these services in-house to the County.

Sam T. Bakare, RA, CPM® Sam Bakare, Administrator, Building Construction	July 28, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	July 28, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0698 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138735K-DB, Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection, in the total amount not to exceed $1,500,000.00 with (A) WSP USA Environment & Infrastructure, Inc. (Kennesaw, GA) in the amount not to exceed $300,000.00; (B) Axis Infrastructure, LLC (Roswell, GA) in the amount not to exceed $300,000.00, (C) Johnson, Spellman & Associates, Inc. (Peachtree Corners, GA) in an amount not to exceed $300,000.00; and (D) Wiley/Wilson (Atlanta, GA) in the amount not to exceed $300,000.00, and (E) Foresite Group, LLC (Peachtree Corners, GA) in the amount not to exceed $300,000.00 to provide standby professional services for facilities related design, engineering and assessments in the areas of mechanical, electrical, plumbing and fire protection on an “as needed-task assignment” basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: These contracts provide the expertise, resources and personnel experienced in the various phases of Mechanical, Electrical, Plumbing and Fire Protection (MEPFP) including the furnishing of all design, labor, materials, and equipment needed to perform the requisite work.

Scope of Work: Under this Standby Contract, the professional firm(s) shall furnish all design, labor, materials, and equipment needed to perform the work. In addition, the County desires to obtain LEED Silver ratings for new construction projects. If sufficient funding is not available to pursue LEED Silver ratings for individual projects, the County desires that site and building designs are developed to maximize energy efficiency and water conservation. Project designs shall minimize adverse environmental impact through energy efficiency, resource conservation, water conservation, site design, and excellent indoor air quality.

Community Impact: There is no identifiable impact on the community.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

This is a Standby Contract that is dependent on the availability of capital funding and/or end-user/departmental operating/capital funding as identified" adopted as part of FY2026 budget.

Project Implications: The intent of these professional services contracts is for one or more firms to provide some, all, or any combination of the various and diverse engineering studies; consultative, advisory, investigative and pre-design services; pre-design and pre -construction activities; partnering; project management services; detailed design services; contract administration and general review during construction; construction management services for the County on an as-needed basis. Whenever services are requested by the County, the Contractor will submit a written proposal for the specific project based on the scope of services requested by the County.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the County does not have the capacity, or the expertise, to perform these professional services in-house for mechanical, electrical, plumbing, and fire protection design. Approval will enable DREAM to have engineering consultancy services on-hand to review proposal specifications for proposed solicitations before being advertised to ensure that all aspects necessary for a successful procurement have been addressed.

Contract Modification

(A)WSP USA Environmental & Infrastructure, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0722	10/18/23	$300,000.00
1st Renewal	24-0679	10/16/24	$300,000.00
2nd Renewal			**$300,000.00**

Total Revised Amount			$900,000.00

(B)Axis Infrastructure, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0722	10/18/23	$300,000.00
1st Renewal	24-0679	10/16/24	$300,000.00
2nd Renewal			**$300,000.00**
Total Revised Amount			$900,000.00

(C)Johnson, Spellman & Associates, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0722	10/18/23	$300,000.00
1st Renewal	24-0679	10/16/24	$300,000.00
2nd Renewal			**$300,000.00**
Total Revised Amount			$900,000.00

(D)Wiley/Wilson

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0722	10/18/23	$300,000.00
1st Renewal	24-0679	10/16/24	$300,000.00
2nd Renewal			**$300,000.00**
Total Revised Amount			$900,000.00

(E)Foresite Group, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0722	10/18/23	$300,000.00
1st Renewal	24-0679	10/16/24	$300,000.00
2nd Renewal			**$300,000.00**
Total Revised Amount			$900,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $1,500,000.00

(A)
Contract Value: $300,000.00
Prime Vendor: WSP USA Environment & Infrastructure, Inc.
Prime Status: Non-Minority

Location: Kennesaw, GA
County: Cobb County
Prime Value: $255,000.00 or 85.00%

Subcontractor: Hammond & Associates, Inc.
Subcontractor Status: African American Male Business Enterprise
Location: Norcross, GA
County: Gwinnett County
Subcontractor Value: $45,000.00 or 15.00%

Total Contract Value: $300,000.00 or 100.00%
Total Certified Value: $45,000.00 or 15.00% %

(B)
Contract Value: $300,000.00
Prime Vendor: Axis Infrastructure, LLC
Prime Status: Non-Minority
Location: Roswell, GA
County: Fulton County
Prime Value: $285,000.00 or 95.00%

Subcontractor: Sebench Engineering, Inc.
Subcontractor Status: Service-Disabled Veteran Business Enterprise
Location: Atlanta, GA
County: DeKalb County
Subcontractor Value: $15,000.00 or 5.00%

Total Contract Value: $300,000.00 or 100.00%
Total Certified Value: $15,000.00 or 5.00%

(C)
Contract Value: $300,000.00
Prime Vendor: Johnson, Spellman & Associates, Inc.
Prime Status: Non-Minority
Location: Peachtree Corners, GA
County: Gwinnett County
Prime Value: $222,150.00 or 74.05%

Subcontractor: Bolden-Williams & Associates, Inc.
Subcontractor Status: Non-Minority
Location: Lawrenceville, GA
County: Gwinnett County
Subcontractor Value: $77,850.00 or 25.95%

Total Contract Value: **$300,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

(D)
Contract Value: **$300,000.00**
Prime Vendor: **Wiley/Wilson**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$240,000.00 or 80.00%**

Subcontractor: **Fisher Engineering**
Subcontractor Status: **White Female Business Enterprise**
Location: **Johns Creek, GA**
County: **Fulton County**
Subcontractor Value: **$60,000.00 or 20.00%**

Total Contract Value: **$300,000.00 or 100.00%**
Total Certified Value: **$60,000.00 or 20.00%**

(E)
Contract Value: **$300,000.00**
Prime Vendor: **Foresite Group, LLC**
Prime Status: **Non-Minority**
Location: **Peachtree Corners, GA**
County: **Gwinnett County**
Prime Value: **$300,000.00 or 100.00%**

Total Contract Value: **$300,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

Grand Contract Value: **$1,500,000.00 or 100.00%**
Grand Certified Value: **$120,000.00 or 8.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Agenda Item No.: 25-0698 **Meeting Date:** 9/17/2025

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,500,000.00
Previous Adjustments:	$1,500,000.00
This Request:	$1,500,000.00
TOTAL:	$4,500,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$1,500,000.00 This is a Standby Contract that is dependent on the availability of capital funding and/or end-user/departmental operating/capital funding as identified" as part of FY2026 budget.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

WSP USA Environment & Infrastructure, Inc.	85
Axis Infrastructure, LLC	85
Johnson, Spellman & Associates, Inc.	85
Wiley/Wilson	85
Foresite Group, LLC	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138735K-DB (A)

BID/RFP# TITLE: Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection

ORIGINAL APPROVAL DATE: October 18, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: WSP USA Environmental & Infrastructure, Inc.

ADDRESS: 1075 Big Shanty Road NW

CITY: Kennesaw

STATE: Georgia

ZIP: 30144

This Renewal Agreement No. __ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**WSP USA ENVIRONMENTAL & INFRASTRUCTURE, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Scott Walters, PE CEM BCxP** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138735K-DB (B)

BID/RFP# TITLE: Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection

ORIGINAL APPROVAL DATE: October 18, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: Axis Infrastructure, LLC

ADDRESS: 70 Mansell Ct., Suite 200

CITY: Roswell

STATE: Georgia

ZIP: 30076

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	AXIS INFRASTRUCTURE, LLC
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**J. Dean Collins, PE** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138735K-DB (C)

BID/RFP# TITLE: Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection

ORIGINAL APPROVAL DATE: October 18, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: Johnson, Spellman & Associates, Inc.

ADDRESS: 350 Research Courts, Suite 130

CITY: Peachtree Corners

STATE: Georgia

ZIP: 30092

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**JOHNSON, SPELLMAN & ASSOCIATES, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Thomas H. Wille, PE** **Principal**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138735K-DB (D)

BID/RFP# TITLE: Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection

ORIGINAL APPROVAL DATE: October 18, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: Wiley/Wilson

ADDRESS: 5901 Peachtree Dunwoody Road, Building C, Suite 515

CITY: Atlanta

STATE: Georgia

ZIP: 30328

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	WILEY/WILSON
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Robert A. Bass, PE** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138735K-DB (E)

BID/RFP# TITLE: Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection

ORIGINAL APPROVAL DATE: October 18, 2023

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $300,000.00

COMPANY'S NAME: Foresite Group, LLC

ADDRESS: 3740 Davinci Court, Suite 100

CITY: Peachtree Corners

STATE: Georgia

ZIP: 30092

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**FORESITE GROUP, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Bill Sloan,** **Vice President of Operations**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E5
Project	Standby Professional Services MEPFP
Project Number	23RFP138735K-DB(A)
Supplier	WSP USA Environment & Infrastructure Inc.
Supplier Project Contact	Kyle Proshek (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:20 PM EDT
Completion Date	07/08/2025 12:20 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	Standby Professional Services MEPFP
Project Number	23RFP138735K-DB(B)
Supplier	Axis Infrastructure, LLC
Supplier Project Contact	Traci Strom (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:22 PM EDT
Completion Date	07/08/2025 12:22 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
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PROJECT MANAGEMENT **17/20**

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Comments *Not Specified*

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Comments *Not Specified*

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Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	Standby Professional Services MEPFP
Project Number	23RFP138735K-DB(C)
Supplier	Johnson Spellman & Associates, Inc.
Supplier Project Contact	Greta M Holland (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:23 PM EDT
Completion Date	07/08/2025 12:23 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
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Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	Standby Professional Services MEPFP
Project Number	23RFP138735K-DB(D)
Supplier	Wiley|Wilson
Supplier Project Contact	Ezra Bailey (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:25 PM EDT
Completion Date	07/08/2025 12:25 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
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SCHEDULE **17/20**

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Comments *Not Specified*

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Rating

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Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E5
Project	Standby Professional Services MEPFP
Project Number	23RFP138735K-DB(E)
Supplier	Foresite Group, LLC
Supplier Project Contact	Megan Keel (preferred language: English)
Supplier Project Contact	Erik Steavens (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:16 PM EDT
Completion Date	07/08/2025 12:16 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
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Satisfactory = 70-79%
Needs Improvement = 50-69%
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QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

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Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

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Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 23, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23RFP138735K-DB**
Contract Title:	**Standby Professional Services for Mechanical, Electrical, Plumbing and Fire Protection**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to provide standby professional for mechanical, electrical, plumbing and fire protection services on an "as needed-task order assignment" basis.

   The intent of this contract is for one or more firms to provide expertise, resources and personnel experienced in the various phases of Mechanical, Electrical, Plumbing and Fire Protection (MEPFP) including the furnishing of all design, labor, materials, and equipment needed to perform the work. In addition, the County desires to obtain LEED Silver ratings for any new construction projects. If sufficient funding is not available to pursue LEED Silver ratings for individual projects, the County desires that site and building designs are developed to maximize energy efficiency and water conservation. Project designs shall minimize adverse environmental impact through energy efficiency, resource conservation, water conservation, site design, and excellent indoor air quality.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

   Explanation / Notes:

   Cobb County, City of Atlanta, and DeKalb County do not utilize stand-by contracts. There are no municipalities in the Metro Atlanta area to use for benchmarks or comparison purposes. This procurement was conducted in accordance with all applicable provisions of the Fulton County Code of Ordinances and the specific method of source selection for the

services required in accordance with the Purchasing Code Selections 102-375, Competitive Sealed Proposals.

☐ Market Survey of other jurisdictions:

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Ongoing daily maintenance & service.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 6/23/2025, $75,833.48
FY2024 The County spent $135,294.41
FY2023 The County spent $10,521.00
FY2022 The County spent $285,970.90
FY2021 The County spent $136,717.00
FY2020 The County spent $396,920.08

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.

Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   We do not have staff with the professional licenses and designations required by code to perform this work.

7. **What would be the impact on your department if this contract was not approved?**

   The Department does not have staff that can fulfill this need and with the anticipated Bond Program projects, we can utilize these contracts as subject matter experts to ensure that companies bidding of Bond work projects are provided cost effective services.

Sam T. Bakare, RA, CPM®

Sam Bakare, Administrator, Building Construction — July 24, 2025

Prepared by — **Date**

JD

Joseph N. Davis, Director — July 25, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0699 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1336430C-JH, On-Site Door Repair and Overhead Door Preventive and Predictive Maintenance Countywide in the total amount not to exceed $300,000.00 with (A) Overhead Door Company of Atlanta, dba D.H. Pace Company, Inc., (Peachtree Corners, GA) in the amount not to exceed $195,000.00 and (B) Piedmont Door Automation, LLC (Dawsonville, GA) in the amount not to exceed $105,000.00, to provide standby on-site door repair and preventive and predictive maintenance services on an “as needed” basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These contracts furnish all materials, labor, tools, equipment, parts, and appurtenances necessary to provide on-site door repair and preventive maintenance services on an “as needed” basis for Countywide facilities for FY2026

Scope of Work: The scope of work includes inspection and repair of doors and mountings, wind locks, guides, weather stripping, counterbalance and to inspect all pivot points, hinges latches, center roller supports and maintenance repair and replacement on a case-by case basis.

The Scope of Work includes Preventive and/or Predictive Maintenance (PM) checks but not limited to:

- Visual and Audible Inspection
- Operations Check · Roll-Up doors: Manual and Power Operated
- Swing Doors, ADA equipped Doors and Main Entrance
- Gates with Secured Access
- Fire doors and Fire Curtains
- Maintenance Services on Electromagnetic Devices when Necessary
- Repair and Replacement on Case-by-Case Basis

Community Impact: This contract impacts the community in having the ability to provide on-site doors repairs and maintenance services on Countywide facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and materials contracts. The requested spending authority in the total amount of $300,000.00 will cover the costs for major/or routine repairs, replacement of doors and components, and hourly labor for on-site door repairs for all buildings for FY2026.

Project Implications: These contracts ensure safety and security of employees and citizens in County-owned facilities. In many cases, the structural integrity of facilities will be compromised leading to vandalism and theft in County-owned facilities. Not having a professional contractor could also result in the County's failure to comply with Federal ADA requirements.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these contract renewals are not approved, DREAM does not have the capacity, or expertise, for overhead door repairs and preventive maintenance services.

Contract Modification

(A)Overhead Door Company of Atlanta dba D. H. Pace Company, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0303	4/16/25	$195,000.00
1st Renewal			**$195,000.00**
Total Revised Amount			$390,000.00

(B)Piedmont Door Automation, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0303	4/16/25	$105,000.00
1st Renewal			**$105,000.00**
Total Revised Amount			$210,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $300,000.00

(A)
Contract Value: $195,000.00
Prime Vendor: Overhead Door Company of Atlanta dba D.H. Pace Company, Inc.
Prime Status: Non-Minority
Location: Atlanta, GA
County: Fulton County
Prime Value: $195,000.00 or 100.00%

Total Contract Value: $195,000.00 or 100.00%
Total Certified Value: $0.00 or 0.00%

(B)
Contract Value: $105,000.00
Prime Vendor: Piedmont Door Automation dba Piedmont Door Solutions
Prime Status: Non-Minority
Location: Dawsonville, GA
County: Dawson County
Prime Value: $105,000.00 or 100.00%

Total Contract Value: $105,000.00 or 100.00%
Total Certified Value: $0.00 or 0.00%

Grand Contract Value: $300,000.00 or 100.00%
Grand Certified Value: $0.00 or 0.00%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Agenda Item No.: 25-0699 **Meeting Date:** 9/17/2025

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$300,000.00
Previous Adjustments:	$0.00
This Request:	$300,000.00
TOTAL:	$600,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance- $190,000.00 "Subject to availability of funding adopted for FY2026"

Funding Line 2:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $110,000.00 "Subject to availability of funding adopted for FY2026"

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

D. H. Pace Company, Inc.	79
Piedmont Door Solutions	79

Would you select/recommend this vendor again?
Yes

Report Period Start: **Report Period End:**

4/1/2025	**6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 25ITB1336430C-JH(A)

BID/RFP TITLE: On-Site Door Repair and Overhead Door Preventive and Predictive Maintenance Countywide

ORIGINAL APPROVAL DATE: April 16, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $195,000.00

COMPANY'S NAME: Overhead Door Company of Atlanta dba DH Pace Company, Inc.

ADDRESS: 5105 Avalon Ridge Pkwy

CITY: Peachtree Corners

STATE: GA

ZIP: 30071

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

AUTHORIZATION OF RENEWAL:

Joseph Davis, Director
Department Of Real Estate & Asset Management

Overhead Door Company of Atlanta dba DH Pace Company, Inc.

John Nale
Executive Vice President

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County:_____

Commission Expires: _____

(Affix Notary Seal)

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Department Of Real Estate & Asset Management

BID/RFP NUMBER: 25ITB1336430C-JH(B)

BID/RFP TITLE: On-Site Door Repair and Overhead Door Preventive and Predictive Maintenance Countywide

ORIGINAL APPROVAL DATE: April 16, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $105,000.00

COMPANY'S NAME: Piedmont Door Automation LLC

ADDRESS: 67 American Way, Suite 160

CITY: DAWSONVILLE

STATE: GA

ZIP: 30534

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Piedmont Door Automation LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Jim Adams** **Regional President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph Davis **Department Of Real Estate & Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E13
Project	On-Site Door Repair and Overhead Door Preventive Predictive Maintenance
Project Number	21ITB131067C-GS
Supplier	DH Pace Company, Inc.
Supplier Project Contact	Jordan Fisher (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 07:55 AM EDT
Completion Date	07/01/2025 07:55 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Vendor provided goods and services of very good quality. There has been no issues related to quality or goods or performance level. Services were in full compliance with bid specifications and other mandatory requirements like ADA and Fire Codes

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments Vendor has made improvements in ensuring completion of projects within schedules. However response to service calls do get delayed, though they caused no serious
impact on the operation of Fulton County's services.

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments Vendor maintained very good communication with Fulton County through its Account Manager, who is generally very responsive and inclined to help. The Account Manager also made serious efforts to reduce delay

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments Contractor's staff are very responsive to service requests and request for information. Emails and phone calls are routinely responded. The Accounts Manager is always at hand to help with emergency services.

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments Vendor uses contract terms and prices for invoicing. Invoices are accurate and timely. Vendor also helps to chase payments by submitting periodic statement of invoices.

GENERAL COMMENTS

Comments Vendor is currently the leading resources for servicing roll up doors in Atlanta

Performance Evaluation Details

ID	E13
Project	On-Site Door Repair and Overhead Door Preventive Predictive Maintenance
Project Number	21ITB131067C-GS
Supplier	Piedmont Door Solutions
Supplier Project Contact	Jim Adams (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 07:57 AM EDT
Completion Date	07/01/2025 07:57 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Vendor provided services of good quality. There were no quality problems for the review period. Vendor's services complied with the requirements in the bid/contract specifications.

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments Vendor has been able to meet the time schedule as required in the work orders or as scheduled by Fulton County. The vendor was available on-call and there were no delays in responding to service requirements.

BUSINESS RELATIONS **14/20**

Rating

Satisfactory: Response to inquiries and/or technical, service, administrative issues is consistently effective.

Comments Vendor maintained very good communication with contract management team. Vendor responded to all requests for information or inquiries, reasonably well.

CUSTOMER SATISFACTION **14/20**

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments Vendor responded well on all assignments and provided reports. Vendor responded reasonably well to calls or requests for information or technical details in a professional manner

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments Vendor submitted all invoices in a timely manner. Invoices used prices quoted in the ITB and did not contain any other elements. There was no dispute about any charge/s or need to return the invoices for correction

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 18, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB1336430C-JH**
Contract Title:	**On-Site Door Repair and Overhead Door Preventive and Predictive Maintenance Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

This contract is used on an "as needed" basis. Before awarding individual work to contractor, in house resources are utilized to troubleshoot the issues and correctly identify the problems and identify repair required. This eliminates the time spent by the contractor on these tasks. Contractor is called in only after-hours and when our in-house resources are not sufficient to complete the work in a timely manner and where the work involves compliance with ADA or Fire Codes. Contractor is also called when the repair /replacement of overhead door is involved, for which the County does not have trained technicians.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

☒ **Internet search of pricing for same product or service:**

Date of search:	July 3, 2023
Price found:	**$ 300 average**
Different features / Conditions:	**Commercial OH Doors**
Percent difference between internet price and renewal price:	**48%**

Explanation / Notes:

A comparison was made with Commercial Door Services rates available on an internet search. Doors come in a myriad of sizes, materials, and levels of quality. For interior doors, average repair prices fall in the $100–300 range. For exterior doors, expect costs of $150–500 for repair. Interior and exterior doors can cost $200–500 and $250–2,500+ for replacement, respectively Based on the lowest labor rates quoted by the vendor against this bid, and assuming a 3 hrs. average for repairing a similar door, the cost comes out to $ 135. This is still less expensive than the rates available in the market

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☐ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☐ **No**
How does pricing compare to Fulton County's award contract?	

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?

FY2025 The County allocated expenditures as of 6/18/2025, $262,660.00
FY2024 The County spent $287,931.83
FY2023 The County spent $190,479.40
FY2022 The County spent $217,926.41
FY2021 The County spent $343,164.00
FY2020 The County spent $183,965.00
FY2019 The County spent $346,835.42

3. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

4. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

5. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   Fulton County does not have technicians with training or experience to undertake repair of commercial entry systems like roll-up doors and metal doors. Certain mandated requirements like ADA and National Fire Codes require engagement of qualified installers, to avoid liability

6. **What would be the impact on your department if this contract was not approved?**

   If these contracts are not approved, the County will not be able to secure the buildings, parking lots and workshops effectively and in a timely manner. This could lead to loss of assets and life.

Vijay Nair

Vijay Nair, Bldg. Maintenance Mgr.-Central *WP*
Willie Perryman, Bldg. Maintenance Mgr.-Greater

Prepared by	**Date**
	July 15, 2025

Joseph Davis

Joseph N. Davis

Department Head	**Date**
	July 24, 2025

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0700 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23RFP138801C-JNJ, Standby Emergency Repair and Restoration Services in the total amount not to exceed $3,000,000.00 with (A) Complete Contracting Partners, LLC (Powder Springs, GA), in the amount not to exceed $1,500,000.00; and (B) Cotton Commercial USA, Inc. dba Full Circle Restoration (Duluth, GA), in the amount not to exceed $1,500,000.00, to provide standby emergency repair and restoration services for Fulton County facilities on an “as-needed” basis. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: These contracts furnish all parts, labor, equipment, materials, transportation, and appurtenances necessary to provide on-site emergency repair and restoration services in the event of fire, storm, water, or other accidental damage to Fulton County facilities. These services operate on an “as needed” emergency basis.

These standby restoration contracts will ensure DREAM has the means and resources to prevent prolonged interruption of services in County facilities due to unpredictable or pre-defined events such as fire, storm, water, or other incidental damage and provides sufficient spending authority and the resources to respond quickly to prevent more extensive damage to facilities and impact on operations.

Scope of Work: The Scope of Work includes but is not limited to:

- Repair and/or restoration of facility damage resulting from natural or man-made causes.
- Repair and/or restoration of life safety systems such as fire alarm systems, sprinkler systems and intrusion alarm systems which are damaged by any kind of event.
- Emergency services may also be required in the event of a malfunction of building systems (i.e., heating, electrical) which must be temporarily alleviated to maintain facility operation.
- The contracts also provide environmental tests including air and water quality tests.

Community Impact: This service is necessary for the environmental health and comfort of the patrons and employees in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and material contracts and the requested spending authority in the total amount of $3,000,000.00 will cover the costs for the equipment, materials, replacement of systems parts/components and laboring for emergency repairs for FY2026.

Project Implications: The intent of these standby contracts is to provide a complete emergency disaster response, recovery and restoration services that respond immediately in case of catastrophe situation to Fulton County facilities. The County does not have the manpower or equipment required for services of this nature.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the County will not have the capacity or the expertise to perform this emergency repair and restoration service in-house.

Contract Modification

(A)Complete Contracting Partners, llc

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0519	8/7/24	$1,500,000.00
1st Renewal	24-0731	11/6/24	$1,500,000.00
2nd Renewal			**$1,500,000.00**

Total Revised Amount			$4,500,000.00

(B)Cotton Commercial USA, Inc. dba Full Circle Restoration

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0519	8/7/24	$1,500,000.00
1st Renewal	24-0731	11/6/24	$1,500,000.00
2nd Renewal			**$1,500,000.00**
Total Revised Amount			$4,500,000.00

Contract & Compliance Information

Total Contract Value: $3,000,000.00

(A)
Contract Value: $1,500,000.00

Prime Vendor: Complete Contracting Partners, LLC
Prime Status: African American Male Business Enterprise
Location: Powder Springs, GA
County: Cobb County
Prime Value: $1,200,000.00 or 80.00%

Subcontractor: BAKOP Construction
Subcontractor Status: African American Male Business Enterprise
Location: Douglasville, GA
County: Douglas County
Contract Value: $300,000.00 or 20.00%

Total Contract Value: $1,500,000.00 or 100.00%
Total Certified Value: $1,500,000.00 or 100.00%

(B)
Contract Value: $1,500,000.00

Prime Vendor: Cotton Commercial USA, Inc. dba Full Circle Restoration Construction Services, Inc.
Prime Status: Hispanic Male Business Enterprise
Location: Duluth, GA
County: Gwinnett County
Prime Value: $1,500,000.00 or 100.00%

Total Contract Value: $1,500,000.00 or 100.00%
Total Certified Value: $1,500,000.00 or 100.00%

Grand Contract Value: $3,000,000.00 or 100.00%

Agenda Item No.: 25-0700 **Meeting Date:** 9/17/2025

Grand Certified Value: $3,000,000.00 or 100.00%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$3,000,000.00
Previous Adjustments:	$3,000,000.00
This Request:	$3,000,000.00
TOTAL:	$9,000,000.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$3,000,000.00 "This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified" as a part of FY2026 budget".

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

Complete Contracting Partners, LLC	82
Cotton Commercial USA, Inc. dba Full Circle Restoration	85

Agenda Item No.: 25-0700 **Meeting Date:** 9/17/2025

Would you select/recommend this vendor again?
Yes

Report Period Start:
4/1/2025

Report Period End:
6/1/2025

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138801C-JNJ (A)

BID/RFP# TITLE: Standby Emergency Repair and Restoration Services

ORIGINAL APPROVAL DATE: August 7, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $1,500,000.00

COMPANY'S NAME: Complete Contracting Partners, LLC

ADDRESS: 3721 New Macland Road Ste. 200-316

CITY: Powder Springs

STATE: Georgia

ZIP: 30127

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**COMPLETE CONTRACTING PARTNERS, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Quincey Collins** **President/CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23RFP138801C-JNJ (B)

BID/RFP# TITLE: Standby Emergency Repair and Restoration Services

ORIGINAL APPROVAL DATE: August 7, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026 through December 31, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $1,500,000.00

COMPANY'S NAME: Cotton Commercial USA, Inc. dba Full Circle Restoration

ADDRESS: 4325 River Green Pkwy

CITY: Duluth

STATE: Georgia

ZIP: 30096

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**COTTON COMMERCIAL USA, INC. DBA FULL CIRCLE RESTORATION**
Robert L. Pitts, Chairman Fulton County Board of Commissioners	**Orlando Ojeda CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier Clerk to the Commission	**Secretary/ Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director Department of Real Estate and Asset Management	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#: _____ RM: _____ REGULAR MEETING	**ITEM#: _____ 2nd RM: _____ SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E14
Project	Standby Emergency Repair and Restoration Services
Project Number	20RFP127348C-CG
Supplier	Complete Contracting Partners LLC
Supplier Project Contact	Quincy Collins (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/21/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/21/2025 10:03 AM EDT
Completion Date	07/21/2025 10:03 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments Quality problems are not an issue and they meet contract requirements but delivery is the issue from vendor suppliers.

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments There are delays on projects due to delivery of products by subcontractors and supply chain that require constant followup and change in suppliers which affect promises made and project completion.

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments Contractor demonstrate great performance and commitment for technical, service administrative issue s exceed expectations 85% of time.

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments Contractor representatives communicates routinely with user Department, professional and responsive to the User Department 's request for information.

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments Contracting pricing , all cost discrepancies are clearly identified with explanation and invoice submission requirements are met timely.

GENERAL COMMENTS

Comments Overall Contractor is very reliable and responsive to needs of Fulton County and is working to address issues with timeliness that has caused delays by subcontractor (flooring) personnel by hiring alternative flooring subcontractor.

Performance Evaluation Details

ID	E3
Project	Standby Emergency Repair and Restoration Services
Project Number	23RFP138810C-JNJ
Supplier	Cotton Commercial USA, Inc., d.b.a. Full Circle Restoration
Supplier Project Contact	Charles Hendricks (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/06/2025
Evaluation Type	Formal
Interview Date	07/17/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/06/2025 12:41 PM EDT
Completion Date	08/06/2025 12:41 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments Cotton\Full Circle exceeded in some areas schedule, budget, quality and work issue management. Contract requirements was above average.

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule. Many times project cost came in below project estimate.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments Co-operative and timely response to the User Department concerns. Innovative communication approaches with the User Department's team.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments Overall Cotton|Full Circle has proven to be a very reliable vendor that exceeds expectations and works within budget requirements.

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23RFP138801C-JNJ**
Contract Title:	**Standby Emergency Repair and Restoration Services**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This Scope of this service cannot be reduced because we do not have any alternative resources to provide this service. The Scope of Work/Proposal Requirements related to this applicable for emergency services only. The contractor's services are requested only when the resources available in the County are insufficient or incapable of carrying out the services. In other words, the scope of work is not pre-defined and in most cases is unpredictable. This contract provides all parts, labor, equipment, transportation, and material necessary to perform emergency restoration and/or repair services in the event of fire, storm, water, or other accidental damage to Fulton County facilities.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The County current restoration prices reflect the current market rate as of today.

The existing prices for emergency services reflect the current market rates as of today. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-375, all competitive sealed proposals.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☒ **Yes** ☐ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Pricing is not comparable**

Explanation / Notes:

Many organizations including the City of Atlanta do not have a similar contract and therefore any comparison with agencies similar type and scale is not possible. City of Atlanta frequently uses Fulton County contract for reference and in rare cases invite quotes for some specific services covered by this contract

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 8/14/2025, $1,938,360.69
FY2024 The County Spent $1,308,979.36
FY2023 The County spent $1,488,526.71
FY2022 The County spent $1,731,446.38
FY2021 The County spent $2,159,091.61
FY2020 The County spent $2,047,339.04

Majority of the expenditure are covered by Risk Management due to emergency repairs that are necessitated by sudden and unforeseen accidents.

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.

Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

   The County does not have the manpower and equipment required for services of this nature. This contract provides a complete emergency disaster response, recovery and restoration services that respond immediately in case of catastrophe situation to Fulton County facilities. The County does not have the manpower and equipment required for services of this nature.

7. **What would be the impact on your department if this contract was not approved?**

   If these contract renewals are not approved, County will not be able to respond to emergency restoration services like water and fire damages. This will result in interruption of County services and in loss of value of County properties.

ALFRED JONES Alfred Jones	August 14, 2025
Prepared by	**Date**
Joseph Davis Joseph N. Davis, Director	August 14, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0701 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 24ITB0617C-MH, Standby Plumbing Repair Services Countywide in the total amount not to exceed $300,000.00 with (A) J2 Connect, Inc. (McDonough, GA) in the amount not to exceed $150,000.00 and (B) B & W Mechanical Contractors, Inc. (Lawrenceville, GA) in the amount not to exceed $150,000.00, to provide standby on-site plumbing repair services on an “as needed” basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: These contracts furnish all materials, labor, tools, equipment, and parts necessary to provide on-site standby plumbing repair services on an “as needed” basis for Fulton County facilities.

Scope of Work: The Scope of Work includes but is not limited to:

1. Repairing/replacing and installing water mains, water lines, re-routing water supply lines, storm water and sewer lines, manholes, grating, and retention basins.

2. Installing, repairing, and replacing fixtures such as faucets, mixing valves, toilets, urinals, tubs, sinks, kitchen sinks, ball valves, angle/straight stops, pressure-reducing valves, and any commercial plumbing fixture such as floor sinks, dishwashers, any specialty kitchen/bathroom.

3. Installing and repairing water heaters, sump pumps, circulation pumps and plumbing for icemakers. Installation and adjustment of drinking water fountains, repairing irrigation sprinkler systems, and minor masonry repair jobs caused by plumbing work.

Community Impact: These services are necessary for the environmental health to have working plumbing systems to protect the patrons and employees in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and material contracts. The requested spending authority in the total amount of $300,000.00 will cover costs for routine maintenance services and emergency repairs of parts and components, inspections, special equipment, and hourly rates for standby plumbing services for FY2026.

Project Implications: These contracts require specialty tools, equipment, training, and skills that the County's in-house staff do not have. Without these contracts in place, plumbing repair services will not be performed in a timely or cost-effective manner.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the Department will not have the ability to address plumbing repair services in a timely or cost-effective manner.

Contract Modification

(A)J2 Connect, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0203	3/19/25	$150,000.00
1st Renewal			**$150,000.00**
Total Revised Amount			$300,000.00

(B)B & W Mechanical Contractors, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0203	3/19/25	$150,000.00
1st Renewal			**$150,000.00**

Total Revised Amount			$300,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Total Contract Value: $300,000.00

(A)
Contract Value: $150,000.00
Prime Vendor: J2 Connect, Inc. dba J Squared Plumbing Co., Inc.
Prime Status: African American Male Business Enterprise
Location: McDonough, GA
County: Henry County
Prime Value: $150,000.00 or 100.00%

Total Contract Value: $150,000.00 or 100.00%
Total Certified Value: $150,000.00

(B)
Contract Value: $150,000.00
Prime Vendor: B & W Mechanical Contractors, Inc.
Prime Status: Non-Minority
Location: Lawrenceville, GA
County: Henry County
Prime Value: $150,000.00 or 100.00%

Total Contract Value: $150,000.00 or 100.00%
Total Certified Value: $ -0-

Grand Contract Value: $300,000.00 or 100.00%
Grand Certified: $150,000.00 or 50%

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluations
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$300,000.00
Previous Adjustments:	$0.00
This Request:	$300,000.00
TOTAL:	$600,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance- $180,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Funding Line 2:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $120,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

J2 Connects, Inc.	76
B & W Mechanical Contractors, Inc.	88

Would you select/recommend this vendor again?
Yes

Report Period Start:	**Report Period End:**
4/1/2025	**6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB0617C-MH (A)

BID/RFP# TITLE: Standby Plumbing Repair Services Countywide

ORIGINAL APPROVAL DATE: March 19, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $150,000.00

COMPANY'S NAME: J2 Connect, Inc.

ADDRESS: 3137 E Fairview Road

CITY: McDonough

STATE: GA

ZIP: 30252

This Renewal Agreement No. _1_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	J2 CONNECT, INC.
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Broderick D. Jackson** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB0617C-MH (B)

BID/RFP# TITLE: Standby Plumbing Repair Services Countywide

ORIGINAL APPROVAL DATE: March 19, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $150,000.00

COMPANY'S NAME: B & W Mechanical Contractors, Inc.

ADDRESS: 1940 Riverside Pkwy

CITY: Lawrenceville

STATE: GA

ZIP: 30157

This Renewal Agreement No. _1_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**B & W MECHANICAL CONTRACTORS, INC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Will Burch,** **Account Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Standby Plumbing Repair Services Countywide
Project Number	24ITB0617C-MH
Supplier	J2 Connect, Inc.
Supplier Project Contact	Kay Morrow (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/30/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/30/2025 11:23 AM EDT
Completion Date	07/30/2025 11:23 AM EDT
Evaluation Score	76

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments The project management demonstrated strong performance in various aspects. The team's grasp of project objectives, risks, and contract requirements was commendable, and they required minimal guidance from the User Department. This level of understanding will contribute positively to the project's success and sets a solid foundation for future collaborations.

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Projects are delivered promptly or according to an approved revised schedule. We prioritize effective monitoring and forecasting of the schedule in alignment with contract requirements to ensure smooth execution.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments The deliverables have exceeded expectations in several areas, and the quality of the remaining items is commendable. This indicates a strong performance overall and highlights areas for continued improvement and success.

COMMUNICATIONS AND CO-OPERATION **14/20**

Rating

Satisfactory: Satisfactory response to the User Department's requests and changes; Consultant involved in developing solutions and ensures prompt and appropriate action.

Comments Constructive engagement with the User Department's requests and changes is essential; the Consultant plays a key role in developing effective solutions and ensuring timely, appropriate action is taken.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **14/20**

Rating

Satisfactory: Issues of compliance with Contract documents were resolved in a timely manner to the the User Department's satisfaction.

Comments Compliance issues with contract documents were resolved promptly, satisfying the User Department.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Standby Plumbing Repair Services Countywide
Project Number	24ITB0617C-MH
Supplier	B&W Mechanical Contractors Inc
Supplier Project Contact	Tim Rayner (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/23/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/23/2025 03:47 PM EDT
Completion Date	07/23/2025 03:47 PM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments very please

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments great

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments Great

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments Very pleased with the service render

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments overall fair

GENERAL COMMENTS

Comments recommend keeping them

Contract Renewal Evaluation Form

Date:	**June 17, 2025**
Department:	**Department of Real Estate and Asset Management**
Contract Number:	**24ITB0617C-MH**
Contract Title:	**Standby Plumbing Repair Services Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This contract is used for augmenting internal resources. Department has been able to perform many tasks in-house. However, it doesn't have enough and qualified resources to carry out all tasks in-house. Apart from this, increase in need for replacement of old and defective installations forces the County to make use of contractors who are more experienced and efficient in that kind of jobs. This contract requires specialty tools, equipment, training, and skills that the County's employees do not have. Without this contract in place, plumbing repair services will not be performed in a timely or cost-effective manner.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	July 27, 2025
Price found:	**$ 96 - $ 104**
Different features / Conditions:	**Commercial Facilities**
Percent difference between internet price and renewal price:	**Contract prices are 32% to 40 % less than market price**

   Explanation / Notes:

   The prices for standby plumbing and repair services were obtained through the procurement process in which reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	Click here to enter text.

Explanation / Notes:

Click here to enter text.

☒ **Other (Describe in detail the analysis conducted and the outcome):**

We have evaluated market pricing with other plumbing vendors in the Atlanta Metro area to ensure that we are getting a fair rate for the county.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 7/23/2025, $170,000.00
FY2024 The County spent $165,103.66
FY2023 The County spent $306,842.00
FY2022 The County spent $216,350.00
FY2021 The County spent $106,828.70
FY2020 The County spent $157,625.99

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If these contracts are not renewed, it would impact the efficiency of plumbing operations because the Department would not be able to respond to emergency situations and situations requiring higher skills and equipment. Efficient completion of large projects will be negatively impacted. Not having a contract also would have a negative effect on the department and County if a dangerous condition such as a water main break or an unsanitary condition such as a sewage spill happens and was not taken care of in a timely fashion. This can also result in citizen complaints and lawsuits.

WP Willie Perryman, Building Maintenance Mgr. *Benjamin Wright* Ben Wright, Trade Supervisor	July 23, 2025
Prepared by	**Date**
Joseph Davis Joseph N. Davis, Director	August 7, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0702 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 25ITB1315442C-JNJ, Preventive and Predictive Maintenance Services for Chillers in the total amount not to exceed $1,200,000.00 with (A) Daikin Applied Americas Inc. (Minneapolis, MN) in an amount not to exceed $400,000.00; (B) Mechanical Services, Inc. (Marietta, GA) in an amount not to exceed $400,000.00; and (C) Mallory & Evans (Scottdale, GA) in an amount not to exceed $400,000.00, to provide standby on-site preventive and predictive maintenance services for chillers on an “as needed” basis for all Fulton County facilities. This action exercises the first of two renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: These contracts furnish all materials, labor, tools, equipment, parts, and appurtenances necessary to provide standby on-site preventive and predictive maintenance services for chillers on an “as needed” basis for Countywide facilities for FY2026.

Scope of Work: The scope of work includes but not limited to:

(A) Annual Task Requirements for Chillers:

1. General Maintenance (equipment testing)
2. Lube System (analysis of the oil & disposing waste in compliance with EPA/OSHA)
3. Purge System (Shutdown/start up services)
4. Controls (check and calibrate operation)
5. Electrical Systems
6. Condenser and Evaporator Tubes
7. Cooling Tower

(B) Reports:

1. Final survey and inspection reports on chillers and cooling towers
2. System evaluation

(C) Infrequent Maintenance Requirements:

1. Refrigerant analysis
2. Replacing oil
3. Eddy current analysis of evaporator and condenser tube bundles
4. Vibration analysis and infrared testing

(D) Repairs:

1. Obtain approval from DREAM HVAC Maintenance Team before proceeding on repairs

Community Impact: These contracts have direct impact. Maintaining chillers in a working condition ensures proper air quality and temperature in all County buildings visited by the public.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and material contracts. The requested spending authority in the total amount of $1,200,000.00 for FY2026 will cover the costs for any situation that may arise for replacement of parts/components and laboring for maintenance repairs services rendered. The manufacturers' specified OEM replacement parts/components on array types of chiller and cooling tower systems with sizes varying from 20 to 880 tons capacity throughout Fulton County.

Project Implications: These contracts prevent major shutdowns of mechanical system chillers and cooling towers. These contracts also provide for annual system maintenance and selective infrequent services to include equipment testing, system evaluation, shutdown/start-up services, and certification reporting for the equipment.

Community Issues/Concerns: These contracts ensure the County is able to address critical preventive and corrective chiller maintenance, resulting in continuity of operations across the County due to minimized equipment downtime.

Department Issues/Concerns: If these renewal contracts are not approved, the Department's inability to provide on-site preventive and predictive maintenance and repair services of chillers will

result in deferred maintenance and increased incidence of equipment failure.

Contract Modification

(A)Daikin Applied Americas, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0350	5/7/25	$400,000.00
1st Renewal			**$400,000.00**
Total Revised Amount			$800,000.00

(B)Mechanical Services, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0350	5/7/25	$400,000.00
1st Renewal			**$400,000.00**
Total Revised Amount			$800,000.00

(C)Mallory & Evans

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0350	5/7/25	$400,000.00
1st Renewal			**$400,000.00**
Total Revised Amount			$800,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: $1,200,000.00

(A)
Contract Value: $400,000.00
Prime Vendor: Daikin Applied
Prime Status: Non-Minority
Location: Marietta, GA
County: Cobb County
Prime Value: $400,000.00 or 100.00%

Total Contract Value: $400,000.00 or 100.00%
Total Certified Value: $ -0-

(B)
Contract Value: $400,000.00

Prime Vendor: **Mechanical Services, Inc.**
Prime Status: **White Female Business Enterprise**
Location: **Hapeville, GA**
County: **Fulton County**
Prime Value: **$400,000.00 or 100.00%**

Total Contract Value: **$400,000.00 or 100.00%**
Total Certified Value: **$-0-**

(C)
Contract Value: **$400,000.00**
Prime Vendor: **Mallory & Evans**
Prime Status: **Non-Minority**
Location: **Scottdale, GA**
County: **DeKalb County**
Prime Value: **$382,000.00 or 95.50%**

Subcontractor: **Central Electrical Systems, Inc**
Subcontractor Status: **Non-Minority**
Location: **Rome, GA**
County: **Floyd County**
Subcontractor Value: **$18,000.00 or 4.5%**

Total Contract Value: **$400,000.0 or 100.00%**
Total Certified Value: **$ -0-**

Grand Contract Value: **$1,200,000.00 or 100.00%**
Grand Certified Value: **$400,000.00 or 33.33%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluations
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,200,000.00
Previous Adjustments:	$0.00
This Request:	$1,200,000.00
TOTAL:	$1,200,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5225-1116: General, Real Estate and Asset Management, Building Maintenance- $1,200,000,00, and subject to availability of capital funding allocation for FY2026.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

Daikin Applied	79
Mechanical Services, Inc	97
Mallory & Evans	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1315442C-JNJ (A)

BID/RFP# TITLE: Preventive and Predictive Maintenance Services for Chillers

ORIGINAL APPROVAL DATE: May 7, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Daikin Applied Americas, Inc.

ADDRESS: 1765 West Oak Pkwy

CITY: Marietta

STATE: Georgia

ZIP: 30062

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**DAIKIN APPLIED AMERICAS, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Joseph Williams** **Georgia District Sales Manager**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1315442C-JNJ (B)

BID/RFP# TITLE: Preventive and Predictive Maintenance Services for Chillers

ORIGINAL APPROVAL DATE: May 7, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Mechanical Services, Inc.

ADDRESS: 464 Porsche Avenue

CITY: Hapeville

STATE: Georgia

ZIP: 30354

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MECHANICAL SERVICES, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Benjamin A. Ralston** **Vice President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 25ITB1315442C-JNJ (C)

BID/RFP# TITLE: Preventive and Predictive Maintenance Services for Chillers

ORIGINAL APPROVAL DATE: May 7, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $400,000.00

COMPANY'S NAME: Mallory & Evans

ADDRESS: 625 Kentucky St

CITY: Scottdale

STATE: Georgia

ZIP: 30079

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**MALLORY & EVANS**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners** **ATTEST:**	**John Catalfano** **Executive Vice President/General Manager** **ATTEST:**
Tonya R. Grier **Clerk to the Commission** **(Affix County Seal)** **AUTHORIZATION OF RENEWAL:**	**Secretary/** **Assistant Secretary** **(Affix Corporate Seal)** **ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E12
Project	PREVENTIVE AND PREDICTIVE MAINTENANCE SERVICES FOR CHILLERS
Project Number	21ITB130146C-GS
Supplier	DAIKIN Applied
Supplier Project Contact	Joseph Williams (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:46 AM EDT
Completion Date	07/01/2025 11:46 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **14/20**

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments some issues securing parts in a timely manner

BUSINESS RELATIONS **17/20**

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments *Not Specified*

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments *Not Specified*

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments higher cost compared to other vendors

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E9
Project	PREVENTIVE AND PREDICTIVE MAINTENANCE SERVICES FOR CHILLERS
Project Number	21ITB130146C-GS
Supplier	Mechanical Services, Inc.
Supplier Project Contact	Ben Ralston (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:48 AM EDT
Completion Date	07/01/2025 11:48 AM EDT
Evaluation Score	97

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, no quality problems, all performance/specification requirements met, minor problems, highly effective corrective actions.

Comments *Not Specified*

TIMELINESS OF PERFORMANCE **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level, significantly exceeded delivery requirements, all on-time deliveries to the Government's benefit.

Comments *Not Specified*

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments *Not Specified*

CUSTOMER SATISFACTION **20/20**

Rating

Outstanding: Contractor representative proactively communicates performance/specification issues to the User Department, highly professional and responsive.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E3
Project	D/B Services for the Replac. and/or Refurb. of Air Handling Units, Phase III
Project Number	#22RFP136813K-DB
Supplier	Mallory Evans Service Inc
Supplier Project Contact	John j Catalfano (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/01/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/01/2025 11:42 AM EDT
Completion Date	07/01/2025 11:42 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments On a whole, M & E has met key milestones per the contract and have proven to be a reliable entity. There were numerous occasions in which Siemens Technologies were called upon for their services and they delivered within an acceptable timetable and provided a resolution. They have recently completed a critical project and upgraded the HVAC equipment on our facilities and it went with minimal issues.

BUDGET MANAGEMENT **17/20**

Rating

Excellent: Design within budget and exceeds in some areas. Changes in project scope are identified and are submitted with rational and fair costing.

Comments M & E responsiveness to inquiries has been prompt coming from their service manager and field technicians. Invoices have been received on time and when an inquiry was made into any discrepancies, the communications from their office managers were clear and transparent.

OVERALL CONSTRUCTION PROJECT MANAGEMENT **17/20**

Rating

Excellent: Commendable Project Management that exceeds in some areas.

Comments Overall, when M&E completed their contractual agreement we were satisfied. M&E's staff provided on-site customer care visits to affirm the status of Fulton County satisfaction with their services. Again, their field technicians displayed a high level of professionalism and often went out their way by sending status reports on the weekends to ensure that DREAM's key personnel were updated on their progress reports.

COST CONTROL **17/20**

Rating

Excellent: Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

Comments Proactive approach to cost control in some cases allowed us to reduce cost overall.
Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments During this review period, M&E Applied Services has fully complied with all work plans. Their technicians are very knowledgeable and professional. Their communication with DREAM personnel has been very detailed as it pertains to services rendered.

GENERAL COMMENTS

Comments *Not Specified*

Contract Renewal Evaluation Form

Date:	**June 30, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**25ITB131544C-JNJ**
Contract Title:	**Preventive and Predictive Maintenance Services for Chillers**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed, and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service is used for the Preventive and Predictive Maintenance of Chillers used for the air conditioning in large buildings. These services are required to be performed by factory trained technicians. Fulton County does not employ technicians trained for this kind of services. However, the Department is trying to reduce the activities by the contractor by early and increased involvement in identifying repair needs.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

Explanation / Notes:

The prices for Preventive and Predictive Maintenance of Chillers do reflect the current market. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Section 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☒ **Yes** ☐ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable to Fulton County**

Explanation / Notes:

Click here to enter text.

☒ **Other (Describe in detail the analysis conducted and the outcome):**

Evaluated bids received from solicitation for this service.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditure as of 7/30/2025, is $285,000.00
FY2024 The County spent $58,685.00
FY2023 The County spent $310,938.28
FY2022 The County spent $861,270.22
FY2021 The County spent $39,304.66
FY2020 The County spent $614,006.73

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   Preventive and Predictive Maintenance of Chillers are necessary to ensure that the chillers operate at desired level of efficiency and reliability. This will also make sure that the air quality inside the building is maintained. These operations are also necessary to protect and preserve the huge investment in this equipment.

Dexter Dyer
Dexter Dyer, Building Maintenance Manager
Carlos Sutton, Trades Manager — August 4, 2025

Prepared by — **Date**

Joseph Davis
Joseph N. Davis, Director — August 4, 2025

Department Head — **Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0703 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138805C-GS, Carpet, Carpet Installation and Repair Services Countywide in the total amount not to exceed $345,000.00, with (A) G.S.A.T. Restoration, Inc. dba Paul Davis of North Atlanta (Norcross, GA) in the amount not to exceed $75,000.00; (B) HPI Floor, LLC (Atlanta, GA) in the amount not to exceed $125,000.00; and (C) Brad Construction Company II (Fayetteville, GA) in the amount not to exceed $145,000.00, to provide carpet, carpet tile installation and repair services on an “as-needed” basis for Countywide facilities. This action exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These contracts furnish all materials, labor, tools, equipment, and appurtenances necessary to provide carpet and carpet tile installation and repair services to facilities Countywide.

Scope of Work: The Scope of Work includes, but is not limited to:

- Removal and reinstallation of existing furniture when required
- Removal and disposal of existing carpet/carpet tiles
- Installation of new carpet (tiles/rolled) tiles in accordance with product manufacturers.

Community Impact: These contracts are necessary to maintain functional, and comfortable flooring for the visitors and staff in County facilities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These contracts are time and materials contracts and the requested total spending authority in the amount of $345,000.00 is sufficient to cover the costs for all labor, replacement, and installation of new carpet for County facilities for FY2026.

Project Implications: These contracts ensure carpet that has reached end-of-life is replaced in a timely manner.

Community Issues/Concerns: None which the Department is aware of.

Department Issues/Concerns: If these renewal contracts are not approved, the Department does not have the resources, specialty tools, or equipment to provide carpet and carpet tile installation repair services Countywide.

Contract Modification

(A)G.S.A.T. Restoration, Inc. dba Paul Davis of North Atlanta

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0270	4/17/24	$145,000.00
1st Renewal	24-0683	10/16/24	$145,000.00
2nd Renewal			**$75,000.00**
Total Revised Amount			$365,000.00

(B)HPI Floors, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0270	4/17/24	$125,000.00
1st Renewal	24-0683	10/16/24	$125,000.00
2nd Renewal			**$125,000.00**
Total Revised Amount			$375,000.00

(C)Brad Construction Company, II, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0270	4/17/24	$75,000.00
1st Renewal	24-0683	10/16/24	$75,000.00
2nd Renewal			**$145,000.00**
Total Revised Amount			$295,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$345,000.00**

(A)
Prime Vendor: **G.S.A.T. Restoration, Inc. dba Paul Davis of North Atlanta**
Prime Status: **Hispanic Male Business Enterprise**
Location: **Norcross, GA**
County: **Gwinnett County**
Prime Value: **$58,500.00 or 78.00%**

Subcontractor: **Prosource**
Subcontractor Status: **Non-Minority**
Location: **Norcross, GA**
County: **Gwinnett County**
Subcontractor Value: **$16,500.00 or 22.00%**

Total Contract Value: **$75,000.00 or 100.00%**
Total Certified Value: **$58,500.00 or 78.00**

(B)
Prime Vendor: **HPI Floor, LLC**
Prime Status: **African American Male Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$125,000.00 or 100.00%**

Total Contract Value: **$125,000.00 or 100.00%**
Total Certified Value: **$125,000.00 or 100.00%**

(C)
Prime Vendor: **Brad Construction Company II**
Prime Status: **African American Male Business Enterprise**
Location: **Fayetteville, GA**
County: **Fayette County**

Prime Value: **$145,000.00 or 100.00%**

Total Contract Value: **$145,000.00 or 100.00%**
Total Certified Value: **$145,000.00 or 100.00%**

Grand Contract Value: **$345,000.00 or 100.00%**
Grand Certified Value: **$328,500.00 or 95.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Contractor's Performance Reports
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$345,000.00
Previous Adjustments:	$345,000.00
This Request:	$345,000.00
TOTAL:	$1,035,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5220-1116: General, Real Estate and Asset Management, Building Maintenance- $200,000
"Subject to availability of funding adopted for FY2026 by BOC"

Funding Line 2:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $145,000

"Subject to availability of funding adopted for FY2026 by BOC"

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N renewal options remain

Overall Contractor Performance Rating:

G.S.A.T. Restoration dba Paul Davis	70
HPI Floor	79
Brad Construction Company II	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **1/1/2025**

Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138805C-GS (A)

BID/RFP# TITLE: Carpet, Carpet Tile Installation and Repair Services Countywide

ORIGINAL APPROVAL DATE: April 17, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $75,000.00

COMPANY'S NAME: G.S.A.T. Restoration, Inc. dba Paul Davis of North Atlanta

ADDRESS: 6095 Northbelt Drive, Unit D

CITY: Atlanta

STATE: GA

ZIP: 30071

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**G.S.A.T. RESTORATION, INC. DBA PAUL DAVIS OF NORTH ATLANTA**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Wilson Tomala** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138805C-GS (B)

BID/RFP# TITLE: Carpet, Carpet Tile Installation and Repair Services Countywide

ORIGINAL APPROVAL DATE: April 17, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $125,000.00

COMPANY'S NAME: HPI Floors, LLC

ADDRESS: 1035 Research Center Drive, Suite F

CITY: Atlanta

STATE: GA

ZIP: 30331

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	HPI FLOORS, LLC
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Lawrence Hollinshead** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138805C-GS (C)

BID/RFP# TITLE: Carpet, Carpet Tile Installation and Repair Services Countywide

ORIGINAL APPROVAL DATE: April 17, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $145,000.00

COMPANY'S NAME: Brad Construction Company II, LLC

ADDRESS: 3406 Florence Circle

CITY: Powder Springs

STATE: GA

ZIP: 30127

This Renewal Agreement No. _2_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**BRAD CONSTRUCTION COMPANY II, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Jameel Hanif** **Principal**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E1
Project	Carpet, Carpet Tile Installation and Repair Services Countywide
Project Number	23ITB138805C-GS
Supplier	GSAT Restoration, Inc dba Paul Davis of North Atlanta
Supplier Project Contact	Wilson E Tomala (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	07/09/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/09/2025 06:46 AM EDT
Completion Date	07/09/2025 06:46 AM EDT
Evaluation Score	70

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE — 14/20

Rating

Satisfactory: Overall compliance requires minor User Department resources to ensure achievement of contract requirements.

Comments The evaluation of overall compliance has been deemed satisfactory, with only minimal resources required from the User Department to successfully fulfill the contract requirements.

TIMELINESS OF PERFORMANCE — 14/20

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments Delays necessitate minimal resources from the User Department to ensure the fulfillment of contract requirements.

BUSINESS RELATIONS — 14/20

Rating

Satisfactory: Response to inquiries and/or technical, service, administrative issues is consistently effective.

Comments All responses to inquiries, including those related to technical, service, and administrative matters, are consistently handled with effectiveness and professionalism.

CUSTOMER SATISFACTION — 14/20

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments The contractor's representative is generally responsive to requests for information from the User Department and conducts themselves in a professional manner.

COST CONTROL — 14/20

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments Satisfactory: Minimal contract pricing issues, with cost discrepancies identified by the User Department that require explanation. Cost and price issues are resolved in a timely manner.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E2
Project	Carpet, Carpet Tile Installation and Repair Services Countywide
Project Number	23ITB138805C-GS
Supplier	HPI Floors, LLC
Supplier Project Contact	Ryan L Baldwin (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/09/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/09/2025 08:18 AM EDT
Completion Date	07/09/2025 08:18 AM EDT
Evaluation Score	79

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE — 17/20

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments There are no quality problems, or they are very minimal, and the Contractor has fulfilled the contract requirements.

TIMELINESS OF PERFORMANCE — 14/20

Rating

Satisfactory: There are no, or minimal, delays that impact achievement of contract requirements.

Comments There are no significant delays that affect the fulfillment of contract requirements.

BUSINESS RELATIONS — 17/20

Rating

Excellent: Response to inquiries and/or technical, service, administrative issues exceeds Government expectation.

Comments Excellent: The response to inquiries, as well as technical, service, and administrative issues, not only meets but goes beyond government expectations. This level of performance demonstrates a commitment to quality service and continuous improvement.

CUSTOMER SATISFACTION — 14/20

Rating

Satisfactory: Contractor representative is reasonably responsive to User Department request for information and professional.

Comments The contractor representative demonstrates a strong responsiveness to requests for information from the User Department, consistently reflecting a professional approach. This positive communication fosters collaboration and enhances the overall working relationship.

COST CONTROL — 17/20

Rating

Excellent: Compliance with contract pricing, minor cost discrepancies identified by User Department that require explanation, quickly resolved cost/price issues; compliance with invoice submission, corrections resolved quickly.

Comments Ensured compliance with contract pricing. Minor cost discrepancies identified by the User Department were addressed promptly, and cost/price issues were resolved quickly. Invoice submissions were monitored for compliance, with corrections being swiftly implemented.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E1
Project	Carpet, Carpet Tile Installation and Repair Services Countywide
Project Number	23ITB138805C-GS
Supplier	Brad Construction Company II
Supplier Project Contact	Jameel Hanif (preferred language: English)
Performance Program	Goods and Commodity Services
Evaluation Period	01/01/2025 to 06/30/2025
Effective Date	07/09/2025
Evaluation Type	Formal
Interview Date	05/13/2025
Expectations Meeting Date	06/17/2025
Status	Completed
Publication Date	07/09/2025 05:06 PM EDT
Completion Date	07/09/2025 05:06 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - GOODS AND COMMODITY SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

QUALITY OF PRODUCT OR SERVICE **17/20**

Rating

Excellent: There are no, or very minimal, quality problems, and the Contractor has met the contract requirements.

Comments The vendor delivered goods that met all contract specifications with only minimal quality concerns. Any minor issues were addressed promptly and did not affect overall performance. The quality of service consistently aligned with expectations.

TIMELINESS OF PERFORMANCE **17/20**

Rating

Excellent: There are no delays and the contractor has exceeded the agreed upon time schedule.

Comments The vendor adhered to the agreed-upon delivery schedule without delays. Their ability to meet or exceed timelines contributed positively to project continuity and departmental planning.

BUSINESS RELATIONS **20/20**

Rating

Outstanding: The contractor has demonstrated an outstanding performance level that justifies adding a point to the score. It is expected that this rating will be used in those rare circumstances where contractor performance clearly exceeds the performance levels described as "Excellent".

Comments The vendor was responsive and professional in all business interactions. Communication was timely and effective, and all inquiries and service needs were addressed with minimal follow-up required. Their cooperation helped ensure smooth contract execution.

CUSTOMER SATISFACTION **17/20**

Rating

Excellent: Contractor representative communicates routinely with the User Department, professional and responsive to User Department's request for information.

Comments Vendor representatives maintained open and professional lines of communication throughout the engagement. They were responsive to requests and demonstrated a clear commitment to meeting the department’s needs.

COST CONTROL **14/20**

Rating

Satisfactory: Minimal contract pricing issues, cost discrepancies identified by User Department that require explanation, cost/price issues resolved in timely manner.

Comments While the vendor generally adhered to contract pricing, there were a few minor discrepancies that required follow-up. These were resolved in a timely manner. Overall cost control was adequate, but there's room for improved invoice accuracy moving forward.

GENERAL COMMENTS

Comments The vendor has demonstrated consistent and reliable performance across all key areas. Their professionalism, timeliness, and responsiveness contributed to a successful engagement. We recommend continued collaboration with this vendor and believe they are capable of handling similar future contracts effectively.

Contract Renewal Evaluation Form

Date:	**June 17, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138805C-GS**
Contract Title:	**Carpet & Carpet Tile Installation and Repair Services Countywide**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Carpets are one of the essential features of floor covering. These are replaced only when the condition of the carpet has the potential to cause liability for the County. Efforts are indeed being made to operate this contract with strict spending constraints. Whenever possible, the removal and resetting of furniture for carpet and/or tile installation and repair are performed by Fulton County staff rather than the contractor, providing slight reductions in scope and cost of this contract. Additionally, small jobs not involving moving and lifting of furniture as well as cleanup after that are undertaken in-house by the County as opposed to the contractor, resulting in further reductions.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☒ **Internet search of pricing for same product or service:**

Date of search:	June 19, 2025
Price found:	**$ 6.50 per Sq Ft installed**
Different features / Conditions:	**Commercial tiles**
Percent difference between internet price and renewal price:	**50% less expensive**

Explanation / Notes:

The prices for carpet installation do reflect the current market, considering that installation in County offices involve work and/or restrictions not necessarily seen in a commercial work. This procurement was conducted in accordance with all applicable provisions of the Fulton County Purchasing Code Selection 102-373, all Competitive Sealed Bids.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	Comparable

Explanation / Notes:

Price paid for installation of carpet includes cost of removing existing carpet, removal and reinstallation of furniture and installation of new carpet. Even when per-foot prices are comparable actual costs could vary depending upon the configuration of the space.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**
FY2025 The County allocated expenditures as of 7/17/2025, $106,403.00
FY2024 The County spent $120,258.00
FY2023 The County spent $202,843.00
FY2022 The County spent $127,297.00
FY2021 The county spent $72,069.00
FY2020 The County spent $456,128.37

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.

Percent difference between past purchase price and renewal price: Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

   The County does not have the resources, specialty tools and equipment to provide carpet and carpet tile installation repair services Countywide.

7. **What would be the impact on your department if this contract was not approved?**

   Not approving this contract would negatively impact all Fulton County departments. The upkeep of Fulton County facilities is an essential function of this department. This contract is a vital part of our ability to maintain functional and aesthetically sound facilities. Without this contract, flooring within Fulton County facilities could go without necessary maintenance and provide for a potentially hazardous environment. The deterioration of floor coverings in many well-traveled locations like Court Rooms and public corridors could be a cause for tripping hazards and health hazards from deteriorating carpets

Vijay Nair, Bldg. Maintenance Mgr., Central WP Willie Perryman, Bldg. Maintenance Mgr., Greater	July 23, 2025
Prepared by	**Date**
JD Joseph N. Davis, Director	July 24, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0704 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to renew existing contracts - Department of Real Estate and Asset Management, 23ITB138741K-JAJ, Task Order Contract for Minor Construction in the total amount not to exceed $6,000,000.00 with (A) Brad Construction Company II, LLC (Fayetteville, GA) in an amount not to exceed $1,200,000.00; (B) Hawk Construction Company, LLC (Ellenwood, GA) in an amount not to exceed $1,200,000.00; (C) Complete Contracting Partners, LLC (Powder Springs, GA) in an amount not to exceed $1,200,000.00; (D) Rubio and Sons Interior, Inc. (Hoschton, GA), in an amount not to exceed $1,200,000.00; and (E) Osprey Management, LLC (Marietta, GA) in an amount not to exceed $1,200,000.00, to provide standby repair, alteration, modernization, maintenance, and rehabilitation construction services. This action exercises the second of three renewal options. One renewal option remains. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, or 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract allows the County to complete small construction projects on a timely basis for small construction projects.

Scope of Work: The scope of work includes detailed repair and construction tasks and specifications that have established unit prices. A task is placed with a General Contractor for the repair, alteration, modernization, maintenance, rehabilitation, construction, etc. of buildings, structures, or other real property. Ordering is accomplished by means of issuance of a Work Order against the contract. The General Contractors are to furnish all management, design, labor, materials, tools, equipment, architectural and engineering support needed to perform the work authorized by DREAM's Building Construction Administrator.

Community Impact: The impact on the community is to provide repairs to facilities that have deteriorated due to deferred maintenance.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

These are time and materials contracts, and the requested spending authority in an amount not to exceed $6,000,000.00 covers costs for capital projects to be executed in FY2026. This contract is used to execute approved capital projects for DREAM as well as all other County agencies with approved funding allocated for various facility construction projects and major capital repairs.

This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified for FY2026 budget.

Project Implications: These standby task order contracts for minor construction and repair projects provide the County with the flexibility needed to deliver small scale construction projects in a timely fashion.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these renewal contracts are not approved, the County does not have the capacity, or the expertise, to perform these services in-house.

Contract Modification

(A)Brad Construction Company II, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0014	1/10/24	$1,200,000.00
1st Renewal	24-0841	12/4/24	$1,200,000.00
2nd Renewal			**$1,200,000.00**
Total Revised Amount			$3,600,000.00

(B)Hawk Construction Company, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0014	1/10/24	$1,200,000.00

Increase Spending Authority No. 1	24-0540	8/21/24	$300,000.00
Task Order No. 1	24-0748	11/6/24	$277,000.00
Task Order No. 2	24-0794	11/20/24	$484,800.00
1st Renewal	24-0841	12/4/24	$1,200,000.00
2nd Renewal			**$1,200,000.00**
Total Revised Amount			$4,661,800.00

(C)Complete Contracting Partners, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0014	1/10/24	$1,200,000.00
Increase Spending Authority No. 1	24-0540	8/21/24	$300,000.00
1st Renewal	24-0841	12/7/24	$1,200,000.00
2nd Renewal			**$1,200,000.00**
Total Revised Amount			$3,900,000.00

(D)Rubio and Sons Interior, Inc.

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0014	1/10/24	$1,200,000.00
1st Renewal	24-0841	12/4/24	$1,200,000.00
2nd Renewal			**$1,200,000.00**
Total Revised Amount			$3,600,000.00

(E)Osprey Management, LLC

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0014	1/10/24	$1,200,000.00
1st Renewal	24-0841	12/4/24	$1,200,000.00
2nd Renewal			**$1,200,000.00**
Total Revised Amount			$3,600,000.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$6,000,000.00**

(A)
Prime Vendor: Brad Construction Company, LLC'
Prime Status: African American Male Business Enterprise
Location: Fayetteville, GA
County: Fayette County
Prime Value: $1,200,000.00 or 20.00%

Total Contract Value: $1,200,000.00 or 100.00%
Total Certified Value: $1,200,000.00 or 100.00%

(B)
Prime Vendor: Hawk Construction Company, LLC
Prime Status: African American Male Business Enterprise
Location: Ellenwood, GA
County: DeKalb County
Prime Value: $1,200,000.00 or 20.00%

Total Contract Value: $1,200,000.00 or 100.00%
Total Certified Value: $1,200,000.00 or 100.00%

(C)
Prime Vendor: Complete Contracting Partners, LLC
Prime Status: African American Male Business Enterprise
Location: Powder Springs, GA
County: Cobb County
Prime Value: $1,200,000.00 or 20.00%

Total Contract Value: $1,200,000.00 or 100.00%
Total Certified Value: $1,200,000.00 or 100.00%

(D)
Prime Vendor: Rubio and Sons, Interior
Prime Status: Non-Minority
Location: Hoschton, GA
County: Jackson County
Prime Value: $1,200,000.00 or 20.00%

Total Contract Value: $1,200,000.00 or 100.00%
Total Certified Value: $00.00 or 0.00%

(E)
Prime Vendor: Osprey Management, LLC
Prime Status: African American Male Business Enterprise
Location: Marietta, GA
County: Cobb County
Prime Value: $1,200,000.00 or 20.00%

Total Contract Value: **$1,200,000.00 or 100.00%**
Total Certified Value: **$00.00 or 0.00%**

Grand Contract Value: **$6,000,000.00 or 100.00%**
Grand Certified Value: **$4,800,000.00 or 80.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluation
Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$6,000,000.00
Previous Adjustments:	$7,361,800.00
This Request:	$6,000,000.00
TOTAL:	$19,361,800.00

Fiscal Impact / Funding Source

Funding Line 1:

500-520-5200-TBD: Capital, Real Estate and Asset Management, To-Be Determine -$6,000,000.00 “This is a Standby Contract that is dependent on the availability of resources, and/or end-user/departmental operating/capital funding as identified for FY20256 budget”.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026

Cost Adjustment:	**Renewal/Extension Terms**: O renewal option remains

Overall Contractor Performance Rating:

Brad Construction Company II, LLC	85
Hawk Construction Company, LLC	85
Complete Contracting Partners, LLC	88
Rubio and Sons Interior, Inc.	97
Osprey Management, LLC	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138741K-JAJ (A)

BID/RFP# TITLE: Task Order Contract for Minor Construction

ORIGINAL APPROVAL DATE: January 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 3

NUMBER OF RENEWAL OPTIONS: 3

RENEWAL AMOUNT: $1,200,000.00

COMPANY'S NAME: Brad Construction Company II, LLC

ADDRESS: 500 W. Lanier Ave

CITY: Fayetteville

STATE: GA

ZIP: 30214

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**BRAD CONSTRUCTION COMPANY II, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Jameel Hanif** **Principal**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138741K-JAJ (B)

BID/RFP# TITLE: Task Order Contract for Minor Construction

ORIGINAL APPROVAL DATE: January 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 3

NUMBER OF RENEWAL OPTIONS: 3

RENEWAL AMOUNT: $1,200,000.00

COMPANY'S NAME: Hawk Construction Company, LLC

ADDRESS: 158 Fairview Rd., Suite E

CITY: Ellenwood

STATE: GA

ZIP: 30294

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**HAWK CONSTRUCTION COMPANY, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Miles Traylor** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138741K-JAJ (C)

BID/RFP# TITLE: Task Order Contract for Minor Construction

ORIGINAL APPROVAL DATE: January 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 3

NUMBER OF RENEWAL OPTIONS: 3

RENEWAL AMOUNT: $1,200,000.00

COMPANY'S NAME: Complete Contracting Partners, LLC

ADDRESS: 3721 Macland Road, Suite 200-316

CITY: Austell

STATE: GA

ZIP: 30106

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: BOC NUMBER:

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**COMPLETE CONTRACTING PARTNERS, LLC**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Quincy Collins** **President/CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138741K-JAJ (D)

BID/RFP# TITLE: Task Order Contract for Minor Construction

ORIGINAL APPROVAL DATE: January 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 3

NUMBER OF RENEWAL OPTIONS: 3

RENEWAL AMOUNT: $1,200,000.00

COMPANY'S NAME: Rubio & Sons Interiors, Inc.

ADDRESS: 10 Frost Cove

CITY: Hoschton

STATE: GA

ZIP: 30548

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: BOC NUMBER:

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	RUBIO AND SONS INTERIORS, INC.
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Richard J. Rubio** **President**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 23ITB138741K-JAJ (E)

BID/RFP# TITLE: Task Order Contract for Minor Construction

ORIGINAL APPROVAL DATE: January 10, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 **OF** 3

NUMBER OF RENEWAL OPTIONS: 3

RENEWAL AMOUNT: $1,200,000.00

COMPANY'S NAME: Osprey Management, LLC

ADDRESS: 1040 Powers Ferry Rd. Bldg. 26, Suite 200

CITY: Marietta

STATE: GA

ZIP: 30067

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	OSPREY MANAGEMENT, LLC
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Kelvin King** **President/CEO**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Joseph N. Davis, Director **Department of Real Estate and Asset Management**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E2
Project	Task Order Contract for Minor Construction
Project Number	23ITB138741K-JAJ (A)
Supplier	Brad Construction Company II
Supplier Project Contact	Neal Morrison (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/10/2025
Evaluation Type	Formal
Interview Date	07/10/2025
Expectations Meeting Date	07/10/2025
Status	Completed
Publication Date	07/10/2025 04:00 PM EDT
Completion Date	07/10/2025 04:00 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

BUDGET MANAGEMENT **17/20**

Rating

Excellent: Design within budget and exceeds in some areas. Changes in project scope are identified and are submitted with rational and fair costing.

Comments Design within budget and exceeds in some areas. Changes in project scope are identified and are submitted with rational and fair costing.

OVERALL CONSTRUCTION PROJECT MANAGEMENT **17/20**

Rating

Excellent: Commendable Project Management that exceeds in some areas.

Comments Commendable Project Management that exceeds in some areas.

COST CONTROL **17/20**

Rating

Excellent: Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

Comments Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

GENERAL COMMENTS

Comments GC can be rather stubborn providing backup information for change orders and other information the County request during construction to aid in the County's evaluation of the projects progress

Performance Evaluation Details

ID	E4
Project	Task Order Contract for Minor Construction
Project Number	23ITB138741K-JAJ (B)
Supplier	Hawk Construction Company LLC
Supplier Project Contact	Miles Traylor (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/15/2025
Evaluation Type	Formal
Interview Date	08/14/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/15/2025 07:10 AM EDT
Completion Date	08/15/2025 07:10 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments Hawk Construction is punctual and prepared during site visits, project review, and closeout walk through.

BUDGET MANAGEMENT **17/20**

Rating

Excellent: Design within budget and exceeds in some areas. Changes in project scope are identified and are submitted with rational and fair costing.

Comments Projects are executed within budget with little to no changes in price adjustments.

OVERALL CONSTRUCTION PROJECT MANAGEMENT **17/20**

Rating

Excellent: Commendable Project Management that exceeds in some areas.

Comments Team members are periodically monitored for progress and are present during any modifications that are identified.

COST CONTROL **17/20**

Rating

Excellent: Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

Comments Projects are proposed with cost savings for the best approach to execution.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Hawk Construction is reliable and comply with expectations of the contract.

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E6
Project	Task Order Contract for Minor Construction
Project Number	23ITB138741K-JAJ (C)
Supplier	Complete Contracting Partners LLC
Supplier Project Contact	Quincy Collins (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	06/30/2025
Expectations Meeting Date	06/30/2025
Status	Completed
Publication Date	07/08/2025 07:09 PM EDT
Completion Date	07/08/2025 07:09 PM EDT
Evaluation Score	88

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Schedule delay due to sub-contractors' performance issues

BUDGET MANAGEMENT **20/20**

Rating

Outstanding: Reasonable pricing on Scope Changes and processed in an expedited manner. Outstanding cost control. Changes in project scope outside of the consultant's control are identified quickly, with consideration given to the financial and budget implications. Scope changes submitted quickly with thorough rational and fair costing.

Comments *Not Specified*

OVERALL CONSTRUCTION PROJECT MANAGEMENT **17/20**

Rating

Excellent: Commendable Project Management that exceeds in some areas.

Comments *Not Specified*

COST CONTROL **20/20**

Rating

Outstanding: Proactive tracking and forecasting of the construction contract on a regular basis. This includes expedited and relevant input on Contractor claim submissions, with thorough justification and guidance on cost control of the construction contract. Proactively documents to the User Department potential cost overruns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E6
Project	Task Order Contract for Minor Construction
Project Number	23ITB138741K-JAJ (D)
Supplier	Rubio and Son Interiors, Inc.
Supplier Project Contact	Victoria Rubio (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	06/26/2025
Expectations Meeting Date	06/26/2025
Status	Completed
Publication Date	07/08/2025 07:25 PM EDT
Completion Date	07/08/2025 07:25 PM EDT
Evaluation Score	97

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

BUDGET MANAGEMENT **20/20**

Rating

Outstanding: Reasonable pricing on Scope Changes and processed in an expedited manner. Outstanding cost control. Changes in project scope outside of the consultant's control are identified quickly, with consideration given to the financial and budget implications. Scope changes submitted quickly with thorough rational and fair costing.

Comments *Not Specified*

OVERALL CONSTRUCTION PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Outstanding Construction Project Management that exceeds in all areas.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E4
Project	Task Order Contract for Minor Construction
Project Number	23ITB138741K-JAJ (E)
Supplier	Osprey Management
Supplier Project Contact	Christian Ward (preferred language: English)
Performance Program	Construction Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/28/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/28/2025 11:53 AM EDT
Completion Date	07/28/2025 11:53 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - CONSTRUCTION SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

BUDGET MANAGEMENT **17/20**

Rating

Excellent: Design within budget and exceeds in some areas. Changes in project scope are identified and are submitted with rational and fair costing.

Comments *Not Specified*

OVERALL CONSTRUCTION PROJECT MANAGEMENT **17/20**

Rating

Excellent: Commendable Project Management that exceeds in some areas.

Comments *Not Specified*

COST CONTROL **17/20**

Rating

Excellent: Claims process managed well and at times are expedited. At times actively sent documents to the User Department concerning potential cost overruns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments Osprey Management has been reliable and easy to work with. Their work product has been satisfactory.

Contract Renewal Evaluation Form

Date:	**June 20, 2025**
Department:	**Real Estate and Asset Management**
Contract Number:	**23ITB138741K-JAJ**
Contract Title:	**Task Order Contract for Minor Construction**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   This service cannot afford to be reduced because we do not have any alternative resources to provide this service in-house. The standby "Task Order Contract for Minor Construction Projects" allows the County to complete small construction projects on a timely basis. The scope of work includes a collection of detailed repair and construction tasks and specifications that have established unit prices. It is placed with a General Contractor for the accomplishment of repair, alteration, modernization, maintenance, rehabilitation, construction, etc. of buildings, structures, or other real property. Ordering is accomplished by means of issuance of a Work Order against the contract. All management, design, labor, materials, equipment, and architectural and engineering support needed to perform the work authorized by work orders issued will be included in this contract.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	Click here to enter a date.
Price found:	Click here to enter text.
Different features / Conditions:	Click here to enter text.
Percent difference between internet price and renewal price:	Click here to enter text.

   Explanation / Notes:

   Prices received under this contract are compared to historical pricing, Gordian price book task pricing, and prevailing market rates in the Metro Atlanta area. This procurement was conducted in accordance with the State of Georgia O.C.G.A. § 36-91, Georgia Local Government Public Works Construction Law, all competitive sealed bids costing $100,000.00 or more for public works construction projects shall be forwarded to the Board of Commissioners for approval. The current price for the overall adjustment factors to be applied against the R.S. Means building construction cost data unit pricing.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	Click here to enter text.
Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☒ **No**
How does pricing compare to Fulton County's award contract?	**Comparable**

Explanation / Notes:

Click here to enter text.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

FY2025 The County expenditures allocated as of 7/21/2025 is $2,700,000.00
FY2024 The County spent $7,361,800.00
FY2023 The County spent $2,514,708.44
FY2022 The County spent $4,913,744.20
FY2021 The County spent $3,794,409.45
FY2020 The County spent $2,120,296.16

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
(Information can be obtained from CPI index)

Was it part of the initial contract? ☐ **Yes** ☒ **No**

Date of last purchase:	Click here to enter a date.
Price paid:	Click here to enter text.
Inflation rate:	Click here to enter text.
Adjusted price:	Click here to enter text.
Percent difference between past purchase price and renewal price:	Click here to enter text.

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☒ **Yes** ☐ **No** **If yes, attach the analysis.**

   The work performed under this contract requires specialty tools, training, and skills.

7. **What would be the impact on your department if this contract was not approved?**

   If these contracts are not approved, the County does not have the capacity or expertise perform this service in-house. The intent of this professional service is to provide for these firms the services for upcoming construction related projects as a part of our pending bond funding for related projects for the County on an as needed basis. This contract will allow the Department to complete small construction projects in a timely basis.

Sam T. Bakare, RA, CPM® Sam Bakare, Construction Manager	July 28, 2025
Prepared by	**Date**
JD Joe N. Davis, Director	July 28, 2025
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0705 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Department of Public Works, 24ITB230702A-BKJ, Valve Assessment in an amount not to exceed $600,000.00 with Pure Technologies U.S., Inc. d/b/a Wachs Water Services (Buffalo Grove, IL) to provide valve condition assessment services. This action exercises the second of two renewal options. No option remains. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: The Department of Public Works recommends approval of the renewal of the existing contract with Pure Technologies U.S., Inc. d/b/a Wachs Water Services to provide valve condition assessment services.

Scope of Work: This contract focuses on the assessment and documentation of valves and fire hydrants throughout the North Fulton water service area. The contractor will be responsible for locating, accessing, and cleaning the valve structures as well as cycling the valves within agreed-

upon torque limits. Additionally, the contractor will collect sufficient attributes per valve for inventory and GIS location purposes and document any additional work orders that may be necessary to bring a valve back to full operability. These work orders will be analyzed and prioritized by the contractor and the County to develop a plan for addressing each inoperable valve. This will allow the County to further develop a comprehensive database of all water valve locations, incorporate their attribute data, and allow staff to prioritize repair activities.

The County currently has approximately 25,000 valves of various sizes and 13,000 fire hydrants. We have completed the assessment of approximately 21,500 valves and 9,500 fire hydrants (FH).

The past performance of the contractor includes:

- Phase I (2017 &18) 2,364 Assets: 1,669 Valves, 695 FH
- Phase II (2018 & 19) 3,003 Assets: 2,034 Valves, 969 FH
- Phase III (2019 & 20) 7,119 Assets: 4,673 Valves, 2,446 FH
- Phase IV (2020) 6,428 Assets: 4,263 Valves, 2,165 FH
- Phase V (2021) 5,002 Assets: 3,546 Valves, 1,456 FH
- Phase VI (2022 & 23) 2,185 Assets: 1,528 Valves, 657 FH
- Phase VII (2024) 1,311 Assets: 1,030 Valves, 281 FH
- Phase VIII (2025) 2,779 Assets: 1,831 Valves, 948 FH

Public Works expects the contractor to locate and exercise approximately 3,700 valves and 1,300 FH in 2026.

Community Impact: This project enhances the operability of water distribution system valves within the transmission and distribution water main lines and will allow staff to isolate water main breaks more quickly.

Department Recommendation: The Department of Public Works recommends approval.

Project Implications: Execution of this project will be beneficial to the County's water customers because the valves can be used to isolate the affected service area, which will decrease the number of affected customers during water main breaks.

Community Issues/Concerns: Public Works is not aware of any community issues or concerns.

Department Issues/Concerns: Public Works does not have any issues or concerns.

Contract Modification:

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	24-0396	6/5/2024	$600,000.00
1st Renewal	24-0736	11/6/24	$600,000.00
Amendment #1	25-0265	4/2/2025	$363,270.60
2nd Renewal			**$600,000.00**

Total Revised Amount			**$2,163,270.60**

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$600,000.00**

Prime Vendor: **Pure Technologies, U.S. Inc., d/b/a Wachs Water Services**
Prime Status: **Non-Minority**
Location: **Columbia, MD GA**
County: **Howard County**
Prime Value: **$600,000.00 or 100.00%**

Total Contract Value: **$600,000.00 or 100.00%**
Total Certified Value: **$0.00**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Contract Renewal Evaluation Form
Exhibit 2: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Adriana Bustillos, Deputy Director, Public Works (404) 612-7407

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,200,000.00
Previous Adjustments:	$363,270.60
This Request:	$600,000.00
TOTAL:	$2,163,270.60

Grant Information Summary

Amount Requested:	☐ Cash
Match Required:	☐ In-Kind
Start Date:	☐ Approval to Award
End Date:	☐ Apply & Accept

Agenda Item No.: 25-0705 **Meeting Date:** 9/17/2025

Match Account $:

Fiscal Impact / Funding Source

Funding Line 1:

203-540-5453-1160: Water & Sewer R&E, Public Works, Professional Services - $600,000.00.

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: N options remain

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **3/25/2025**

Report Period End: **6/24/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Public Works

BID/RFP NUMBER: 24ITB230702A-BKJ

BID/RFP TITLE: Valve Assessment

ORIGINAL APPROVAL DATE: June 5, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: $600,000.00

COMPANY'S NAME: Pure Technologies U.S. Inc. DBA Wachs Water Services

ADDRESS: 8920 State Route 108 Suite D

CITY: Columbia

STATE: MD

ZIP: 21045

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

AUTHORIZATION OF RENEWAL:

David Clark, Director
Public Works

Pure Technologies U.S. Inc. DBA Wachs Water Services

Todd Huffman
Vice President

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County:_____

Commission Expires: _____

(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**June 24, 2025**
Department:	Public Works
Contract Number:	24ITB230702A-BKJ
Contract Title:	Valve Assessment

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   It was procured in March 2024 via an ITB. The vendor was selected based on the lowest cost proposal.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

   Date of search:

   Price found:

   Different features / Conditions:

   Percent difference between internet price and renewal price:

   Explanation / Notes:

   ☐ **Market Survey of other jurisdictions:**

Date contacted:	
Jurisdiction Name / Contact name:	
Date of last purchase:	
Price paid:	
Inflation rate:	
Adjusted price:	
Percent difference between past purchase price and renewal price:	

Are they aware of any new vendors?	☐ Yes	☐ No
Are they aware of a reduction in pricing in this industry?	☐ Yes	☐ No
How does pricing compare to Fulton County's award contract?		

Explanation / Notes:

☐ **Other (Describe in detail the analysis conducted and the outcome):**

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   Click here to enter text.

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ Yes	☒ No
Date of last purchase:		
Price paid:		
Inflation rate:		
Adjusted price:		
Percent difference between past purchase price and renewal price:		

Explanation / Notes:

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   If the contract is not approved, the Department will not be able to isolate specific sections of the water system for maintenance and repairs, which ensures the reliable and continuous operation of the system and minimizes service disruptions.

Performance Evaluation Details

ID	E3
Project	Valve Assessment
Project Number	24ITB230702A-BKJ
Supplier	Pure Technologies U.S. Inc.
Supplier Project Contact	Steve Purkiss (preferred language: English)
Performance Program	Professional Services
Evaluation Period	03/25/2025 to 06/24/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 12:04 PM EDT
Completion Date	07/08/2025 12:04 PM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments Pure Technologies has always been responsive to our inquiries and we have worked great together.

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0706 **Meeting Date:** 9/17/2025

Department
Superior Court Administration

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew an existing contract - Superior Court Administration, 23RFP476577A-KM, Legal Services for Fulton Courts Justice Resource Center in an amount not to exceed $205,380.00 with Atlanta Legal Aid Society, Inc., (Atlanta, GA) to provide legal assistance and services to citizens. This exercises the second of two renewal options. No renewal options remain. Effective dates: January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Justice and Safety

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: The Family Law Resource Section of the JRC is designed primarily to assist low to moderate-income individuals who ordinarily could not afford an attorney. Additionally, these services were expanded in 2021 to include a senior services legal consultation program of the Fulton County Courts Justice Resource Center (JRC). The Senior Services component functions in a similar way to the Family Law component in which assistance and information would be provided to seniors (age 60 and over) who wish to educate themselves on legal issues underlying the elderly population, such as Wills and Probate (Estate Planning and Guardianship), Landlord and Tenant

issues (evictions), Federal and State benefits (Medicaid, Medicare, Social Security), Fraud and Elder Abuse, and Grandparents Rights. As with the family law consultation sessions, the senior services consultation component would not involve representation.

Scope of Work: Through this contract, Atlanta Legal Aid Society, Inc. will provide families and citizens legal support, virtual educational seminars, and referrals to appropriate resources through the Justice Resource Center.

Community Impact: The Justice Resource Center is designed to primarily assist low to moderate-income individuals who ordinarily could not afford an attorney and have chosen to proceed as Pro Se (self-represented) litigants.

Department Recommendation: Superior Court recommends approval.

Project Implications: This contract will ensure that the court can continue to meet the current demand for services provided by Justice Resource Center. The provision of services is contingent on funding which is requested annually as part of the Superior Court General Fund Budget.

Community Issues/Concerns: There are no known issues or concerns related to this contract.

Department Issues/Concerns: The Superior Court has no concerns regarding this contract.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	23-0886	12/06/2023	$205,380.00
Renewal No. 1	24-0894	12/18/2024	$205,380.00
Renewal No. 2		9/03/2025	$205,380.00
Total Revised Amount			**$616,143.00**

Contract & Compliance Information

Contract Value: **$205,380.00**

Prime Vendor: **Atlanta Legal Aid Society, Inc**
Prime Status: **Non-Profit**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$205,380.00 or 100.00%**

Total Contract Value: **$205,380.00 or 100.00%**
Total Certified Value: **$Non-Profit**

Exhibits Attached

Exhibit 1: Contract Renewal Agreement
Exhibit 2: Performance Evaluation

Exhibit 3: Contract Renewal Evaluation Form

Contact Information *(Type Name, Title, Agency and Phone)*

David Summerlin, Court Administrator, Superior Court, 404-612-4529

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$205,380.00
Previous Adjustments:	$205,380.00
This Request:	$205,380.00
TOTAL:	$616,143.00

Grant Information Summary

Amount Requested:	N/A
Match Required:	N/A
Start Date:	N/A
End Date:	N/A
Match Account $:	N/A

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

433-470-4701-1160: Law Library Funds, Superior Court Clerk, Professional Services - $205,380

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: 2 2 Renewal Options

Overall Contractor Performance Rating:

Would you select/recommend this vendor again?

Agenda Item No.: 25-0706 **Meeting Date:** 9/17/2025

Yes

Report Period Start:
1/1/2025

Report Period End:
12/31/2025

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Superior Court – General

BID/RFP NUMBER: 23RFP476577A-KM

BID/RFP TITLE: Legal Services for Fulton Courts Justice Resource Center

ORIGINAL APPROVAL DATE: April 17, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026 – December 31, 2026

RENEWAL OPTION #: 2 OF 2

NUMBER OF RENEWAL OPTIONS:

RENEWAL AMOUNT: $205,380.00

COMPANY'S NAME: Atlanta Legal Aid Society, Inc.

ADDRESS: 54 Ellis Street, N.E.

CITY: Atlanta

STATE: GA

ZIP: 30303

This Renewal Agreement No. __1_ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**ATLANTA LEGAL AID SOCIETY, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**Rita Sheffey** **Executive Director**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
David Summerlin, Superior Court Admin. **Superior Court – General**	**Notary Public**
	County:_____
	Commission Expires: _____
	(Affix Notary Seal)

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Contract Renewal Evaluation Form

Date:	**November 4, 2024**
Department:	SUPERIOR COURT
Contract Number:	**23RFP476577A-KM**
Contract Title:	**Legal Services for Fulton County Courts Justice Resource Center**

Instructions:

It is extremely important that every contract be rigidly scrutinized to determine if the contract provides the County with value. Each renewal shall be reviewed and answers provided to determine whether services should be maintained, services/scope reduced, services brought in-house or if the contract should be terminated. Please submit a completed copy of this form with all renewal requests.

1. **Describe what efforts were made to reduce the scope and cost of this contract.**

   Efforts to reduce the scope and cost of this contract included an evaluation of previous solicitations, which failed to attract qualified providers due to the specialized nature of the services. Recognizing the essential expertise required, the contracting process was refined to focus on leveraging an organization with established capacity and infrastructure to deliver these specialized services effectively. The Atlanta Legal Aid Society was identified as a uniquely qualified partner due to its extensive history and proven track record in providing civil legal aid to low-income individuals across metro Atlanta. Its existing network of neighborhood offices, hospital partnerships, courthouse collaborations, self-help clinics, and community education programs creates economies of scale that reduce overhead costs. The organization's ability to handle over 20,000 cases annually with a combination of 90 attorneys and over 700 volunteers ensures cost-effective service delivery without compromising quality or accessibility. Additionally, by collaborating with an established provider like Atlanta Legal Aid, the need for duplicative administrative or operational investments was minimized. This approach ensures efficient use of resources while maintaining the specialized support necessary for self-represented individuals.

2. **Describe the analysis you made to determine if the current prices for this good or service is reflective of the current market. Check all applicable statements and provide documentation:**

   ☐ **Internet search of pricing for same product or service:**

Date of search:	December 3, 2024
Price found:	**N/A**
Different features / Conditions:	**N/A**
Percent difference between internet price and renewal price:	**N/A**

Explanation / Notes: The analysis to determine if the current prices for this service are reflective of the current market included the following step:

1. **Evaluation of Previous Solicitations:**
   - A review of prior attempts to procure these services highlighted a lack of interest from qualified providers due to the specialized nature of the services. This indicated that market availability is limited, requiring a tailored approach to identify suitable vendors.

☐ **Market Survey of other jurisdictions:**

Date contacted:	Click here to enter a date.
Jurisdiction Name / Contact name:	**The Georgia counties of Dekalb, Cobb, Gwinnett judicial systems are also employing the services of the Atlanta Legal Aid Society. Fulton County has not conducted a contract comparison**
Date of last purchase:	Click here to enter a date.
Price paid:	**Fulton County does not have access to the current contract award information between the above mentioned counties and Atlanta Legal Aid Society**
Inflation rate:	Click here to enter text.
Adjusted price:	**Fulton County does not have access to this current contract information**
Percent difference between past purchase price and renewal price:	Click here to enter text.
Are they aware of any new vendors?	☐ **Yes** ☒ **No**
Are they aware of a reduction in pricing in this industry?	☐ **Yes** ☐ **No**
How does pricing compare to Fulton County's award contract?	Click here to enter text.

Explanation / Notes:

Fulton County Courts Justice Resource Center has not conducted a survey or analysis of the current service contracts (and renewals) that the Atlanta Legal Aid Society has with other metro Atlanta judicial systems.

☐ **Other (Describe in detail the analysis conducted and the outcome):**

Click here to enter text.

3. **What was the actual expenditure (from the AMS system) spent for this contract for previous fiscal year?**

   $205,380.00

4. **Does the renewal option include an adjustment for inflation?** ☐ **Yes** ☒ **No**
   (Information can be obtained from CPI index)

Was it part of the initial contract?	☐ Yes	☒ No
Date of last purchase:	Click here to enter a date.	
Price paid:	**$205,380**	
Inflation rate:	**0%**	
Adjusted price:	**$205,380**	
Percent difference between past purchase price and renewal price:	**$0.00**	

Explanation / Notes:

Click here to enter text.

5. **Is this a seasonal item or service?** ☐ **Yes** ☒ **No**

6. **Has an analysis been conducted to determine if this service can be performed in-house?** ☐ **Yes** ☒ **No** **If yes, attach the analysis.**

7. **What would be the impact on your department if this contract was not approved?**

   The non-approval of this contract would have a negative impact on the Atlanta metro citizen who wishes to represent himself/herself and acquire access to the Fulton County court system.

   For a variety of reasons (financial means being the top reason), citizens who choose to represent themselves in a court of law, depend heavily on the services provided through the partnership of the Atlanta Legal Aid Society (ALAS) and the Fulton County Courts Justice Resource Center (JRC).

   The in person and virtual attorney consultations, clinics, seminars, legal forms, and other court related services offered by the JRC and ALAS provide citizens with a strong foundation and support for navigating through the court system. Without an approved legal assistance contracted program, many citizens would not have access to justice within the Fulton County court system.

   .

Jeannie Ashley	December 3, 2024
Prepared by	**Date**
David Summerlin	December 3, 2024
Department Head	**Date**

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0707 **Meeting Date:** 9/17/2025

Department
County Manager

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Presentation of the Fulton County Operational Report.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected

All Districts	☒
District 1	☐
District 2	☐
District 3	☐
District 4	☐
District 5	☐
District 6	☐

Is this a purchasing item?
No



Fulton County Operational Report

September 17, 2025

Board of Commissioners Meeting

AGENDA

Justice

- Justice System
- Jail Facilities

Focus Areas

- Health and Human Services South Feasibility Study
- Construction Update on Health and Human Services North

Finance and Purchasing

- ARPA Reporting
- Monthly Financials
- Emergency and County Manager Contracts

Justice System Update



FULTON COUNTY GOVERNMENT

Justice System Update

SEPTEMBER 17, 2025

AGENDA

01 JUSTICE SYSTEM SCORECARD

02 JAIL POPULATION UPDATE

03 PRIORITIES

JUSTICE SYSTEM SCORECARD
MONTHLY UPDATE

MEASURE	GOAL	MAY 2023 BASELINE	JUNE 2025	JULY 2025	DELTA *(previous month vs. current month)*
Average Length of Stay	30 days	71 days	42 days	44 days	2 day increase
Jail Population Unindicted without other charges	10%	34%	20%	20%	No change
Clearance Rate for Felony Criminal Cases	100%	72%	52%	67%	15% increase
Felony Cases Disposed within 180 Days	90%	25%	25%	27%	2% increase
Felony Cases Disposed within 365 Days	98%	63%	54%	61%	7% increase

Average length of stay calculated only after individuals have been booked out of the jail and does not include currently incarcerated inmates



FULTON COUNTY GOVERNMENT

Justice System Update

SEPTEMBER 17, 2025

AGENDA

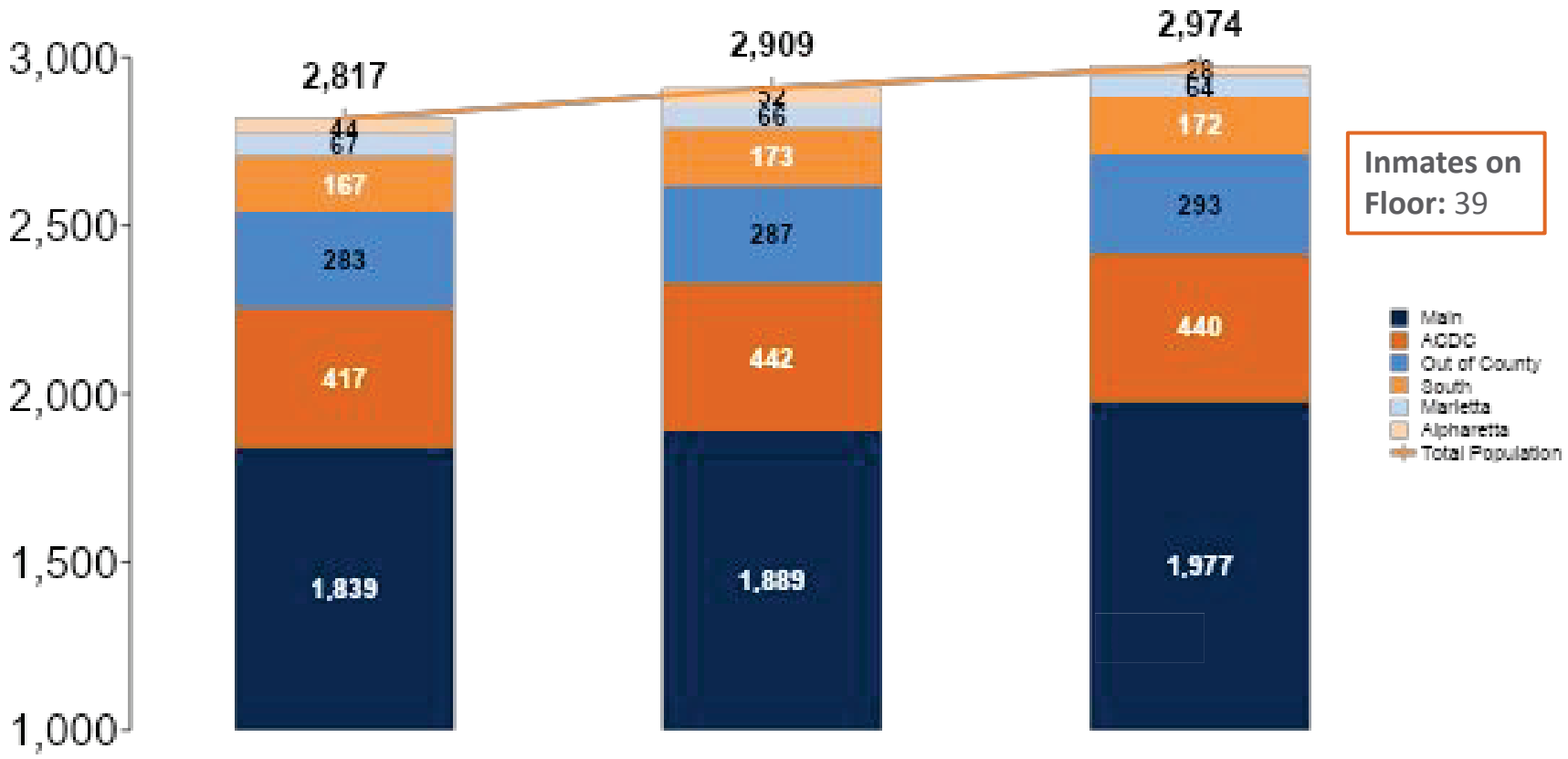
01 JUSTICE SYSTEM SCORECARD

02 JAIL POPULATION UPDATE

03 PRIORITIES

AVERAGE MONTHLY POPULATION

2,969
as of 9/9/2025



	June	July	August
Book In	1950	2049	2031
Book Out	1844	2014	1972
Net	-106	-35	-59

AVERAGE MONTHLY JAIL POPULATION

POPULATION BY FACILITY

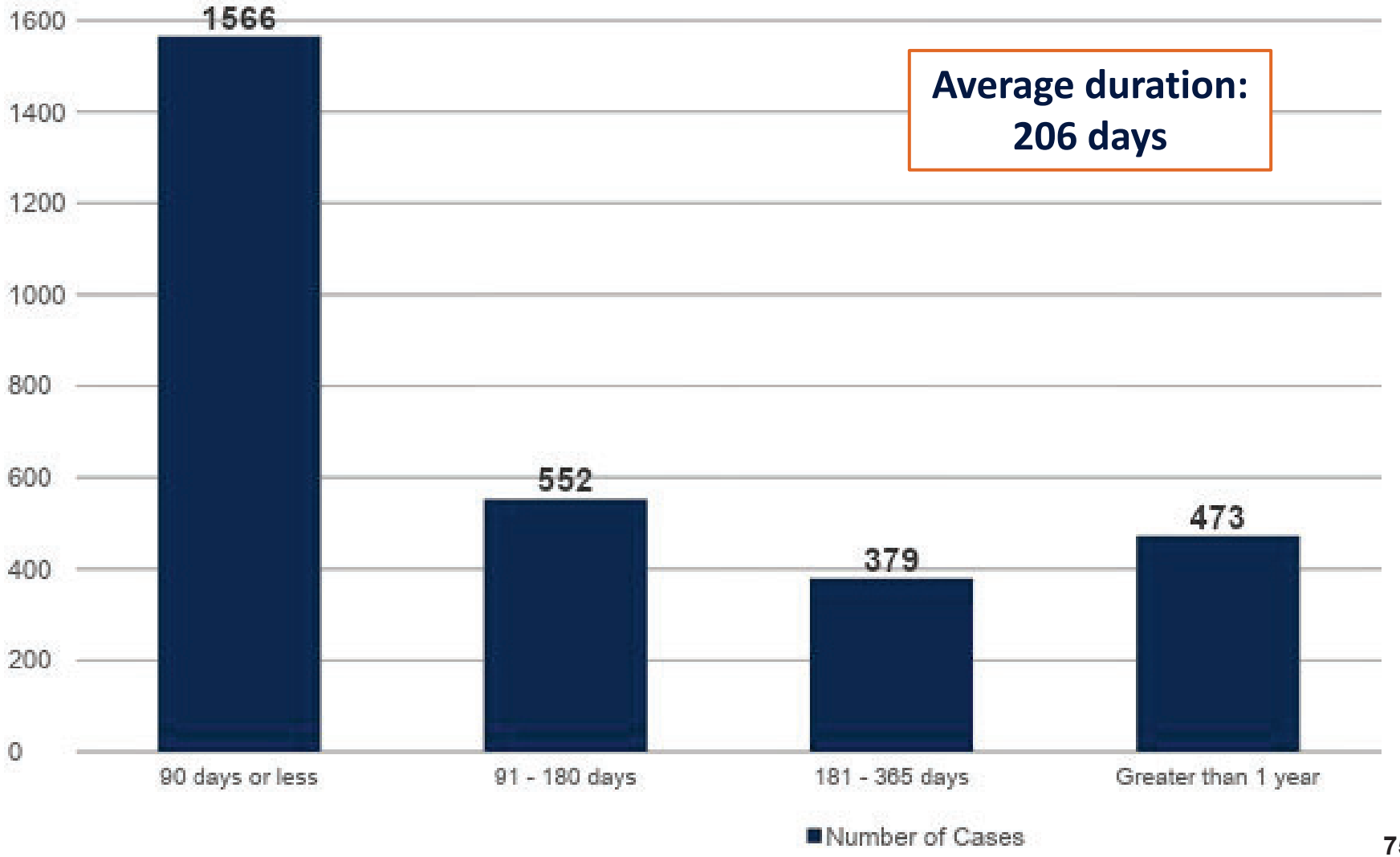
FULTON COUNTY

Inmates on Floor: 39

	JUNE	JULY	AUGUST	9/9/2025
Main	1,839	1,889	1,977	1,988
ACDC	417	442	440	454
Out of County	283	287	293	287
South Annex	167	173	172	177
Marietta Annex	67	66	64	63
Alpharetta	44	52	28	0
TOTAL	2,817	2,909	2,974	2,969

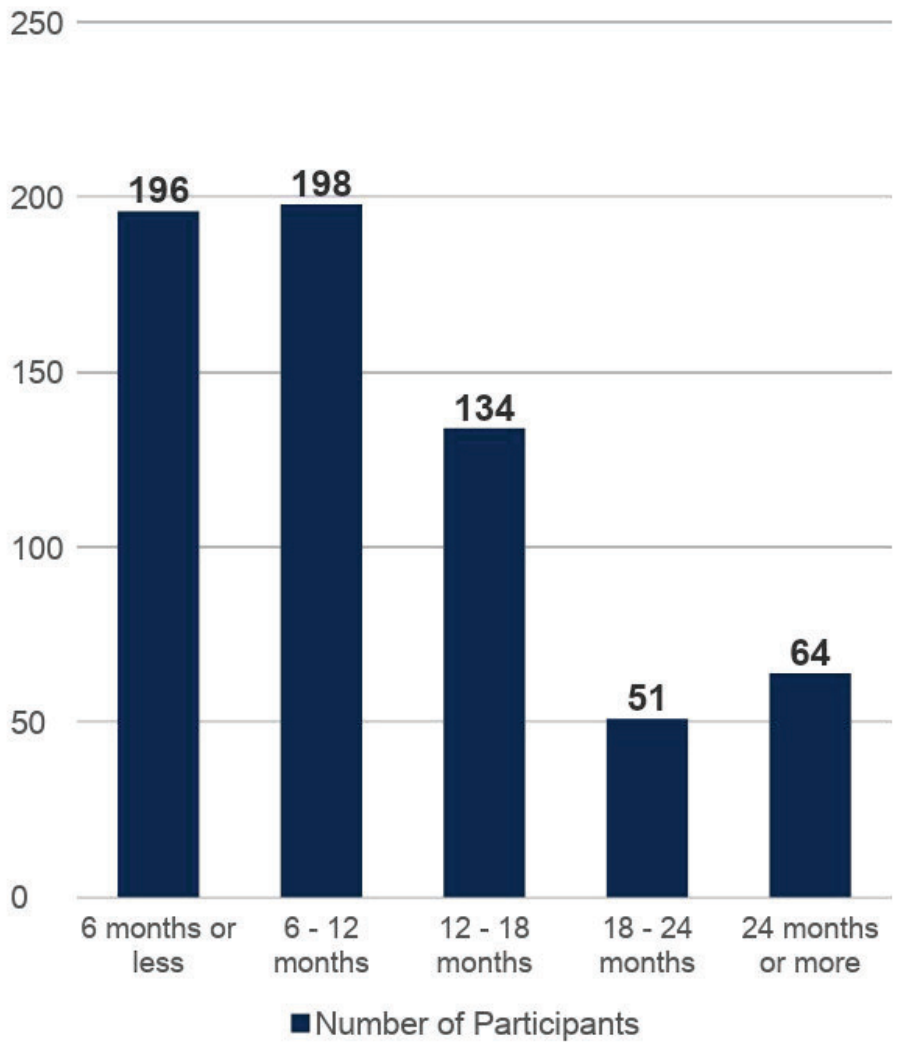
LENGTH OF STAY FOR CURRENTLY INCARCERATED

INMATES IN JAIL AS OF 9/3/2025



ELECTRONIC MONITORING UPDATE

MONTHS ON MONITOR AS OF 9/1/2025



Program Update

- Number of active monitors down from **1,108** (Aug 31, 2024) to **643** (Sept 1, 2025)
- Continuous bimonthly status reviews of EM cases prioritized by length of time on monitor and severity of charges
- Superior Court has implemented new bond order with 6-month default for monitor & pretrial services removal
- Any extension beyond 6 months requires written order from judge

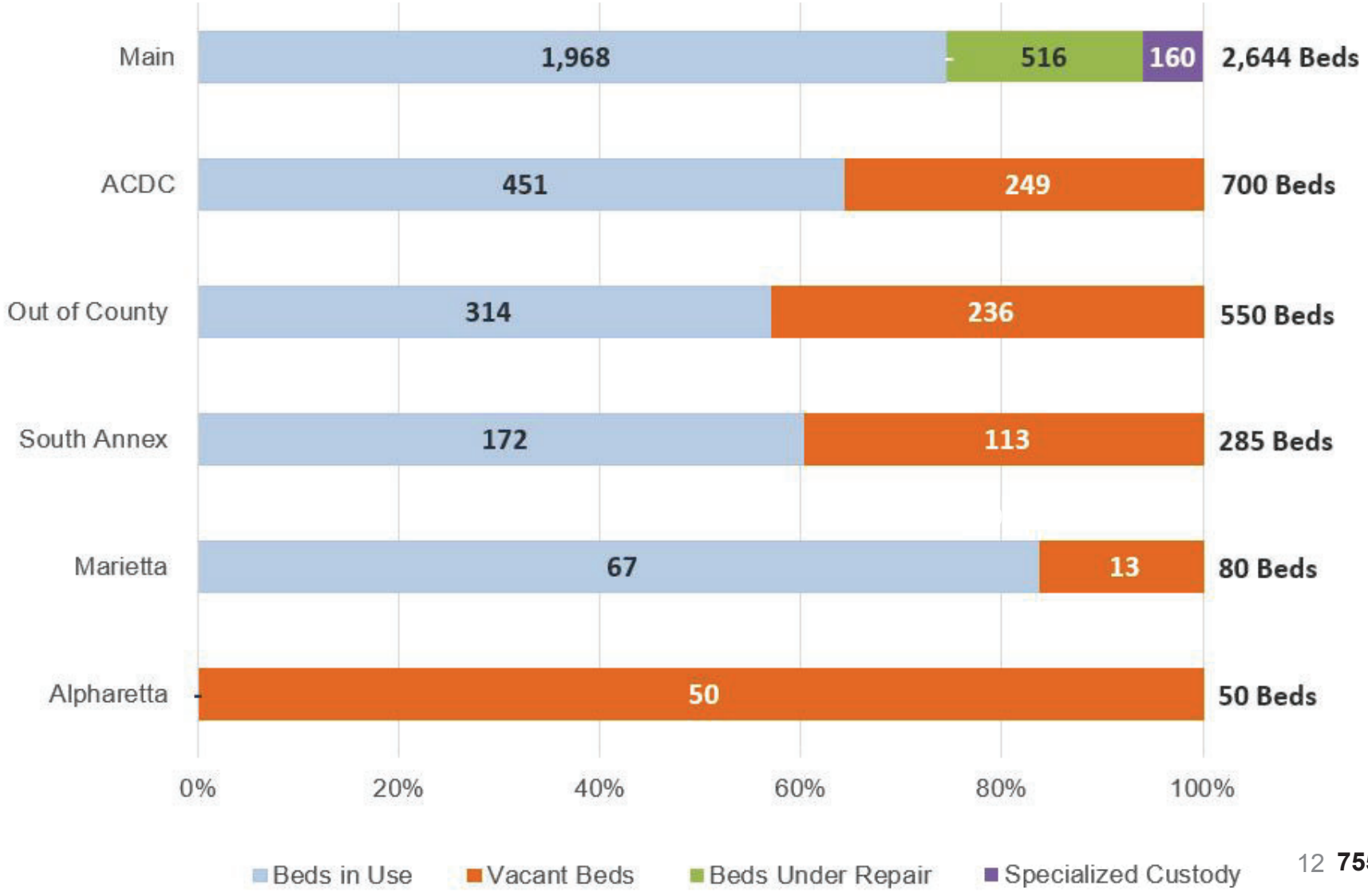
ELECTRONIC MONITORING UPDATE
6 MONTH ROLLING PARTICIPATION

	6 months or less	6 – 12 months	12 – 18 months	18 – 24 months	Greater than 24 months	TOTAL	% less than 1 year	% greater than 1 year
AUG 2025	196	198	134	51	64	**643**	61%	39%
JUL 2025	224	194	118	66	66	**668**	63%	37%
JUN 2025	234	190	130	97	75	**726**	58%	42%
MAY 2025	236	176	114	114	76	**716**	58%	42%
APR 2025	260	193	100	120	61	**734**	62%	38%
MAR 2025	287	269	87	96	66	**805**	69%	31%

JAIL POPULATION
FACILITY UTILIZATION AS OF 9/11/2025

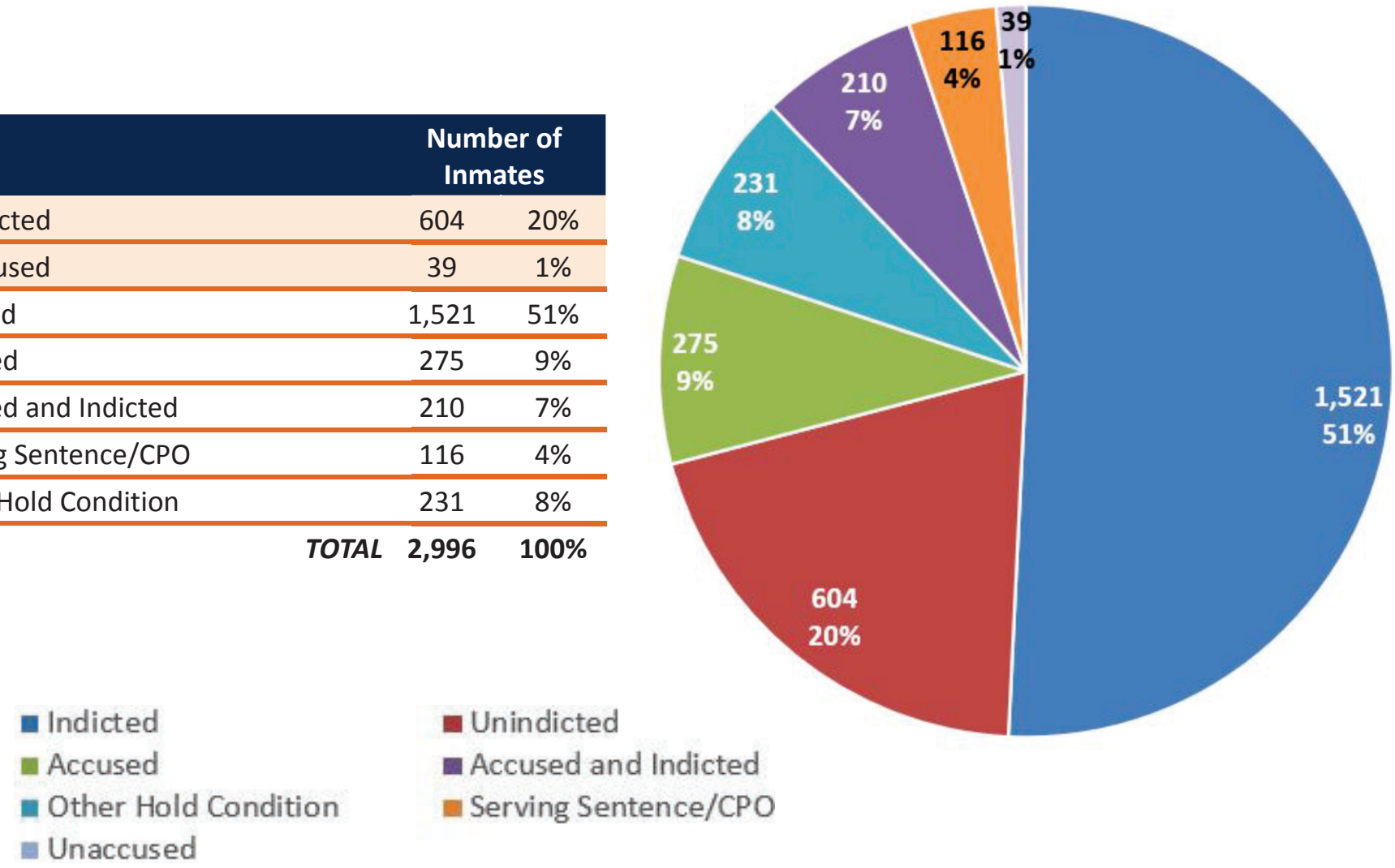
Specialized Custody: inmate classification, competency, discipline, protective custody

Inmates on Floor: 39



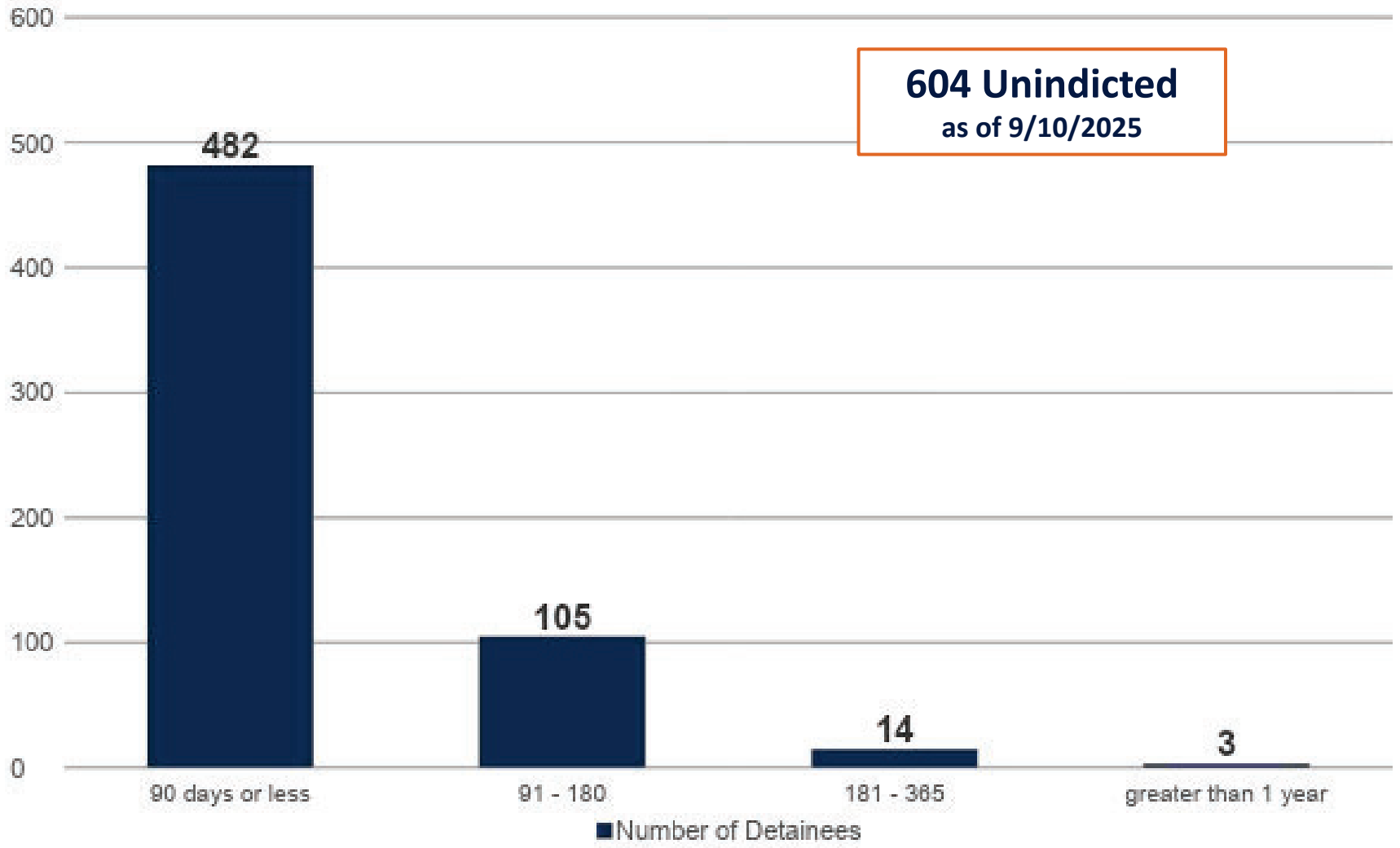
JAIL POPULATION
FULL INMATE ANALYSIS AS OF 9/10/2025

Status	Number of Inmates	
Unindicted	604	20%
Unaccused	39	1%
Indicted	1,521	51%
Accused	275	9%
Accused and Indicted	210	7%
Serving Sentence/CPO	116	4%
Other Hold Condition	231	8%
TOTAL	**2,996**	**100%**



UNINDICTED JAIL POPULATION

DAYS IN JAIL AS OF 9/10/2025



Excludes detainees with pending indicted cases and holds (Probation Violations, Failure to Appears and foreign and/or other agency holds)



FULTON COUNTY GOVERNMENT

Justice System Update

SEPTEMBER 17, 2025

AGENDA

01 JUSTICE SYSTEM SCORECARD

02 JAIL POPULATION UPDATE

03 PRIORITIES

PRIORITIES

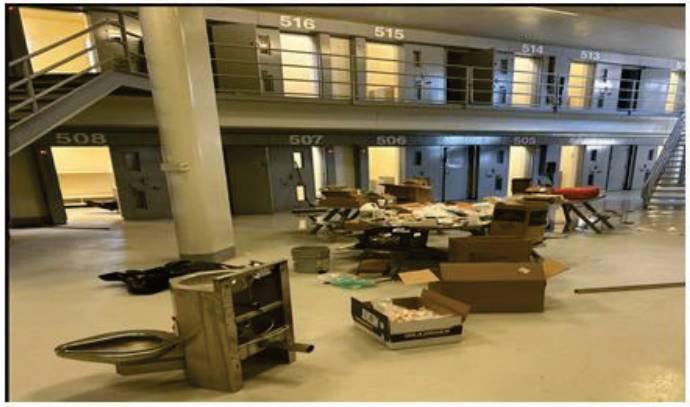
- ✔ Report on the full jail population analysis, now fully automated
- ✔ Starting October 2025, report on utilization and performance data of the Center for Diversion and Services
- ✔ Develop the roles and responsibilities for new resource focused on managing jail population reduction initiatives, increasing diversions, and standardized reporting to the BOC

QUESTIONS

Jail Blitz Plan

Jail Maintenance Blitz







- **Overall Blitz Project Update**
  - 9 of 11 housing units completed = **82%**
  - 3 North completed on August 14, 2025
  - Current blitz areas: **3 South** & **7 South**
    - FCSO determined that 7 South was critical for housing maximum security classification residents
    - 3 South critical for housing residents requiring physical and behavioral health concerns.
- Phase 1 blitz completion: End of **October 2025**
- Phase 2 Blitz to begin in Q1 2026

Jail Maintenance - Bed Availability

- Beds out of service due to active/scheduled repairs

Location	# of Beds
3 South (active blitz)	*204*
5 North	*2*
7 South (active blitz)	*204*
6 South	*69*
6 North	*37*
TOTAL	*516*

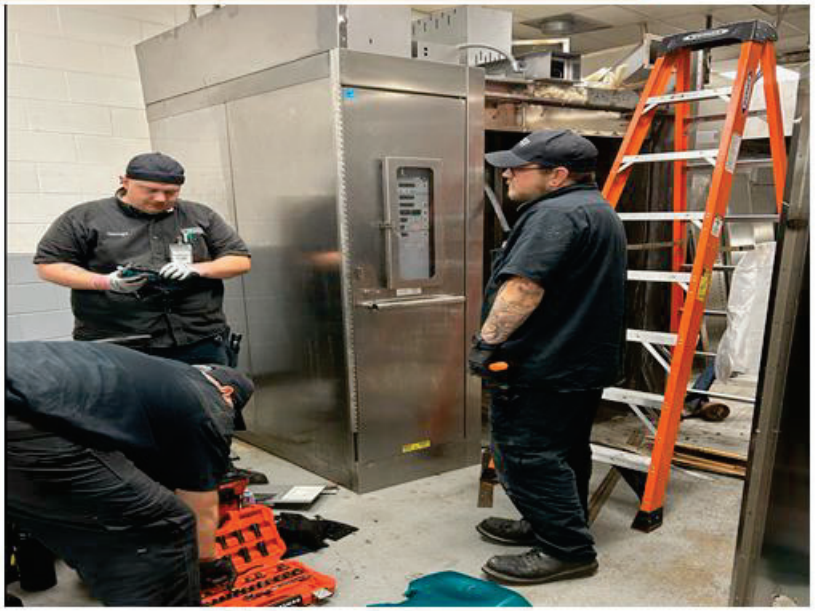


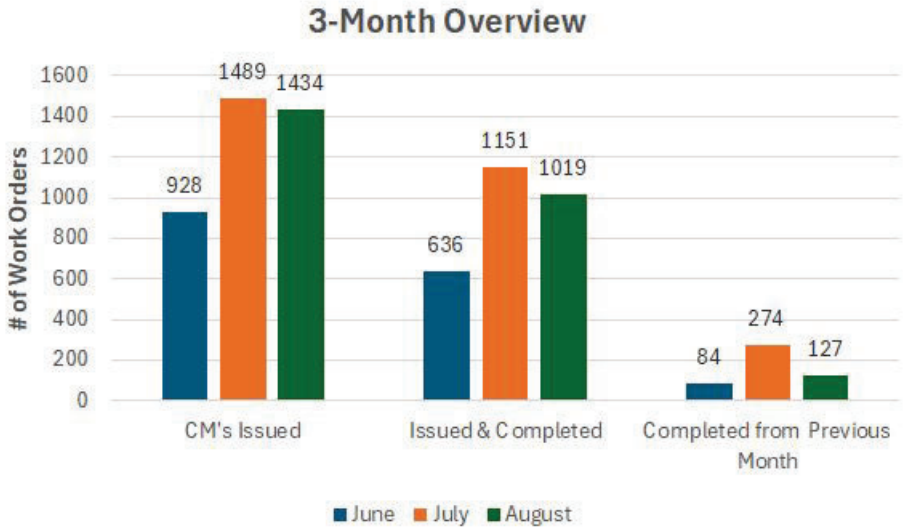


Jail Maintenance Performance

Thru 9/10/2025

- **Corrective Maintenance (August 2025)**
  - **1019** of **1434** issued & completed: **71%**
  - **127 August** WO's completed in **Sept** = **80%**
  - ***1,440*** CM's completed from 8/1 thru 9/10
- **Preventive Maintenance (August 2025)**
  - **311** of **370** PM's scheduled & completed: **84%**
- **Total Open Work Orders = 1,039**
  - Upcoming blitz areas: **474**



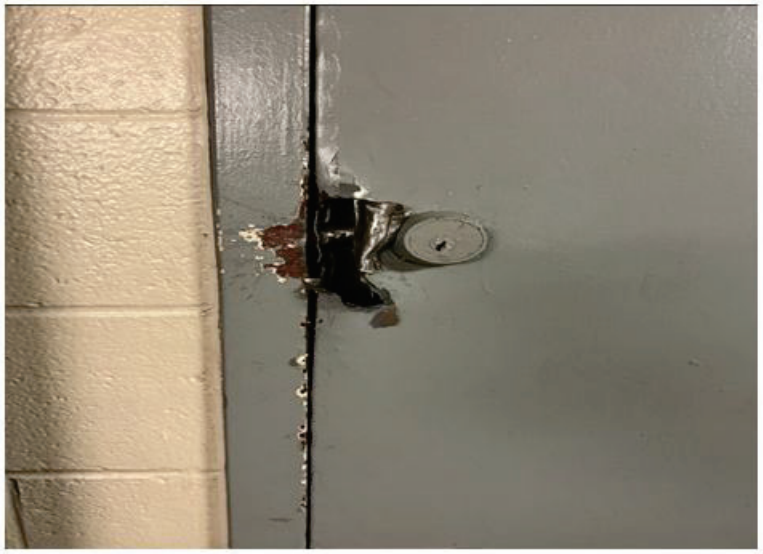


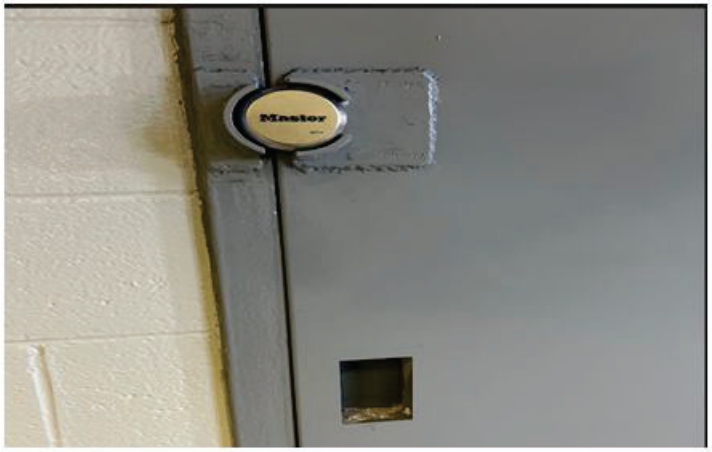
Action Taken/Next Steps

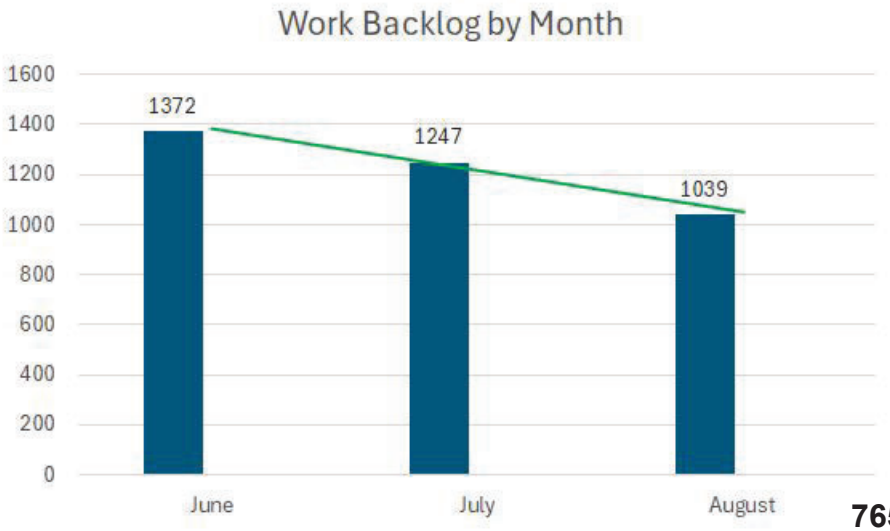
- New maintenance contractor began at Jail South Annex on 9/10/2025
- 1st of 5 additional FTE's added to main jail maintenance team on 9/2/2025
- EMSI conducts monthly analysis of maintenance performance data.

Work Order Backlog

- On average, ***1,500*** work orders are created each month
  - ***800*** work orders submitted by EMSI per month
  - Approx. **700** work orders per month are initiated by FCSO staff
- Maintenance averaging ***1,200*** completed work orders per month
  - Average time to complete = **2.5 days**
  - Base contract staffing = **18 technicians**
  - 1st of 5 additional FTE's added to main jail maintenance team on 9/2/2025
  - Backlog goal of **< 500** open work orders by December 2025.







Immediate Repairs Update

- **BOC approved $3.2M for several critical repairs/upgrades**

DESCRIPTION	COST	STATUS
Fire Alarm Upgrade	$723,865	**Completed** 8/4/2025. Second phase to address field devices will begin on 9/22/2025. Project addresses all outstanding system issues.
Padded Cells @ South Annex	$260,000	**Completed** 1/17/2025.
Kitchen Equipment Replacement	$212,302	**Completed** 6/11/2025
Laundry Equipment Replacement	$346,657	HOLD: *Current equipment functional*
Elevator Modernization	$1,652,000	Solicitation advertised. Pre-proposal conference scheduled for Thursday, 9/18/2025.
TOTAL	**$3,194,824**	

QUESTIONS

Health and Human Services South Feasibility Study

South Fulton HHS Feasibility Study Update

SCOPE & PARTICIPANTS

- Evaluate service needs, consolidation opportunities, recommend site locations, conceptual design with associated costs.
- The proposed facility will house key services such as Behavioral Health, Senior Services, DUI programs, and Board of Health functions.
- The project includes three phases:
    1. Feasibility Study
    2. Site Evaluation
    3. Conceptual Design
- Key components include market analysis, stakeholder engagement, and best-practice research to guide planning and promote accessibility, efficiency, and future adaptability.

South Feasibility Study Update

Participants

- Public Health
- Behavioral Health (Adult and Youth)
- DREAM
- DUI Services
- Senior Services

Activities Underway

- Market analysis and Heat maps
- Site analysis
- Information gathering from Agencies

South Feasibility Study Update

Proposed Schedule

Phase 1 Feasibility Study

- Task One - Market Analysis: July 25-Mid November 25
- Task TWO - Feasibility Study: September 25 to October 25
- Task Three: Needs Assessment: October 25- November 25

Phase II Site Evaluation

- July 25 - October 25

Phase III Enhanced Schematics

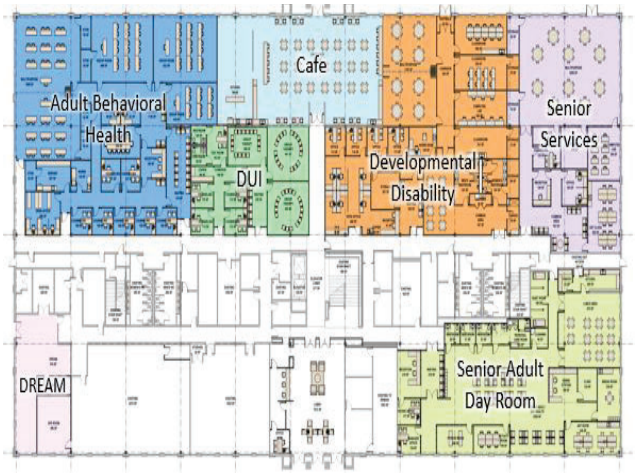
- Schematic Design - Mid November 25- January 26

QUESTIONS

Construction Update on Health and Human Services North

4700 North Point Parkway Updates





1st Floor:

- **Finishing Drywall; Set Side Light Door Frames; Fire Protection Rough-In; Electrical Rough-In, Duct Installation, Support Steel Installation for Operable Partitions**

2nd Floor:

- **1st coat of paint; ACT Ceiling Support Installation; Set Side Lite Door Frames; VAV box installation; Coring in Dental Suite**

4700 North Point Parkway Updates



LEVEL 1 – CEILING FRAMING LOBBY



LEVEL 1 – MUD & TAPE
DEVELOPMENTAL DISABILITIES

4700 North Point Parkway Updates



Prime complete and 1st coat of paint applied.

LEVEL 2 – BEHAVIORAL HEALTH



Mechanical, electrical, and plumbing rework.

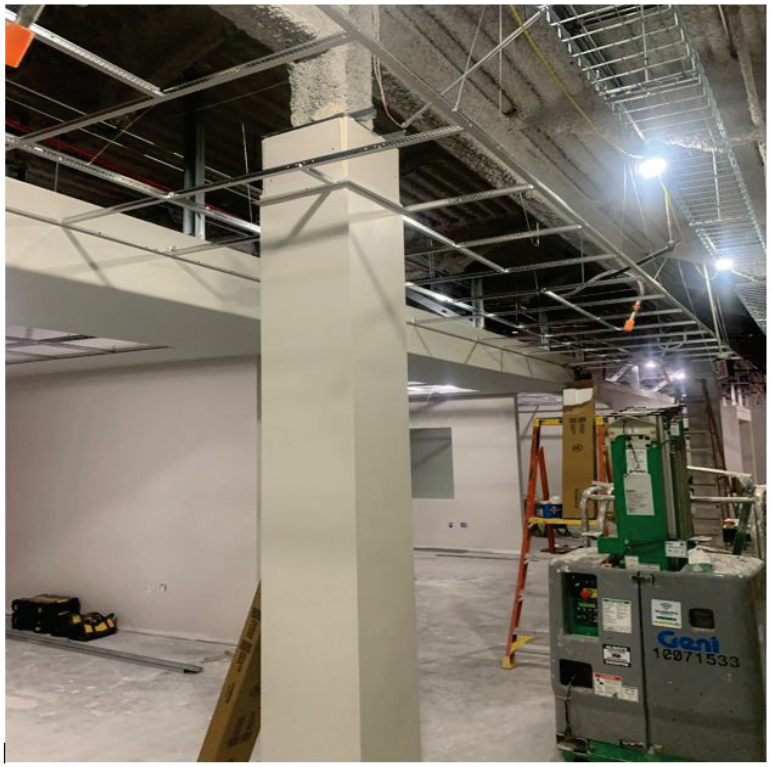
LEVEL 2 –ORAL

4700 North Point Parkway Updates



Side lite doors set. Finishers to begin mud and tape Tuesday.

LEVEL 1 – SENIOR DAY ROOM



ACT Grid

LEVEL 2 COORIDOR

4700 North Point Parkway Updates

ACTIVITIES OVER THE NEXT THREE WEEKS:

- **1st Floor:**
  - **Prime and Paint; ACT Framing; MEP trim-out walls and ceilings**
- **2nd Floor:**
  - **ACT framing; ACT hanging; MEP trim-out Walls and Ceilings**

UPCOMING DATES:

- **Substantial Completion targeting December 2025.**
- **Furniture install completion Mid-February 2026.**
- **Move-In March 2026**

QUESTIONS

Finance and Purchasing

COVID 19 Reserve & ARPA Spend Update

ARPA Reporting

Fulton County Government
American Rescue Plan Report as of 9/11/2025

Project/Initiative	Budget Amount	Approved by the BOC	Contracted (Y/N)	Encumbrance	Expenditure	Difference	Comment	Active or Closed
Behavioral Health Crisis Center	16.1	Yes	Yes	0.0	16.07	-	Remaining purchase orders of $38.2k	Active
Developmental Disabilities Training Center	5.3	Yes	Yes	3.4	1.84	-	In progress	Active
Infrastructure Modernization (141 Pryor)	31.6	Yes	Yes	21.7	9.90	-	In progress	Active
Court Backlog Project - ORCA	79.3	Yes	Yes	0.1	79.21	(0.0)	Remaining purchase orders for services performed through 12/31/24 for Superior Court	Closed
Fulton Fresh 2025 and 2026	0.4	Yes	Yes	0.4	-	-	Project encumbered.	Active
Living Assistance	0.5	Yes	Yes	0.5	-	-	Project encumbered.	Active
Tiny Homes	1.5	Yes	Yes	-	1.50	-	In progress	Active
IT Virtual Support -Cloud Based ERP	9.7	Yes	Yes	5.46763	4.20	-	In progress	Active
IT Virtual Support - Cybersecurity Betterment	1.7	Yes	Yes	-	1.73	-	In progress	Active

FULTON COUNTY

Financial/Performance Measures Update

Monthly Financial Report

General Fund Expenditure Analysis 2024 vs 2025 -August

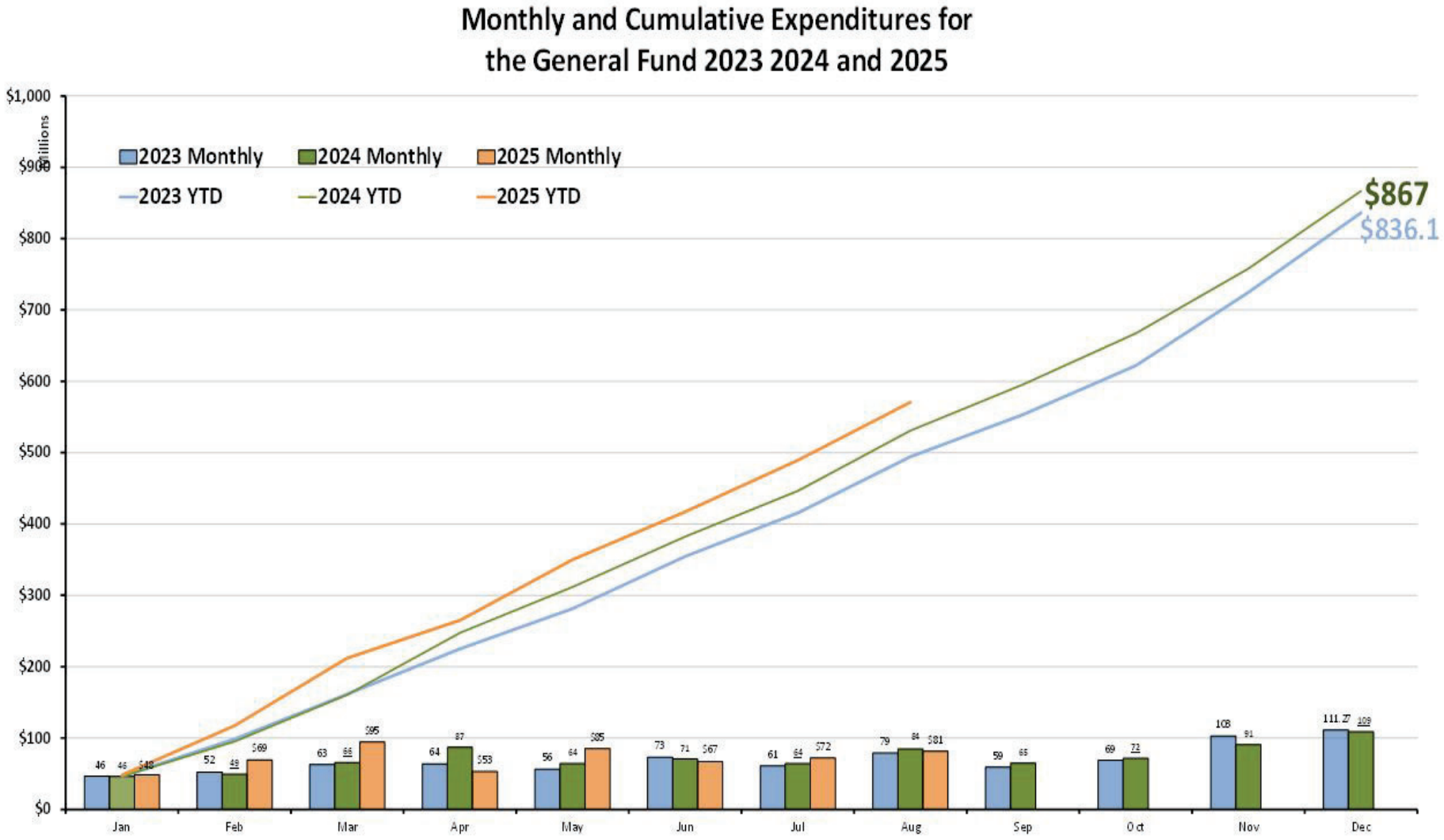
		2024			2025			
		A	B	A/B	C	D	C/D	(C/D)-(A/B)
Department		YTD 2024 Exp	2024 -Budget	%	YTD 2025 Exp	2025 Budget	%	% Change
Arts & Culture	181	$ 2,826,401	$ 7,831,578	36%	$ 3,383,008	$ 6,090,899	56%	19%
Behavioral Health	755	$ 6,089,542	$ 18,607,401	33%	$ 7,705,180	$ 21,355,052	36%	3%
Board of Health	750	$ 7,264,653	$ 11,150,587	65%	$ 7,226,894	$ 11,050,000	65%	0%
Child Attorney	237	$ 2,499,938	$ 3,736,104	67%	$ 2,655,659	$ 3,930,086	68%	1%
Commission Districts	101	2,429,405	4,245,631	57%	$ 2,977,930	$ 5,065,339	59%	2%
Community Development	121	4,306,387	11,306,990	38%	$ 5,036,036	$ 10,405,955	48%	10%
County Attorney	235	3,379,996	5,069,994	67%	$ 3,724,728	$ 5,587,092	67%	0%
County Comm Clerk	110	910,002	1,354,894	67%	$ 913,149	$ 1,398,473	65%	-2%
County Manager	118	2,296,299	4,058,114	57%	$ 2,558,207	$ 4,314,184	59%	3%
County Marshal	419	4,549,595	7,769,055	59%	$ 5,350,267	$ 8,128,058	66%	7%
District Attorney	480	22,682,727	36,646,261	62%	$ 24,453,047	$ 39,354,311	62%	0%
Diversity and Civil Rights	186	961,433	1,677,587	57%	$ 902,398	$ 1,675,883	54%	-3%
DREAM	520	25,556,339	41,474,580	62%	$ 29,846,324	$ 45,649,766	65%	4%
Economic Development	120	698,977	1,410,872	50%	$ 995,635	$ 1,524,606	65%	16%
Emergency Management	335	809,351	1,561,655	52%	$ 1,292,223	$ 2,140,674	60%	9%
Emergency Services	333	2,403,615	3,418,235	70%	$ 2,446,972	$ 3,478,261	70%	0%
External Affairs	130	1,677,553	2,821,515	59%	$ 1,783,874	$ 2,985,602	60%	0%
Family & Children's Services	620	863,367	1,684,840	51%	$ 1,239,013	$ 1,684,840	74%	22%
Finance	210	4,162,705	7,916,858	53%	$ 4,665,997	$ 8,383,491	56%	3%
Grady Hospital	730	33,606,547	50,601,313	66%	$ 34,558,266	$ 51,535,540	67%	1%
HIV Elimination	270	70,190	139,459	50%	$ 109,734	$ 179,910	61%	11%
Human Resources	215	3,565,537	6,340,229	56%	$ 3,643,966	$ 6,270,385	58%	2%
Information Technology	220	24,388,580	38,309,838	64%	$ 31,305,103	$ 43,727,572	72%	8%
Juvenile Court	405	10,501,172	16,845,058	62%	$ 12,367,838	$ 18,150,397	68%	6%
Library	650	18,669,601	30,554,505	61%	$ 20,285,763	$ 31,557,685	64%	3%
Magistrate Court	422	2,936,169	4,645,677	63%	$ 3,178,500	$ 5,161,258	62%	-2%
Medical Examiner	340	3,885,841	6,608,673	59%	$ 4,308,916	$ 6,717,101	64%	5%
Non-Agency	999	93,622,484	234,470,617	40%	$ 97,855,643	$ 247,290,139	40%	0%
Office of the County Auditor	119	892,862	1,410,358	63%	$ 1,015,101	$ 1,633,708	62%	-1%
Police	320	7,588,432	12,975,507	58%	$ 9,129,352	$ 14,047,164	65%	7%
Probate Court	410	3,370,180	5,683,601	59%	$ 4,007,298	$ 6,482,323	62%	3%
Public Defender	490	17,577,594	26,410,527	67%	$ 18,737,834	$ 27,547,416	68%	1%
Public Works	540	333,333	500,000	67%	$ 333,333	$ 500,000	67%	0%
Purchasing	230	2,712,126	4,871,926	56%	$ 3,123,765	$ 5,130,323	61%	5%
Regis & Elect	265	18,816,373	39,181,842	48%	$ 8,848,059	$ 22,408,078	39%	-9%
Senior Services	183	16,367,352	28,408,575	58%	$ 18,003,423	$ 30,286,934	59%	2%
Sheriff	330	98,475,144	146,384,724	67%	$ 105,382,081	$ 153,787,661	69%	1%
State Court-All Judges	421	4,155,116	6,900,659	60%	$ 4,549,531	$ 7,181,411	63%	3%
State Court-General	420	5,298,646	8,700,422	61%	$ 5,767,430	$ 8,981,702	64%	3%
State Court-Solicitor	400	7,740,092	13,040,495	59%	$ 8,476,481	$ 13,209,975	64%	5%
Superior Court-All judges	451	6,437,435	9,824,079	66%	$ 6,845,183	$ 10,278,927	67%	1%
Superior Court-Clerk	470	14,367,816	21,942,346	65%	$ 15,369,705	$ 23,526,563	65%	0%
Superior Court-General	450	15,305,471	24,420,117	63%	$ 17,431,585	$ 27,055,258	64%	2%
Tax Assessor	240	11,719,799	21,943,164	53%	$ 13,767,338	$ 23,022,579	60%	6%
Tax Commissioner	245	12,159,569	19,253,694	63%	$ 13,132,905	$ 19,900,404	66%	3%
Grand Total		$ 530,931,746	$ 954,110,157	56%	$ 570,690,677	$ 989,772,985	58%	2.0%

C/D Color Legend

67% of the Year (Aug)

FULTON COUNTY

Monthly Financial Report



Monthly Financial Report

General Fund Summary

Personnel Vacancy Analysis 2025 -August - Full Time Permanent Positions

			Personnel Count and Vacancies / Full Time Permanent													
			2025													
Department	FY25 YTD Expense	FY25 Budget	Perm. Pos.	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Oct	Nov	Dec	Avg. Vac.TD
Commission Districts	2,739,418	4,423,326	28	8	3	3	3	4	4	5	5					18%
County Comm Clerk	701,668	1,079,474	8	1	0	0	0	0	0	0	0					0%
County Manager	2,498,803	3,631,126	21	0	0	0	0	0	1	0	0					0%
County Auditor	928,914	1,493,541	9	0	0	1	1	1	2	3	3					33%
Community Development	1,967,741	2,962,574	23	4	1	1	1	1	1	0	0					0%
External Affairs	1,410,455	2,191,356	18	2	3	3	3	3	2	1	1					6%
Arts & Culture	2,064,420	2,991,345	29	1	1	0	0	0	0	0	0					0%
Senior Services	6,591,779	10,297,117	114	8	5	4	5	5	3	3	6					5%
Diversity and Civil Rights	790,731	1,361,507	13	1	3	3	3	3	3	1	0					0%
Finance	4,403,163	7,133,495	61	5	5	6	7	9	8	8	8					13%
Human Resources	3,245,723	5,041,540	43	3	3	4	4	4	4	3	3					7%
IT	10,851,528	17,710,643	121	21	22	22	21	21	22	11	13					11%
Purchasing	2,862,317	4,293,781	37	3	4	4	3	2	2	2	2					5%
Child Attorney	2,579,209	3,753,135	23	1	1	1	1	0	0	1	1					4%
Tax Assessor	11,058,254	17,399,321	190	15	20	18	19	19	20	22	20					11%
Tax Commissioner	11,138,940	16,249,118	190	6	4	5	6	9	12	13	13					7%
Regis & Elect	3,406,000	5,579,532	41	5	3	4	2	2	1	3	4					10%
HIV Elimination	108,618	171,910	1	0	0	0	0	0	0	0	0					0%
Police	4,647,577	6,741,454	68	7	7	6	5	6	5	5	6					9%
Sheriff	61,697,004	94,974,490	950	152	140	127	128	116	120	133	145					15%
Emergency Services	1,043,278	1,541,933	15	0	0	1	1	2	3	4	0					0%
Emergency Management	885,723	1,376,464	9	0	0	0	0	0	0	0	0					0%
Medical Examiner	3,787,639	5,595,976	44	2	2	3	3	2	2	1	1					2%
State Court-Solicitor	8,077,413	12,289,688	104	11	14	15	7	8	7	14	5					5%
Juvenile Court	11,379,503	16,451,027	165	18	15	15	13	11	9	16	18					11%
Probate Court	3,584,200	5,710,619	53	2	3	4	5	6	6	6	5					9%
County Marshal	4,891,552	7,301,842	72	5	5	6	4	4	3	4	4					6%
State Court-General	4,874,897	7,543,249	66	3	4	4	5	4	4	4	4					6%
State Court-All Judges	4,438,039	6,780,680	40	2	2	3	3	1	1	0	0					0%
Magistrate Court	3,021,319	4,643,554	20	0	1	1	1	1	2	3	1					5%
Superior Court-General	14,040,454	21,510,520	214	12	12	13	16	21	20	18	21					10%
Superior Court-Alljudges	6,527,715	9,540,772	80	1	1	0	0	0	0	0	0					0%
Superior Court-Clerk	13,223,767	20,030,636	207	20	23	22	22	20	22	25	20					10%
District Attorney	22,305,091	33,570,412	263	21	24	17	15	17	20	12	15					6%
Public Defender	17,054,816	25,249,810	162	6	5	5	7	3	3	3	2					1%
DREAM	9,835,616	15,358,009	180	23	27	26	28	26	30	26	26					14%
Library	16,088,321	25,036,510	295	40	40	29	32	34	30	25	19					6%
Behavioral Health	2,317,530	3,991,491	55	17	21	22	18	18	15	15	15					27%
Non-Agency	46,078,492	70,370,993	0	0	0	0	0	0	0	0	0					#DIV/0!
Economic Development	728,420	1,096,712	6	0	0	0	0	0	0	0	0					0%
Grand Total	$ 329,876,047	$ 504,470,681	4038	426	424	398	392	383	387	390	386					10%

*Vacant positions in the County's HR system as of 9/1/2025. Does not include an internal department reconciliation of positions which include active job offers, FMLA, military leave and other off-payroll positions.

FULTON COUNTY

QUESTIONS

Monthly Emergency Purchase Orders & Monthly CM Contract Approval

EMERGENCY PURCHASE ORDERS AND CONTRACTS

Details will be provided on September 15th to the Board of Commissioners

County Manager Contract Approvals Less Than $100K

Details will be provided on September 15th to the Board of Commissioners

QUESTIONS

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0708 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a recommended proposal - Finance Department, 25RFPDENT052325C-MH, Employee Healthcare Benefit Plan - Dental with Aetna Life Insurance Company (Atlanta, GA) to administer: [1] Dental PPO (DPPO) Plan on a self-funded basis and [2] Dental HMO (DHMO) Plan on an insured basis, to eligible employees, retirees, beneficiaries and their covered dependents. Effective date: January 1, 2026, through December 31, 2026 with four renewal options .

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-375, all competitive sealed proposals shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background

Scope of Work: The recommended proposal will provide Employee Healthcare Benefit Plan - Dental with Aetna Life Insurance Company (Atlanta, GA) to administer: [1] Dental PPO (DPPO) Plan on a self-funded basis and [2] Dental HMO (DHMO) Plan on an insured basis, to eligible employees, retirees, beneficiaries and their covered dependents.

Community Impact: This contract provides dental plan benefit coverage to eligible Fulton County active employees, retirees, beneficiaries and covered dependents.

Department Recommendation: All the benefit administrators went through a formal procurement process to ensure that Fulton partners with the highest quality vendors at the most effective price. The Finance Department recommends approval of the above options.

Project Implications: Approval is needed immediately to begin premium rate development, implementation and communication to employees, retirees and beneficiaries for planning of open enrollment.

Community Issues/Concerns: None

Department Issues/Concerns: None

Contract Modification: This is a new procurement.

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value:	**Based on enrollment per approved rates.**
Prime Vendor:	**Aetna Life Insurance Company**
Prime Status:	**Non-Minority**
Location:	**Atlanta, GA**
County:	**Fulton County `**
Prime Value:	**TBD (Agreed to Rate)**
Subcontractor:	**SCR Consulting**
Subcontractor Status:	**African American Male Business Enterprise**
Location:	**Atlanta, GA**
County:	**Fulton County**
Contract Value:	**TBD (Agreed to Rate)**
Subcontractor:	**LL AMIS**
Subcontractor Status:	**African American Male Business Enterprise**
Location:	**Buford, GA**
County:	**Gwinnett County**
Contract Value:	**TBD (Agreed to Rate)**
Total Contract Value:	**$TBD (Agreed to Rate)**
Total Certified Value:	**$TBD (Agreed to Rate)**

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Contract Performance Evaluation
Evaluation Committee Recommendation

Contact Information *(Type Name, Title, Agency and Phone)*

Ray Turner, Interim Director, Department of Finance, (404) 612-7747

Agenda Item No.: 25-0708 **Meeting Date:** 9/17/2025

Sabrinna McTier, Deputy Director, Department of Finance (404) 612-7646
Verna Thomas, Benefits Manager, Department of Finance (404) 612-7639

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:
Previous Adjustments:
This Request:
TOTAL:

Fiscal Impact / Funding Source

Funding Line 1:

426-999-P003-1560: Group Insurance Stabilization, Non-Agency, Administrative

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: 4 renewal options

Overall Contractor Performance Rating: 85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**
Report Period End: **6/30/2025**

Docusign Envelope ID: 1AEE6C85-B193-4207-8039-BA6148BA0F60

FULTON COUNTY

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Director
Department of Purchasing & Contract Compliance

FROM: Evaluation Committee Recommendation Letter

DATE: August 21, 2025

PROJECT: 25RFPDENT052325C-MH, Dental Plan Services

In accordance with the Purchasing Code, a duly appointed Evaluation Committee has reviewed the proposals submitted in response to the above-reference project on behalf of the Finance Department.

Three (3) qualified firms submitted proposals for evaluation and consideration for award of the Dental section of this project:

1. Aetna Life Insurance
2. Cigna Health and Life Insurance
3. Anthem BCBS
4. Delta Dental Insurance
5. Humana Dental Insurance Company

After review, evaluation and consideration of all available information related to the requirements and evaluation criteria of the RFP, the Evaluation Committee has determined that the proposal submitted by **Aetna Life Insurance** with a total score of **88.45** is the recommended vendor for the award of **25RFPDENT052325C-MH, Dental Plan Services**.

Docusign Envelope ID: 1AEE6C85-B193-4207-8039-BA6148BA0F60

The Evaluation Committee members attest that each member scored each proposal independently in accordance with the evaluation criteria set forth in the Request for Proposal and that their individual score is a part of the final scores in the attached Evaluation Matrix.

SELECTION COMMITTEE MEMBERS:

Signed by:
Shameka Porter
3AFAFE2C070D41D...

Shameka Porter
Assistant Benefits Manager

Signed by:
Stacey Jones
8F428359E05C417...

Stacey Jones,
Deputy Chief Human Resources Officer

DocuSigned by:
Telka Christian
498DE29CF8B34F3...

Telka Christian
, Staff Operations Officer

DocuSigned by:
Verna Thomas
03F1108D231C410...

Verna Thomas, Employee Benefits Supervisor
Finance Department

Signed by:
Ray Turner
43EAB45F3E5E409...

Ray Turner,
Deputy Director

Docusign Envelope ID: 1AEE6C85-B193-4207-8039-BA6148BA0F60

EVALUATION CRITERIA	WEIGHT	Aetna Life Insurance	Delta Dental Insurance	Cigna Health and Life Insurance	Anthem BCBS	Humana Dental Insurance Company
Experience and Account Management	**15**	**14.25**	**14.25**	**14.25**	**12.75**	**13.5**
Plan Administration-member Services, info security, eligibility, communications, claims payment, reporting, billing, etc.	**20**	**18**	**17**	**16**	**15**	**15**
Plan Services Capabilities-wellness programs, disease/condition management programs, technology (portal, mobile app, telehealth, etc.), innovation, flexibility, etc.	**20**	**14.2**	**17**	**15**	**16**	**16**
Network-access, provider breadth/depth/quality	**13**	**13**	**10.8**	**10.2**	**10.2**	**9**
Quality of Proposal	**5**	**4**	**4.5**	**4.5**	**4**	**3.75**
Local Preference	**5**	**5**	**5**	**5**	**5**	**5**
Service Disabled Veterans Preference	**2**	**0**	**0**	**0**	**0**	**0**
Cost Proposal	**20**	**20**	**17.60**	**19.47**	**17.60**	**17.14**
TOTAL SCORE:	**100.00**	**88.45**	**86.15**	**84.42**	**80.55**	**79.39**

**To sum Total Score columns highlight the row and press F9*

Certificate Of Completion

Envelope Id: 1AEE6C85-B193-4207-8039-BA6148BA0F60
Status: Sent
Subject: EVALUATION COMMITTEE RECOMMENDATION LETTER DENTAL PLAN SERVICES 25RFPDENT052325C-MH
Parcel ID:
Employee Name:
Source Envelope:
Document Pages: 3
Signatures: 5
Certificate Pages: 5
Initials: 0
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Envelope Originator:
Mark Hawks
141 Pryor Street
Purchasing & Contract Compliance, Suite 1168
Atlana, GA 30303
mark.hawks@fultoncountyga.gov
IP Address: 144.125.1.75

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mark.hawks@fultoncountyga.gov
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Shameka Porter shameka.porter@fultoncountyga.gov Assistant Benefits Manager Finance Security Level: Email, Account Authentication (None)	Signed by: Shameka Porter 3AFAFE2C070D41D... Signature Adoption: Pre-selected Style Using IP Address: 134.231.232.249	Sent: 8/21/2025 4:57:58 AM Viewed: 8/21/2025 6:00:42 AM Signed: 8/21/2025 6:01:00 AM
Electronic Record and Signature Disclosure: Accepted: 8/21/2025 6:00:42 AM ID: 0d5f898f-8e8b-4026-986e-d0e6b0fe9b0c		
Stacey Jones stacey1.jones@fultoncountyga.gov Deputy Chief Human Resources Officer Fulton County Government Security Level: Email, Account Authentication (None)	Signed by: Stacey Jones 8F428359E05C417... Signature Adoption: Pre-selected Style Using IP Address: 74.174.59.10	Sent: 8/21/2025 6:01:01 AM Viewed: 8/21/2025 9:33:08 AM Signed: 8/21/2025 9:33:52 AM
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Telka Christian Telka.Christian@fultoncountyga.gov , Staff Operations Officer Human Resources Managemen Security Level: Email, Account Authentication (None)	DocuSigned by: Telka Christian 498DE29CF8B34F3... Signature Adoption: Pre-selected Style Using IP Address: 74.174.59.10	Sent: 8/21/2025 9:33:53 AM Viewed: 8/21/2025 11:05:09 AM Signed: 8/21/2025 11:05:16 AM
Electronic Record and Signature Disclosure: Accepted: 8/21/2025 11:05:09 AM ID: 1ccb9b4c-bb45-4f1d-be73-01b5906a919c		

Signer Events	Signature	Timestamp
Verna Thomas verna.thomas@fultoncountyga.gov Employee Benefits Manager FINANCE DEPARTMENT Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 8/21/2025 11:06:07 AM ID: b37953b0-725f-4f68-91f0-c38247a262e3	DocuSigned by: Verna Thomas 03F1108D231C410... Signature Adoption: Pre-selected Style Using IP Address: 169.224.182.188	Sent: 8/21/2025 11:05:17 AM Viewed: 8/21/2025 11:06:07 AM Signed: 8/21/2025 11:06:20 AM
Ray Turner Ray.Turner@fultoncountyga.gov Deputy Director Fulton County Government Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	Signed by: Ray Turner 43EAB45F3E5E409... Signature Adoption: Pre-selected Style Using IP Address: 104.129.207.85	Sent: 8/21/2025 11:06:22 AM Viewed: 8/21/2025 11:14:30 AM Signed: 8/21/2025 11:14:46 AM
Felicia Strong-Whitaker felicia.strong-whitaker@fultoncountyga.gov Chief Purchasing Agent Fulton County Government Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign		Sent: 8/21/2025 11:14:47 AM

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To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at glenn.king@fultoncountyga.gov and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..
In addition, you must notify DocuSign, Inc. to arrange for your new email address to be reflected in your DocuSign account by following the process for changing e-mail in the DocuSign system.
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ii. send us an e-mail to glenn.king@fultoncountyga.gov and in the body of such request you must state your e-mail, full name, US Postal Address, and telephone number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

Required hardware and software

Operating Systems:	Windows® 2000, Windows® XP, Windows Vista®; Mac OS® X
Browsers:	Final release versions of Internet Explorer® 6.0 or above (Windows only); Mozilla Firefox 2.0 or above (Windows and Mac); Safari™ 3.0 or above (Mac only)
PDF Reader:	Acrobat® or similar software may be required to view and print PDF files
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	Allow per session cookies

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able to read this electronic disclosure and that you also were able to print on paper or electronically save this page for your future reference and access or that you were able to e-mail this disclosure and consent to an address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format on the terms and conditions described above, please let us know by clicking the 'I agree' button below.
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Performance Evaluation Details

ID	E13
Project	Employee Healthcare Benefit Plan
Project Number	19RFP060519C-MH
Supplier	Aetna
Supplier Project Contact	Marcus Duckworth (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 10:44 AM EDT
Completion Date	08/04/2025 10:44 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0709 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a recommended proposal - Finance Department, 25RFPMAPD052325C-MH, Employee Healthcare Benefit Plan- MAPD with Humana Insurance Company Inc. (Atlanta, GA) to administer: (1) Basic Medicare Advantage Plan and (2) Enhanced Medicare Advantage Plan to provide medical and pharmacy benefits as a fully insured option to Medicare eligible retirees/beneficiaries and dependents. Effective dates: January 1, 2026, through December 31, 2026, with four renewal options.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-375, all competitive sealed proposals shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background

Scope of Work: The recommended proposal will provide Employee Healthcare Benefit Plan - MAPD with Humana Insurance Company Inc. (Atlanta, GA) to administer: (1) Basic Medicare Advantage Plan and (2) Enhanced Medicare Advantage Plan to provide medical and pharmacy benefits as a fully insured option to Medicare eligible retirees/beneficiaries and dependents. Transitioning County retirees from the existing vendor administering the Medicare basic and enhanced plan to a new vendor, while not unprecedented, is important to oversee. This change provides no disruption in

coverage, all participants will receive new ID cards and other communication well in advance of January 1st, 2026, and the Benefits team in Finance in collaboration will the new vendor will provide extra assistance and orientation sessions to any retiree with concerns.

Community Impact: This contract provides a Medicare Advantage plan (MAPD) benefit coverage to eligible Fulton County retirees, beneficiaries and covered dependents.

Department Recommendation: Finance and Human Resources personnel participated as the recommendation committee for this formal procurement process to ensure that the County selects the highest quality vendor at the most effective price. The Finance Department recommends approval of the above option.

Project Implications: Approval is needed immediately to begin premium rate development, implementation and communication to retirees and beneficiaries for planning of open enrollment.

Community Issues/Concerns: None

Department Issues/Concerns: None

Contract Modification: This is a new procurement.

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value:	**Based on enrollment per approved rates.**
Prime Vendor:	**Humana**
Prime Status:	**Non-Minority**
Location:	**Atlanta, GA**
County:	**Fulton County `**
Prime Value:	**TBD (Agreed to Rate)**
Subcontractor:	**PB Marketing Group LL, dba Printing and Branding**
Subcontractor:	**African American Male Business Enterprise**
Location:	**West Palm Beach, FL**
County:	**Palm Beach County**
Contract Value:	**TBD (Agreed to Rate)**
Subcontractor:	**SCR Consulting**
Subcontractor Status:	**African American Male Business Enterprise**
Location:	**Smyrna, GA**
County:	**Cobb County**
Contract Value:	**TBD (Agreed to Rate)**
Subcontractor:	**LL AMIS**
Subcontractor Status:	**African American Male Business Enterprise**
Location:	**Buford, GA**
County:	**Gwinnett County**

Agenda Item No.: 25-0709 **Meeting Date:** 9/17/2025

Contract Value: **TBD (Agreed to Rate)**

Total Contract Value: **$TBD (Agreed to Rate)**
Total Certified Value: **$TBD (Agreed to Rate)**

Exhibits Attached *(*

Exhibit 1:Evaluation Committee Recommendation
Exhibit 2: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Ray Turner, Interim Director, Department of Finance, (404) 612-7747
Sabrinna McTier, Deputy Director, Department of Finance (404) 612-7646
Verna Thomas, Benefits Manager, Department of Finance (404) 612-7639

Contract Attached

No

Previous Contracts

No

Total Contract Value

Original Approved Amount:
Previous Adjustments:
This Request:
TOTAL:

Fiscal Impact / Funding Source

Funding Line 1:

426-999-P003-1560: Group Insurance Stabilization, Non-Agency, Administrative

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: 4 renewal options

Overall Contractor Performance Rating: New Vendor

Agenda Item No.: 25-0709 **Meeting Date:** 9/17/2025

Would you select/recommend this vendor again?
Yes

Report Period Start: **Report Period End:**

Docusign Envelope ID: 77DA91ED-EB68-4C13-9076-185DD6FBA5A6

FULTON COUNTY

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Director
Department of Purchasing & Contract Compliance

FROM: Evaluation Committee Recommendation Letter

DATE: August 21, 2025

PROJECT: 25RFPMAPD052325C-MH, Medicare Advantage and Prescription Drug Plan Services

In accordance with the Purchasing Code, a duly appointed Evaluation Committee has reviewed the proposals submitted in response to the above-reference project on behalf of the Finance Department.

Three (3) qualified firms submitted proposals for evaluation and consideration for award of the Medicare Advantage and Prescription Drug Plan Services:

1. Emphesys Insurance Company a Humana affiliate
2. Aetna Life Insurance
3. Anthem BCBS

After review, evaluation and consideration of all available information related to the requirements and evaluation criteria of the RFP, the Evaluation Committee has determined that the proposal submitted by Emphesys Insurance Company a Humana affiliate with a total score of **86.55**, is the recommended vendor for the award of 25RFPMAPD052325C-MH, Medicare Advantage and Prescription Drug Plan Services.

Docusign Envelope ID: 77DA91ED-EB68-4C13-9076-185DD6FBA5A6

The Evaluation Committee members attest that each member scored each proposal independently in accordance with the evaluation criteria set forth in the Request for Proposal and that their individual score is a part of the final scores in the attached Evaluation Matrix.

SELECTION COMMITTEE MEMBERS:

Signed by:
Shameka Porter
3AFAFE2C070D41D...

Shameka Porter
Assistant Benefits Manager

Signed by:
Stacey Jones
8F428359E05C417...

Stacey Jones,
Deputy Chief Human Resources Officer

DocuSigned by:
Telka Christian
498DE29CF8B34F3...

Telka Christian
, Staff Operations Officer

DocuSigned by:
Verna Thomas
03F1108D231C410...

Verna Thomas, Employee Benefits Supervisor
Finance Department

Signed by:
Ray Turner
43EAB45F3E5E409...

Ray Turner,
Deputy Director

Docusign Envelope ID: 77DA91ED-EB68-4C13-9076-185DD6FBA5A6

EVALUATION CRITERIA	WEIGHT	Aetna Life Insurance	Anthem BCBS	Emphesys Insurance Company a Humana affiliate
Experience and Account Management	10	9.5	9	9.5
Plan Administration-member services, info security, eligibility, communications, claims payment, reporting, billing, etc.	15	12.75	14.25	12
Plan Services Capabilities-wellness programs, disease/condition managment programs, technology (portal, mobile app, telehealth, etc.), innovation, flexibility, etc.	18	13.5	14.4	14.4
Network-access, provider breadth/depth/quality	8	7.2	7.2	5.6
Quality of Proposal	5	4.25	4.25	4.25
Star Rating Maximization & Risk Score Strategies	12	10.8	10.2	10.8
Local Preference	5	5	5	5
Service Disabled Veterans Preference	2	0	0	0
Cost Proposal	25	21.23	19.84	25
TOTAL SCORE:	100.00	84.23	84.14	86.55

**To sum Total Score columns highlight the row and press F9*

Certificate Of Completion

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Subject: EVALUATION COMMITTEE RECOMMENDATION LETTER Medicare Advant & Prescription Drug 25RFPMAPD0523C-MHC-MH
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Employee Name:
Source Envelope:
Document Pages: 3 Signatures: 5 Envelope Originator:
Certificate Pages: 5 Initials: 0 Mark Hawks
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Signer Events	Signature	Timestamp
Verna Thomas verna.thomas@fultoncountyga.gov Employee Benefits Manager FINANCE DEPARTMENT Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 8/22/2025 6:35:20 AM ID: 3e69db81-0350-40c9-8377-7ab7c8c55cae	DocuSigned by: Verna Thomas 03F1108D231C410... Signature Adoption: Pre-selected Style Using IP Address: 2600:1005:b047:da7c:48d9:bad4:2538:7a2a Signed using mobile	Sent: 8/22/2025 6:20:40 AM Viewed: 8/22/2025 6:35:20 AM Signed: 8/22/2025 6:35:28 AM
Ray Turner Ray.Turner@fultoncountyga.gov Deputy Director Fulton County Government Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	Signed by: Ray Turner 43EAB45F3E5E409... Signature Adoption: Pre-selected Style Using IP Address: 136.226.3.104	Sent: 8/22/2025 6:35:29 AM Viewed: 8/22/2025 7:00:45 AM Signed: 8/22/2025 7:00:56 AM
Felicia Strong-Whitaker felicia.strong-whitaker@fultoncountyga.gov Chief Purchasing Agent Fulton County Government Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign		Sent: 8/22/2025 7:00:57 AM

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Intermediary Delivery Events	Status	Timestamp

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At any time, you may request from us a paper copy of any record provided or made available electronically to you by us. You will have the ability to download and print documents we send to you through the DocuSign system during and immediately after signing session and, if you elect to create a DocuSign signer account, you may access them for a limited period of time (usually 30 days) after such documents are first sent to you. You may request delivery of such paper copies from us by following the procedure described below.

Withdrawing your consent

If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

Consequences of changing your mind

If you elect to receive required notices and disclosures only in paper format, it will slow the speed at which we can complete certain steps in transactions with you and delivering services to you because we will need first to send the required notices or disclosures to you in paper format, and then wait until we receive back from you your acknowledgment of your receipt of such paper notices or disclosures. To indicate to us that you are changing your mind, you must withdraw your consent using the DocuSign 'Withdraw Consent' form on the signing page of a DocuSign envelope instead of signing it. This will indicate to us that you have withdrawn your consent to receive required notices and disclosures electronically from us and you will no longer be able to use the DocuSign system to receive required notices and consents electronically from us or to sign electronically documents from us.

All notices and disclosures will be sent to you electronically

Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through the DocuSign system all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures electronically from us.

How to contact Carahsoft OBO Fulton County, Georgia:

You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:
To contact us by email send messages to: glenn.king@fultoncountyga.gov

To advise Carahsoft OBO Fulton County, Georgia of your new e-mail address
To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at glenn.king@fultoncountyga.gov and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..
In addition, you must notify DocuSign, Inc. to arrange for your new email address to be reflected in your DocuSign account by following the process for changing e-mail in the DocuSign system.
To request paper copies from Carahsoft OBO Fulton County, Georgia
To request delivery from us of paper copies of the notices and disclosures previously provided by us to you electronically, you must send us an e-mail to glenn.king@fultoncountyga.gov and in the body of such request you must state your e-mail address, full name, US Postal address, and telephone number. We will bill you for any fees at that time, if any.
To withdraw your consent with Carahsoft OBO Fulton County, Georgia
To inform us that you no longer want to receive future notices and disclosures in electronic format you may:

i. decline to sign a document from within your DocuSign session, and on the subsequent page, select the check-box indicating you wish to withdraw your consent, or you may;
ii. send us an e-mail to glenn.king@fultoncountyga.gov and in the body of such request you must state your e-mail, full name, US Postal Address, and telephone number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

Required hardware and software

Operating Systems:	Windows® 2000, Windows® XP, Windows Vista®; Mac OS® X
Browsers:	Final release versions of Internet Explorer® 6.0 or above (Windows only); Mozilla Firefox 2.0 or above (Windows and Mac); Safari™ 3.0 or above (Mac only)
PDF Reader:	Acrobat® or similar software may be required to view and print PDF files
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	Allow per session cookies

** These minimum requirements are subject to change. If these requirements change, you will be asked to re-accept the disclosure. Pre-release (e.g. beta) versions of operating systems and browsers are not supported.
Acknowledging your access and consent to receive materials electronically
To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please verify that you were

able to read this electronic disclosure and that you also were able to print on paper or electronically save this page for your future reference and access or that you were able to e-mail this disclosure and consent to an address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format on the terms and conditions described above, please let us know by clicking the 'I agree' button below.
By checking the 'I agree' box, I confirm that:

- I can access and read this Electronic CONSENT TO ELECTRONIC RECEIPT OF ELECTRONIC CONSUMER DISCLOSURES document; and

- I can print on paper the disclosure or save or send the disclosure to a place where I can print it, for future reference and access; and

- Until or unless I notify Carahsoft OBO Fulton County, Georgia as described above, I consent to receive from exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to me by Carahsoft OBO Fulton County, Georgia during the course of my relationship with you.

Performance Evaluation Details

ID	E13
Project	Employee Healthcare Benefit Plan
Project Number	19RFP060519C-MH
Supplier	Aetna
Supplier Project Contact	Marcus Duckworth (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 10:44 AM EDT
Completion Date	08/04/2025 10:44 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0710 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action
Request approval to renew existing contracts - Finance Department, 24RFP050124C-MH, Employee Healthcare Benefits Plans with (A) Anthem Blue Cross Blue Shield (Atlanta, GA) to administer the self-insured Point of Service (POS), Health Maintenance Organization (HMO), HMO Medicare, Medicare Indemnity and PPO Plus (Closed) Plans and Consumer Driven Health Plan (CDHP) including pharmacy for all self-insured active and under 65 plans; and including a fully-insured pharmacy for all over 65 (Medicare eligible) plans; (B) Metropolitan Life Insurance Company (MetLife) to administer the Health Savings Account (HSA); (C) Metropolitan Life Insurance Company (Superior Vision) to administer self-insured vision benefits; and, (D) Kaiser Permanente (Atlanta, GA) to administer the fully insured HMO Plan to provide Medical and Pharmacy coverage for eligible active employees, retirees (Under 65 and Over 65 (Kaiser Senior Advantage), beneficiaries and covered dependents. Effective date: January 1, 2026, through December 31, 2026, with three renewal options remaining.

Requirement for Board Action
In accordance with Purchasing Code Section 102-375, all competitive sealed proposals shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background

Scope of Work: The recommended proposals will provide medical and pharmacy coverage to eligible active employees and retirees. Fulton County currently offers and is recommending to continue to offer (A) a self-insured Point of Service (POS), Consumer Driven Health Plan (CDHP), and the following Medicare Supplement Plans (HMO Medicare, Medicare Indemnity and PPO Plus [closed]) administered by Anthem; a continued (B) Health Savings Account (HSA) that would now be administered by MetLife, (C) vision benefits that would be administered by Metlife (Superior Vision), (D) Kaiser Permanente (Atlanta, GA) to continue to administer the fully insured HMO Plan for both actives and retirees (Under 65 and Over 65 Kaiser Senior Advantage). A new fully-insured Part D Employer Group Waiver Plan for all Medicare retirees enrolled in the Anthem plans will be implemented for 2026. The Employer Group Waiver Plan enables the County to take advantage of greater subsidies from the Centers for Medicare and Medicaid Services (CMS). This plan will replace the Retiree Drug Subsidy program in which the county currently participates.

Community Impact: This contract provides medical and pharmacy as well as vision benefit coverage to eligible Fulton County active employees, retirees, beneficiaries and covered dependents. The pharmacy benefit will be improved for retirees, with essentially no change to slight reductions to 30-day retail copays, but significant savings on 90-day retail and mail-order copays. After careful evaluation of this plan, only minimal disruption is expected (less than 1%), however the Finance Benefits team and Anthem will coordinate any issues with age 65 and over retirees on this switch to the employer group waiver plan for pharmaceuticals.

Department Recommendation: All the benefit administrators went through a formal procurement process to ensure that Fulton partners with the highest quality vendors at the most effective price. The Finance Department recommends approval of the above options.

Project Implications: Approval is needed immediately to begin premium rate development, implementation and communication to employees, retirees and beneficiaries for planning of open enrollment.

Community Issues/Concerns: None

Department Issues/Concerns: None

Contract Modification: The Anthem Group D over 65 pharmacy employer group waiver plan is a new contract modification, all other items are renewals.

CURRENT CONTRACT HISTORY	BOC ITEM	DATE	DOLLAR AMOUNT
Original Award Amount	24-0594	9/18/2024	$52.82 Administrative fees per employee/retiree per month Anthem Blue Cross/Blue Shield
1st Renewal			**$45.73 Administrative fees per employee/retiree per month Anthem Blue Cross/Blue Shield**

Contract & Compliance Information

Contract Value: Medical plans with Anthem administration fee are paid from the health care stabilization fund and are separate from the “premium” cost to employees. The administrative fees per enrollee(employee/retiree) per month for 2026 is $45.73 per member per month (PMPM). The COBRA administrative fees per enrollee, per month will remain flat at $11.61. The EAP administrative fees per prescriber, per month is $2.23 for the 2026 plan year.

(A)
Contract Value: **$45.73 Administrative fees per employee/retiree per month Anthem Blue Cross/Blue Shield**

Prime Vendor: **Anthem Blue Cross/Blue Shield**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$45.73 per employee/retiree per month**

Subcontractor: **Brown Financial Group, LLC**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Conyers, GA**
County: **Rockdale County**
Contract Value: **TBD (Employee Engagement and Wellness)**

Subcontractor: **SCR Consulting**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Smyrna, GA**
County: **Cobb County**
Contract Value: **TBD (Actuarial Consulting/Overnight Management of Wellness Fund)**

Subcontractor: **Resurgens Risk Management**
Subcontractor Status: **African American Male Business Enterprise- Non-Certified**
Location: **Atlanta, GA**
County: **Fulton County**
Contract Value: **TBD (Cobra Administration)**

Subcontractor: **Aegias Corporation**
Subcontractor Status: **African American Male Business Enterprise- Certified**
Location: **Atlanta, GA**
County: **Fulton County**
Contract Value: **TBD (New Hire Orientation, Open Enrollment Support & Wellness Program Support)**

Total Contract Value: **$45.73 per employee/retiree per month**
Total Certified Value: **TBD**

(B)
Contract Value: **$0.00 Administrative fee per employee/retiree per month MetLife HAS**
Prime Vendor: **Metropolitan Life Insurance Company (MetLife) HAS**
Prime Status: **Non-Minority**
Location: **New York, NY**
County: **New York County**
Prime Value: **$0.00 per employee/retiree per month**

(C)
Contract Value: **$0.45 per enrolled employee/subscriber per month (to administer: Superior Vision)**
Prime Vendor: **Metropolitan Life Insurance Company aba/MetLife**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$0.45 per enrolled employee/subscriber per month (to administer: Vision Benefits)**

(D)
Contract Value: **$0.00 Administrative fee per employee/retiree per month**
Prime Vendor: **Kaiser Permanente**
Prime Status: **Non-Minority**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$0.00 (per insured admin fees included in premiums)**

Subcontractor: **All Supply Company**
Subcontractor Status: **African American Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Contract Value: **TBD (Copiers, Fax, Printers, Sales and Services)**

Subcontractor: **Fuentes Enterprise dba Interprint Communications**
Subcontractor Status: **Hispanic Female Business Enterprise**
Location: **Decatur, GA**
County: **DeKalb County**
Contract Value: **TBD (Copiers, Fax, Printers, Sales and Services)**

Subcontractor: **Union Latina, Inc.**
Subcontractor Status: **Non-Minority**
Location: **Lawrenceville, GA**
County: **Gwinnett County**
Contract Value: **TBD (Translation & Interpretation)**

Subcontractor: **Americare**
Subcontractor Status: **African American Male Business Enterprise**
Location: **Suwanee, GA**
County: **Gwinnett County**
Contract Value: **TBD (Medical Supplies)**

Total Contract Value: **$0.00 per employee/retiree per month**
Total Certified Value: **TBD**

Grand Contract Value: **TBD**
Grand Certified Value: **$00.00 or 00.00%**

Exhibits Attached

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluations

Contact Information *(Type Name, Title, Agency and Phone)*

Ray Turner, Interim Director, Department of Finance, (404) 612-7737
Sabrinna McTier, Interim Deputy Director, Department of Finance (404) 612-7646
Verna Thomas, Benefits Manager, Department of Finance (404) 612- 7639

Contract Attached

No

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:
Previous Adjustments:
This Request:
TOTAL:

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Agenda Item No.: 25-0710 **Meeting Date:** 9/17/2025

Match Account $:

Fiscal Impact / Funding Source

Funding Line 1:

426-999-P003-1560: Group Insurance Stabilization, Non-Agency, Administrative

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment: Click here to enter text.	**Renewal/Extension Terms**: 3 renewal options

Overall Contractor Performance Rating:

Kaiser Permanente	85
Anthem	85
MetLife	85

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP NUMBER: 24RFP050124C-MH

BID/RFP TITLE: Employee Healthcare Benefits Plan (Vision)

ORIGINAL APPROVAL DATE: September 18, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026, THROUGH December 31, 2026

RENEWAL OPTION #: 1 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: Enrollment based on approved rates

COMPANY'S NAME: Metropolitan Life Insurance Company (Superior Vision)

ADDRESS: 1200 Abernathy Road NE, Building 600, Suite 1450

CITY: Atlanta

STATE: GA

ZIP: 30328

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Metropolitan Life Insurance Company (Superior Vision)**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
[Insert Department Head Name & Title] **Finance**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP NUMBER: 24RFP050124C-MH

BID/RFP TITLE: Employee Healthcare Benefits Plans

ORIGINAL APPROVAL DATE: September 18, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026, THROUGH December 31, 2026

RENEWAL OPTION #: 1 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: $45.73 per enrollee per month, administrative fee based on enrollment.

COMPANY'S NAME: Anthem (BCBS) of Georgia, Inc.

ADDRESS: 3350 Peachtree Road NE

CITY: Atlanta

STATE: GA

ZIP: 30326

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor/Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Anthem (BCBS)**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
[Insert Department Head Name & Title] **Finance**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____	**ITEM#:_____2nd RM:_____**
REGULAR MEETING	**SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

FULTON COUNTY

DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP NUMBER: 24RFP050124C-MH

BID/RFP TITLE: Employee Healthcare Benefits Plan (Medical and Pharmacy)

ORIGINAL APPROVAL DATE: September 18, 2024

RENEWAL EFFECTIVE DATES: January 1, 2026, THROUGH December 31, 2026

RENEWAL OPTION #: 1 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: Enrollment based on approved rates

COMPANY'S NAME: Kaiser Foundation Health Plan of Georgia, Inc.

ADDRESS: 3495 Piedmont Road NE

CITY: Atlanta

STATE: GA

ZIP: 30305

This Renewal Agreement No. ___ was approved by the Fulton County Board of Commissioners on BOC DATE: _____ BOC NUMBER: _____

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**Kaiser Foundation Health Plan of Georgia**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
[Insert Department Head Name & Title] **Finance**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RM:_____ **FIRST REGULAR MEETING**	**ITEM#:_____2nd RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E9
Project	Voluntary Worksite Benefits
Project Number	21RFP071321C-MH
Supplier	MetLife
Supplier Project Contact	Cynthia Adler (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2024 to 06/30/2024
Effective Date	07/16/2024
Evaluation Type	Formal
Interview Date	07/16/2024
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/16/2024 10:48 AM EDT
Completion Date	07/16/2024 10:48 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E13
Project	Employee Healthcare Benefit Plan
Project Number	19RFP060519C-MH
Supplier	Anthem Inc
Supplier Project Contact	Jake Jacobson (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 10:43 AM EDT
Completion Date	08/04/2025 10:43 AM EDT
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COMMUNICATIONS AND CO-OPERATION **17/20**

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Comments *Not Specified*

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Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E13
Project	Employee Healthcare Benefit Plan
Project Number	19RFP060519C-MH
Supplier	Kaiser Permanente
Supplier Project Contact	Lorrie Harrison-Amis (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 10:45 AM EDT
Completion Date	08/04/2025 10:45 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
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Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

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Comments *Not Specified*

SCHEDULE **17/20**

Rating

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Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0711 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to renew existing contracts - Finance Department, 21RFP071321C-MH, Voluntary Worksite Benefits with (A) Continental American Insurance Company, a wholly-owned subsidiary of Aflac Incorporated to provide Accident Insurance; Critical Illness Insurance; Hospital Indemnity Insurance; Whole Life with Long Term Care Rider for both high and low tiers of coverage and Flexible Spending Accounts (Ameriflex Administrator): Commuter/Transit, Dependent Care, Limited Purpose & Traditional Health; (B) Pre-Paid Legal Services, Inc. dba LegalShield to provide Identity Theft Protection for both high and low tiers of coverage; and, (C) Metropolitan Life Insurance Company to provide Short-term Disability Insurance & Legal Plans for both high and low tiers of coverage. Voluntary Benefit Plan Premiums/Contributions 100% employee paid. This action exercises the fourth of four renewal options. No renewal options remain. Effective dates: January 1, 2026 through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-394(6), the Purchasing Department shall present all renewal requests to the Board of Commissioners at least 90 days prior to the contract renewal date, 60 days if the contract term is six (6) months or less.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This contract provides administration of the voluntary benefits programs for active employees. Full-time employees are eligible for all plan offerings. Temporary

employees are limited to post-tax plan options only. Voluntary benefits premiums are paid with 100% employee contributions. There is no premium cost impact to the County. Administration by vendor are as follows:

Plans	Vendor	Premium Tax Basis
Critical Illness insurance	Aflac	Pre-tax
Hospital Indemnity insurance	Aflac	Pre-tax
Accident insurance	Aflac	Pre-tax
Whole Life with Long Term Care Rider	Aflac	Post-tax
Flexible Spending Accounts	Aflac (Ameriflex Administrator)	Pre-tax
Identity Theft Protection	Pre-paid Legal Services	Post-tax
Legal Insurance	Metlife	Post-tax
Short Term Disability insurance	Metlife	Post-tax

Community Impact: None.

Department Recommendation: The Finance Department recommends renewal of existing contracts with Aflac, Prepaid Legal and Metlife to provide voluntary benefits coverage to active employees for the 2026 plan year. There are no changes to the plan designs from 2025 to 2026. There are no premium changes for the remaining products for the 2026 plan year.

Project Implications: None.

Community Issues/Concerns: None.

Department Issues/Concerns: None.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	21-0658	9-1-21	100% employee paid
1st Renewal	22-0608	9-7-22	100% employee paid
2nd Renewal	23-0549	8-16-23	100% employee paid
3rd Renewal	24-0595	9-18-24	100% employee paid
4th Renewal		9-17-25	100% employee paid
Total Revised Amount			

Contract & Compliance Information

Total Contract Value: 100.00% Employee Funded

(A)
Contract Value: 100.00% Employee Funded
Prime Vendor: Continental American Insurance Co. dba Aflac Group
Prime Status: Non-Minority
Location: Columbia, SC
County: Richland County
Prime Value: 100.00% Employee Funded
Subcontractor: None
Total Contract Value: 100.00% Employee Funded
Total M/FBE Value: $-0-

(B)
Contract Value: 100.00% Employee Funded
Prime Vendor: Pre-Paid Legal Services dba Legal Shield
Prime Status: Non-Minority
Location: Ada, OK
County: Pontotoc County
Prime Value: 100.00% Employee Funded
Subcontractor: None

Total Contract Value: 100.00% Employee Funded
Total M/FBE Value: $-0-

(C)
Contract Value: 100.00% Employee Funded
Prime Vendor: MetLife Consumer Services & MetLife Legal Plans, Inc.
Prime Status: Non-Minority
Location: New York, NY
County: New York County
Prime Value: 100.00% Employee Funded
Subcontractor: None

Total Contract Value: 100.00% Employee Funded
Total Certified Value: $-0-

Exhibits Attached:

Exhibit 1: Contract Renewal Agreements
Exhibit 2: Performance Evaluations
Exhibit 3: Voluntary Benefit Plan Designs
Exhibit 4: Voluntary Benefits Premium Rates
Exhibit 5: Voluntary Benefits Communication Credit

Agenda Item No.: 25-0711 **Meeting Date:** 9/17/2025

Contact Information *(Type Name, Title, Agency and Phone)*

Ray Turner, Interim Finance Director (404) 612-7737
Sabrinna McTier, Interim Deputy Finance Director (404) 612-7646
Verna Thomas, Benefits Manager (404) 612-7639

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	100% employee paid based on approved premium rates.
Previous Adjustments:	
This Request:	
TOTAL:	

Fiscal Impact / Funding Source

Funding Line 1:

100% Employee Paid Premiums

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: 4 4 Renewals

Overall Contractor Performance Rating:

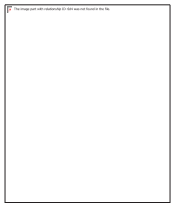
AFLAC	85%
MetLife	85%
Atlanta Legal Aid Society, Inc.	85%

Would you select/recommend this vendor again?
Yes

Agenda Item No.: 25-0711 **Meeting Date:** 9/17/2025

Report Period Start:
4/1/2025

Report Period End:
6/30/2025



CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP# NUMBER: 21RFP071321C-MH

BID/RFP# TITLE: Employee Voluntary Benefits

ORIGINAL APPROVAL DATE: September 1, 2021

RENEWAL EFFECTIVE DATES: January 1, 2026, THROUGH December 31, 2026

RENEWAL OPTION #: 4 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: 100% employee-paid premiums based on approved rates.

COMPANY'S NAME: Pre-Paid Legal Services, Inc. dba Legal Shield

ADDRESS: One Pre-Paid Way

CITY: Ada

STATE: Oklahoma

ZIP: 74820

This Renewal Agreement No. ___ was approved by the Fulton County Board of

Commissioners on BOC DATE: **BOC NUMBER:**

CERTIFICATE OF INSURANCE: The Contractor renewals. Upon request, the Contractor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**PREPAID LEGAL SERVICES DBA LEGAL SHIELD**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Ray Turner, Finance Interim Director, **Finance Department**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RCS:_____ **FIRST REGULAR MEETING**	**ITEM#:_____ RM:_____** **SECOND REGULAR MEETING**

Certificate of Insurance

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP# NUMBER: 21RFP071321C-MH

BID/RFP# TITLE: Employee Voluntary Benefits

ORIGINAL APPROVAL DATE: September 1, 2021

RENEWAL EFFECTIVE DATES: January 1, 2026 THROUGH December 31, 2026

RENEWAL OPTION #: 4 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: 100% employee paid premiums based on approved rates.

COMPANY'S NAME: Metropolitan Life Insurance Company (MetLife)

ADDRESS: 1200 Abernathy Road NE, Building 600, Suite 1450

CITY: Atlanta

STATE: GA

ZIP: 30328

This Renewal Agreement No. ___ was approved by the Fulton County Board of

Commissioners on BOC DATE: **BOC NUMBER:**

CERTIFICATE OF INSURANCE: The Contractor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Contractor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**METROPOLITAN LIFE INSURANCE COMPANY (METLIFE)**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Ray Turner, Finance Interim Director **Finance Department**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RCS:_____ **FIRST REGULAR MEETING**	**ITEM#:_____ RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Finance

BID/RFP# NUMBER: 21RFP071321C-MH

BID/RFP# TITLE: Employee Voluntary Benefits

ORIGINAL APPROVAL DATE: September 1, 2021

RENEWAL EFFECTIVE DATES: January 1, 2026 THROUGH December 31, 2026

RENEWAL OPTION #: 4 OF 4

NUMBER OF RENEWAL OPTIONS: 4

RENEWAL AMOUNT: 100% employee paid premiums based on approved rates.
COMPANY'S NAME: Continental American Insurance Company, a wholly-owned subsidiary of Aflac Incorporated

ADDRESS: 100 Galleria Parkway, 7th Floor

CITY: Atlanta

STATE: GA

ZIP: 30339

This Renewal Agreement No. ___ was approved by the Fulton County Board of

Commissioners on BOC DATE: **BOC NUMBER:**

CERTIFICATE OF INSURANCE: The Contractor/Vendor is required to maintain insurance during the entire term of this Agreement, including any contract renewals. Upon request, the Contractor/Vendor must furnish the County a Certificate of Insurance showing the required coverage as specified in the Contract Agreement and any renewals. A current COI must be provided before the commencement of work on this project under this Contract Renewal. The cancellation of any policy of insurance required by this Agreement shall meet the requirements of notice under the laws of the State of Georgia as presently set forth in the Georgia Code.

SIGNATURES: SEE NEXT PAGE

SIGNATURES:

Vendor agrees to accept the renewal option and abide by the terms and conditions set forth in the contract and specifications as referenced herein:

FULTON COUNTY, GEORGIA	**CONTINENTAL AMERICAN INSURANCE COMPANY, A WHOLLY OWNED SUBSIDIARY OF AFLAC, INC.**
Robert L. Pitts, Chairman **Fulton County Board of Commissioners**	**[Insert name]** **[Insert title]**
ATTEST:	**ATTEST:**
Tonya R. Grier **Clerk to the Commission**	**Secretary/** **Assistant Secretary**
(Affix County Seal)	**(Affix Corporate Seal)**
AUTHORIZATION OF RENEWAL:	**ATTEST:**
Ray Turner, Finance Interim Director **Finance Department**	**Notary Public** **County:_____** **Commission Expires: _____** **(Affix Notary Seal)**

ITEM#:_____ RCS:_____ **REGULAR MEETING**	**ITEM#:_____ RM:_____** **SECOND REGULAR MEETING**

CERTIFICATE OF INSURANCE

Performance Evaluation Details

ID	E13
Project	Voluntary Worksite Benefits
Project Number	21RFP071321C-MH
Supplier	MetLife
Supplier Project Contact	Cynthia Adler (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 11:02 AM EDT
Completion Date	08/04/2025 11:02 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **17/20**

Rating

Excellent: Delivered ahead of original completion date with some effort by Consultant to meet or exceed project milestone dates, or on original schedule with increased scope. At times, proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **17/20**

Rating

Excellent: Deliverables exceed requirements in some areas and remainder of items delivered are high quality.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **17/20**

Rating

Excellent: Co-operative and timely response to the User Department concerns.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Performance Evaluation Details

ID	E13
Project	Voluntary Worksite Benefits
Project Number	21RFP071321C-MH
Supplier	Aflac
Supplier Project Contact	Amy OShields (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	08/04/2025
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	08/04/2025 10:45 AM EDT
Completion Date	08/04/2025 10:45 AM EDT
Evaluation Score	85

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range
Outstanding = 90-100%
Excellent = 80-89%
Satisfactory = 70-79%
Needs Improvement = 50-69%
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PROJECT MANAGEMENT **17/20**

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Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Aflac, Accident Plans

Benefit Provisions	Low Plan	High Plan
Type of Plan	24 Hour Coverage	24 Hour Coverage
Family Coverage Options	Employee, Spouse, Child	Employee, Spouse, Child
Wellness Benefit	$25 Per insured per calendar year	$50 Per insured per calendar year
Additional Riders	Accidental Death Rider	Accidental Death Rider
Ambulance (Ground/Air)	$200/$600	$300/$900
Emergency Treatment PCP/UC	$50/$100	$75/$150
Emergency Room Observation	$50	$70
Hospitalization - Admission	$625	$900
Hospitalization - ICU Admission	$625	$900
Hospitalization - Confinement	$150 per day	$225 per day
Hospitalization - ICU Confinement	$200 per day	$300 per day
Medical Imaging Test	$100	$150
X-Ray Benefit	$25	$25/$50
Physician Follow-up Visit	$25 (Max 6 visits)	$35 (Max 6 visits)
ADDITIONAL PROVISIONS		
Group Coverage	Yes	Yes
Pre-Tax?	Yes	Yes
Guarantee Issue	All Guarantee Issue	All Guarantee Issue
Portability	Permanent Portability	Permanent Portability
Participation Requirement	None	None

Aflac, Critical Illness Plans

Benefit Provisions	$5,000 Benefit	$20,000 Benefit
Spouse Coverage	50% of Coverage Amount	50% of Coverage Amount
Child(ren) Coverage	50% of Coverage Amount	50% of Coverage Amount
Wellness Benefit	$50 Per insured per calendar year	$50 Per insured per calendar year
Additional Riders	Cancer Rider	Cancer Rider
Covered Conditions		
Heart Attack	100%	100%
Heart Transplant	100%	100%
Stroke	100%	100%
Aneurysm	n/a	n/a
Angioplasty/Stent	n/a	n/a
Coronary Bypass Graft	25%	25%
Coma	100%	100%
ESRD	100%	100%
Loss of Hearing	100%	100%
Loss of Speech	100%	100%
Loss of Vision	100%	100%
Major Organ Transplant	100%	100%
Paralysis	100%	100%
Bone Marrow Transplant	100%	100%
Advanced Multiple Sclerosis	100%	100%
Advanced Parkinson's	100%	100%
ALS/Lou Gehrig's	100%	100%
Advanced Alzheimer	100%	100%
Cancer Conditions		
Benign Brain Tumor	100%	100%
Invasive Cancer	100%	100%
Non-Invasive Cancer	25%	25%
Child Conditions		
Cerebral Palsy	100%	100%
Congenital Heart Disease	n/a	n/a
Cystic Fibrosis	100%	100%
Muscular Dystrophy	n/a	n/a
Spina Bifida	100%	100%
ADDITIONAL PROVISIONS		
Recurrence	100% of Original Benefit	100% of Original Benefit
Coverage Maximum EE or SP	No Benefit Maximum	No Benefit Maximum
Coverage Maximum Child(ren)	No Benefit Maximum	No Benefit Maximum
Group Coverage	Yes	Yes
Pre-Tax?	Yes	Yes
Guarantee Issue	All Guarantee Issue	All Guarantee Issue
Portability	Permanent Portability	Permanent Portability
Participation Requirement	None	None

Aflac, Hospital Indemnity Plans

Benefit Provisions	Option 1 - HSA Compatible	Option 2 - Non HSA
Coverage Type	24 Hour Coverage	24 Hour Coverage
Covered Events	Illness And Injury	Illness And Injury
1st Day Hospital Confine. - Frequency	1 Per Accident/Sickness	1 Per Accident/Sickness
1st Day Hospital Confine. - Benefit	$2,000	$2,000
Daily Hospital Confine. - Frequency	10 Days Per Year	10 Days Per Year
Daily Hospital Confine. - Benefit	$50	$50
OP Surgery/Hospital - Frequency	-	1 Per Year
OP Surgery/Hospital - Benefit	-	$500
Emergency Room - Frequency	-	1 Per Year
Emergency Room - Benefit	-	$250
Medical Travel- Frequency	-	n/a
Medical Travel- Benefit	-	n/a
ADDITIONAL PROVISIONS		
Group Coverage?	Yes	Yes
Pre-Tax?	Yes	Yes
Guarantee Issue	All	All
Participation Requirement	None	None

Aflac, Group Whole Life

Benefit Provisions		Example
Benefit Amount	$300k Maximum	$300k Maximum
Benefit Increments	$5,000	$10,000
Accelerated Benefit	50% of Face Value	50% of Face Value
Guaranteed Issue	$150,000 EE | $25,000 SP	$100,000
Waiver of Premium	To Age 60	To Age 60
Accelerated Death Benefit	100% of Face Value	100% of Face Value
Tobacco/Non-Tobacco Rate Different?	Yes	No
Issue Ages	To Age 70	To Age 70
ADDITIONAL PROVISIONS		
Group Coverage?	Yes	Yes
Pre-Tax?	Yes	Yes
Guarantee Issue	$150,000 EE | $25,000 SP	All
Participation Requirement	None	None
Rate Guarantee	3 Years	3 Years

EMPLOYEE MONTHLY RATES - Composite		
Rate per $1,000	n/a	$0.40
EMPLOYEE MONTHLY RATES - AGE BANDED EXAMPLES		
Rate For $5K Benefit: Age 25	$6.560	$6.560
Rate For $5K Benefit: Age 35	$8.070	$8.080
Rate For $5K Benefit: Age 45	$12.110	$12.100
Rate For $5K Benefit: Age 55	$21.290	$21.280
Rate For $5K Benefit: Age 65	$31.880	$31.880

Prepaid Legal, Group Identity Theft

Benefit Provisions		Example
Credit Monitoring, Alerts & Score	One Bureau (TransUnion) or 3 Bureau (TransUnion, Experian, Equifax) plans available	Three Bureaus
Annual Report	Three Bureaus; Also provide three bureau report pre- and post- restoration	One Bureau
GENERAL DESIGN		
Group Coverage	Yes	Yes
Pre-Tax?	No- Post tax	Yes
Who will family plan cover?	Legal Plan: The participant (employee); participant's spouse; dependent children up to the age of 26. IDShield Plan: Individual Plan: The participant only. Family Plan: The participant, their spouse/partner, dependent parents and up to 10 dependent children under the age of 26. Dependent children ages 18-26 and dependent parents of the participant or participant's spouse are eligible for consultation and restoration services only. Monitoring services are not available for dependent parents and dependent children ages 18-26.	Family coverage is defined as under house or under wallet. College-age children and elderly parents can be included in family pricing. No age limits on family members or enforce the number of family members added.
Pre-existing thefts as of effective date?	Covered	Covered
Restoration for pre-ex thefts?	Yes	Yes
Fee for pre-ex thefts?	No additional fee	No additional fee
Minimum Participation Requirements	None	None
PREVENTATIVE SERVICES		
Reduce unwanted solicitations such as pre-approved credit offers, junk mail, solicitation calls	Yes	Yes
Newsletters	Yes- eNewsletters	Yes
Website	Yes	Yes
Benefit Fair Attendance	Yes	Yes
MONITORING, DETECTION, AND REPORTING		
Credit Bureau Monitoring and Searches		
TransUnion	Yes	Yes
Experian	Yes	Yes
Equifax	Yes	Yes
Daily monitoring	Yes	Yes
Notifies participant of changes	Yes	Yes
Monthly Credit Score	Yes- TransUnion	Yes
Free Annual Credit Report	Yes	Yes
Black Market Website Surveillance	Yes	Yes
REMEDIATION AND RESTORATION SERVICES		
Fully managed remediation?	Yes- By Licensed Private Investigators	Yes
Fraud alert placement?	Yes	Assistance
Dedicated ID remediation advisor?	Yes	Yes
Limited power of attorney?	Yes	Yes
Other languages services	English, Spanish, and French	English and native Spanish speaking Privacy Advocates; language line for other non-English speaking languages.
Will a remediation specialist assist with claims?	Yes	Yes
Insurance policy amount to recoup out-of-pocket losses?	$1M Protection Policy- $2M for family (member/spouse)	$1M
Limitations and exclusions to reimbursement policy	The following items are not covered under the insurance: Personal Property (Jewelry, Silverware, documents, coins, stamps, etc.), - Property damage, Bodily/ personal injury, Gambling, Professional fees noted above in excess of $125 per hr., Losses while membership is Inactive, Financial performance losses, Business pursuits, Pre-existing losses prior to effective date, Fraudulent acts by member, Errors and omissions, Unintentional clerical errors, Loss of potential income. Additional exclusions apply. See Insurance policy for more information.	Remediation Insurance covers expenses such as travel, legal, notary, child care, lost wages, Electronic Fund Transfers, CPA fees, and postage costs.
Participant Reimbursable Expenses - define limits below		
Lost wages	Yes; No sublimit	Yes, $1,500 per week for 5 weeks limit
Legal fees	Yes- Up to $125 per hour	Yes, $1M limit
Notaries	Yes	Yes, $1M limit
Mailing costs	Yes	Yes, $1M limit
Phones charges	Yes	Yes, $1M limit
Document Replacement	Yes	Yes, $1M limit
Travel Expenses	Yes	Yes, $1,000 limit
Child / Elder Care	Yes	Yes, $1,000 limit
EMPLOYEE MONTHLY RATES		
Employee Only	1 Bureau: $7.25 or 3 Bureau: $9.50	$9.95
Employee + Spouse	1 Bureau: $13.95 or 3 Bureau: $18.45	$17.95
Employee + Child(ren)	1 Bureau: $13.95 or 3 Bureau: $18.45	$17.95
Employee + Family	1 Bureau: $13.95 or 3 Bureau: $18.45	$17.95
Rate Guarantee Period	5 years with contract of equal length	3 Years

Metlife, Group Legal

Benefit Provisions		Example
Group Coverage	Yes	Yes
Pre-Tax?	Post Tax*	Yes
Attorney Network	Yes	Yes
Out of Network Attorney Coverage	Yes	Yes
Covered Legal Services		
Will Prep	Yes	Yes
Real Estate Matters	Yes	Yes
Debt Matters	Yes	Yes
Consumer Protection	Yes	Yes
Traffic Matters	Yes	Yes
Family Law	Yes	Yes
EMPLOYEE MONTHLY RATES		
Employee Only	Employee Only High Plan: $12.80 ($15.75 Composite Rate) Low Plan: $8.25 (Composite Rate)	
Employee + Spouse	High Plan: $18.80 ($15.75 Composite Rate) Low Plan: $8.25 (Composite Rate)	
Employee + Child(ren)	High Plan: $18.80 ($15.75 Composite Rate) Low Plan: $8.25 (Composite Rate)	
Employee + Family	High Plan: $18.80 ($15.75 Composite Rate) Low Plan: $8.25 (Composite Rate)	
Rate Guarantee Period	3 Years	3 Years

Metlife, Short Term Disability

Benefit Provisions	Option 1	Option 2	Example
Benefit Percentage	60%	60%	60%
Weekly Benefit Maximum	$2,000	$2,000	$2,000
Accident/Illness Waiting Period	7/7	29/29	8/8
Benefit Duration	25 Weeks	22 Weeks	25 Weeks
Pre-existing Condition	3/12	3/12	3/12
ADDITIONAL PROVISIONS			
Group Coverage?	Yes	Yes	Yes
Pre-Tax?	Yes*	Yes*	Yes
Guarantee Issue	All Guarantee Issue	All Guarantee Issue	All Guarantee Issue
Participation Requirement	25%	25%	25%
Rate Guarantee	3 Years	3 Years	3 Years

EMPLOYEE MONTHLY RATES - COMPOSITE (Preferred)			
Rate Per $10 of Benefit			$0.200
EMPLOYEE MONTHLY RATES - AGE BANDED			
Rate per $10 Benefit: Under 25	$0.649	$0.359	$0.676
Rate per $10 Benefit: 25-29	$0.863	$0.468	$0.899
Rate per $10 Benefit: 30-34	$0.950	$0.519	$0.990
Rate per $10 Benefit: 35-39	$0.743	$0.417	$0.774
Rate per $10 Benefit: 40-44	$0.600	$0.349	$0.625
Rate per $10 Benefit: 45-49	$0.613	$0.360	$0.639
Rate per $10 Benefit: 50-54	$0.739	$0.434	$0.770
Rate per $10 Benefit: 55-59	$0.914	$0.538	$0.953
Rate per $10 Benefit: 60-64	$1.099	$0.647	$1.145
Rate per $10 Benefit: 65-69	$1.180	$0.694	$1.230
Rate per $10 Benefit: 70-74	$1.180	$0.694	$1.230
Rate Per $10 Benefit: 75+	$1.180	$0.694	$1.230

2026 VOLUNTARY BENEFITS PREMIUM RATES (No Changes from 2025)

Attachment 1 – Critical Illness Rates

	Aflac Plan 1 – Approved Rates $5,000 Benefit	Aflac Plan 2 – Approved Rates $20,000 Benefit
Under 25		
Employee Only	$1.42	$3.93
Employee + Spouse	$2.31	$5.73
Employee + Child(ren)	$1.42	$3.93
Family	$2.31	$5.73
25-29		
Employee Only	$1.69	$4.90
Employee + Spouse	$2.72	$7.16
Employee + Child(ren)	$1.69	$4.90
Family	$2.72	$7.16
30-34		
Employee Only	$1.87	$5.57
Employee + Spouse	$2.29	$8.15
Employee + Child(ren)	$1.87	$5.57
Family	$2.29	$8.15
35-39		
Employee Only	$2.29	$7.20
Employee + Spouse	$3.60	$10.49
Employee + Child(ren)	$2.29	$7.20
Family	$3.60	$10.49
40-44		
Employee Only	$3.07	$10.19
Employee + Spouse	$4.75	$14.79
Employee + Child(ren)	$3.07	$10.19
Family	$4.75	$14.79
45-49		
Employee Only	$4.53	$15.94
Employee + Spouse	$6.83	$22.95
Employee + Child(ren)	$4.53	$15.94
Family	$6.83	$22.95
50-54		
Employee Only	$6.13	$22.31
Employee + Spouse	$9.16	$32.20
Employee + Child(ren)	$6.13	$22.31
Family	$9.16	$32.20
55-59		
Employee Only	$8.21	$30.61
Employee + Spouse	$12.11	$43.99
Employee + Child(ren)	$8.21	$30.61
Family	$12.11	$43.99
60-64		
Employee Only	$11.36	$43.24
Employee + Spouse	$16.65	$62.21
Employee + Child(ren)	$11.36	$43.24
Family	$16.65	$62.21

65-69		
Employee Only	$15.41	$59.41
Employee + Spouse	$22.51	$85.59
Employee + Child(ren)	$15.41	$59.41
Family	$22.51	$85.59
70-74		
Employee Only	$15.41	$59.41
Employee + Spouse	$22.51	$85.59
Employee + Child(ren)	$15.41	$59.41
Family	$22.51	$85.59
75+		
Employee Only	$15.41	$59.41
Employee + Spouse	$22.51	$85.59
Employee + Child(ren)	$15.41	$59.41
Family	$22.51	$85.59

Attachment 2 – Accident Rates

	Aflac Plan 1 – Approved Rates Low Option	Aflac Plan 2 – Approved Rates High Option
Monthly Rates		
Employee Only	$7.13	$10.45
Employee + Spouse	$11.79	$17.61
Employee + Child(ren)	$15.10	$22.95
Family	$19.76	$30.11

Attachment 3 – Hospital Indemnity Rates

	Aflac Plan 1 – Approved Rates	Aflac Plan 2 – Approved Rates
	Option 1	Option 2
Monthly Rates		
Employee Only	$14.42	$23.18
Employee + Spouse	$30.04	$47.48
Employee + Child(ren)	$26.46	$41.76
Family	$42.08	$66.06

Attachment 4– Legal Plan Rates

	MetLife Legal Plan – Approved Rates	
	Low Plan	High Plan
Monthly Rates		
Employee Only	$8.25	$15.75
Employee + Spouse	$8.25	$15.75
Employee + Child(ren)	$8.25	$15.75
Family	$8.25	$15.75

Attachment 5 – Identity Theft Rates

	3 Credit Bureaus
Monthly Rates	
Employee Only	$9.50
Employee + Spouse	$18.45
Employee + Child(ren)	$18.45
Family	$18.45

Attachment 6 – Whole Life Rates **Please see below for full table rates

EMPLOYEE MONTHLY RATES - AGE BANDED EXAMPLES	Aflac Approved Rates
Rate For $5K Benefit: Age 25	$6.560
Rate For $5K Benefit: Age 35	$8.070
Rate For $5K Benefit: Age 45	$12.110
Rate For $5K Benefit: Age 55	$21.290
Rate For $5K Benefit: Age 65	$31.880

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$5,000	$10,000	$15,000	$20,000	$25,000	$30,000	$35,000	$40,000	$45,000	$50,000
18	$ 2.88	$ 4.26	$ 5.66	$ 7.04	$ 8.42	$ 9.80	$ 11.18	$ 12.56	$ 13.96	$ 15.34
19	$ 2.94	$ 4.37	$ 5.82	$ 7.25	$ 8.69	$ 10.12	$ 11.56	$ 13.00	$ 14.44	$ 15.88
20	$ 2.99	$ 4.48	$ 5.98	$ 7.47	$ 8.96	$ 10.45	$ 11.94	$ 13.43	$ 14.93	$ 16.42
21	$ 3.06	$ 4.60	$ 6.16	$ 7.71	$ 9.26	$ 10.81	$ 12.36	$ 13.92	$ 15.47	$ 17.02
22	$ 3.11	$ 4.71	$ 6.32	$ 7.92	$ 9.53	$ 11.13	$ 12.74	$ 14.35	$ 15.95	$ 17.56
23	$ 3.17	$ 4.83	$ 6.50	$ 8.17	$ 9.83	$ 11.50	$ 13.17	$ 14.83	$ 16.50	$ 18.17
24	$ 3.22	$ 4.94	$ 6.66	$ 8.38	$ 10.10	$ 11.82	$ 13.55	$ 15.27	$ 16.99	$ 18.71
25	$ 3.28	$ 5.06	$ 6.84	$ 8.62	$ 10.40	$ 12.18	$ 13.96	$ 15.73	$ 17.52	$ 19.29
26	$ 3.36	$ 5.23	$ 7.08	$ 8.95	$ 10.81	$ 12.68	$ 14.54	$ 16.40	$ 18.26	$ 20.12
27	$ 3.42	$ 5.35	$ 7.26	$ 9.18	$ 11.10	$ 13.03	$ 14.95	$ 16.87	$ 18.78	$ 20.71
28	$ 3.51	$ 5.51	$ 7.51	$ 9.51	$ 11.52	$ 13.52	$ 15.53	$ 17.54	$ 19.53	$ 21.54
29	$ 3.56	$ 5.63	$ 7.69	$ 9.75	$ 11.81	$ 13.88	$ 15.94	$ 18.00	$ 20.06	$ 22.13
30	$ 3.65	$ 5.80	$ 7.95	$ 10.10	$ 12.25	$ 14.40	$ 16.55	$ 18.70	$ 20.85	$ 23.00
31	$ 3.74	$ 5.97	$ 8.21	$ 10.45	$ 12.68	$ 14.92	$ 17.17	$ 19.40	$ 21.64	$ 23.88
32	$ 3.80	$ 6.09	$ 8.39	$ 10.68	$ 12.98	$ 15.27	$ 17.58	$ 19.87	$ 22.17	$ 24.46
33	$ 3.88	$ 6.27	$ 8.65	$ 11.04	$ 13.42	$ 15.81	$ 18.18	$ 20.56	$ 22.95	$ 25.33
34	$ 3.95	$ 6.40	$ 8.83	$ 11.28	$ 13.73	$ 16.18	$ 18.62	$ 21.07	$ 23.51	$ 25.96
35	$ 4.04	$ 6.57	$ 9.12	$ 11.65	$ 14.19	$ 16.72	$ 19.26	$ 21.80	$ 24.34	$ 26.88
36	$ 4.23	$ 6.98	$ 9.71	$ 12.45	$ 15.19	$ 17.93	$ 20.66	$ 23.40	$ 26.14	$ 28.87
37	$ 4.42	$ 7.33	$ 10.24	$ 13.16	$ 16.07	$ 18.99	$ 21.91	$ 24.81	$ 27.73	$ 30.65
38	$ 4.62	$ 7.74	$ 10.87	$ 13.99	$ 17.11	$ 20.23	$ 23.34	$ 26.46	$ 29.59	$ 32.71
39	$ 4.82	$ 8.15	$ 11.48	$ 14.80	$ 18.13	$ 21.45	$ 24.77	$ 28.10	$ 31.43	$ 34.75
40	$ 5.03	$ 8.56	$ 12.09	$ 15.62	$ 19.15	$ 22.68	$ 26.21	$ 29.73	$ 33.27	$ 36.79
41	$ 5.21	$ 8.92	$ 12.64	$ 16.35	$ 20.06	$ 23.77	$ 27.49	$ 31.20	$ 34.92	$ 38.63
42	$ 5.42	$ 9.35	$ 13.28	$ 17.20	$ 21.13	$ 25.05	$ 28.97	$ 32.90	$ 36.83	$ 40.75
43	$ 5.65	$ 9.78	$ 13.93	$ 18.07	$ 22.21	$ 26.35	$ 30.50	$ 34.63	$ 38.78	$ 42.92
44	$ 5.83	$ 10.16	$ 14.51	$ 18.84	$ 23.17	$ 27.50	$ 31.83	$ 36.16	$ 40.51	$ 44.84
45	$ 6.05	$ 10.61	$ 15.16	$ 19.71	$ 24.27	$ 28.82	$ 33.38	$ 37.94	$ 42.49	$ 47.04
46	$ 6.45	$ 11.40	$ 16.35	$ 21.30	$ 26.25	$ 31.20	$ 36.15	$ 41.10	$ 46.05	$ 51.00
47	$ 6.86	$ 12.22	$ 17.56	$ 22.92	$ 28.28	$ 33.64	$ 39.00	$ 44.35	$ 49.70	$ 55.06
48	$ 7.26	$ 13.01	$ 18.77	$ 24.52	$ 30.28	$ 36.03	$ 41.78	$ 47.53	$ 53.29	$ 59.04
49	$ 7.70	$ 13.89	$ 20.08	$ 26.27	$ 32.47	$ 38.66	$ 44.86	$ 51.05	$ 57.24	$ 63.43
50	$ 8.14	$ 14.80	$ 21.44	$ 28.10	$ 34.74	$ 41.39	$ 48.04	$ 54.68	$ 61.33	$ 67.98
51	$ 8.62	$ 15.74	$ 22.86	$ 29.98	$ 37.10	$ 44.22	$ 51.35	$ 58.47	$ 65.59	$ 72.71
52	$ 9.13	$ 16.75	$ 24.37	$ 32.00	$ 39.62	$ 47.25	$ 54.88	$ 62.50	$ 70.12	$ 77.75
53	$ 9.63	$ 17.76	$ 25.89	$ 34.02	$ 42.15	$ 50.28	$ 58.40	$ 66.53	$ 74.67	$ 82.80
54	$ 10.20	$ 18.89	$ 27.59	$ 36.28	$ 44.98	$ 53.67	$ 62.37	$ 71.07	$ 79.76	$ 88.46
55	$ 10.64	$ 19.79	$ 28.92	$ 38.07	$ 47.21	$ 56.36	$ 65.49	$ 74.63	$ 83.78	$ 92.92
56	$ 9.99	$ 18.48	$ 26.98	$ 35.47	$ 43.96	$ 52.45	$ 60.94	$ 69.43	$ 77.93	$ 86.42
57	$ 10.68	$ 19.86	$ 29.04	$ 38.22	$ 47.40	$ 56.58	$ 65.75	$ 74.93	$ 84.11	$ 93.29
58	$ 11.37	$ 21.23	$ 31.10	$ 40.97	$ 50.83	$ 60.70	$ 70.57	$ 80.43	$ 90.30	$ 100.17
59	$ 12.05	$ 22.61	$ 33.16	$ 43.72	$ 54.27	$ 64.83	$ 75.38	$ 85.93	$ 96.49	$ 107.04
60	$ 12.74	$ 23.98	$ 35.23	$ 46.47	$ 57.71	$ 68.95	$ 80.19	$ 91.43	$ 102.68	$ 113.92
61	$ 13.08	$ 24.66	$ 36.24	$ 47.82	$ 59.40	$ 70.98	$ 82.55	$ 94.13	$ 105.71	$ 117.29
62	$ 13.77	$ 26.03	$ 38.30	$ 50.57	$ 62.83	$ 75.10	$ 87.37	$ 99.63	$ 111.90	$ 124.17
63	$ 14.45	$ 27.41	$ 40.36	$ 53.32	$ 66.27	$ 79.23	$ 92.18	$ 105.13	$ 118.09	$ 131.04
64	$ 15.14	$ 28.78	$ 42.43	$ 56.07	$ 69.71	$ 83.35	$ 96.99	$ 110.63	$ 124.28	$ 137.92
65	$ 15.94	$ 30.38	$ 44.81	$ 59.25	$ 73.69	$ 88.13	$ 102.56	$ 117.00	$ 131.44	$ 145.88
66	$ 16.74	$ 31.97	$ 47.21	$ 62.44	$ 77.68	$ 92.91	$ 108.15	$ 123.38	$ 138.62	$ 153.85
67	$ 17.53	$ 33.57	$ 49.60	$ 65.63	$ 81.67	$ 97.70	$ 113.73	$ 129.77	$ 145.80	$ 161.83
68	$ 18.33	$ 35.16	$ 51.99	$ 68.83	$ 85.66	$ 102.49	$ 119.32	$ 136.15	$ 152.98	$ 169.81
69	$ 19.13	$ 36.76	$ 54.39	$ 72.02	$ 89.65	$ 107.28	$ 124.90	$ 142.53	$ 160.16	$ 177.79
70	$ 19.93	$ 38.35	$ 56.78	$ 75.20	$ 93.63	$ 112.05	$ 130.48	$ 148.90	$ 167.33	$ 185.75

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$55,000	$60,000	$65,000	$70,000	$75,000	$80,000	$85,000	$90,000	$95,000	$100,000
18	$ 16.72	$ 18.10	$ 19.48	$ 20.86	$ 22.26	$ 23.64	$ 25.02	$ 26.40	$ 27.78	$ 29.16
19	$ 17.31	$ 18.75	$ 20.19	$ 21.62	$ 23.07	$ 24.50	$ 25.94	$ 27.37	$ 28.81	$ 30.25
20	$ 17.91	$ 19.40	$ 20.89	$ 22.38	$ 23.88	$ 25.37	$ 26.86	$ 28.35	$ 29.84	$ 31.33
21	$ 18.57	$ 20.13	$ 21.68	$ 23.23	$ 24.78	$ 26.33	$ 27.89	$ 29.43	$ 30.99	$ 32.55
22	$ 19.16	$ 20.78	$ 22.39	$ 23.99	$ 25.60	$ 27.20	$ 28.81	$ 30.41	$ 32.02	$ 33.63
23	$ 19.83	$ 21.50	$ 23.17	$ 24.83	$ 26.50	$ 28.17	$ 29.83	$ 31.50	$ 33.17	$ 34.83
24	$ 20.43	$ 22.15	$ 23.87	$ 25.59	$ 27.31	$ 29.03	$ 30.75	$ 32.47	$ 34.20	$ 35.92
25	$ 21.08	$ 22.85	$ 24.63	$ 26.41	$ 28.19	$ 29.97	$ 31.75	$ 33.53	$ 35.31	$ 37.08
26	$ 21.99	$ 23.85	$ 25.71	$ 27.58	$ 29.43	$ 31.30	$ 33.16	$ 35.03	$ 36.89	$ 38.75
27	$ 22.63	$ 24.55	$ 26.47	$ 28.40	$ 30.31	$ 32.23	$ 34.15	$ 36.08	$ 38.00	$ 39.92
28	$ 23.54	$ 25.55	$ 27.56	$ 29.56	$ 31.56	$ 33.56	$ 35.57	$ 37.57	$ 39.58	$ 41.59
29	$ 24.19	$ 26.25	$ 28.31	$ 30.38	$ 32.44	$ 34.50	$ 36.56	$ 38.63	$ 40.69	$ 42.75
30	$ 25.15	$ 27.30	$ 29.45	$ 31.60	$ 33.75	$ 35.90	$ 38.05	$ 40.20	$ 42.35	$ 44.50
31	$ 26.11	$ 28.35	$ 30.59	$ 32.82	$ 35.06	$ 37.30	$ 39.53	$ 41.77	$ 44.02	$ 46.25
32	$ 26.76	$ 29.05	$ 31.35	$ 33.64	$ 35.94	$ 38.23	$ 40.53	$ 42.82	$ 45.13	$ 47.42
33	$ 27.72	$ 30.10	$ 32.48	$ 34.87	$ 37.25	$ 39.64	$ 42.02	$ 44.41	$ 46.78	$ 49.16
34	$ 28.40	$ 30.85	$ 33.30	$ 35.75	$ 38.18	$ 40.63	$ 43.08	$ 45.53	$ 47.97	$ 50.42
35	$ 29.41	$ 31.95	$ 34.49	$ 37.02	$ 39.57	$ 42.10	$ 44.64	$ 47.17	$ 49.71	$ 52.25
36	$ 31.62	$ 34.35	$ 37.08	$ 39.83	$ 42.56	$ 45.30	$ 48.04	$ 50.78	$ 53.51	$ 56.25
37	$ 33.56	$ 36.48	$ 39.39	$ 42.30	$ 45.22	$ 48.14	$ 51.04	$ 53.96	$ 56.88	$ 59.79
38	$ 35.83	$ 38.95	$ 42.07	$ 45.19	$ 48.32	$ 51.44	$ 54.56	$ 57.68	$ 60.79	$ 63.91
39	$ 38.08	$ 41.40	$ 44.72	$ 48.05	$ 51.38	$ 54.70	$ 58.03	$ 61.35	$ 64.67	$ 68.00
40	$ 40.33	$ 43.85	$ 47.38	$ 50.91	$ 54.44	$ 57.97	$ 61.50	$ 65.03	$ 68.56	$ 72.08
41	$ 42.34	$ 46.05	$ 49.76	$ 53.47	$ 57.19	$ 60.90	$ 64.61	$ 68.32	$ 72.04	$ 75.75
42	$ 44.68	$ 48.60	$ 52.52	$ 56.45	$ 60.38	$ 64.30	$ 68.23	$ 72.15	$ 76.07	$ 80.00
43	$ 47.06	$ 51.20	$ 55.35	$ 59.48	$ 63.63	$ 67.77	$ 71.91	$ 76.05	$ 80.20	$ 84.33
44	$ 49.17	$ 53.50	$ 57.83	$ 62.16	$ 66.51	$ 70.84	$ 75.17	$ 79.50	$ 83.83	$ 88.16
45	$ 51.60	$ 56.15	$ 60.70	$ 65.26	$ 69.81	$ 74.36	$ 78.92	$ 83.47	$ 88.03	$ 92.59
46	$ 55.95	$ 60.90	$ 65.85	$ 70.80	$ 75.75	$ 80.70	$ 85.65	$ 90.60	$ 95.55	$ 100.50
47	$ 60.42	$ 65.78	$ 71.13	$ 76.49	$ 81.84	$ 87.20	$ 92.55	$ 97.91	$ 103.27	$ 108.63
48	$ 64.80	$ 70.55	$ 76.31	$ 82.06	$ 87.82	$ 93.57	$ 99.33	$ 105.08	$ 110.83	$ 116.58
49	$ 69.63	$ 75.83	$ 82.02	$ 88.22	$ 94.40	$ 100.60	$ 106.79	$ 112.99	$ 119.18	$ 125.38
50	$ 74.63	$ 81.28	$ 87.92	$ 94.57	$ 101.22	$ 107.87	$ 114.51	$ 121.17	$ 127.81	$ 134.46
51	$ 79.83	$ 86.95	$ 94.07	$ 101.19	$ 108.31	$ 115.43	$ 122.55	$ 129.67	$ 136.80	$ 143.92
52	$ 85.37	$ 93.00	$ 100.63	$ 108.25	$ 115.87	$ 123.50	$ 131.12	$ 138.75	$ 146.38	$ 154.00
53	$ 90.92	$ 99.05	$ 107.18	$ 115.31	$ 123.44	$ 131.57	$ 139.70	$ 147.83	$ 155.95	$ 164.08
54	$ 97.15	$ 105.85	$ 114.55	$ 123.24	$ 131.94	$ 140.63	$ 149.33	$ 158.02	$ 166.72	$ 175.42
55	$ 102.06	$ 111.20	$ 120.34	$ 129.49	$ 138.62	$ 147.77	$ 156.91	$ 166.06	$ 175.19	$ 184.33
56	$ 94.91	$ 103.40	$ 111.89	$ 120.38	$ 128.88	$ 137.37	$ 145.86	$ 154.35	$ 162.84	$ 171.33
57	$ 102.47	$ 111.65	$ 120.83	$ 130.01	$ 139.19	$ 148.37	$ 157.55	$ 166.73	$ 175.90	$ 185.08
58	$ 110.03	$ 119.90	$ 129.77	$ 139.63	$ 149.50	$ 159.37	$ 169.23	$ 179.10	$ 188.97	$ 198.83
59	$ 117.60	$ 128.15	$ 138.70	$ 149.26	$ 159.81	$ 170.37	$ 180.92	$ 191.48	$ 202.03	$ 212.58
60	$ 125.16	$ 136.40	$ 147.64	$ 158.88	$ 170.13	$ 181.37	$ 192.61	$ 203.85	$ 215.09	$ 226.33
61	$ 128.87	$ 140.45	$ 152.03	$ 163.61	$ 175.19	$ 186.77	$ 198.35	$ 209.93	$ 221.50	$ 233.08
62	$ 136.43	$ 148.70	$ 160.97	$ 173.23	$ 185.50	$ 197.77	$ 210.03	$ 222.30	$ 234.57	$ 246.83
63	$ 144.00	$ 156.95	$ 169.90	$ 182.86	$ 195.81	$ 208.77	$ 221.72	$ 234.68	$ 247.63	$ 260.58
64	$ 151.56	$ 165.20	$ 178.84	$ 192.48	$ 206.13	$ 219.77	$ 233.41	$ 247.05	$ 260.69	$ 274.33
65	$ 160.31	$ 174.75	$ 189.19	$ 203.63	$ 218.06	$ 232.50	$ 246.94	$ 261.38	$ 275.81	$ 290.25
66	$ 169.09	$ 184.33	$ 199.56	$ 214.80	$ 230.03	$ 245.27	$ 260.50	$ 275.74	$ 290.97	$ 306.21
67	$ 177.87	$ 193.90	$ 209.93	$ 225.97	$ 242.00	$ 258.03	$ 274.07	$ 290.10	$ 306.13	$ 322.17
68	$ 186.64	$ 203.48	$ 220.31	$ 237.14	$ 253.97	$ 270.80	$ 287.63	$ 304.46	$ 321.29	$ 338.13
69	$ 195.42	$ 213.05	$ 230.68	$ 248.31	$ 265.94	$ 283.57	$ 301.20	$ 318.83	$ 336.45	$ 354.08
70	$ 204.18	$ 222.60	$ 241.03	$ 259.45	$ 277.88	$ 296.30	$ 314.73	$ 333.15	$ 351.58	$ 370.00

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$105,000	$110,000	$115,000	$120,000	$125,000	$130,000	$135,000	$140,000	$145,000	$150,000
18	$ 30.56	$ 31.94	$ 33.32	$ 34.70	$ 36.08	$ 37.46	$ 38.86	$ 40.24	$ 41.62	$ 43.00
19	$ 31.69	$ 33.13	$ 34.56	$ 36.00	$ 37.44	$ 38.87	$ 40.32	$ 41.75	$ 43.19	$ 44.62
20	$ 32.83	$ 34.32	$ 35.81	$ 37.30	$ 38.79	$ 40.28	$ 41.78	$ 43.27	$ 44.76	$ 46.25
21	$ 34.09	$ 35.65	$ 37.19	$ 38.75	$ 40.31	$ 41.85	$ 43.41	$ 44.96	$ 46.51	$ 48.06
22	$ 35.23	$ 36.84	$ 38.44	$ 40.05	$ 41.66	$ 43.26	$ 44.87	$ 46.47	$ 48.08	$ 49.68
23	$ 36.50	$ 38.17	$ 39.83	$ 41.50	$ 43.17	$ 44.83	$ 46.50	$ 48.17	$ 49.83	$ 51.50
24	$ 37.64	$ 39.36	$ 41.08	$ 42.80	$ 44.52	$ 46.24	$ 47.96	$ 49.68	$ 51.40	$ 53.12
25	$ 38.87	$ 40.64	$ 42.43	$ 44.20	$ 45.98	$ 47.76	$ 49.54	$ 51.32	$ 53.10	$ 54.88
26	$ 40.61	$ 42.47	$ 44.34	$ 46.20	$ 48.06	$ 49.93	$ 51.78	$ 53.65	$ 55.51	$ 57.38
27	$ 41.83	$ 43.76	$ 45.68	$ 47.60	$ 49.52	$ 51.45	$ 53.36	$ 55.28	$ 57.20	$ 59.13
28	$ 43.58	$ 45.59	$ 47.59	$ 49.60	$ 51.61	$ 53.61	$ 55.61	$ 57.61	$ 59.62	$ 61.62
29	$ 44.81	$ 46.88	$ 48.94	$ 51.00	$ 53.06	$ 55.13	$ 57.19	$ 59.25	$ 61.31	$ 63.38
30	$ 46.65	$ 48.80	$ 50.95	$ 53.10	$ 55.25	$ 57.40	$ 59.55	$ 61.70	$ 63.85	$ 66.00
31	$ 48.49	$ 50.73	$ 52.96	$ 55.20	$ 57.44	$ 59.67	$ 61.91	$ 64.15	$ 66.38	$ 68.62
32	$ 49.72	$ 52.01	$ 54.31	$ 56.60	$ 58.90	$ 61.19	$ 63.49	$ 65.78	$ 68.08	$ 70.37
33	$ 51.55	$ 53.93	$ 56.32	$ 58.70	$ 61.08	$ 63.47	$ 65.85	$ 68.24	$ 70.62	$ 73.01
34	$ 52.86	$ 55.31	$ 57.75	$ 60.20	$ 62.65	$ 65.10	$ 67.53	$ 69.98	$ 72.43	$ 74.88
35	$ 54.79	$ 57.33	$ 59.86	$ 62.40	$ 64.94	$ 67.47	$ 70.02	$ 72.55	$ 75.09	$ 77.62
36	$ 58.99	$ 61.72	$ 64.47	$ 67.20	$ 69.93	$ 72.68	$ 75.41	$ 78.15	$ 80.89	$ 83.63
37	$ 62.71	$ 65.62	$ 68.53	$ 71.45	$ 74.37	$ 77.28	$ 80.19	$ 83.11	$ 86.02	$ 88.94
38	$ 67.04	$ 70.16	$ 73.28	$ 76.40	$ 79.52	$ 82.64	$ 85.77	$ 88.89	$ 92.01	$ 95.13
39	$ 71.33	$ 74.65	$ 77.98	$ 81.30	$ 84.62	$ 87.95	$ 91.28	$ 94.60	$ 97.93	$ 101.25
40	$ 75.62	$ 79.14	$ 82.68	$ 86.20	$ 89.73	$ 93.26	$ 96.79	$ 100.32	$ 103.85	$ 107.38
41	$ 79.47	$ 83.18	$ 86.89	$ 90.60	$ 94.31	$ 98.02	$ 101.74	$ 105.45	$ 109.16	$ 112.87
42	$ 83.93	$ 87.85	$ 91.78	$ 95.70	$ 99.62	$ 103.55	$ 107.48	$ 111.40	$ 115.33	$ 119.25
43	$ 88.48	$ 92.62	$ 96.76	$ 100.90	$ 105.05	$ 109.18	$ 113.33	$ 117.47	$ 121.61	$ 125.75
44	$ 92.51	$ 96.84	$ 101.17	$ 105.50	$ 109.83	$ 114.16	$ 118.51	$ 122.84	$ 127.17	$ 131.50
45	$ 97.14	$ 101.69	$ 106.25	$ 110.80	$ 115.35	$ 119.91	$ 124.46	$ 129.01	$ 133.57	$ 138.12
46	$ 105.45	$ 110.40	$ 115.35	$ 120.30	$ 125.25	$ 130.20	$ 135.15	$ 140.10	$ 145.05	$ 150.00
47	$ 113.98	$ 119.33	$ 124.69	$ 130.05	$ 135.41	$ 140.77	$ 146.11	$ 151.47	$ 156.83	$ 162.19
48	$ 122.34	$ 128.09	$ 133.85	$ 139.60	$ 145.36	$ 151.11	$ 156.87	$ 162.62	$ 168.38	$ 174.13
49	$ 131.56	$ 137.76	$ 143.95	$ 150.15	$ 156.35	$ 162.54	$ 168.73	$ 174.92	$ 181.12	$ 187.31
50	$ 141.11	$ 147.75	$ 154.41	$ 161.05	$ 167.69	$ 174.35	$ 180.99	$ 187.65	$ 194.29	$ 200.94
51	$ 151.04	$ 158.16	$ 165.28	$ 172.40	$ 179.52	$ 186.64	$ 193.76	$ 200.88	$ 208.00	$ 215.12
52	$ 161.62	$ 169.25	$ 176.87	$ 184.50	$ 192.13	$ 199.75	$ 207.37	$ 215.00	$ 222.62	$ 230.25
53	$ 172.22	$ 180.35	$ 188.47	$ 196.60	$ 204.73	$ 212.86	$ 220.99	$ 229.12	$ 237.25	$ 245.38
54	$ 184.11	$ 192.81	$ 201.50	$ 210.20	$ 218.90	$ 227.59	$ 236.29	$ 244.98	$ 253.68	$ 262.37
55	$ 193.48	$ 202.62	$ 211.76	$ 220.90	$ 230.04	$ 239.19	$ 248.32	$ 257.47	$ 266.61	$ 275.76
56	$ 179.83	$ 188.32	$ 196.81	$ 205.30	$ 213.79	$ 222.28	$ 230.78	$ 239.27	$ 247.76	$ 256.25
57	$ 194.26	$ 203.44	$ 212.62	$ 221.80	$ 230.98	$ 240.16	$ 249.34	$ 258.52	$ 267.70	$ 276.88
58	$ 208.70	$ 218.57	$ 228.43	$ 238.30	$ 248.17	$ 258.03	$ 267.90	$ 277.77	$ 287.63	$ 297.50
59	$ 223.14	$ 233.69	$ 244.25	$ 254.80	$ 265.35	$ 275.91	$ 286.46	$ 297.02	$ 307.57	$ 318.13
60	$ 237.58	$ 248.82	$ 260.06	$ 271.30	$ 282.54	$ 293.78	$ 305.03	$ 316.27	$ 327.51	$ 338.75
61	$ 244.66	$ 256.24	$ 267.82	$ 279.40	$ 290.98	$ 302.56	$ 314.14	$ 325.72	$ 337.30	$ 348.88
62	$ 259.10	$ 271.37	$ 283.63	$ 295.90	$ 308.17	$ 320.43	$ 332.70	$ 344.97	$ 357.23	$ 369.50
63	$ 273.54	$ 286.49	$ 299.45	$ 312.40	$ 325.35	$ 338.31	$ 351.26	$ 364.22	$ 377.17	$ 390.13
64	$ 287.98	$ 301.62	$ 315.26	$ 328.90	$ 342.54	$ 356.18	$ 369.83	$ 383.47	$ 397.11	$ 410.75
65	$ 304.69	$ 319.13	$ 333.56	$ 348.00	$ 362.44	$ 376.88	$ 391.31	$ 405.75	$ 420.19	$ 434.63
66	$ 321.44	$ 336.68	$ 351.91	$ 367.15	$ 382.39	$ 397.62	$ 412.86	$ 428.09	$ 443.33	$ 458.56
67	$ 338.20	$ 354.23	$ 370.27	$ 386.30	$ 402.33	$ 418.37	$ 434.40	$ 450.43	$ 466.47	$ 482.50
68	$ 354.96	$ 371.79	$ 388.62	$ 405.45	$ 422.28	$ 439.11	$ 455.94	$ 472.78	$ 489.61	$ 506.44
69	$ 371.71	$ 389.34	$ 406.97	$ 424.60	$ 442.23	$ 459.86	$ 477.49	$ 495.12	$ 512.75	$ 530.38
70	$ 388.43	$ 406.85	$ 425.28	$ 443.70	$ 462.13	$ 480.55	$ 498.98	$ 517.40	$ 535.83	$ 554.25

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$155,000	$160,000	$165,000	$170,000	$175,000	$180,000	$185,000	$190,000	$195,000	$200,000
18	$ 44.38	$ 45.76	$ 47.16	$ 48.54	$ 49.92	$ 51.30	$ 52.68	$ 54.06	$ 55.46	$ 56.84
19	$ 46.06	$ 47.50	$ 48.94	$ 50.38	$ 51.81	$ 53.25	$ 54.69	$ 56.12	$ 57.57	$ 59.00
20	$ 47.74	$ 49.23	$ 50.73	$ 52.22	$ 53.71	$ 55.20	$ 56.69	$ 58.18	$ 59.68	$ 61.17
21	$ 49.61	$ 51.17	$ 52.72	$ 54.27	$ 55.82	$ 57.38	$ 58.93	$ 60.48	$ 62.03	$ 63.58
22	$ 51.29	$ 52.90	$ 54.50	$ 56.11	$ 57.71	$ 59.33	$ 60.94	$ 62.54	$ 64.15	$ 65.75
23	$ 53.17	$ 54.83	$ 56.50	$ 58.17	$ 59.83	$ 61.50	$ 63.17	$ 64.83	$ 66.50	$ 68.17
24	$ 54.85	$ 56.57	$ 58.29	$ 60.01	$ 61.73	$ 63.45	$ 65.17	$ 66.89	$ 68.61	$ 70.33
25	$ 56.66	$ 58.43	$ 60.22	$ 61.99	$ 63.78	$ 65.55	$ 67.33	$ 69.11	$ 70.89	$ 72.67
26	$ 59.24	$ 61.10	$ 62.96	$ 64.82	$ 66.69	$ 68.55	$ 70.41	$ 72.28	$ 74.13	$ 76.00
27	$ 61.05	$ 62.97	$ 64.88	$ 66.81	$ 68.73	$ 70.65	$ 72.57	$ 74.50	$ 76.41	$ 78.33
28	$ 63.63	$ 65.64	$ 67.63	$ 69.64	$ 71.64	$ 73.65	$ 75.66	$ 77.66	$ 79.66	$ 81.66
29	$ 65.44	$ 67.50	$ 69.56	$ 71.63	$ 73.69	$ 75.75	$ 77.81	$ 79.88	$ 81.94	$ 84.00
30	$ 68.15	$ 70.30	$ 72.45	$ 74.60	$ 76.75	$ 78.90	$ 81.05	$ 83.20	$ 85.35	$ 87.50
31	$ 70.87	$ 73.10	$ 75.34	$ 77.58	$ 79.81	$ 82.05	$ 84.29	$ 86.52	$ 88.76	$ 91.00
32	$ 72.68	$ 74.97	$ 77.27	$ 79.56	$ 81.86	$ 84.15	$ 86.45	$ 88.74	$ 91.04	$ 93.33
33	$ 75.38	$ 77.76	$ 80.15	$ 82.53	$ 84.92	$ 87.30	$ 89.68	$ 92.07	$ 94.45	$ 96.84
34	$ 77.32	$ 79.77	$ 82.21	$ 84.66	$ 87.10	$ 89.55	$ 92.00	$ 94.45	$ 96.88	$ 99.33
35	$ 80.16	$ 82.70	$ 85.24	$ 87.78	$ 90.31	$ 92.85	$ 95.39	$ 97.92	$ 100.47	$ 103.00
36	$ 86.36	$ 89.10	$ 91.84	$ 94.57	$ 97.32	$ 100.05	$ 102.78	$ 105.53	$ 108.26	$ 111.00
37	$ 91.86	$ 94.76	$ 97.68	$ 100.60	$ 103.51	$ 106.43	$ 109.34	$ 112.25	$ 115.17	$ 118.09
38	$ 98.24	$ 101.36	$ 104.49	$ 107.61	$ 110.73	$ 113.85	$ 116.97	$ 120.09	$ 123.22	$ 126.34
39	$ 104.57	$ 107.90	$ 111.23	$ 114.55	$ 117.88	$ 121.20	$ 124.52	$ 127.85	$ 131.18	$ 134.50
40	$ 110.91	$ 114.43	$ 117.97	$ 121.49	$ 125.03	$ 128.55	$ 132.08	$ 135.61	$ 139.14	$ 142.67
41	$ 116.59	$ 120.30	$ 124.02	$ 127.73	$ 131.44	$ 135.15	$ 138.86	$ 142.57	$ 146.29	$ 150.00
42	$ 123.17	$ 127.10	$ 131.03	$ 134.95	$ 138.88	$ 142.80	$ 146.72	$ 150.65	$ 154.58	$ 158.50
43	$ 129.90	$ 134.03	$ 138.18	$ 142.32	$ 146.46	$ 150.60	$ 154.75	$ 158.88	$ 163.03	$ 167.17
44	$ 135.83	$ 140.16	$ 144.51	$ 148.84	$ 153.17	$ 157.50	$ 161.83	$ 166.16	$ 170.51	$ 174.84
45	$ 142.68	$ 147.24	$ 151.79	$ 156.34	$ 160.90	$ 165.45	$ 170.00	$ 174.56	$ 179.11	$ 183.66
46	$ 154.95	$ 159.90	$ 164.85	$ 169.80	$ 174.75	$ 179.70	$ 184.65	$ 189.60	$ 194.55	$ 199.50
47	$ 167.55	$ 172.90	$ 178.25	$ 183.61	$ 188.97	$ 194.33	$ 199.68	$ 205.04	$ 210.39	$ 215.75
48	$ 179.88	$ 185.63	$ 191.39	$ 197.14	$ 202.90	$ 208.65	$ 214.41	$ 220.16	$ 225.92	$ 231.67
49	$ 193.51	$ 199.70	$ 205.89	$ 212.08	$ 218.28	$ 224.48	$ 230.67	$ 236.87	$ 243.05	$ 249.25
50	$ 207.59	$ 214.23	$ 220.88	$ 227.53	$ 234.18	$ 240.83	$ 247.47	$ 254.12	$ 260.77	$ 267.42
51	$ 222.25	$ 229.37	$ 236.49	$ 243.61	$ 250.73	$ 257.85	$ 264.97	$ 272.09	$ 279.21	$ 286.33
52	$ 237.88	$ 245.50	$ 253.12	$ 260.75	$ 268.37	$ 276.00	$ 283.63	$ 291.25	$ 298.87	$ 306.50
53	$ 253.50	$ 261.63	$ 269.77	$ 277.90	$ 286.02	$ 294.15	$ 302.28	$ 310.41	$ 318.54	$ 326.67
54	$ 271.07	$ 279.77	$ 288.46	$ 297.16	$ 305.85	$ 314.55	$ 323.25	$ 331.94	$ 340.64	$ 349.33
55	$ 284.89	$ 294.03	$ 303.18	$ 312.32	$ 321.46	$ 330.60	$ 339.74	$ 348.89	$ 358.02	$ 367.17
56	$ 264.74	$ 273.23	$ 281.73	$ 290.22	$ 298.71	$ 307.20	$ 315.69	$ 324.18	$ 332.68	$ 341.17
57	$ 286.05	$ 295.23	$ 304.41	$ 313.59	$ 322.77	$ 331.95	$ 341.13	$ 350.31	$ 359.49	$ 368.67
58	$ 307.37	$ 317.23	$ 327.10	$ 336.97	$ 346.83	$ 356.70	$ 366.57	$ 376.43	$ 386.30	$ 396.17
59	$ 328.68	$ 339.23	$ 349.79	$ 360.34	$ 370.90	$ 381.45	$ 392.00	$ 402.56	$ 413.11	$ 423.67
60	$ 349.99	$ 361.23	$ 372.48	$ 383.72	$ 394.96	$ 406.20	$ 417.44	$ 428.68	$ 439.93	$ 451.17
61	$ 360.45	$ 372.03	$ 383.61	$ 395.19	$ 406.77	$ 418.35	$ 429.93	$ 441.51	$ 453.09	$ 464.67
62	$ 381.77	$ 394.03	$ 406.30	$ 418.57	$ 430.83	$ 443.10	$ 455.37	$ 467.63	$ 479.90	$ 492.17
63	$ 403.08	$ 416.03	$ 428.99	$ 441.94	$ 454.90	$ 467.85	$ 480.80	$ 493.76	$ 506.71	$ 519.67
64	$ 424.39	$ 438.03	$ 451.68	$ 465.32	$ 478.96	$ 492.60	$ 506.24	$ 519.88	$ 533.53	$ 547.17
65	$ 449.06	$ 463.50	$ 477.94	$ 492.38	$ 506.81	$ 521.25	$ 535.69	$ 550.13	$ 564.56	$ 579.00
66	$ 473.80	$ 489.03	$ 504.27	$ 519.50	$ 534.74	$ 549.98	$ 565.21	$ 580.45	$ 595.68	$ 610.92
67	$ 498.53	$ 514.57	$ 530.60	$ 546.63	$ 562.67	$ 578.70	$ 594.73	$ 610.77	$ 626.80	$ 642.83
68	$ 523.27	$ 540.10	$ 556.93	$ 573.76	$ 590.59	$ 607.43	$ 624.26	$ 641.09	$ 657.92	$ 674.75
69	$ 548.00	$ 565.63	$ 583.26	$ 600.89	$ 618.52	$ 636.15	$ 653.78	$ 671.41	$ 689.04	$ 706.67
70	$ 572.68	$ 591.10	$ 609.53	$ 627.95	$ 646.38	$ 664.80	$ 683.23	$ 701.65	$ 720.08	$ 738.50

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$205,000	$210,000	$215,000	$220,000	$225,000	$230,000	$235,000	$240,000	$245,000	$250,000
18	$ 58.22	$ 59.60	$ 60.98	$ 62.36	$ 63.76	$ 65.14	$ 66.52	$ 67.90	$ 69.28	$ 70.66
19	$ 60.44	$ 61.87	$ 63.31	$ 64.75	$ 66.19	$ 67.63	$ 69.06	$ 70.50	$ 71.94	$ 73.37
20	$ 62.66	$ 64.15	$ 65.64	$ 67.13	$ 68.63	$ 70.12	$ 71.61	$ 73.10	$ 74.59	$ 76.08
21	$ 65.14	$ 66.68	$ 68.24	$ 69.80	$ 71.34	$ 72.90	$ 74.44	$ 76.00	$ 77.56	$ 79.10
22	$ 67.36	$ 68.96	$ 70.57	$ 72.18	$ 73.78	$ 75.39	$ 76.99	$ 78.60	$ 80.21	$ 81.81
23	$ 69.83	$ 71.50	$ 73.17	$ 74.83	$ 76.50	$ 78.17	$ 79.83	$ 81.50	$ 83.17	$ 84.83
24	$ 72.05	$ 73.77	$ 75.50	$ 77.22	$ 78.94	$ 80.66	$ 82.38	$ 84.10	$ 85.82	$ 87.54
25	$ 74.45	$ 76.23	$ 78.01	$ 79.78	$ 81.57	$ 83.34	$ 85.13	$ 86.90	$ 88.68	$ 90.46
26	$ 77.86	$ 79.73	$ 81.59	$ 83.45	$ 85.31	$ 87.17	$ 89.04	$ 90.90	$ 92.76	$ 94.63
27	$ 80.25	$ 82.18	$ 84.10	$ 86.02	$ 87.93	$ 89.86	$ 91.78	$ 93.70	$ 95.62	$ 97.55
28	$ 83.67	$ 85.67	$ 87.68	$ 89.69	$ 91.68	$ 93.69	$ 95.69	$ 97.70	$ 99.71	$ 101.71
29	$ 86.06	$ 88.13	$ 90.19	$ 92.25	$ 94.31	$ 96.38	$ 98.44	$ 100.50	$ 102.56	$ 104.63
30	$ 89.65	$ 91.80	$ 93.95	$ 96.10	$ 98.25	$ 100.40	$ 102.55	$ 104.70	$ 106.85	$ 109.00
31	$ 93.23	$ 95.47	$ 97.72	$ 99.95	$ 102.19	$ 104.43	$ 106.66	$ 108.90	$ 111.14	$ 113.37
32	$ 95.63	$ 97.92	$ 100.23	$ 102.52	$ 104.82	$ 107.11	$ 109.41	$ 111.70	$ 114.00	$ 116.29
33	$ 99.22	$ 101.61	$ 103.98	$ 106.36	$ 108.75	$ 111.13	$ 113.52	$ 115.90	$ 118.28	$ 120.67
34	$ 101.78	$ 104.23	$ 106.67	$ 109.12	$ 111.56	$ 114.01	$ 116.45	$ 118.90	$ 121.35	$ 123.80
35	$ 105.54	$ 108.07	$ 110.61	$ 113.15	$ 115.69	$ 118.23	$ 120.76	$ 123.30	$ 125.84	$ 128.37
36	$ 113.74	$ 116.48	$ 119.21	$ 121.95	$ 124.69	$ 127.42	$ 130.17	$ 132.90	$ 135.63	$ 138.38
37	$ 120.99	$ 123.91	$ 126.83	$ 129.74	$ 132.66	$ 135.57	$ 138.48	$ 141.40	$ 144.32	$ 147.23
38	$ 129.46	$ 132.58	$ 135.69	$ 138.81	$ 141.94	$ 145.06	$ 148.18	$ 151.30	$ 154.42	$ 157.54
39	$ 137.83	$ 141.15	$ 144.47	$ 147.80	$ 151.13	$ 154.45	$ 157.78	$ 161.10	$ 164.42	$ 167.75
40	$ 146.20	$ 149.73	$ 153.26	$ 156.78	$ 160.32	$ 163.84	$ 167.38	$ 170.90	$ 174.43	$ 177.96
41	$ 153.71	$ 157.42	$ 161.14	$ 164.85	$ 168.57	$ 172.28	$ 175.99	$ 179.70	$ 183.41	$ 187.12
42	$ 162.43	$ 166.35	$ 170.27	$ 174.20	$ 178.13	$ 182.05	$ 185.98	$ 189.90	$ 193.82	$ 197.75
43	$ 171.31	$ 175.45	$ 179.60	$ 183.73	$ 187.88	$ 192.02	$ 196.16	$ 200.30	$ 204.45	$ 208.58
44	$ 179.17	$ 183.50	$ 187.83	$ 192.16	$ 196.51	$ 200.84	$ 205.17	$ 209.50	$ 213.83	$ 218.16
45	$ 188.22	$ 192.77	$ 197.33	$ 201.89	$ 206.44	$ 210.99	$ 215.55	$ 220.10	$ 224.65	$ 229.21
46	$ 204.45	$ 209.40	$ 214.35	$ 219.30	$ 224.25	$ 229.20	$ 234.15	$ 239.10	$ 244.05	$ 249.00
47	$ 221.10	$ 226.46	$ 231.82	$ 237.18	$ 242.53	$ 247.88	$ 253.24	$ 258.60	$ 263.96	$ 269.32
48	$ 237.43	$ 243.18	$ 248.93	$ 254.68	$ 260.44	$ 266.19	$ 271.95	$ 277.70	$ 283.46	$ 289.21
49	$ 255.44	$ 261.64	$ 267.83	$ 274.03	$ 280.21	$ 286.41	$ 292.60	$ 298.80	$ 305.00	$ 311.19
50	$ 274.06	$ 280.72	$ 287.36	$ 294.01	$ 300.66	$ 307.30	$ 313.96	$ 320.60	$ 327.24	$ 333.90
51	$ 293.45	$ 300.57	$ 307.70	$ 314.82	$ 321.94	$ 329.06	$ 336.18	$ 343.30	$ 350.42	$ 357.54
52	$ 314.12	$ 321.75	$ 329.38	$ 337.00	$ 344.62	$ 352.25	$ 359.87	$ 367.50	$ 375.13	$ 382.75
53	$ 334.80	$ 342.93	$ 351.05	$ 359.18	$ 367.32	$ 375.45	$ 383.57	$ 391.70	$ 399.83	$ 407.96
54	$ 358.03	$ 366.72	$ 375.42	$ 384.12	$ 392.81	$ 401.51	$ 410.20	$ 418.90	$ 427.60	$ 436.29
55	$ 376.31	$ 385.46	$ 394.59	$ 403.73	$ 412.88	$ 422.02	$ 431.16	$ 440.30	$ 449.44	$ 458.59
56	$ 349.66	$ 358.15	$ 366.64	$ 375.13	$ 383.63	$ 392.12	$ 400.61	$ 409.10	$ 417.59	$ 426.08
57	$ 377.85	$ 387.03	$ 396.20	$ 405.38	$ 414.56	$ 423.74	$ 432.92	$ 442.10	$ 451.28	$ 460.46
58	$ 406.03	$ 415.90	$ 425.77	$ 435.63	$ 445.50	$ 455.37	$ 465.23	$ 475.10	$ 484.97	$ 494.83
59	$ 434.22	$ 444.78	$ 455.33	$ 465.88	$ 476.44	$ 486.99	$ 497.55	$ 508.10	$ 518.65	$ 529.21
60	$ 462.41	$ 473.65	$ 484.89	$ 496.13	$ 507.38	$ 518.62	$ 529.86	$ 541.10	$ 552.34	$ 563.58
61	$ 476.25	$ 487.83	$ 499.40	$ 510.98	$ 522.56	$ 534.14	$ 545.72	$ 557.30	$ 568.88	$ 580.46
62	$ 504.43	$ 516.70	$ 528.97	$ 541.23	$ 553.50	$ 565.77	$ 578.03	$ 590.30	$ 602.57	$ 614.83
63	$ 532.62	$ 545.58	$ 558.53	$ 571.48	$ 584.44	$ 597.39	$ 610.35	$ 623.30	$ 636.25	$ 649.21
64	$ 560.81	$ 574.45	$ 588.09	$ 601.73	$ 615.38	$ 629.02	$ 642.66	$ 656.30	$ 669.94	$ 683.58
65	$ 593.44	$ 607.88	$ 622.31	$ 636.75	$ 651.19	$ 665.63	$ 680.06	$ 694.50	$ 708.94	$ 723.38
66	$ 626.15	$ 641.39	$ 656.62	$ 671.86	$ 687.09	$ 702.33	$ 717.56	$ 732.80	$ 748.04	$ 763.27
67	$ 658.87	$ 674.90	$ 690.93	$ 706.97	$ 723.00	$ 739.03	$ 755.07	$ 771.10	$ 787.13	$ 803.17
68	$ 691.58	$ 708.41	$ 725.24	$ 742.08	$ 758.91	$ 775.74	$ 792.57	$ 809.40	$ 826.23	$ 843.06
69	$ 724.30	$ 741.93	$ 759.55	$ 777.18	$ 794.81	$ 812.44	$ 830.07	$ 847.70	$ 865.33	$ 882.96
70	$ 756.93	$ 775.35	$ 793.78	$ 812.20	$ 830.63	$ 849.05	$ 867.48	$ 885.90	$ 904.33	$ 922.75

Georgia - Employee - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$255,000	$260,000	$265,000	$270,000	$275,000	$280,000	$285,000	$290,000	$295,000	$300,000
18	$ 72.06	$ 73.44	$ 74.82	$ 76.20	$ 77.58	$ 78.96	$ 80.36	$ 81.74	$ 83.12	$ 84.50
19	$ 74.82	$ 76.25	$ 77.69	$ 79.12	$ 80.56	$ 82.00	$ 83.44	$ 84.88	$ 86.31	$ 87.75
20	$ 77.58	$ 79.07	$ 80.56	$ 82.05	$ 83.54	$ 85.03	$ 86.53	$ 88.02	$ 89.51	$ 91.00
21	$ 80.66	$ 82.21	$ 83.76	$ 85.31	$ 86.86	$ 88.42	$ 89.97	$ 91.52	$ 93.07	$ 94.63
22	$ 83.42	$ 85.02	$ 86.63	$ 88.23	$ 89.84	$ 91.45	$ 93.05	$ 94.66	$ 96.27	$ 97.88
23	$ 86.50	$ 88.17	$ 89.83	$ 91.50	$ 93.17	$ 94.83	$ 96.50	$ 98.17	$ 99.83	$ 101.50
24	$ 89.26	$ 90.98	$ 92.70	$ 94.42	$ 96.15	$ 97.87	$ 99.59	$ 101.31	$ 103.03	$ 104.75
25	$ 92.24	$ 94.02	$ 95.80	$ 97.58	$ 99.36	$ 101.13	$ 102.92	$ 104.69	$ 106.48	$ 108.25
26	$ 96.48	$ 98.35	$ 100.21	$ 102.08	$ 103.94	$ 105.80	$ 107.66	$ 109.52	$ 111.39	$ 113.25
27	$ 99.46	$ 101.38	$ 103.30	$ 105.23	$ 107.15	$ 109.07	$ 110.98	$ 112.91	$ 114.83	$ 116.75
28	$ 103.71	$ 105.71	$ 107.72	$ 109.72	$ 111.73	$ 113.74	$ 115.73	$ 117.74	$ 119.74	$ 121.75
29	$ 106.69	$ 108.75	$ 110.81	$ 112.88	$ 114.94	$ 117.00	$ 119.06	$ 121.13	$ 123.19	$ 125.25
30	$ 111.15	$ 113.30	$ 115.45	$ 117.60	$ 119.75	$ 121.90	$ 124.05	$ 126.20	$ 128.35	$ 130.50
31	$ 115.61	$ 117.85	$ 120.08	$ 122.32	$ 124.57	$ 126.80	$ 129.04	$ 131.28	$ 133.51	$ 135.75
32	$ 118.59	$ 120.88	$ 123.18	$ 125.47	$ 127.78	$ 130.07	$ 132.37	$ 134.66	$ 136.96	$ 139.25
33	$ 123.05	$ 125.44	$ 127.82	$ 130.21	$ 132.58	$ 134.96	$ 137.35	$ 139.73	$ 142.12	$ 144.50
34	$ 126.23	$ 128.68	$ 131.13	$ 133.58	$ 136.02	$ 138.47	$ 140.91	$ 143.36	$ 145.80	$ 148.25
35	$ 130.92	$ 133.45	$ 135.99	$ 138.52	$ 141.06	$ 143.60	$ 146.14	$ 148.68	$ 151.21	$ 153.75
36	$ 141.11	$ 143.85	$ 146.59	$ 149.33	$ 152.06	$ 154.80	$ 157.54	$ 160.27	$ 163.02	$ 165.75
37	$ 150.14	$ 153.06	$ 155.97	$ 158.89	$ 161.81	$ 164.71	$ 167.63	$ 170.55	$ 173.46	$ 176.38
38	$ 160.67	$ 163.79	$ 166.91	$ 170.03	$ 173.14	$ 176.26	$ 179.39	$ 182.51	$ 185.63	$ 188.75
39	$ 171.08	$ 174.40	$ 177.73	$ 181.05	$ 184.37	$ 187.70	$ 191.03	$ 194.35	$ 197.68	$ 201.00
40	$ 181.49	$ 185.02	$ 188.55	$ 192.08	$ 195.61	$ 199.13	$ 202.67	$ 206.19	$ 209.73	$ 213.25
41	$ 190.84	$ 194.55	$ 198.26	$ 201.97	$ 205.69	$ 209.40	$ 213.12	$ 216.83	$ 220.54	$ 224.25
42	$ 201.68	$ 205.60	$ 209.53	$ 213.45	$ 217.37	$ 221.30	$ 225.23	$ 229.15	$ 233.08	$ 237.00
43	$ 212.73	$ 216.87	$ 221.01	$ 225.15	$ 229.30	$ 233.43	$ 237.58	$ 241.72	$ 245.86	$ 250.00
44	$ 222.51	$ 226.84	$ 231.17	$ 235.50	$ 239.83	$ 244.16	$ 248.51	$ 252.84	$ 257.17	$ 261.50
45	$ 233.76	$ 238.31	$ 242.87	$ 247.42	$ 251.98	$ 256.54	$ 261.09	$ 265.64	$ 270.20	$ 274.75
46	$ 253.95	$ 258.90	$ 263.85	$ 268.80	$ 273.75	$ 278.70	$ 283.65	$ 288.60	$ 293.55	$ 298.50
47	$ 274.66	$ 280.02	$ 285.38	$ 290.74	$ 296.10	$ 301.45	$ 306.80	$ 312.16	$ 317.52	$ 322.88
48	$ 294.97	$ 300.72	$ 306.48	$ 312.23	$ 317.98	$ 323.73	$ 329.49	$ 335.24	$ 341.00	$ 346.75
49	$ 317.38	$ 323.57	$ 329.77	$ 335.96	$ 342.16	$ 348.35	$ 354.54	$ 360.73	$ 366.93	$ 373.13
50	$ 340.54	$ 347.20	$ 353.84	$ 360.49	$ 367.14	$ 373.78	$ 380.43	$ 387.08	$ 393.73	$ 400.38
51	$ 364.66	$ 371.78	$ 378.90	$ 386.02	$ 393.15	$ 400.27	$ 407.39	$ 414.51	$ 421.63	$ 428.75
52	$ 390.37	$ 398.00	$ 405.62	$ 413.25	$ 420.88	$ 428.50	$ 436.12	$ 443.75	$ 451.37	$ 459.00
53	$ 416.09	$ 424.22	$ 432.35	$ 440.48	$ 448.60	$ 456.73	$ 464.87	$ 473.00	$ 481.12	$ 489.25
54	$ 444.99	$ 453.68	$ 462.38	$ 471.07	$ 479.77	$ 488.47	$ 497.16	$ 505.86	$ 514.55	$ 523.25
55	$ 467.72	$ 476.87	$ 486.01	$ 495.16	$ 504.29	$ 513.43	$ 522.58	$ 531.72	$ 540.86	$ 550.00
56	$ 434.58	$ 443.07	$ 451.56	$ 460.05	$ 468.54	$ 477.03	$ 485.53	$ 494.02	$ 502.51	$ 511.00
57	$ 469.64	$ 478.82	$ 488.00	$ 497.18	$ 506.35	$ 515.53	$ 524.71	$ 533.89	$ 543.07	$ 552.25
58	$ 504.70	$ 514.57	$ 524.43	$ 534.30	$ 544.17	$ 554.03	$ 563.90	$ 573.77	$ 583.63	$ 593.50
59	$ 539.76	$ 550.32	$ 560.87	$ 571.43	$ 581.98	$ 592.53	$ 603.09	$ 613.64	$ 624.20	$ 634.75
60	$ 574.83	$ 586.07	$ 597.31	$ 608.55	$ 619.79	$ 631.03	$ 642.28	$ 653.52	$ 664.76	$ 676.00
61	$ 592.04	$ 603.62	$ 615.20	$ 626.78	$ 638.35	$ 649.93	$ 661.51	$ 673.09	$ 684.67	$ 696.25
62	$ 627.10	$ 639.37	$ 651.63	$ 663.90	$ 676.17	$ 688.43	$ 700.70	$ 712.97	$ 725.23	$ 737.50
63	$ 662.16	$ 675.12	$ 688.07	$ 701.03	$ 713.98	$ 726.93	$ 739.89	$ 752.84	$ 765.80	$ 778.75
64	$ 697.23	$ 710.87	$ 724.51	$ 738.15	$ 751.79	$ 765.43	$ 779.08	$ 792.72	$ 806.36	$ 820.00
65	$ 737.81	$ 752.25	$ 766.69	$ 781.13	$ 795.56	$ 810.00	$ 824.44	$ 838.88	$ 853.31	$ 867.75
66	$ 778.51	$ 793.74	$ 808.98	$ 824.21	$ 839.45	$ 854.68	$ 869.92	$ 885.15	$ 900.39	$ 915.63
67	$ 819.20	$ 835.23	$ 851.27	$ 867.30	$ 883.33	$ 899.37	$ 915.40	$ 931.43	$ 947.47	$ 963.50
68	$ 859.89	$ 876.73	$ 893.56	$ 910.39	$ 927.22	$ 944.05	$ 960.88	$ 977.71	$ 994.54	$ 1,011.38
69	$ 900.59	$ 918.22	$ 935.85	$ 953.48	$ 971.10	$ 988.73	$ 1,006.36	$ 1,023.99	$ 1,041.62	$ 1,059.25
70	$ 941.18	$ 959.60	$ 978.03	$ 996.45	$ 1,014.88	$ 1,033.30	$ 1,051.73	$ 1,070.15	$ 1,088.58	$ 1,107.00

Georgia - Employee - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$5,000	$10,000	$15,000	$20,000	$25,000	$30,000	$35,000	$40,000	$45,000	$50,000
18	$ 3.76	$ 6.02	$ 8.29	$ 10.55	$ 12.81	$ 15.07	$ 17.34	$ 19.60	$ 21.87	$ 24.13
19	$ 3.82	$ 6.13	$ 8.46	$ 10.77	$ 13.09	$ 15.40	$ 17.72	$ 20.03	$ 22.36	$ 24.67
20	$ 3.87	$ 6.24	$ 8.62	$ 11.00	$ 13.37	$ 15.74	$ 18.11	$ 20.48	$ 22.86	$ 25.23
21	$ 3.91	$ 6.31	$ 8.71	$ 11.11	$ 13.52	$ 15.92	$ 18.33	$ 20.74	$ 23.13	$ 25.54
22	$ 3.96	$ 6.42	$ 8.88	$ 11.33	$ 13.79	$ 16.25	$ 18.71	$ 21.17	$ 23.62	$ 26.09
23	$ 4.02	$ 6.54	$ 9.06	$ 11.58	$ 14.09	$ 16.61	$ 19.13	$ 21.65	$ 24.17	$ 26.69
24	$ 4.07	$ 6.65	$ 9.22	$ 11.79	$ 14.36	$ 16.94	$ 19.51	$ 22.08	$ 24.66	$ 27.23
25	$ 4.16	$ 6.82	$ 9.48	$ 12.15	$ 14.80	$ 17.47	$ 20.12	$ 22.78	$ 25.45	$ 28.10
26	$ 4.28	$ 7.05	$ 9.82	$ 12.60	$ 15.37	$ 18.15	$ 20.93	$ 23.70	$ 26.47	$ 29.25
27	$ 4.40	$ 7.28	$ 10.18	$ 13.07	$ 15.96	$ 18.85	$ 21.75	$ 24.63	$ 27.53	$ 30.42
28	$ 4.52	$ 7.53	$ 10.55	$ 13.56	$ 16.58	$ 19.59	$ 22.60	$ 25.61	$ 28.63	$ 31.64
29	$ 4.65	$ 7.78	$ 10.93	$ 14.06	$ 17.21	$ 20.34	$ 23.49	$ 26.64	$ 29.77	$ 32.92
30	$ 4.78	$ 8.05	$ 11.33	$ 14.61	$ 17.88	$ 21.16	$ 24.44	$ 27.72	$ 31.00	$ 34.27
31	$ 4.92	$ 8.34	$ 11.76	$ 15.19	$ 18.60	$ 22.03	$ 25.45	$ 28.86	$ 32.29	$ 35.71
32	$ 5.07	$ 8.63	$ 12.21	$ 15.77	$ 19.34	$ 22.90	$ 26.47	$ 30.03	$ 33.61	$ 37.17
33	$ 5.22	$ 8.93	$ 12.65	$ 16.36	$ 20.08	$ 23.79	$ 27.50	$ 31.21	$ 34.93	$ 38.64
34	$ 5.37	$ 9.22	$ 13.09	$ 16.95	$ 20.81	$ 24.67	$ 28.54	$ 32.40	$ 36.26	$ 40.13
35	$ 5.51	$ 9.52	$ 13.53	$ 17.55	$ 21.55	$ 25.57	$ 29.57	$ 33.58	$ 37.60	$ 41.60
36	$ 5.82	$ 10.14	$ 14.47	$ 18.80	$ 23.12	$ 27.44	$ 31.76	$ 36.08	$ 40.41	$ 44.73
37	$ 6.11	$ 10.72	$ 15.33	$ 19.94	$ 24.55	$ 29.16	$ 33.75	$ 38.36	$ 42.97	$ 47.58
38	$ 6.42	$ 11.34	$ 16.26	$ 21.19	$ 26.10	$ 31.03	$ 35.95	$ 40.86	$ 45.79	$ 50.71
39	$ 6.70	$ 11.91	$ 17.11	$ 22.32	$ 27.52	$ 32.73	$ 37.93	$ 43.13	$ 48.34	$ 53.54
40	$ 7.02	$ 12.53	$ 18.06	$ 23.57	$ 29.09	$ 34.60	$ 40.12	$ 45.63	$ 51.16	$ 56.67
41	$ 7.33	$ 13.16	$ 18.99	$ 24.82	$ 30.65	$ 36.48	$ 42.30	$ 48.13	$ 53.96	$ 59.79
42	$ 7.62	$ 13.73	$ 19.84	$ 25.96	$ 32.07	$ 38.19	$ 44.31	$ 50.41	$ 56.53	$ 62.65
43	$ 7.92	$ 14.36	$ 20.78	$ 27.21	$ 33.63	$ 40.07	$ 46.49	$ 52.91	$ 59.35	$ 65.77
44	$ 8.21	$ 14.92	$ 21.64	$ 28.35	$ 35.06	$ 41.77	$ 48.49	$ 55.20	$ 61.92	$ 68.63
45	$ 8.53	$ 15.55	$ 22.58	$ 29.60	$ 36.63	$ 43.65	$ 50.67	$ 57.70	$ 64.72	$ 71.75
46	$ 9.09	$ 16.68	$ 24.27	$ 31.86	$ 39.44	$ 47.03	$ 54.63	$ 62.22	$ 69.81	$ 77.40
47	$ 9.63	$ 17.76	$ 25.89	$ 34.02	$ 42.14	$ 50.28	$ 58.41	$ 66.53	$ 74.66	$ 82.80
48	$ 10.21	$ 18.90	$ 27.61	$ 36.31	$ 45.01	$ 53.71	$ 62.42	$ 71.11	$ 79.82	$ 88.52
49	$ 10.80	$ 20.09	$ 29.39	$ 38.70	$ 47.99	$ 57.29	$ 66.59	$ 75.88	$ 85.18	$ 94.48
50	$ 11.38	$ 21.27	$ 31.15	$ 41.04	$ 50.92	$ 60.81	$ 70.68	$ 80.56	$ 90.45	$ 100.33
51	$ 11.94	$ 22.38	$ 32.82	$ 43.26	$ 53.70	$ 64.14	$ 74.58	$ 85.01	$ 95.46	$ 105.90
52	$ 12.52	$ 23.55	$ 34.57	$ 45.60	$ 56.62	$ 67.65	$ 78.68	$ 89.70	$ 100.73	$ 111.75
53	$ 13.09	$ 24.66	$ 36.25	$ 47.84	$ 59.41	$ 71.00	$ 82.59	$ 94.16	$ 105.75	$ 117.34
54	$ 13.69	$ 25.88	$ 38.06	$ 50.25	$ 62.44	$ 74.63	$ 86.81	$ 99.00	$ 111.19	$ 123.38
55	$ 14.27	$ 27.05	$ 39.81	$ 52.58	$ 65.36	$ 78.13	$ 90.89	$ 103.67	$ 116.44	$ 129.21
56	$ 13.95	$ 26.40	$ 38.85	$ 51.30	$ 63.75	$ 76.20	$ 88.65	$ 101.10	$ 113.55	$ 126.00
57	$ 14.97	$ 28.44	$ 41.91	$ 55.38	$ 68.84	$ 82.31	$ 95.78	$ 109.25	$ 122.72	$ 136.19
58	$ 15.99	$ 30.47	$ 44.96	$ 59.44	$ 73.93	$ 88.41	$ 102.90	$ 117.38	$ 131.87	$ 146.35
59	$ 17.00	$ 32.51	$ 48.01	$ 63.52	$ 79.02	$ 94.53	$ 110.03	$ 125.53	$ 141.04	$ 156.54
60	$ 18.02	$ 34.54	$ 51.06	$ 67.58	$ 84.10	$ 100.62	$ 117.15	$ 133.67	$ 150.19	$ 166.71
61	$ 18.69	$ 35.88	$ 53.06	$ 70.25	$ 87.44	$ 104.63	$ 121.81	$ 139.00	$ 156.19	$ 173.38
62	$ 19.71	$ 37.91	$ 56.12	$ 74.33	$ 92.53	$ 110.74	$ 128.94	$ 147.15	$ 165.36	$ 183.56
63	$ 20.72	$ 39.95	$ 59.17	$ 78.39	$ 97.61	$ 116.84	$ 136.06	$ 155.28	$ 174.51	$ 193.73
64	$ 21.74	$ 41.98	$ 62.23	$ 82.47	$ 102.71	$ 122.95	$ 143.19	$ 163.43	$ 183.68	$ 203.92
65	$ 22.81	$ 44.13	$ 65.44	$ 86.75	$ 108.06	$ 129.38	$ 150.69	$ 172.00	$ 193.31	$ 214.63
66	$ 23.89	$ 46.27	$ 68.66	$ 91.04	$ 113.43	$ 135.81	$ 158.20	$ 180.58	$ 202.97	$ 225.35
67	$ 24.96	$ 48.42	$ 71.87	$ 95.33	$ 118.79	$ 142.25	$ 165.71	$ 189.17	$ 212.62	$ 236.08
68	$ 26.03	$ 50.56	$ 75.09	$ 99.63	$ 124.16	$ 148.69	$ 173.22	$ 197.75	$ 222.28	$ 246.81
69	$ 27.10	$ 52.71	$ 78.31	$ 103.92	$ 129.52	$ 155.13	$ 180.73	$ 206.33	$ 231.94	$ 257.54
70	$ 28.18	$ 54.85	$ 81.53	$ 108.20	$ 134.88	$ 161.55	$ 188.23	$ 214.90	$ 241.58	$ 268.25

Georgia - Employee - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$55,000	$60,000	$65,000	$70,000	$75,000	$80,000	$85,000	$90,000	$95,000	$100,000
18	$ 26.39	$ 28.65	$ 30.91	$ 33.17	$ 35.44	$ 37.70	$ 39.96	$ 42.22	$ 44.49	$ 46.75
19	$ 26.99	$ 29.30	$ 31.62	$ 33.93	$ 36.26	$ 38.57	$ 40.89	$ 43.20	$ 45.52	$ 47.83
20	$ 27.60	$ 29.98	$ 32.35	$ 34.72	$ 37.10	$ 39.47	$ 41.84	$ 44.21	$ 46.58	$ 48.96
21	$ 27.94	$ 30.35	$ 32.76	$ 35.16	$ 37.56	$ 39.96	$ 42.37	$ 44.77	$ 47.18	$ 49.59
22	$ 28.54	$ 31.00	$ 33.46	$ 35.92	$ 38.38	$ 40.83	$ 43.29	$ 45.75	$ 48.21	$ 50.67
23	$ 29.21	$ 31.73	$ 34.24	$ 36.76	$ 39.28	$ 41.80	$ 44.32	$ 46.84	$ 49.36	$ 51.88
24	$ 29.80	$ 32.38	$ 34.95	$ 37.52	$ 40.09	$ 42.67	$ 45.24	$ 47.81	$ 50.39	$ 52.96
25	$ 30.77	$ 33.43	$ 36.08	$ 38.75	$ 41.40	$ 44.07	$ 46.73	$ 49.39	$ 52.05	$ 54.71
26	$ 32.02	$ 34.80	$ 37.58	$ 40.35	$ 43.12	$ 45.90	$ 48.67	$ 51.45	$ 54.23	$ 57.00
27	$ 33.31	$ 36.20	$ 39.10	$ 41.98	$ 44.88	$ 47.77	$ 50.66	$ 53.55	$ 56.45	$ 59.33
28	$ 34.66	$ 37.68	$ 40.69	$ 43.71	$ 46.72	$ 49.74	$ 52.75	$ 55.77	$ 58.77	$ 61.79
29	$ 36.05	$ 39.20	$ 42.35	$ 45.48	$ 48.63	$ 51.76	$ 54.91	$ 58.04	$ 61.19	$ 64.34
30	$ 37.55	$ 40.83	$ 44.10	$ 47.38	$ 50.65	$ 53.93	$ 57.21	$ 60.48	$ 63.77	$ 67.05
31	$ 39.13	$ 42.55	$ 45.97	$ 49.39	$ 52.81	$ 56.24	$ 59.65	$ 63.08	$ 66.50	$ 69.91
32	$ 40.74	$ 44.30	$ 47.87	$ 51.43	$ 55.01	$ 58.57	$ 62.14	$ 65.70	$ 69.27	$ 72.83
33	$ 42.36	$ 46.08	$ 49.79	$ 53.51	$ 57.22	$ 60.94	$ 64.65	$ 68.37	$ 72.07	$ 75.79
34	$ 43.98	$ 47.85	$ 51.72	$ 55.57	$ 59.44	$ 63.30	$ 67.16	$ 71.02	$ 74.89	$ 78.75
35	$ 45.62	$ 49.63	$ 53.63	$ 57.65	$ 61.65	$ 65.67	$ 69.68	$ 73.69	$ 77.70	$ 81.71
36	$ 49.05	$ 53.38	$ 57.70	$ 62.02	$ 66.35	$ 70.67	$ 74.99	$ 79.31	$ 83.63	$ 87.96
37	$ 52.19	$ 56.80	$ 61.41	$ 66.02	$ 70.63	$ 75.24	$ 79.85	$ 84.46	$ 89.05	$ 93.66
38	$ 55.63	$ 60.55	$ 65.47	$ 70.39	$ 75.31	$ 80.24	$ 85.15	$ 90.08	$ 95.00	$ 99.91
39	$ 58.75	$ 63.95	$ 69.15	$ 74.36	$ 79.56	$ 84.77	$ 89.97	$ 95.18	$ 100.38	$ 105.58
40	$ 62.19	$ 67.70	$ 73.22	$ 78.73	$ 84.26	$ 89.77	$ 95.29	$ 100.80	$ 106.32	$ 111.83
41	$ 65.62	$ 71.45	$ 77.28	$ 83.11	$ 88.94	$ 94.77	$ 100.60	$ 106.43	$ 112.25	$ 118.08
42	$ 68.76	$ 74.88	$ 80.99	$ 87.10	$ 93.22	$ 99.34	$ 105.44	$ 111.56	$ 117.68	$ 123.79
43	$ 72.20	$ 78.63	$ 85.05	$ 91.48	$ 97.90	$ 104.34	$ 110.76	$ 117.19	$ 123.62	$ 130.04
44	$ 75.34	$ 82.05	$ 88.76	$ 95.47	$ 102.19	$ 108.90	$ 115.61	$ 122.32	$ 129.04	$ 135.75
45	$ 78.77	$ 85.80	$ 92.83	$ 99.85	$ 106.88	$ 113.90	$ 120.93	$ 127.95	$ 134.97	$ 142.00
46	$ 84.99	$ 92.58	$ 100.16	$ 107.75	$ 115.34	$ 122.93	$ 130.52	$ 138.11	$ 145.71	$ 153.30
47	$ 90.92	$ 99.05	$ 107.18	$ 115.31	$ 123.44	$ 131.57	$ 139.69	$ 147.83	$ 155.96	$ 164.08
48	$ 97.22	$ 105.93	$ 114.63	$ 123.33	$ 132.03	$ 140.74	$ 149.43	$ 158.14	$ 166.84	$ 175.54
49	$ 103.77	$ 113.08	$ 122.38	$ 131.67	$ 140.97	$ 150.27	$ 159.56	$ 168.86	$ 178.16	$ 187.46
50	$ 110.22	$ 120.10	$ 129.98	$ 139.87	$ 149.75	$ 159.64	$ 169.52	$ 179.41	$ 189.28	$ 199.16
51	$ 116.34	$ 126.78	$ 137.21	$ 147.65	$ 158.10	$ 168.54	$ 178.97	$ 189.41	$ 199.85	$ 210.29
52	$ 122.78	$ 133.80	$ 144.82	$ 155.85	$ 166.87	$ 177.90	$ 188.92	$ 199.95	$ 210.98	$ 222.00
53	$ 128.91	$ 140.50	$ 152.09	$ 163.66	$ 175.25	$ 186.84	$ 198.41	$ 210.00	$ 221.59	$ 233.16
54	$ 135.56	$ 147.75	$ 159.94	$ 172.13	$ 184.31	$ 196.50	$ 208.69	$ 220.88	$ 233.06	$ 245.25
55	$ 141.98	$ 154.75	$ 167.52	$ 180.30	$ 193.06	$ 205.83	$ 218.61	$ 231.38	$ 244.14	$ 256.92
56	$ 138.45	$ 150.90	$ 163.35	$ 175.80	$ 188.25	$ 200.70	$ 213.15	$ 225.60	$ 238.05	$ 250.50
57	$ 149.66	$ 163.13	$ 176.59	$ 190.06	$ 203.53	$ 217.00	$ 230.47	$ 243.94	$ 257.41	$ 270.88
58	$ 160.84	$ 175.33	$ 189.81	$ 204.30	$ 218.78	$ 233.27	$ 247.75	$ 262.24	$ 276.72	$ 291.21
59	$ 172.05	$ 187.55	$ 203.05	$ 218.56	$ 234.06	$ 249.57	$ 265.07	$ 280.58	$ 296.08	$ 311.58
60	$ 183.23	$ 199.75	$ 216.27	$ 232.79	$ 249.31	$ 265.83	$ 282.35	$ 298.87	$ 315.40	$ 331.92
61	$ 190.56	$ 207.75	$ 224.94	$ 242.13	$ 259.31	$ 276.50	$ 293.69	$ 310.88	$ 328.06	$ 345.25
62	$ 201.77	$ 219.98	$ 238.18	$ 256.39	$ 274.59	$ 292.80	$ 311.01	$ 329.21	$ 347.42	$ 365.63
63	$ 212.95	$ 232.18	$ 251.40	$ 270.62	$ 289.84	$ 309.07	$ 328.29	$ 347.51	$ 366.74	$ 385.96
64	$ 224.16	$ 244.40	$ 264.64	$ 284.88	$ 305.13	$ 325.37	$ 345.61	$ 365.85	$ 386.09	$ 406.33
65	$ 235.94	$ 257.25	$ 278.56	$ 299.88	$ 321.19	$ 342.50	$ 363.81	$ 385.13	$ 406.44	$ 427.75
66	$ 247.74	$ 270.13	$ 292.51	$ 314.90	$ 337.28	$ 359.67	$ 382.05	$ 404.44	$ 426.82	$ 449.21
67	$ 259.54	$ 283.00	$ 306.46	$ 329.92	$ 353.37	$ 376.83	$ 400.29	$ 423.75	$ 447.21	$ 470.67
68	$ 271.34	$ 295.88	$ 320.41	$ 344.94	$ 369.47	$ 394.00	$ 418.53	$ 443.06	$ 467.59	$ 492.13
69	$ 283.15	$ 308.75	$ 334.35	$ 359.96	$ 385.56	$ 411.17	$ 436.77	$ 462.38	$ 487.98	$ 513.58
70	$ 294.93	$ 321.60	$ 348.28	$ 374.95	$ 401.63	$ 428.30	$ 454.98	$ 481.65	$ 508.33	$ 535.00

Georgia - Employee - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$105,000	$110,000	$115,000	$120,000	$125,000	$130,000	$135,000	$140,000	$145,000	$150,000
18	$ 49.02	$ 51.28	$ 53.54	$ 55.80	$ 58.06	$ 60.32	$ 62.59	$ 64.85	$ 67.11	$ 69.37
19	$ 50.16	$ 52.47	$ 54.79	$ 57.10	$ 59.42	$ 61.73	$ 64.06	$ 66.37	$ 68.69	$ 71.00
20	$ 51.34	$ 53.71	$ 56.08	$ 58.45	$ 60.82	$ 63.19	$ 65.57	$ 67.95	$ 70.32	$ 72.69
21	$ 51.98	$ 54.39	$ 56.79	$ 59.20	$ 61.61	$ 64.01	$ 66.41	$ 68.81	$ 71.22	$ 73.62
22	$ 53.12	$ 55.59	$ 58.04	$ 60.50	$ 62.96	$ 65.42	$ 67.88	$ 70.33	$ 72.79	$ 75.25
23	$ 54.39	$ 56.91	$ 59.43	$ 61.95	$ 64.47	$ 66.99	$ 69.51	$ 72.03	$ 74.54	$ 77.06
24	$ 55.53	$ 58.10	$ 60.68	$ 63.25	$ 65.82	$ 68.40	$ 70.97	$ 73.54	$ 76.11	$ 78.69
25	$ 57.37	$ 60.03	$ 62.69	$ 65.35	$ 68.01	$ 70.67	$ 73.33	$ 76.00	$ 78.65	$ 81.32
26	$ 59.77	$ 62.55	$ 65.32	$ 68.10	$ 70.88	$ 73.65	$ 76.42	$ 79.20	$ 81.97	$ 84.75
27	$ 62.23	$ 65.12	$ 68.01	$ 70.90	$ 73.80	$ 76.68	$ 79.58	$ 82.47	$ 85.36	$ 88.25
28	$ 64.80	$ 67.82	$ 70.83	$ 73.85	$ 76.87	$ 79.88	$ 82.90	$ 85.91	$ 88.93	$ 91.94
29	$ 67.47	$ 70.62	$ 73.75	$ 76.90	$ 80.05	$ 83.18	$ 86.33	$ 89.46	$ 92.61	$ 95.74
30	$ 70.32	$ 73.60	$ 76.87	$ 80.15	$ 83.43	$ 86.70	$ 89.98	$ 93.26	$ 96.53	$ 99.81
31	$ 73.34	$ 76.76	$ 80.18	$ 83.60	$ 87.02	$ 90.44	$ 93.86	$ 97.29	$ 100.70	$ 104.13
32	$ 76.41	$ 79.97	$ 83.54	$ 87.10	$ 90.67	$ 94.23	$ 97.81	$ 101.37	$ 104.94	$ 108.50
33	$ 79.50	$ 83.22	$ 86.93	$ 90.65	$ 94.37	$ 98.08	$ 101.80	$ 105.51	$ 109.23	$ 112.94
34	$ 82.61	$ 86.48	$ 90.33	$ 94.20	$ 98.07	$ 101.92	$ 105.79	$ 109.65	$ 113.51	$ 117.37
35	$ 85.72	$ 89.73	$ 93.74	$ 97.75	$ 101.76	$ 105.77	$ 109.78	$ 113.80	$ 117.80	$ 121.82
36	$ 92.29	$ 96.61	$ 100.93	$ 105.25	$ 109.57	$ 113.89	$ 118.22	$ 122.55	$ 126.87	$ 131.19
37	$ 98.27	$ 102.88	$ 107.49	$ 112.10	$ 116.71	$ 121.32	$ 125.93	$ 130.54	$ 135.15	$ 139.76
38	$ 104.84	$ 109.76	$ 114.68	$ 119.60	$ 124.52	$ 129.44	$ 134.36	$ 139.29	$ 144.20	$ 149.13
39	$ 110.79	$ 115.99	$ 121.20	$ 126.40	$ 131.60	$ 136.81	$ 142.01	$ 147.22	$ 152.42	$ 157.63
40	$ 117.36	$ 122.87	$ 128.39	$ 133.90	$ 139.42	$ 144.93	$ 150.46	$ 155.97	$ 161.49	$ 167.00
41	$ 123.91	$ 129.74	$ 135.57	$ 141.40	$ 147.23	$ 153.06	$ 158.89	$ 164.72	$ 170.55	$ 176.38
42	$ 129.91	$ 136.02	$ 142.13	$ 148.25	$ 154.37	$ 160.48	$ 166.59	$ 172.71	$ 178.82	$ 184.94
43	$ 136.47	$ 142.89	$ 149.33	$ 155.75	$ 162.17	$ 168.61	$ 175.03	$ 181.46	$ 187.88	$ 194.32
44	$ 142.47	$ 149.18	$ 155.89	$ 162.60	$ 169.31	$ 176.02	$ 182.74	$ 189.45	$ 196.16	$ 202.87
45	$ 149.02	$ 156.05	$ 163.07	$ 170.10	$ 177.13	$ 184.15	$ 191.18	$ 198.20	$ 205.23	$ 212.25
46	$ 160.88	$ 168.47	$ 176.06	$ 183.65	$ 191.24	$ 198.83	$ 206.42	$ 214.01	$ 221.59	$ 229.18
47	$ 172.21	$ 180.35	$ 188.47	$ 196.60	$ 204.73	$ 212.86	$ 220.99	$ 229.12	$ 237.24	$ 245.38
48	$ 184.24	$ 192.95	$ 201.64	$ 210.35	$ 219.06	$ 227.75	$ 236.46	$ 245.16	$ 253.86	$ 262.56
49	$ 196.76	$ 206.06	$ 215.35	$ 224.65	$ 233.95	$ 243.24	$ 252.54	$ 261.85	$ 271.14	$ 280.44
50	$ 209.05	$ 218.93	$ 228.82	$ 238.70	$ 248.58	$ 258.47	$ 268.35	$ 278.24	$ 288.12	$ 298.01
51	$ 220.74	$ 231.17	$ 241.61	$ 252.05	$ 262.49	$ 272.93	$ 283.37	$ 293.81	$ 304.25	$ 314.69
52	$ 233.03	$ 244.05	$ 255.08	$ 266.10	$ 277.12	$ 288.15	$ 299.17	$ 310.20	$ 321.22	$ 332.25
53	$ 244.75	$ 256.34	$ 267.91	$ 279.50	$ 291.09	$ 302.66	$ 314.25	$ 325.84	$ 337.41	$ 349.00
54	$ 257.44	$ 269.63	$ 281.81	$ 294.00	$ 306.19	$ 318.38	$ 330.56	$ 342.75	$ 354.94	$ 367.13
55	$ 269.69	$ 282.46	$ 295.23	$ 308.00	$ 320.77	$ 333.55	$ 346.31	$ 359.08	$ 371.86	$ 384.63
56	$ 262.95	$ 275.40	$ 287.85	$ 300.30	$ 312.75	$ 325.20	$ 337.65	$ 350.10	$ 362.55	$ 375.00
57	$ 284.34	$ 297.81	$ 311.28	$ 324.75	$ 338.22	$ 351.69	$ 365.16	$ 378.63	$ 392.09	$ 405.56
58	$ 305.69	$ 320.18	$ 334.66	$ 349.15	$ 363.64	$ 378.12	$ 392.61	$ 407.09	$ 421.58	$ 436.06
59	$ 327.09	$ 342.59	$ 358.10	$ 373.60	$ 389.10	$ 404.61	$ 420.11	$ 435.62	$ 451.12	$ 466.63
60	$ 348.44	$ 364.96	$ 381.48	$ 398.00	$ 414.52	$ 431.04	$ 447.56	$ 464.08	$ 480.60	$ 497.12
61	$ 362.44	$ 379.63	$ 396.81	$ 414.00	$ 431.19	$ 448.38	$ 465.56	$ 482.75	$ 499.94	$ 517.13
62	$ 383.83	$ 402.04	$ 420.24	$ 438.45	$ 456.66	$ 474.86	$ 493.07	$ 511.28	$ 529.48	$ 547.69
63	$ 405.18	$ 424.40	$ 443.63	$ 462.85	$ 482.07	$ 501.30	$ 520.52	$ 539.74	$ 558.96	$ 578.19
64	$ 426.58	$ 446.82	$ 467.06	$ 487.30	$ 507.54	$ 527.78	$ 548.03	$ 568.27	$ 588.51	$ 608.75
65	$ 449.06	$ 470.38	$ 491.69	$ 513.00	$ 534.31	$ 555.63	$ 576.94	$ 598.25	$ 619.56	$ 640.88
66	$ 471.59	$ 493.98	$ 516.36	$ 538.75	$ 561.14	$ 583.52	$ 605.91	$ 628.29	$ 650.68	$ 673.06
67	$ 494.12	$ 517.58	$ 541.04	$ 564.50	$ 587.96	$ 611.42	$ 634.87	$ 658.33	$ 681.79	$ 705.25
68	$ 516.66	$ 541.19	$ 565.72	$ 590.25	$ 614.78	$ 639.31	$ 663.84	$ 688.38	$ 712.91	$ 737.44
69	$ 539.19	$ 564.79	$ 590.40	$ 616.00	$ 641.60	$ 667.21	$ 692.81	$ 718.42	$ 744.02	$ 769.63
70	$ 561.68	$ 588.35	$ 615.03	$ 641.70	$ 668.38	$ 695.05	$ 721.73	$ 748.40	$ 775.08	$ 801.75

Georgia - Employee - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$155,000	$160,000	$165,000	$170,000	$175,000	$180,000	$185,000	$190,000	$195,000	$200,000
18	$ 71.64	$ 73.90	$ 76.17	$ 78.43	$ 80.69	$ 82.95	$ 85.21	$ 87.47	$ 89.74	$ 92.00
19	$ 73.32	$ 75.63	$ 77.96	$ 80.27	$ 82.59	$ 84.90	$ 87.22	$ 89.53	$ 91.86	$ 94.17
20	$ 75.06	$ 77.43	$ 79.81	$ 82.18	$ 84.55	$ 86.93	$ 89.30	$ 91.67	$ 94.05	$ 96.42
21	$ 76.03	$ 78.44	$ 80.83	$ 83.24	$ 85.64	$ 88.05	$ 90.46	$ 92.86	$ 95.26	$ 97.66
22	$ 77.71	$ 80.17	$ 82.62	$ 85.09	$ 87.54	$ 90.00	$ 92.46	$ 94.92	$ 97.38	$ 99.83
23	$ 79.58	$ 82.10	$ 84.62	$ 87.14	$ 89.66	$ 92.18	$ 94.69	$ 97.21	$ 99.73	$ 102.25
24	$ 81.26	$ 83.83	$ 86.41	$ 88.98	$ 91.55	$ 94.13	$ 96.70	$ 99.27	$ 101.84	$ 104.42
25	$ 83.97	$ 86.63	$ 89.30	$ 91.95	$ 94.62	$ 97.28	$ 99.93	$ 102.60	$ 105.25	$ 107.92
26	$ 87.53	$ 90.30	$ 93.07	$ 95.85	$ 98.62	$ 101.40	$ 104.18	$ 106.95	$ 109.72	$ 112.50
27	$ 91.15	$ 94.03	$ 96.93	$ 99.82	$ 102.71	$ 105.60	$ 108.50	$ 111.38	$ 114.28	$ 117.17
28	$ 94.95	$ 97.96	$ 100.98	$ 103.99	$ 107.01	$ 110.03	$ 113.04	$ 116.06	$ 119.07	$ 122.09
29	$ 98.89	$ 102.04	$ 105.17	$ 108.32	$ 111.45	$ 114.60	$ 117.75	$ 120.88	$ 124.03	$ 127.16
30	$ 103.09	$ 106.37	$ 109.65	$ 112.92	$ 116.20	$ 119.48	$ 122.75	$ 126.03	$ 129.30	$ 132.58
31	$ 107.55	$ 110.96	$ 114.39	$ 117.81	$ 121.23	$ 124.65	$ 128.07	$ 131.49	$ 134.91	$ 138.34
32	$ 112.07	$ 115.63	$ 119.21	$ 122.77	$ 126.34	$ 129.90	$ 133.47	$ 137.03	$ 140.61	$ 144.17
33	$ 116.65	$ 120.36	$ 124.08	$ 127.79	$ 131.51	$ 135.23	$ 138.94	$ 142.66	$ 146.37	$ 150.09
34	$ 121.24	$ 125.10	$ 128.96	$ 132.83	$ 136.68	$ 140.55	$ 144.42	$ 148.27	$ 152.14	$ 156.00
35	$ 125.82	$ 129.83	$ 133.85	$ 137.85	$ 141.87	$ 145.88	$ 149.88	$ 153.90	$ 157.90	$ 161.92
36	$ 135.51	$ 139.83	$ 144.16	$ 148.48	$ 152.80	$ 157.13	$ 161.45	$ 165.77	$ 170.10	$ 174.42
37	$ 144.35	$ 148.96	$ 153.57	$ 158.18	$ 162.79	$ 167.40	$ 172.01	$ 176.62	$ 181.23	$ 185.84
38	$ 154.05	$ 158.96	$ 163.89	$ 168.81	$ 173.73	$ 178.65	$ 183.57	$ 188.49	$ 193.41	$ 198.34
39	$ 162.83	$ 168.03	$ 173.24	$ 178.44	$ 183.65	$ 188.85	$ 194.05	$ 199.26	$ 204.46	$ 209.67
40	$ 172.52	$ 178.03	$ 183.56	$ 189.07	$ 194.59	$ 200.10	$ 205.62	$ 211.13	$ 216.66	$ 222.17
41	$ 182.20	$ 188.03	$ 193.86	$ 199.69	$ 205.52	$ 211.35	$ 217.18	$ 223.01	$ 228.84	$ 234.67
42	$ 191.06	$ 197.16	$ 203.28	$ 209.40	$ 215.51	$ 221.63	$ 227.74	$ 233.85	$ 239.97	$ 246.09
43	$ 200.74	$ 207.16	$ 213.60	$ 220.02	$ 226.45	$ 232.88	$ 239.30	$ 245.73	$ 252.15	$ 258.59
44	$ 209.59	$ 216.30	$ 223.02	$ 229.73	$ 236.44	$ 243.15	$ 249.86	$ 256.57	$ 263.29	$ 270.00
45	$ 219.27	$ 226.30	$ 233.32	$ 240.35	$ 247.37	$ 254.40	$ 261.43	$ 268.45	$ 275.48	$ 282.50
46	$ 236.78	$ 244.37	$ 251.96	$ 259.55	$ 267.14	$ 274.73	$ 282.31	$ 289.90	$ 297.49	$ 305.08
47	$ 253.51	$ 261.63	$ 269.76	$ 277.90	$ 286.02	$ 294.15	$ 302.28	$ 310.41	$ 318.54	$ 326.67
48	$ 271.27	$ 279.96	$ 288.67	$ 297.37	$ 306.07	$ 314.78	$ 323.48	$ 332.18	$ 340.88	$ 349.59
49	$ 289.74	$ 299.03	$ 308.33	$ 317.63	$ 326.92	$ 336.23	$ 345.53	$ 354.82	$ 364.12	$ 373.42
50	$ 307.88	$ 317.76	$ 327.65	$ 337.53	$ 347.42	$ 357.30	$ 367.18	$ 377.07	$ 386.95	$ 396.84
51	$ 325.13	$ 335.56	$ 346.01	$ 356.45	$ 366.89	$ 377.33	$ 387.76	$ 398.20	$ 408.65	$ 419.09
52	$ 343.28	$ 354.30	$ 365.33	$ 376.35	$ 387.38	$ 398.40	$ 409.42	$ 420.45	$ 431.47	$ 442.50
53	$ 360.59	$ 372.16	$ 383.75	$ 395.34	$ 406.91	$ 418.50	$ 430.09	$ 441.66	$ 453.25	$ 464.84
54	$ 379.31	$ 391.50	$ 403.69	$ 415.88	$ 428.06	$ 440.25	$ 452.44	$ 464.63	$ 476.81	$ 489.00
55	$ 397.39	$ 410.17	$ 422.94	$ 435.71	$ 448.48	$ 461.25	$ 474.02	$ 486.80	$ 499.56	$ 512.33
56	$ 387.45	$ 399.90	$ 412.35	$ 424.80	$ 437.25	$ 449.70	$ 462.15	$ 474.60	$ 487.05	$ 499.50
57	$ 419.03	$ 432.50	$ 445.97	$ 459.44	$ 472.91	$ 486.38	$ 499.84	$ 513.31	$ 526.78	$ 540.25
58	$ 450.55	$ 465.03	$ 479.52	$ 494.00	$ 508.49	$ 522.98	$ 537.46	$ 551.95	$ 566.43	$ 580.92
59	$ 482.13	$ 497.63	$ 513.14	$ 528.64	$ 544.15	$ 559.65	$ 575.15	$ 590.66	$ 606.16	$ 621.67
60	$ 513.65	$ 530.17	$ 546.69	$ 563.21	$ 579.73	$ 596.25	$ 612.77	$ 629.29	$ 645.81	$ 662.33
61	$ 534.31	$ 551.50	$ 568.69	$ 585.88	$ 603.06	$ 620.25	$ 637.44	$ 654.63	$ 671.81	$ 689.00
62	$ 565.89	$ 584.10	$ 602.31	$ 620.51	$ 638.72	$ 656.93	$ 675.13	$ 693.34	$ 711.54	$ 729.75
63	$ 597.41	$ 616.63	$ 635.86	$ 655.08	$ 674.30	$ 693.53	$ 712.75	$ 731.97	$ 751.19	$ 770.42
64	$ 628.99	$ 649.23	$ 669.48	$ 689.72	$ 709.96	$ 730.20	$ 750.44	$ 770.68	$ 790.93	$ 811.17
65	$ 662.19	$ 683.50	$ 704.81	$ 726.13	$ 747.44	$ 768.75	$ 790.06	$ 811.38	$ 832.69	$ 854.00
66	$ 695.45	$ 717.83	$ 740.22	$ 762.60	$ 784.99	$ 807.38	$ 829.76	$ 852.15	$ 874.53	$ 896.92
67	$ 728.71	$ 752.17	$ 775.62	$ 799.08	$ 822.54	$ 846.00	$ 869.46	$ 892.92	$ 916.37	$ 939.83
68	$ 761.97	$ 786.50	$ 811.03	$ 835.56	$ 860.09	$ 884.63	$ 909.16	$ 933.69	$ 958.22	$ 982.75
69	$ 795.23	$ 820.83	$ 846.44	$ 872.04	$ 897.65	$ 923.25	$ 948.85	$ 974.46	$ 1,000.06	$ 1,025.67
70	$ 828.43	$ 855.10	$ 881.78	$ 908.45	$ 935.13	$ 961.80	$ 988.48	$ 1,015.15	$ 1,041.83	$ 1,068.50

Georgia - Employee - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$205,000	$210,000	$215,000	$220,000	$225,000	$230,000	$235,000	$240,000	$245,000	$250,000
18	$ 94.26	$ 96.52	$ 98.79	$ 101.05	$ 103.32	$ 105.58	$ 107.84	$ 110.10	$ 112.36	$ 114.62
19	$ 96.49	$ 98.80	$ 101.12	$ 103.43	$ 105.76	$ 108.07	$ 110.39	$ 112.70	$ 115.02	$ 117.33
20	$ 98.79	$ 101.16	$ 103.53	$ 105.91	$ 108.29	$ 110.66	$ 113.03	$ 115.40	$ 117.77	$ 120.14
21	$ 100.07	$ 102.47	$ 104.88	$ 107.29	$ 109.68	$ 112.09	$ 114.49	$ 116.90	$ 119.31	$ 121.71
22	$ 102.29	$ 104.75	$ 107.21	$ 109.67	$ 112.12	$ 114.59	$ 117.04	$ 119.50	$ 121.96	$ 124.42
23	$ 104.77	$ 107.29	$ 109.81	$ 112.33	$ 114.84	$ 117.36	$ 119.88	$ 122.40	$ 124.92	$ 127.44
24	$ 106.99	$ 109.56	$ 112.14	$ 114.71	$ 117.28	$ 119.85	$ 122.43	$ 125.00	$ 127.57	$ 130.15
25	$ 110.58	$ 113.24	$ 115.90	$ 118.56	$ 121.22	$ 123.88	$ 126.54	$ 129.20	$ 131.86	$ 134.52
26	$ 115.27	$ 118.05	$ 120.83	$ 123.60	$ 126.37	$ 129.15	$ 131.92	$ 134.70	$ 137.48	$ 140.25
27	$ 120.06	$ 122.95	$ 125.85	$ 128.73	$ 131.63	$ 134.52	$ 137.41	$ 140.30	$ 143.20	$ 146.08
28	$ 125.10	$ 128.12	$ 131.12	$ 134.14	$ 137.15	$ 140.17	$ 143.18	$ 146.20	$ 149.22	$ 152.23
29	$ 130.31	$ 133.44	$ 136.59	$ 139.74	$ 142.87	$ 146.02	$ 149.15	$ 152.30	$ 155.45	$ 158.58
30	$ 135.86	$ 139.13	$ 142.42	$ 145.70	$ 148.97	$ 152.25	$ 155.52	$ 158.80	$ 162.08	$ 165.35
31	$ 141.75	$ 145.18	$ 148.60	$ 152.01	$ 155.44	$ 158.86	$ 162.28	$ 165.70	$ 169.12	$ 172.54
32	$ 147.74	$ 151.30	$ 154.87	$ 158.43	$ 162.01	$ 165.57	$ 169.14	$ 172.70	$ 176.27	$ 179.83
33	$ 153.80	$ 157.52	$ 161.22	$ 164.94	$ 168.65	$ 172.37	$ 176.08	$ 179.80	$ 183.52	$ 187.23
34	$ 159.86	$ 163.72	$ 167.59	$ 171.45	$ 175.31	$ 179.18	$ 183.03	$ 186.90	$ 190.77	$ 194.62
35	$ 165.93	$ 169.94	$ 173.95	$ 177.96	$ 181.97	$ 185.98	$ 189.99	$ 194.00	$ 198.01	$ 202.02
36	$ 178.74	$ 183.06	$ 187.38	$ 191.71	$ 196.04	$ 200.36	$ 204.68	$ 209.00	$ 213.32	$ 217.64
37	$ 190.45	$ 195.06	$ 199.65	$ 204.26	$ 208.87	$ 213.48	$ 218.09	$ 222.70	$ 227.31	$ 231.92
38	$ 203.25	$ 208.18	$ 213.10	$ 218.01	$ 222.94	$ 227.86	$ 232.78	$ 237.70	$ 242.62	$ 247.54
39	$ 214.87	$ 220.08	$ 225.28	$ 230.48	$ 235.69	$ 240.89	$ 246.10	$ 251.30	$ 256.50	$ 261.71
40	$ 227.69	$ 233.20	$ 238.72	$ 244.23	$ 249.76	$ 255.27	$ 260.79	$ 266.30	$ 271.82	$ 277.33
41	$ 240.50	$ 246.33	$ 252.15	$ 257.98	$ 263.81	$ 269.64	$ 275.47	$ 281.30	$ 287.13	$ 292.96
42	$ 252.19	$ 258.31	$ 264.43	$ 270.54	$ 276.66	$ 282.77	$ 288.88	$ 295.00	$ 301.12	$ 307.23
43	$ 265.01	$ 271.44	$ 277.87	$ 284.29	$ 290.72	$ 297.14	$ 303.58	$ 310.00	$ 316.42	$ 322.86
44	$ 276.71	$ 283.42	$ 290.14	$ 296.85	$ 303.57	$ 310.28	$ 316.99	$ 323.70	$ 330.41	$ 337.12
45	$ 289.53	$ 296.55	$ 303.57	$ 310.60	$ 317.62	$ 324.65	$ 331.67	$ 338.70	$ 345.73	$ 352.75
46	$ 312.67	$ 320.26	$ 327.86	$ 335.45	$ 343.03	$ 350.62	$ 358.21	$ 365.80	$ 373.39	$ 380.98
47	$ 334.79	$ 342.93	$ 351.06	$ 359.18	$ 367.31	$ 375.45	$ 383.57	$ 391.70	$ 399.83	$ 407.96
48	$ 358.28	$ 366.99	$ 375.69	$ 384.39	$ 393.09	$ 401.80	$ 410.49	$ 419.20	$ 427.91	$ 436.60
49	$ 382.71	$ 392.01	$ 401.31	$ 410.61	$ 419.91	$ 429.21	$ 438.50	$ 447.80	$ 457.10	$ 466.39
50	$ 406.72	$ 416.61	$ 426.48	$ 436.36	$ 446.25	$ 456.13	$ 466.02	$ 475.90	$ 485.78	$ 495.67
51	$ 429.52	$ 439.96	$ 450.40	$ 460.84	$ 471.29	$ 481.72	$ 492.16	$ 502.60	$ 513.04	$ 523.48
52	$ 453.52	$ 464.55	$ 475.58	$ 486.60	$ 497.63	$ 508.65	$ 519.68	$ 530.70	$ 541.72	$ 552.75
53	$ 476.41	$ 488.00	$ 499.59	$ 511.16	$ 522.75	$ 534.34	$ 545.91	$ 557.50	$ 569.09	$ 580.66
54	$ 501.19	$ 513.38	$ 525.56	$ 537.75	$ 549.94	$ 562.13	$ 574.31	$ 586.50	$ 598.69	$ 610.88
55	$ 525.11	$ 537.88	$ 550.64	$ 563.42	$ 576.19	$ 588.96	$ 601.73	$ 614.50	$ 627.27	$ 640.05
56	$ 511.95	$ 524.40	$ 536.85	$ 549.30	$ 561.75	$ 574.20	$ 586.65	$ 599.10	$ 611.55	$ 624.00
57	$ 553.72	$ 567.19	$ 580.66	$ 594.13	$ 607.59	$ 621.06	$ 634.53	$ 648.00	$ 661.47	$ 674.94
58	$ 595.40	$ 609.89	$ 624.37	$ 638.86	$ 653.34	$ 667.83	$ 682.31	$ 696.80	$ 711.29	$ 725.77
59	$ 637.17	$ 652.68	$ 668.18	$ 683.68	$ 699.19	$ 714.69	$ 730.20	$ 745.70	$ 761.20	$ 776.71
60	$ 678.85	$ 695.37	$ 711.90	$ 728.42	$ 744.94	$ 761.46	$ 777.98	$ 794.50	$ 811.02	$ 827.54
61	$ 706.19	$ 723.38	$ 740.56	$ 757.75	$ 774.94	$ 792.13	$ 809.31	$ 826.50	$ 843.69	$ 860.88
62	$ 747.96	$ 766.16	$ 784.37	$ 802.58	$ 820.78	$ 838.99	$ 857.19	$ 875.40	$ 893.61	$ 911.81
63	$ 789.64	$ 808.86	$ 828.09	$ 847.31	$ 866.53	$ 885.75	$ 904.98	$ 924.20	$ 943.42	$ 962.65
64	$ 831.41	$ 851.65	$ 871.89	$ 892.13	$ 912.38	$ 932.62	$ 952.86	$ 973.10	$ 993.34	$ 1,013.58
65	$ 875.31	$ 896.63	$ 917.94	$ 939.25	$ 960.56	$ 981.88	$ 1,003.19	$ 1,024.50	$ 1,045.81	$ 1,067.13
66	$ 919.30	$ 941.69	$ 964.07	$ 986.46	$ 1,008.84	$ 1,031.23	$ 1,053.61	$ 1,076.00	$ 1,098.39	$ 1,120.77
67	$ 963.29	$ 986.75	$ 1,010.21	$ 1,033.67	$ 1,057.12	$ 1,080.58	$ 1,104.04	$ 1,127.50	$ 1,150.96	$ 1,174.42
68	$ 1,007.28	$ 1,031.81	$ 1,056.34	$ 1,080.88	$ 1,105.41	$ 1,129.94	$ 1,154.47	$ 1,179.00	$ 1,203.53	$ 1,228.06
69	$ 1,051.27	$ 1,076.88	$ 1,102.48	$ 1,128.08	$ 1,153.69	$ 1,179.29	$ 1,204.90	$ 1,230.50	$ 1,256.10	$ 1,281.71
70	$ 1,095.18	$ 1,121.85	$ 1,148.53	$ 1,175.20	$ 1,201.88	$ 1,228.55	$ 1,255.23	$ 1,281.90	$ 1,308.58	$ 1,335.25

Georgia – Employee – Tobacco – Face Purchase – Semimonthly (24pp/yr) Rates

Issue Age	$255,000	$260,000	$265,000	$270,000	$275,000	$280,000	$285,000	$290,000	$295,000	$300,000
18	$ 116.89	$ 119.15	$ 121.41	$ 123.67	$ 125.94	$ 128.20	$ 130.47	$ 132.73	$ 134.99	$ 137.25
19	$ 119.66	$ 121.97	$ 124.29	$ 126.60	$ 128.92	$ 131.23	$ 133.56	$ 135.87	$ 138.19	$ 140.50
20	$ 122.52	$ 124.90	$ 127.27	$ 129.64	$ 132.01	$ 134.38	$ 136.76	$ 139.13	$ 141.50	$ 143.88
21	$ 124.11	$ 126.51	$ 128.92	$ 131.32	$ 133.73	$ 136.14	$ 138.53	$ 140.94	$ 143.34	$ 145.75
22	$ 126.88	$ 129.33	$ 131.79	$ 134.25	$ 136.71	$ 139.17	$ 141.62	$ 144.09	$ 146.54	$ 149.00
23	$ 129.96	$ 132.48	$ 134.99	$ 137.51	$ 140.03	$ 142.55	$ 145.07	$ 147.59	$ 150.11	$ 152.63
24	$ 132.72	$ 135.29	$ 137.87	$ 140.44	$ 143.01	$ 145.58	$ 148.16	$ 150.73	$ 153.30	$ 155.88
25	$ 137.18	$ 139.85	$ 142.50	$ 145.17	$ 147.82	$ 150.48	$ 153.15	$ 155.80	$ 158.47	$ 161.13
26	$ 143.02	$ 145.80	$ 148.57	$ 151.35	$ 154.13	$ 156.90	$ 159.67	$ 162.45	$ 165.22	$ 168.00
27	$ 148.98	$ 151.87	$ 154.76	$ 157.65	$ 160.55	$ 163.43	$ 166.33	$ 169.22	$ 172.11	$ 175.00
28	$ 155.25	$ 158.26	$ 161.28	$ 164.29	$ 167.30	$ 170.31	$ 173.33	$ 176.34	$ 179.36	$ 182.38
29	$ 161.73	$ 164.86	$ 168.01	$ 171.14	$ 174.29	$ 177.44	$ 180.57	$ 183.72	$ 186.85	$ 190.00
30	$ 168.63	$ 171.91	$ 175.18	$ 178.46	$ 181.74	$ 185.02	$ 188.30	$ 191.57	$ 194.85	$ 198.13
31	$ 175.96	$ 179.39	$ 182.80	$ 186.23	$ 189.65	$ 193.06	$ 196.49	$ 199.91	$ 203.33	$ 206.75
32	$ 183.41	$ 186.97	$ 190.54	$ 194.10	$ 197.67	$ 201.23	$ 204.81	$ 208.37	$ 211.94	$ 215.50
33	$ 190.95	$ 194.66	$ 198.38	$ 202.09	$ 205.80	$ 209.51	$ 213.23	$ 216.94	$ 220.66	$ 224.38
34	$ 198.49	$ 202.35	$ 206.21	$ 210.07	$ 213.94	$ 217.80	$ 221.66	$ 225.53	$ 229.38	$ 233.25
35	$ 206.03	$ 210.05	$ 214.05	$ 218.07	$ 222.07	$ 226.08	$ 230.10	$ 234.10	$ 238.12	$ 242.13
36	$ 221.97	$ 226.30	$ 230.62	$ 234.94	$ 239.26	$ 243.58	$ 247.91	$ 252.23	$ 256.55	$ 260.88
37	$ 236.53	$ 241.14	$ 245.75	$ 250.36	$ 254.95	$ 259.56	$ 264.17	$ 268.78	$ 273.39	$ 278.00
38	$ 252.46	$ 257.39	$ 262.30	$ 267.23	$ 272.15	$ 277.06	$ 281.99	$ 286.91	$ 291.83	$ 296.75
39	$ 266.91	$ 272.12	$ 277.32	$ 282.53	$ 287.73	$ 292.93	$ 298.14	$ 303.34	$ 308.55	$ 313.75
40	$ 282.86	$ 288.37	$ 293.89	$ 299.40	$ 304.92	$ 310.43	$ 315.96	$ 321.47	$ 326.99	$ 332.50
41	$ 298.79	$ 304.62	$ 310.45	$ 316.28	$ 322.10	$ 327.93	$ 333.76	$ 339.59	$ 345.42	$ 351.25
42	$ 313.34	$ 319.46	$ 325.57	$ 331.69	$ 337.81	$ 343.91	$ 350.03	$ 356.15	$ 362.26	$ 368.38
43	$ 329.28	$ 335.71	$ 342.14	$ 348.57	$ 354.99	$ 361.41	$ 367.85	$ 374.27	$ 380.70	$ 387.13
44	$ 343.84	$ 350.55	$ 357.26	$ 363.97	$ 370.69	$ 377.40	$ 384.12	$ 390.83	$ 397.54	$ 404.25
45	$ 359.78	$ 366.80	$ 373.83	$ 380.85	$ 387.87	$ 394.90	$ 401.92	$ 408.95	$ 415.97	$ 423.00
46	$ 388.57	$ 396.16	$ 403.74	$ 411.33	$ 418.93	$ 426.52	$ 434.11	$ 441.70	$ 449.29	$ 456.88
47	$ 416.09	$ 424.22	$ 432.34	$ 440.48	$ 448.61	$ 456.73	$ 464.86	$ 473.00	$ 481.12	$ 489.25
48	$ 445.31	$ 454.01	$ 462.71	$ 471.41	$ 480.12	$ 488.81	$ 497.52	$ 506.22	$ 514.92	$ 523.63
49	$ 475.69	$ 485.00	$ 494.29	$ 503.59	$ 512.89	$ 522.18	$ 531.48	$ 540.78	$ 550.07	$ 559.38
50	$ 505.55	$ 515.44	$ 525.32	$ 535.21	$ 545.08	$ 554.96	$ 564.85	$ 574.73	$ 584.62	$ 594.50
51	$ 533.92	$ 544.36	$ 554.80	$ 565.24	$ 575.68	$ 586.11	$ 596.56	$ 607.00	$ 617.44	$ 627.88
52	$ 563.77	$ 574.80	$ 585.82	$ 596.85	$ 607.88	$ 618.90	$ 629.93	$ 640.95	$ 651.98	$ 663.00
53	$ 592.25	$ 603.84	$ 615.41	$ 627.00	$ 638.59	$ 650.16	$ 661.75	$ 673.34	$ 684.91	$ 696.50
54	$ 623.06	$ 635.25	$ 647.44	$ 659.63	$ 671.81	$ 684.00	$ 696.19	$ 708.38	$ 720.56	$ 732.75
55	$ 652.81	$ 665.58	$ 678.36	$ 691.13	$ 703.89	$ 716.67	$ 729.44	$ 742.21	$ 754.98	$ 767.75
56	$ 636.45	$ 648.90	$ 661.35	$ 673.80	$ 686.25	$ 698.70	$ 711.15	$ 723.60	$ 736.05	$ 748.50
57	$ 688.41	$ 701.88	$ 715.34	$ 728.81	$ 742.28	$ 755.75	$ 769.22	$ 782.69	$ 796.16	$ 809.63
58	$ 740.26	$ 754.74	$ 769.23	$ 783.71	$ 798.20	$ 812.68	$ 827.17	$ 841.65	$ 856.14	$ 870.63
59	$ 792.21	$ 807.72	$ 823.22	$ 838.73	$ 854.23	$ 869.73	$ 885.24	$ 900.74	$ 916.25	$ 931.75
60	$ 844.06	$ 860.58	$ 877.10	$ 893.62	$ 910.15	$ 926.67	$ 943.19	$ 959.71	$ 976.23	$ 992.75
61	$ 878.06	$ 895.25	$ 912.44	$ 929.63	$ 946.81	$ 964.00	$ 981.19	$ 998.38	$ 1,015.56	$ 1,032.75
62	$ 930.02	$ 948.23	$ 966.43	$ 984.64	$ 1,002.84	$ 1,021.05	$ 1,039.26	$ 1,057.46	$ 1,075.67	$ 1,093.88
63	$ 981.87	$ 1,001.09	$ 1,020.32	$ 1,039.54	$ 1,058.76	$ 1,077.98	$ 1,097.21	$ 1,116.43	$ 1,135.65	$ 1,154.88
64	$ 1,033.83	$ 1,054.07	$ 1,074.31	$ 1,094.55	$ 1,114.79	$ 1,135.03	$ 1,155.28	$ 1,175.52	$ 1,195.76	$ 1,216.00
65	$ 1,088.44	$ 1,109.75	$ 1,131.06	$ 1,152.38	$ 1,173.69	$ 1,195.00	$ 1,216.31	$ 1,237.63	$ 1,258.94	$ 1,280.25
66	$ 1,143.16	$ 1,165.54	$ 1,187.93	$ 1,210.31	$ 1,232.70	$ 1,255.08	$ 1,277.47	$ 1,299.85	$ 1,322.24	$ 1,344.63
67	$ 1,197.87	$ 1,221.33	$ 1,244.79	$ 1,268.25	$ 1,291.71	$ 1,315.17	$ 1,338.62	$ 1,362.08	$ 1,385.54	$ 1,409.00
68	$ 1,252.59	$ 1,277.13	$ 1,301.66	$ 1,326.19	$ 1,350.72	$ 1,375.25	$ 1,399.78	$ 1,424.31	$ 1,448.84	$ 1,473.38
69	$ 1,307.31	$ 1,332.92	$ 1,358.52	$ 1,384.13	$ 1,409.73	$ 1,435.33	$ 1,460.94	$ 1,486.54	$ 1,512.15	$ 1,537.75
70	$ 1,361.93	$ 1,388.60	$ 1,415.28	$ 1,441.95	$ 1,468.63	$ 1,495.30	$ 1,521.98	$ 1,548.65	$ 1,575.33	$ 1,602.00

Georgia - Spouse - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$5,000	$10,000	$15,000	$20,000	$25,000	$30,000	$35,000	$40,000	$45,000	$50,000
18	$ 2.88	$ 4.26	$ 5.66	$ 7.04	$ 8.42	$ 9.80	$ 11.18	$ 12.56	$ 13.96	$ 15.34
19	$ 2.94	$ 4.37	$ 5.82	$ 7.25	$ 8.69	$ 10.12	$ 11.56	$ 13.00	$ 14.44	$ 15.88
20	$ 2.99	$ 4.48	$ 5.98	$ 7.47	$ 8.96	$ 10.45	$ 11.94	$ 13.43	$ 14.93	$ 16.42
21	$ 3.06	$ 4.60	$ 6.16	$ 7.71	$ 9.26	$ 10.81	$ 12.36	$ 13.92	$ 15.47	$ 17.02
22	$ 3.11	$ 4.71	$ 6.32	$ 7.92	$ 9.53	$ 11.13	$ 12.74	$ 14.35	$ 15.95	$ 17.56
23	$ 3.17	$ 4.83	$ 6.50	$ 8.17	$ 9.83	$ 11.50	$ 13.17	$ 14.83	$ 16.50	$ 18.17
24	$ 3.22	$ 4.94	$ 6.66	$ 8.38	$ 10.10	$ 11.82	$ 13.55	$ 15.27	$ 16.99	$ 18.71
25	$ 3.28	$ 5.06	$ 6.84	$ 8.62	$ 10.40	$ 12.18	$ 13.96	$ 15.73	$ 17.52	$ 19.29
26	$ 3.36	$ 5.23	$ 7.08	$ 8.95	$ 10.81	$ 12.68	$ 14.54	$ 16.40	$ 18.26	$ 20.12
27	$ 3.42	$ 5.35	$ 7.26	$ 9.18	$ 11.10	$ 13.03	$ 14.95	$ 16.87	$ 18.78	$ 20.71
28	$ 3.51	$ 5.51	$ 7.51	$ 9.51	$ 11.52	$ 13.52	$ 15.53	$ 17.54	$ 19.53	$ 21.54
29	$ 3.56	$ 5.63	$ 7.69	$ 9.75	$ 11.81	$ 13.88	$ 15.94	$ 18.00	$ 20.06	$ 22.13
30	$ 3.65	$ 5.80	$ 7.95	$ 10.10	$ 12.25	$ 14.40	$ 16.55	$ 18.70	$ 20.85	$ 23.00
31	$ 3.74	$ 5.97	$ 8.21	$ 10.45	$ 12.68	$ 14.92	$ 17.17	$ 19.40	$ 21.64	$ 23.88
32	$ 3.80	$ 6.09	$ 8.39	$ 10.68	$ 12.98	$ 15.27	$ 17.58	$ 19.87	$ 22.17	$ 24.46
33	$ 3.88	$ 6.27	$ 8.65	$ 11.04	$ 13.42	$ 15.81	$ 18.18	$ 20.56	$ 22.95	$ 25.33
34	$ 3.95	$ 6.40	$ 8.83	$ 11.28	$ 13.73	$ 16.18	$ 18.62	$ 21.07	$ 23.51	$ 25.96
35	$ 4.04	$ 6.57	$ 9.12	$ 11.65	$ 14.19	$ 16.72	$ 19.26	$ 21.80	$ 24.34	$ 26.88
36	$ 4.23	$ 6.98	$ 9.71	$ 12.45	$ 15.19	$ 17.93	$ 20.66	$ 23.40	$ 26.14	$ 28.87
37	$ 4.42	$ 7.33	$ 10.24	$ 13.16	$ 16.07	$ 18.99	$ 21.91	$ 24.81	$ 27.73	$ 30.65
38	$ 4.62	$ 7.74	$ 10.87	$ 13.99	$ 17.11	$ 20.23	$ 23.34	$ 26.46	$ 29.59	$ 32.71
39	$ 4.82	$ 8.15	$ 11.48	$ 14.80	$ 18.13	$ 21.45	$ 24.77	$ 28.10	$ 31.43	$ 34.75
40	$ 5.03	$ 8.56	$ 12.09	$ 15.62	$ 19.15	$ 22.68	$ 26.21	$ 29.73	$ 33.27	$ 36.79
41	$ 5.21	$ 8.92	$ 12.64	$ 16.35	$ 20.06	$ 23.77	$ 27.49	$ 31.20	$ 34.92	$ 38.63
42	$ 5.42	$ 9.35	$ 13.28	$ 17.20	$ 21.13	$ 25.05	$ 28.97	$ 32.90	$ 36.83	$ 40.75
43	$ 5.65	$ 9.78	$ 13.93	$ 18.07	$ 22.21	$ 26.35	$ 30.50	$ 34.63	$ 38.78	$ 42.92
44	$ 5.83	$ 10.16	$ 14.51	$ 18.84	$ 23.17	$ 27.50	$ 31.83	$ 36.16	$ 40.51	$ 44.84
45	$ 6.05	$ 10.61	$ 15.16	$ 19.71	$ 24.27	$ 28.82	$ 33.38	$ 37.94	$ 42.49	$ 47.04
46	$ 6.45	$ 11.40	$ 16.35	$ 21.30	$ 26.25	$ 31.20	$ 36.15	$ 41.10	$ 46.05	$ 51.00
47	$ 6.86	$ 12.22	$ 17.56	$ 22.92	$ 28.28	$ 33.64	$ 39.00	$ 44.35	$ 49.70	$ 55.06
48	$ 7.26	$ 13.01	$ 18.77	$ 24.52	$ 30.28	$ 36.03	$ 41.78	$ 47.53	$ 53.29	$ 59.04
49	$ 7.70	$ 13.89	$ 20.08	$ 26.27	$ 32.47	$ 38.66	$ 44.86	$ 51.05	$ 57.24	$ 63.43
50	$ 8.14	$ 14.80	$ 21.44	$ 28.10	$ 34.74	$ 41.39	$ 48.04	$ 54.68	$ 61.33	$ 67.98
51	$ 8.62	$ 15.74	$ 22.86	$ 29.98	$ 37.10	$ 44.22	$ 51.35	$ 58.47	$ 65.59	$ 72.71
52	$ 9.13	$ 16.75	$ 24.37	$ 32.00	$ 39.62	$ 47.25	$ 54.88	$ 62.50	$ 70.12	$ 77.75
53	$ 9.63	$ 17.76	$ 25.89	$ 34.02	$ 42.15	$ 50.28	$ 58.40	$ 66.53	$ 74.67	$ 82.80
54	$ 10.20	$ 18.89	$ 27.59	$ 36.28	$ 44.98	$ 53.67	$ 62.37	$ 71.07	$ 79.76	$ 88.46
55	$ 10.64	$ 19.79	$ 28.92	$ 38.07	$ 47.21	$ 56.36	$ 65.49	$ 74.63	$ 83.78	$ 92.92
56	$ 9.99	$ 18.48	$ 26.98	$ 35.47	$ 43.96	$ 52.45	$ 60.94	$ 69.43	$ 77.93	$ 86.42
57	$ 10.68	$ 19.86	$ 29.04	$ 38.22	$ 47.40	$ 56.58	$ 65.75	$ 74.93	$ 84.11	$ 93.29
58	$ 11.37	$ 21.23	$ 31.10	$ 40.97	$ 50.83	$ 60.70	$ 70.57	$ 80.43	$ 90.30	$ 100.17
59	$ 12.05	$ 22.61	$ 33.16	$ 43.72	$ 54.27	$ 64.83	$ 75.38	$ 85.93	$ 96.49	$ 107.04
60	$ 12.74	$ 23.98	$ 35.23	$ 46.47	$ 57.71	$ 68.95	$ 80.19	$ 91.43	$ 102.68	$ 113.92
61	$ 13.08	$ 24.66	$ 36.24	$ 47.82	$ 59.40	$ 70.98	$ 82.55	$ 94.13	$ 105.71	$ 117.29
62	$ 13.77	$ 26.03	$ 38.30	$ 50.57	$ 62.83	$ 75.10	$ 87.37	$ 99.63	$ 111.90	$ 124.17
63	$ 14.45	$ 27.41	$ 40.36	$ 53.32	$ 66.27	$ 79.23	$ 92.18	$ 105.13	$ 118.09	$ 131.04
64	$ 15.14	$ 28.78	$ 42.43	$ 56.07	$ 69.71	$ 83.35	$ 96.99	$ 110.63	$ 124.28	$ 137.92
65	$ 15.94	$ 30.38	$ 44.81	$ 59.25	$ 73.69	$ 88.13	$ 102.56	$ 117.00	$ 131.44	$ 145.88
66	$ 16.74	$ 31.97	$ 47.21	$ 62.44	$ 77.68	$ 92.91	$ 108.15	$ 123.38	$ 138.62	$ 153.85
67	$ 17.53	$ 33.57	$ 49.60	$ 65.63	$ 81.67	$ 97.70	$ 113.73	$ 129.77	$ 145.80	$ 161.83
68	$ 18.33	$ 35.16	$ 51.99	$ 68.83	$ 85.66	$ 102.49	$ 119.32	$ 136.15	$ 152.98	$ 169.81
69	$ 19.13	$ 36.76	$ 54.39	$ 72.02	$ 89.65	$ 107.28	$ 124.90	$ 142.53	$ 160.16	$ 177.79
70	$ 19.93	$ 38.35	$ 56.78	$ 75.20	$ 93.63	$ 112.05	$ 130.48	$ 148.90	$ 167.33	$ 185.75

Georgia - Spouse - Non-Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$55,000	$60,000	$65,000	$70,000	$75,000	$80,000	$85,000	$90,000	$95,000	$100,000
18	$ 16.72	$ 18.10	$ 19.48	$ 20.86	$ 22.26	$ 23.64	$ 25.02	$ 26.40	$ 27.78	$ 29.16
19	$ 17.31	$ 18.75	$ 20.19	$ 21.62	$ 23.07	$ 24.50	$ 25.94	$ 27.37	$ 28.81	$ 30.25
20	$ 17.91	$ 19.40	$ 20.89	$ 22.38	$ 23.88	$ 25.37	$ 26.86	$ 28.35	$ 29.84	$ 31.33
21	$ 18.57	$ 20.13	$ 21.68	$ 23.23	$ 24.78	$ 26.33	$ 27.89	$ 29.43	$ 30.99	$ 32.55
22	$ 19.16	$ 20.78	$ 22.39	$ 23.99	$ 25.60	$ 27.20	$ 28.81	$ 30.41	$ 32.02	$ 33.63
23	$ 19.83	$ 21.50	$ 23.17	$ 24.83	$ 26.50	$ 28.17	$ 29.83	$ 31.50	$ 33.17	$ 34.83
24	$ 20.43	$ 22.15	$ 23.87	$ 25.59	$ 27.31	$ 29.03	$ 30.75	$ 32.47	$ 34.20	$ 35.92
25	$ 21.08	$ 22.85	$ 24.63	$ 26.41	$ 28.19	$ 29.97	$ 31.75	$ 33.53	$ 35.31	$ 37.08
26	$ 21.99	$ 23.85	$ 25.71	$ 27.58	$ 29.43	$ 31.30	$ 33.16	$ 35.03	$ 36.89	$ 38.75
27	$ 22.63	$ 24.55	$ 26.47	$ 28.40	$ 30.31	$ 32.23	$ 34.15	$ 36.08	$ 38.00	$ 39.92
28	$ 23.54	$ 25.55	$ 27.56	$ 29.56	$ 31.56	$ 33.56	$ 35.57	$ 37.57	$ 39.58	$ 41.59
29	$ 24.19	$ 26.25	$ 28.31	$ 30.38	$ 32.44	$ 34.50	$ 36.56	$ 38.63	$ 40.69	$ 42.75
30	$ 25.15	$ 27.30	$ 29.45	$ 31.60	$ 33.75	$ 35.90	$ 38.05	$ 40.20	$ 42.35	$ 44.50
31	$ 26.11	$ 28.35	$ 30.59	$ 32.82	$ 35.06	$ 37.30	$ 39.53	$ 41.77	$ 44.02	$ 46.25
32	$ 26.76	$ 29.05	$ 31.35	$ 33.64	$ 35.94	$ 38.23	$ 40.53	$ 42.82	$ 45.13	$ 47.42
33	$ 27.72	$ 30.10	$ 32.48	$ 34.87	$ 37.25	$ 39.64	$ 42.02	$ 44.41	$ 46.78	$ 49.16
34	$ 28.40	$ 30.85	$ 33.30	$ 35.75	$ 38.18	$ 40.63	$ 43.08	$ 45.53	$ 47.97	$ 50.42
35	$ 29.41	$ 31.95	$ 34.49	$ 37.02	$ 39.57	$ 42.10	$ 44.64	$ 47.17	$ 49.71	$ 52.25
36	$ 31.62	$ 34.35	$ 37.08	$ 39.83	$ 42.56	$ 45.30	$ 48.04	$ 50.78	$ 53.51	$ 56.25
37	$ 33.56	$ 36.48	$ 39.39	$ 42.30	$ 45.22	$ 48.14	$ 51.04	$ 53.96	$ 56.88	$ 59.79
38	$ 35.83	$ 38.95	$ 42.07	$ 45.19	$ 48.32	$ 51.44	$ 54.56	$ 57.68	$ 60.79	$ 63.91
39	$ 38.08	$ 41.40	$ 44.72	$ 48.05	$ 51.38	$ 54.70	$ 58.03	$ 61.35	$ 64.67	$ 68.00
40	$ 40.33	$ 43.85	$ 47.38	$ 50.91	$ 54.44	$ 57.97	$ 61.50	$ 65.03	$ 68.56	$ 72.08
41	$ 42.34	$ 46.05	$ 49.76	$ 53.47	$ 57.19	$ 60.90	$ 64.61	$ 68.32	$ 72.04	$ 75.75
42	$ 44.68	$ 48.60	$ 52.52	$ 56.45	$ 60.38	$ 64.30	$ 68.23	$ 72.15	$ 76.07	$ 80.00
43	$ 47.06	$ 51.20	$ 55.35	$ 59.48	$ 63.63	$ 67.77	$ 71.91	$ 76.05	$ 80.20	$ 84.33
44	$ 49.17	$ 53.50	$ 57.83	$ 62.16	$ 66.51	$ 70.84	$ 75.17	$ 79.50	$ 83.83	$ 88.16
45	$ 51.60	$ 56.15	$ 60.70	$ 65.26	$ 69.81	$ 74.36	$ 78.92	$ 83.47	$ 88.03	$ 92.59
46	$ 55.95	$ 60.90	$ 65.85	$ 70.80	$ 75.75	$ 80.70	$ 85.65	$ 90.60	$ 95.55	$ 100.50
47	$ 60.42	$ 65.78	$ 71.13	$ 76.49	$ 81.84	$ 87.20	$ 92.55	$ 97.91	$ 103.27	$ 108.63
48	$ 64.80	$ 70.55	$ 76.31	$ 82.06	$ 87.82	$ 93.57	$ 99.33	$ 105.08	$ 110.83	$ 116.58
49	$ 69.63	$ 75.83	$ 82.02	$ 88.22	$ 94.40	$ 100.60	$ 106.79	$ 112.99	$ 119.18	$ 125.38
50	$ 74.63	$ 81.28	$ 87.92	$ 94.57	$ 101.22	$ 107.87	$ 114.51	$ 121.17	$ 127.81	$ 134.46
51	$ 79.83	$ 86.95	$ 94.07	$ 101.19	$ 108.31	$ 115.43	$ 122.55	$ 129.67	$ 136.80	$ 143.92
52	$ 85.37	$ 93.00	$ 100.63	$ 108.25	$ 115.87	$ 123.50	$ 131.12	$ 138.75	$ 146.38	$ 154.00
53	$ 90.92	$ 99.05	$ 107.18	$ 115.31	$ 123.44	$ 131.57	$ 139.70	$ 147.83	$ 155.95	$ 164.08
54	$ 97.15	$ 105.85	$ 114.55	$ 123.24	$ 131.94	$ 140.63	$ 149.33	$ 158.02	$ 166.72	$ 175.42
55	$ 102.06	$ 111.20	$ 120.34	$ 129.49	$ 138.62	$ 147.77	$ 156.91	$ 166.06	$ 175.19	$ 184.33
56	$ 94.91	$ 103.40	$ 111.89	$ 120.38	$ 128.88	$ 137.37	$ 145.86	$ 154.35	$ 162.84	$ 171.33
57	$ 102.47	$ 111.65	$ 120.83	$ 130.01	$ 139.19	$ 148.37	$ 157.55	$ 166.73	$ 175.90	$ 185.08
58	$ 110.03	$ 119.90	$ 129.77	$ 139.63	$ 149.50	$ 159.37	$ 169.23	$ 179.10	$ 188.97	$ 198.83
59	$ 117.60	$ 128.15	$ 138.70	$ 149.26	$ 159.81	$ 170.37	$ 180.92	$ 191.48	$ 202.03	$ 212.58
60	$ 125.16	$ 136.40	$ 147.64	$ 158.88	$ 170.13	$ 181.37	$ 192.61	$ 203.85	$ 215.09	$ 226.33
61	$ 128.87	$ 140.45	$ 152.03	$ 163.61	$ 175.19	$ 186.77	$ 198.35	$ 209.93	$ 221.50	$ 233.08
62	$ 136.43	$ 148.70	$ 160.97	$ 173.23	$ 185.50	$ 197.77	$ 210.03	$ 222.30	$ 234.57	$ 246.83
63	$ 144.00	$ 156.95	$ 169.90	$ 182.86	$ 195.81	$ 208.77	$ 221.72	$ 234.68	$ 247.63	$ 260.58
64	$ 151.56	$ 165.20	$ 178.84	$ 192.48	$ 206.13	$ 219.77	$ 233.41	$ 247.05	$ 260.69	$ 274.33
65	$ 160.31	$ 174.75	$ 189.19	$ 203.63	$ 218.06	$ 232.50	$ 246.94	$ 261.38	$ 275.81	$ 290.25
66	$ 169.09	$ 184.33	$ 199.56	$ 214.80	$ 230.03	$ 245.27	$ 260.50	$ 275.74	$ 290.97	$ 306.21
67	$ 177.87	$ 193.90	$ 209.93	$ 225.97	$ 242.00	$ 258.03	$ 274.07	$ 290.10	$ 306.13	$ 322.17
68	$ 186.64	$ 203.48	$ 220.31	$ 237.14	$ 253.97	$ 270.80	$ 287.63	$ 304.46	$ 321.29	$ 338.13
69	$ 195.42	$ 213.05	$ 230.68	$ 248.31	$ 265.94	$ 283.57	$ 301.20	$ 318.83	$ 336.45	$ 354.08
70	$ 204.18	$ 222.60	$ 241.03	$ 259.45	$ 277.88	$ 296.30	$ 314.73	$ 333.15	$ 351.58	$ 370.00

Georgia - Spouse - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$5,000	$10,000	$15,000	$20,000	$25,000	$30,000	$35,000	$40,000	$45,000	$50,000
18	$ 3.76	$ 6.02	$ 8.29	$ 10.55	$ 12.81	$ 15.07	$ 17.34	$ 19.60	$ 21.87	$ 24.13
19	$ 3.82	$ 6.13	$ 8.46	$ 10.77	$ 13.09	$ 15.40	$ 17.72	$ 20.03	$ 22.36	$ 24.67
20	$ 3.87	$ 6.24	$ 8.62	$ 11.00	$ 13.37	$ 15.74	$ 18.11	$ 20.48	$ 22.86	$ 25.23
21	$ 3.91	$ 6.31	$ 8.71	$ 11.11	$ 13.52	$ 15.92	$ 18.33	$ 20.74	$ 23.13	$ 25.54
22	$ 3.96	$ 6.42	$ 8.88	$ 11.33	$ 13.79	$ 16.25	$ 18.71	$ 21.17	$ 23.62	$ 26.09
23	$ 4.02	$ 6.54	$ 9.06	$ 11.58	$ 14.09	$ 16.61	$ 19.13	$ 21.65	$ 24.17	$ 26.69
24	$ 4.07	$ 6.65	$ 9.22	$ 11.79	$ 14.36	$ 16.94	$ 19.51	$ 22.08	$ 24.66	$ 27.23
25	$ 4.16	$ 6.82	$ 9.48	$ 12.15	$ 14.80	$ 17.47	$ 20.12	$ 22.78	$ 25.45	$ 28.10
26	$ 4.28	$ 7.05	$ 9.82	$ 12.60	$ 15.37	$ 18.15	$ 20.93	$ 23.70	$ 26.47	$ 29.25
27	$ 4.40	$ 7.28	$ 10.18	$ 13.07	$ 15.96	$ 18.85	$ 21.75	$ 24.63	$ 27.53	$ 30.42
28	$ 4.52	$ 7.53	$ 10.55	$ 13.56	$ 16.58	$ 19.59	$ 22.60	$ 25.61	$ 28.63	$ 31.64
29	$ 4.65	$ 7.78	$ 10.93	$ 14.06	$ 17.21	$ 20.34	$ 23.49	$ 26.64	$ 29.77	$ 32.92
30	$ 4.78	$ 8.05	$ 11.33	$ 14.61	$ 17.88	$ 21.16	$ 24.44	$ 27.72	$ 31.00	$ 34.27
31	$ 4.92	$ 8.34	$ 11.76	$ 15.19	$ 18.60	$ 22.03	$ 25.45	$ 28.86	$ 32.29	$ 35.71
32	$ 5.07	$ 8.63	$ 12.21	$ 15.77	$ 19.34	$ 22.90	$ 26.47	$ 30.03	$ 33.61	$ 37.17
33	$ 5.22	$ 8.93	$ 12.65	$ 16.36	$ 20.08	$ 23.79	$ 27.50	$ 31.21	$ 34.93	$ 38.64
34	$ 5.37	$ 9.22	$ 13.09	$ 16.95	$ 20.81	$ 24.67	$ 28.54	$ 32.40	$ 36.26	$ 40.13
35	$ 5.51	$ 9.52	$ 13.53	$ 17.55	$ 21.55	$ 25.57	$ 29.57	$ 33.58	$ 37.60	$ 41.60
36	$ 5.82	$ 10.14	$ 14.47	$ 18.80	$ 23.12	$ 27.44	$ 31.76	$ 36.08	$ 40.41	$ 44.73
37	$ 6.11	$ 10.72	$ 15.33	$ 19.94	$ 24.55	$ 29.16	$ 33.75	$ 38.36	$ 42.97	$ 47.58
38	$ 6.42	$ 11.34	$ 16.26	$ 21.19	$ 26.10	$ 31.03	$ 35.95	$ 40.86	$ 45.79	$ 50.71
39	$ 6.70	$ 11.91	$ 17.11	$ 22.32	$ 27.52	$ 32.73	$ 37.93	$ 43.13	$ 48.34	$ 53.54
40	$ 7.02	$ 12.53	$ 18.06	$ 23.57	$ 29.09	$ 34.60	$ 40.12	$ 45.63	$ 51.16	$ 56.67
41	$ 7.33	$ 13.16	$ 18.99	$ 24.82	$ 30.65	$ 36.48	$ 42.30	$ 48.13	$ 53.96	$ 59.79
42	$ 7.62	$ 13.73	$ 19.84	$ 25.96	$ 32.07	$ 38.19	$ 44.31	$ 50.41	$ 56.53	$ 62.65
43	$ 7.92	$ 14.36	$ 20.78	$ 27.21	$ 33.63	$ 40.07	$ 46.49	$ 52.91	$ 59.35	$ 65.77
44	$ 8.21	$ 14.92	$ 21.64	$ 28.35	$ 35.06	$ 41.77	$ 48.49	$ 55.20	$ 61.92	$ 68.63
45	$ 8.53	$ 15.55	$ 22.58	$ 29.60	$ 36.63	$ 43.65	$ 50.67	$ 57.70	$ 64.72	$ 71.75
46	$ 9.09	$ 16.68	$ 24.27	$ 31.86	$ 39.44	$ 47.03	$ 54.63	$ 62.22	$ 69.81	$ 77.40
47	$ 9.63	$ 17.76	$ 25.89	$ 34.02	$ 42.14	$ 50.28	$ 58.41	$ 66.53	$ 74.66	$ 82.80
48	$ 10.21	$ 18.90	$ 27.61	$ 36.31	$ 45.01	$ 53.71	$ 62.42	$ 71.11	$ 79.82	$ 88.52
49	$ 10.80	$ 20.09	$ 29.39	$ 38.70	$ 47.99	$ 57.29	$ 66.59	$ 75.88	$ 85.18	$ 94.48
50	$ 11.38	$ 21.27	$ 31.15	$ 41.04	$ 50.92	$ 60.81	$ 70.68	$ 80.56	$ 90.45	$ 100.33
51	$ 11.94	$ 22.38	$ 32.82	$ 43.26	$ 53.70	$ 64.14	$ 74.58	$ 85.01	$ 95.46	$ 105.90
52	$ 12.52	$ 23.55	$ 34.57	$ 45.60	$ 56.62	$ 67.65	$ 78.68	$ 89.70	$ 100.73	$ 111.75
53	$ 13.09	$ 24.66	$ 36.25	$ 47.84	$ 59.41	$ 71.00	$ 82.59	$ 94.16	$ 105.75	$ 117.34
54	$ 13.69	$ 25.88	$ 38.06	$ 50.25	$ 62.44	$ 74.63	$ 86.81	$ 99.00	$ 111.19	$ 123.38
55	$ 14.27	$ 27.05	$ 39.81	$ 52.58	$ 65.36	$ 78.13	$ 90.89	$ 103.67	$ 116.44	$ 129.21
56	$ 13.95	$ 26.40	$ 38.85	$ 51.30	$ 63.75	$ 76.20	$ 88.65	$ 101.10	$ 113.55	$ 126.00
57	$ 14.97	$ 28.44	$ 41.91	$ 55.38	$ 68.84	$ 82.31	$ 95.78	$ 109.25	$ 122.72	$ 136.19
58	$ 15.99	$ 30.47	$ 44.96	$ 59.44	$ 73.93	$ 88.41	$ 102.90	$ 117.38	$ 131.87	$ 146.35
59	$ 17.00	$ 32.51	$ 48.01	$ 63.52	$ 79.02	$ 94.53	$ 110.03	$ 125.53	$ 141.04	$ 156.54
60	$ 18.02	$ 34.54	$ 51.06	$ 67.58	$ 84.10	$ 100.62	$ 117.15	$ 133.67	$ 150.19	$ 166.71
61	$ 18.69	$ 35.88	$ 53.06	$ 70.25	$ 87.44	$ 104.63	$ 121.81	$ 139.00	$ 156.19	$ 173.38
62	$ 19.71	$ 37.91	$ 56.12	$ 74.33	$ 92.53	$ 110.74	$ 128.94	$ 147.15	$ 165.36	$ 183.56
63	$ 20.72	$ 39.95	$ 59.17	$ 78.39	$ 97.61	$ 116.84	$ 136.06	$ 155.28	$ 174.51	$ 193.73
64	$ 21.74	$ 41.98	$ 62.23	$ 82.47	$ 102.71	$ 122.95	$ 143.19	$ 163.43	$ 183.68	$ 203.92
65	$ 22.81	$ 44.13	$ 65.44	$ 86.75	$ 108.06	$ 129.38	$ 150.69	$ 172.00	$ 193.31	$ 214.63
66	$ 23.89	$ 46.27	$ 68.66	$ 91.04	$ 113.43	$ 135.81	$ 158.20	$ 180.58	$ 202.97	$ 225.35
67	$ 24.96	$ 48.42	$ 71.87	$ 95.33	$ 118.79	$ 142.25	$ 165.71	$ 189.17	$ 212.62	$ 236.08
68	$ 26.03	$ 50.56	$ 75.09	$ 99.63	$ 124.16	$ 148.69	$ 173.22	$ 197.75	$ 222.28	$ 246.81
69	$ 27.10	$ 52.71	$ 78.31	$ 103.92	$ 129.52	$ 155.13	$ 180.73	$ 206.33	$ 231.94	$ 257.54
70	$ 28.18	$ 54.85	$ 81.53	$ 108.20	$ 134.88	$ 161.55	$ 188.23	$ 214.90	$ 241.58	$ 268.25

Georgia - Spouse - Tobacco - Face Purchase - Semimonthly (24pp/yr) Rates

Issue Age	$55,000	$60,000	$65,000	$70,000	$75,000	$80,000	$85,000	$90,000	$95,000	$100,000
18	$ 26.39	$ 28.65	$ 30.91	$ 33.17	$ 35.44	$ 37.70	$ 39.96	$ 42.22	$ 44.49	$ 46.75
19	$ 26.99	$ 29.30	$ 31.62	$ 33.93	$ 36.26	$ 38.57	$ 40.89	$ 43.20	$ 45.52	$ 47.83
20	$ 27.60	$ 29.98	$ 32.35	$ 34.72	$ 37.10	$ 39.47	$ 41.84	$ 44.21	$ 46.58	$ 48.96
21	$ 27.94	$ 30.35	$ 32.76	$ 35.16	$ 37.56	$ 39.96	$ 42.37	$ 44.77	$ 47.18	$ 49.59
22	$ 28.54	$ 31.00	$ 33.46	$ 35.92	$ 38.38	$ 40.83	$ 43.29	$ 45.75	$ 48.21	$ 50.67
23	$ 29.21	$ 31.73	$ 34.24	$ 36.76	$ 39.28	$ 41.80	$ 44.32	$ 46.84	$ 49.36	$ 51.88
24	$ 29.80	$ 32.38	$ 34.95	$ 37.52	$ 40.09	$ 42.67	$ 45.24	$ 47.81	$ 50.39	$ 52.96
25	$ 30.77	$ 33.43	$ 36.08	$ 38.75	$ 41.40	$ 44.07	$ 46.73	$ 49.39	$ 52.05	$ 54.71
26	$ 32.02	$ 34.80	$ 37.58	$ 40.35	$ 43.12	$ 45.90	$ 48.67	$ 51.45	$ 54.23	$ 57.00
27	$ 33.31	$ 36.20	$ 39.10	$ 41.98	$ 44.88	$ 47.77	$ 50.66	$ 53.55	$ 56.45	$ 59.33
28	$ 34.66	$ 37.68	$ 40.69	$ 43.71	$ 46.72	$ 49.74	$ 52.75	$ 55.77	$ 58.77	$ 61.79
29	$ 36.05	$ 39.20	$ 42.35	$ 45.48	$ 48.63	$ 51.76	$ 54.91	$ 58.04	$ 61.19	$ 64.34
30	$ 37.55	$ 40.83	$ 44.10	$ 47.38	$ 50.65	$ 53.93	$ 57.21	$ 60.48	$ 63.77	$ 67.05
31	$ 39.13	$ 42.55	$ 45.97	$ 49.39	$ 52.81	$ 56.24	$ 59.65	$ 63.08	$ 66.50	$ 69.91
32	$ 40.74	$ 44.30	$ 47.87	$ 51.43	$ 55.01	$ 58.57	$ 62.14	$ 65.70	$ 69.27	$ 72.83
33	$ 42.36	$ 46.08	$ 49.79	$ 53.51	$ 57.22	$ 60.94	$ 64.65	$ 68.37	$ 72.07	$ 75.79
34	$ 43.98	$ 47.85	$ 51.72	$ 55.57	$ 59.44	$ 63.30	$ 67.16	$ 71.02	$ 74.89	$ 78.75
35	$ 45.62	$ 49.63	$ 53.63	$ 57.65	$ 61.65	$ 65.67	$ 69.68	$ 73.69	$ 77.70	$ 81.71
36	$ 49.05	$ 53.38	$ 57.70	$ 62.02	$ 66.35	$ 70.67	$ 74.99	$ 79.31	$ 83.63	$ 87.96
37	$ 52.19	$ 56.80	$ 61.41	$ 66.02	$ 70.63	$ 75.24	$ 79.85	$ 84.46	$ 89.05	$ 93.66
38	$ 55.63	$ 60.55	$ 65.47	$ 70.39	$ 75.31	$ 80.24	$ 85.15	$ 90.08	$ 95.00	$ 99.91
39	$ 58.75	$ 63.95	$ 69.15	$ 74.36	$ 79.56	$ 84.77	$ 89.97	$ 95.18	$ 100.38	$ 105.58
40	$ 62.19	$ 67.70	$ 73.22	$ 78.73	$ 84.26	$ 89.77	$ 95.29	$ 100.80	$ 106.32	$ 111.83
41	$ 65.62	$ 71.45	$ 77.28	$ 83.11	$ 88.94	$ 94.77	$ 100.60	$ 106.43	$ 112.25	$ 118.08
42	$ 68.76	$ 74.88	$ 80.99	$ 87.10	$ 93.22	$ 99.34	$ 105.44	$ 111.56	$ 117.68	$ 123.79
43	$ 72.20	$ 78.63	$ 85.05	$ 91.48	$ 97.90	$ 104.34	$ 110.76	$ 117.19	$ 123.62	$ 130.04
44	$ 75.34	$ 82.05	$ 88.76	$ 95.47	$ 102.19	$ 108.90	$ 115.61	$ 122.32	$ 129.04	$ 135.75
45	$ 78.77	$ 85.80	$ 92.83	$ 99.85	$ 106.88	$ 113.90	$ 120.93	$ 127.95	$ 134.97	$ 142.00
46	$ 84.99	$ 92.58	$ 100.16	$ 107.75	$ 115.34	$ 122.93	$ 130.52	$ 138.11	$ 145.71	$ 153.30
47	$ 90.92	$ 99.05	$ 107.18	$ 115.31	$ 123.44	$ 131.57	$ 139.69	$ 147.83	$ 155.96	$ 164.08
48	$ 97.22	$ 105.93	$ 114.63	$ 123.33	$ 132.03	$ 140.74	$ 149.43	$ 158.14	$ 166.84	$ 175.54
49	$ 103.77	$ 113.08	$ 122.38	$ 131.67	$ 140.97	$ 150.27	$ 159.56	$ 168.86	$ 178.16	$ 187.46
50	$ 110.22	$ 120.10	$ 129.98	$ 139.87	$ 149.75	$ 159.64	$ 169.52	$ 179.41	$ 189.28	$ 199.16
51	$ 116.34	$ 126.78	$ 137.21	$ 147.65	$ 158.10	$ 168.54	$ 178.97	$ 189.41	$ 199.85	$ 210.29
52	$ 122.78	$ 133.80	$ 144.82	$ 155.85	$ 166.87	$ 177.90	$ 188.92	$ 199.95	$ 210.98	$ 222.00
53	$ 128.91	$ 140.50	$ 152.09	$ 163.66	$ 175.25	$ 186.84	$ 198.41	$ 210.00	$ 221.59	$ 233.16
54	$ 135.56	$ 147.75	$ 159.94	$ 172.13	$ 184.31	$ 196.50	$ 208.69	$ 220.88	$ 233.06	$ 245.25
55	$ 141.98	$ 154.75	$ 167.52	$ 180.30	$ 193.06	$ 205.83	$ 218.61	$ 231.38	$ 244.14	$ 256.92
56	$ 138.45	$ 150.90	$ 163.35	$ 175.80	$ 188.25	$ 200.70	$ 213.15	$ 225.60	$ 238.05	$ 250.50
57	$ 149.66	$ 163.13	$ 176.59	$ 190.06	$ 203.53	$ 217.00	$ 230.47	$ 243.94	$ 257.41	$ 270.88
58	$ 160.84	$ 175.33	$ 189.81	$ 204.30	$ 218.78	$ 233.27	$ 247.75	$ 262.24	$ 276.72	$ 291.21
59	$ 172.05	$ 187.55	$ 203.05	$ 218.56	$ 234.06	$ 249.57	$ 265.07	$ 280.58	$ 296.08	$ 311.58
60	$ 183.23	$ 199.75	$ 216.27	$ 232.79	$ 249.31	$ 265.83	$ 282.35	$ 298.87	$ 315.40	$ 331.92
61	$ 190.56	$ 207.75	$ 224.94	$ 242.13	$ 259.31	$ 276.50	$ 293.69	$ 310.88	$ 328.06	$ 345.25
62	$ 201.77	$ 219.98	$ 238.18	$ 256.39	$ 274.59	$ 292.80	$ 311.01	$ 329.21	$ 347.42	$ 365.63
63	$ 212.95	$ 232.18	$ 251.40	$ 270.62	$ 289.84	$ 309.07	$ 328.29	$ 347.51	$ 366.74	$ 385.96
64	$ 224.16	$ 244.40	$ 264.64	$ 284.88	$ 305.13	$ 325.37	$ 345.61	$ 365.85	$ 386.09	$ 406.33
65	$ 235.94	$ 257.25	$ 278.56	$ 299.88	$ 321.19	$ 342.50	$ 363.81	$ 385.13	$ 406.44	$ 427.75
66	$ 247.74	$ 270.13	$ 292.51	$ 314.90	$ 337.28	$ 359.67	$ 382.05	$ 404.44	$ 426.82	$ 449.21
67	$ 259.54	$ 283.00	$ 306.46	$ 329.92	$ 353.37	$ 376.83	$ 400.29	$ 423.75	$ 447.21	$ 470.67
68	$ 271.34	$ 295.88	$ 320.41	$ 344.94	$ 369.47	$ 394.00	$ 418.53	$ 443.06	$ 467.59	$ 492.13
69	$ 283.15	$ 308.75	$ 334.35	$ 359.96	$ 385.56	$ 411.17	$ 436.77	$ 462.38	$ 487.98	$ 513.58
70	$ 294.93	$ 321.60	$ 348.28	$ 374.95	$ 401.63	$ 428.30	$ 454.98	$ 481.65	$ 508.33	$ 535.00

	DEPENDENT CHILDREN/GRANDCHILDREN INDIVIDUAL CERTIFICATE FACE PURCHASE	
Issue Age	$10,000	$25,000
0	$4.86	$9.90
1	$4.86	$9.90
2	$4.86	$9.90
3	$4.86	$9.90
4	$4.91	$10.03
5	$4.91	$10.03
6	$4.91	$10.03
7	$4.91	$10.03
8	$4.91	$10.03
9	$4.91	$10.03
10	$4.97	$10.17
11	$4.97	$10.17
12	$4.97	$10.17
13	$4.97	$10.17
14	$5.02	$10.30
15	$5.02	$10.30
16	$5.08	$10.44
17	$5.13	$10.58
18	$5.24	$10.85
19	$5.35	$11.13
20	$5.46	$11.41
21	$5.52	$11.54
22	$5.63	$11.81
23	$5.74	$12.09
24	$5.85	$12.36
25	$6.01	$12.78

EXHIBIT 6: VOLUNTARY BENEFITS COMMUNICATION CREDITS AND ADMINISTRATIVE COST

CONTRACT#: 21RFP0608C-MH

PLAN YEAR EFFECTIVE: 1/1/2022 - 12/31/2026

		Aflac - Accident	Aflac – Whole Life	Aflac – Hospital Indemnity	Aflac – Critical Illness	Legal Shield – Identity Theft	Metlife - Legal	Metlife – Short-Term Disability
Communication Credit	2022	$2,500	$2,500	$2,500	$2,500	$10,000	$5,000	$5,000
	2023	$2,500	$2,500	$2,500	$2,500	$10,000	$5,000	$5,000
	2024	$2,500	$2,500	$2,500	$2,500	$10,000	$5,000	$5,000
	2025	$2,500	$2,500	$2,500	$2,500	$10,000	$5,000	$5,000
	2026	$2,500	$2,500	$2,500	$2,500	$10,000	$5,000	$5,000
Administrative Cost	2022	$10,000	Ameriflex FSA Administration	$10,000	$10,000	$10,000	$15,000	$15,000
	2023	$10,000	Ameriflex FSA Administration	$10,000	$10,000	$10,000	$15,000	$15,000
	2024	$10,000	Ameriflex FSA Administration	$10,000	$10,000	$10,000	$15,000	$15,000
	2025	$10,000	Ameriflex FSA Administration	$10,000	$10,000	$10,000	$15,000	$15,000
	2026	$10,000	Ameriflex FSA Administration	$10,000	$10,000	$10,000	$15,000	$15,000

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0712 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of 2026 premium rates for the Medical and Pharmacy, Dental and Vision Plans effective January 1, 2026, through December 31, 2026.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Board Policy, benefit plan premiums are approved prior to the beginning of each plan year

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background *(First sentence includes Agency recommendation. Provide an executive summary of the action that gives an overview of the relevant details for the item.)*

Scope of Work: Fulton County currently provides a combination of self-funded and fully-insured Medical & Pharmacy (Rx), Dental and Vision programs to approximately 3,800 employees, 3,500 retirees/beneficiaries, and their eligible dependents. Under a fully-insured funding arrangement, the insurance carrier pays claims from its own funds and sets premium rates to support expected claim payments. While under the self-funded arrangement, the carrier administers the plan, but claims are funded by the County. The Finance Department worked with Segal Consulting to complete the 2026

health plan renewals and premium rate projections.

2026 SELF-FUNDED RATE CHANGES

The funding rates for the self-funded plans require calculation using historical claims and enrollment data, to which actuarially sound methodologies and assumptions are applied, and costs and credits associated with administration of the plan are incorporated. Segal, our benefits consultant performed this exercise for 2026 on behalf of the County. Below are the proposed funding (premium) rate changes for 2026. These rates are set to support the expected costs generated by members enrolled in the plans.

2026 FULLY INSURED RATE CHANGES

Fully insured plans account for approximately 38% of the total medical and pharmacy costs. Our benefit consultants from Segal, assisted in this year's procurement process and review of each vendor. The following are the proposed rates for each of the fully insured plans for 2026.

2026 VS 2025 PROJECTED HEALTH PLAN COST COMPARISON

2026 Projected Health Plan Cost

The expected total cost for all health plan offerings (Medical, Rx, Dental, and Vision) for 2026 is $115.1 million as shown below. This incorporates all renewal rate changes outlined above.

	2025 Plan Year			2026 Plan Year		
	Total Plan Cost	County Funds	Employee Contributio	Total Plan Cost	County Funds	Employee Contributio
Total Medical & Pharmacy Costs	$105.6M	$86.9M	$18.7M	$109.7M	$90.6M	$19.1M
Total Dental Costs	$4.4M	$1.8M	$2.6M	$4.6M	$1.8M	$2.8M
Total Vision Costs	$0.9M	$0.5M	$0.4M	$0.8M	$0.5M	$0.3M
Total Annual Costs	$110.9M	$89.2M	$21.7M	$115.1M	$92.9M	$22.2M

Community Impact: None

Project Implications: None

Community Issues/Concerns: None

Department Recommendation: The Finance Department request approval of 2026 health premium rates and funding as presented and summarized below for fully insured and self-insured plans:

Anthem (BCBS):

- 4.5% increase to Active and Pre-65 Retiree rates (HSA, POS, and HMO plans)
- 4.5% increase to Post-65 Retiree rates (Medicare HMO, Indemnity PPO, and PPO Plus plans)

Kaiser:

- 6.8% increase to HMO Active and Pre-65 Retiree rates
- 5.6% increase to Post-65 Senior Advantage Medicare rates

Aetna Dental:

- 1.0% decrease to the Dental HMO rates
- 7.0% increase for the Dental PPO rates

Humana MAPD:

- 2.3% increase to the Basic Medicare Advantage Plan rates
- 2.3% increase to the Enhanced (Buy-Up) Medicare Advantage Plan rates
- No change to the Vision PPO rates

These changes were carefully considered, weighing the financial impact to the plan as well as the financial and logistical impact to the member. Approval is needed to begin open enrollment planning including Employee Self-Service (ESS) enrollment system modifications and communications for the upcoming enrollment period scheduled from October 14th through November 1st for active employees and retirees. Employee and retiree information meetings will be held virtually, starting the week of September 30th.

Department Issues/Concerns: Item needs to be approved so that we may maintain timing for open enrollment which is set to start October 13 - October 24.

History of BOC Agenda Item: Has this item previously been before the BOC? Yes.

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Click or tap here to enter text.

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Attachment I: 2026 Proposed Medical Premium Rates
Attachment II: 2026 Proposed Dental Premium Rates
Attachment III: 2026 Proposed Vision Premium Rates
Attachment IV: 2025 vs 2026 Medical Premium Rates Comparison
Attachment V: 2025 vs 2026 Dental Premium Rates Comparison
Attachment VI: 2025 vs 2026 Vision Premium Rates Comparison
Attachment VII: 2026 Medical & Rx Plan Designs Comparison
Attachment VIII: 2026 Proposed Fully Insured Medical Premium Rates

Contact Information *(Type Name, Title, Agency and Phone)*

Ray Turner, Interim Finance Director (404) 612-7737
Sabrinna McTier, Interim Deputy Director (404) 612-7646
Verna Thomas, Benefits Manager (404) 612-7639

Fiscal Impact / Funding Source
Funding Line 1:

426-999-P003-1560: Group Insurance Stabilization, General Fund, Administrative

2026 Active Plan Rates – Medical

	2026 Bi-Weekly* Medical Premium					
	Total Bi-Weekly* Cost	Cost Share County / Employee	County Cost		Employee Cost	
			w/o Wellness	w/ Wellness	w/o Wellness	w/ Wellness
Anthem CHDP/HSA						
Employee	$363.29	80% / 20%	$290.63	$300.63	$72.66	$62.66
Employee + 1	$694.44	80% / 20%	$555.55	$565.55	$138.89	$128.89
Family	$905.33	80% / 20%	$724.26	$734.26	$181.07	$171.07
Anthem POS						
Employee	$463.70	75% / 25%	$347.78	$357.78	$115.92	$105.92
Employee + 1	$855.82	75% / 25%	$641.87	$651.87	$213.95	$203.95
Family	$1,161.27	75% / 25%	$870.95	$880.95	$290.32	$280.32
Anthem HMO						
Employee	$407.04	80% / 20%	$325.63	$335.63	$81.41	$71.41
Employee + 1	$751.24	80% / 20%	$600.99	$610.99	$150.25	$140.25
Family	$1,019.36	80% / 20%	$815.49	$825.49	$203.87	$193.87
Kaiser HMO						
Employee	$393.56	80% / 20%	$314.85	$324.85	$78.71	$68.71
Employee + 1	$752.33	80% / 20%	$601.86	$611.86	$150.47	$140.47
Family	$980.79	80% / 20%	$784.63	$794.63	$196.16	$186.16

The table above shows bi-weekly* medical plan rates for enrolled Active employees.
*Benefit plan deductions are made on 24 of the County's 26 pay periods per year.

2026 Active Plan Rates – Dental

	2026 Bi-Weekly* Dental Premium			
	Total Bi-Weekly* Cost	Cost Share County / Employee	County Cost	Employee Cost
Aetna DHMO				
Employee	$8.74	75% / 25%	$6.56	$2.18
Employee + 1	$17.05	75% / 25%	$12.79	$4.26
Family	$27.97	75% / 25%	$20.98	$6.99
Aetna DPPO				
Employee	$19.53	75% / 25%	$14.65	$4.88
Employee + 1	$40.04	75% / 25%	$30.03	$10.01
Family	$52.51	75% / 25%	$39.38	$13.13

The table above shows bi-weekly* medical plan rates for enrolled Active employees.
*Benefit plan deductions are made on 24 of the County's 26 pay periods per year.

2026 Active Plan Rates – Vision

	2026 Bi-Weekly* Vision Premium			
	Total Bi-Weekly* Cost	Cost Share County / Employee	County Cost	Employee Cost
MetLife Vision				
Employee	$3.25	58% / 42%	$1.89	$1.36
Employee + 1	$6.66	58% / 42%	$3.86	$2.80
Family	$8.74	58% / 42%	$5.07	$3.67

The table above shows bi-weekly* medical plan rates for enrolled Active employees.
*Benefit plan deductions are made on 24 of the County's 26 pay periods per year.

2025 vs 2026 Medical Premium Comparison

Fulton County
2026 Medical & Rx Rates

	PY 2026 - Monthly Rates					Monthly Rate Change - 2026 vs. 2025					Estimated % change
	Total	County Cost		Employee Contribution		Total	County Cost		Employee Contribution		
ACTIVE EMPLOYEES	Premium	w/o Wellness	w/ Wellness	w/o Wellness	w/ Wellness	Premium	w/o Wellness	w/ Wellness	w/o Wellness	w/ Wellness	
BCBS HSA											
Employee	$726.58	$581.27	$601.27	$145.31	$125.31	$31.24	$25.00	$25.00	$6.24	$6.24	4.5%
Employee + 1	$1,388.88	$1,111.11	$1,131.11	$277.77	$257.77	$59.72	$47.78	$47.78	$11.94	$11.94	4.5%
Family	$1,810.67	$1,448.53	$1,468.53	$362.14	$342.14	$77.86	$62.28	$62.28	$15.58	$15.58	4.5%
Kaiser HMO											
Employee	$787.12	$629.70	$649.70	$157.42	$137.42	$50.38	$40.31	$40.31	$10.07	$10.07	6.8%
Employee + 1	$1,504.66	$1,203.73	$1,223.73	$300.93	$280.93	$96.31	$77.05	$77.05	$19.26	$19.26	6.8%
Family	$1,961.58	$1,569.26	$1,589.26	$392.32	$372.32	$125.55	$100.44	$100.44	$25.11	$25.11	6.8%
BCBS POS											
Employee	$927.40	$695.55	$715.55	$231.85	$211.85	$39.88	$29.91	$29.91	$9.97	$9.97	4.5%
Employee + 1	$1,711.64	$1,283.73	$1,303.73	$427.91	$407.91	$73.60	$55.20	$55.20	$18.40	$18.40	4.5%
Family	$2,322.54	$1,741.90	$1,761.90	$580.64	$560.64	$99.87	$74.90	$74.90	$24.97	$24.97	4.5%
BCBS HMO											
Employee	$814.07	$651.26	$671.26	$162.81	$142.81	$35.01	$28.01	$28.01	$7.00	$7.00	4.5%
Employee + 1	$1,502.47	$1,201.98	$1,221.98	$300.49	$280.49	$64.61	$51.69	$51.69	$12.92	$12.92	4.5%
Family	$2,038.71	$1,630.97	$1,650.97	$407.74	$387.74	$87.67	$70.13	$70.13	$17.54	$17.54	4.5%
2004 & EARLIER RETIREES	Total	County Cost		Employee Contribution		Total	County Cost		Employee Contribution		
UNDER 65	Premium	w/o Wellness	w/ Wellness	w/o Wellness	w/ Wellness	Premium	w/o Wellness	w/ Wellness	w/o Wellness	w/ Wellness	
BCBS HSA											
Employee	$1,081.14	$973.03	$993.03	$108.11	$88.11	$46.49	$41.84	$41.84	$4.65	$4.65	4.5%
Employee + 1	$2,066.72	$1,860.05	$1,880.05	$206.67	$186.67	$88.87	$79.99	$79.99	$8.88	$8.88	4.5%
Family	$2,757.46	$2,481.72	$2,501.72	$275.74	$255.74	$118.58	$106.72	$106.72	$11.86	$11.86	4.5%
Kaiser HMO											
Employee	$1,066.67	$960.00	$980.00	$106.67	$86.67	$68.26	$61.43	$61.43	$6.83	$6.83	6.8%
Employee + 1	$2,039.05	$1,835.15	$1,855.15	$203.90	$183.90	$130.49	$117.45	$117.45	$13.04	$13.04	6.8%
Family	$2,723.00	$2,450.70	$2,470.70	$272.30	$252.30	$174.26	$156.83	$156.83	$17.43	$17.43	6.8%
2004 Kaiser RET W/MADV SP	$1,355.36	$1,219.82	$1,239.82	$135.54	$115.54	$74.71	$67.23	$67.23	$93.31	$73.31	5.8%
Kaiser HMO Split Plans	$1,268.27	$1,141.44	$1,161.44	$126.83	$106.83	$78.90	$71.01	$71.01	$93.31	$73.31	6.6%
RET w/Kaiser & overage HMO Med Dep-06	$1,268.27	$1,141.44	$1,161.44	$126.83	$106.83	$78.90	$71.01	$71.01	$93.31	$73.31	6.6%
BCBS POS											
Employee	$1,379.86	$1,241.87	$1,261.87	$137.99	$117.99	$59.34	$53.40	$53.40	$5.94	$5.94	4.5%
Employee + 1	$2,546.93	$2,292.23	$2,312.23	$254.70	$234.70	$109.52	$98.57	$98.57	$10.95	$10.95	4.5%
Family	$3,455.75	$3,110.17	$3,130.17	$345.58	$325.58	$148.60	$133.74	$133.74	$14.86	$14.86	4.5%
2004 POS RET W/MADV SP	$1,668.55	$1,501.69	$1,521.69	$166.86	$146.86	$65.79	$59.20	$59.20	$6.59	$6.59	4.1%
2004 POS RET W/HMO MED SP	$2,237.99	$2,014.19	$2,034.19	$223.80	$203.80	$96.24	$86.61	$86.61	$9.63	$9.63	4.5%
2004 POS RET W/IND MED SP	$2,036.23	$1,766.97	$1,786.97	$269.26	$249.26	$87.56	$75.98	$75.98	$11.58	$11.58	4.5%
BCBS HMO											
Employee	$1,211.29	$1,090.16	$1,110.16	$121.13	$101.13	$52.09	$46.88	$46.88	$5.21	$5.21	4.5%
Employee + 1	$2,235.69	$2,012.12	$2,032.12	$223.57	$203.57	$96.14	$86.52	$86.52	$9.62	$9.62	4.5%
Family	$3,033.59	$2,730.23	$2,750.23	$303.36	$283.36	$130.45	$117.40	$117.40	$13.05	$13.05	4.5%
OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$181.44	$0.00	$20.16	$0.00	$10.64	$9.58		$1.06		5.6%
REE+1	$403.20	$362.88	$0.00	$40.32	$0.00	$21.28	$19.15		$2.13		5.6%
Family	$604.80	$544.32	$0.00	$60.48	$0.00	$31.92	$28.73		$3.19		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$1,141.44	$0.00	$126.83	$0.00	$78.90	$71.01		$7.89		6.6%
REE U65 KP HMO + SR DEP	$1,268.27	$1,141.44	$0.00	$126.83	$0.00	$78.90	$71.01		$93.31		6.6%
Humana Medicare Advantage - Base											

REE-Only	$288.69	$259.82	$0.00	$28.87	$0.00	$6.45	$5.80		$0.65		2.3%
REE+1	$577.38	$519.64	$0.00	$57.74	$0.00	$12.90	$11.61		$1.29		2.3%
Family	$866.07	$779.46	$0.00	$86.61	$0.00	$19.35	$17.41		$1.94		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,609.80	$0.00	$178.87	$0.00	$64.99	$58.49		$6.50		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,531.76	$0.00	$281.31	$0.00	$109.04	$98.13		$10.91		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,349.98	$0.00	$150.00	$0.00	$58.54	$52.68		$5.86		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$2,271.94	$0.00	$252.44	$0.00	$102.59	$92.32		$10.27		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,349.98	$0.00	$150.00	$0.00	$58.54	$52.68		$5.86		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$2,271.94	$0.00	$252.44	$0.00	$102.59	$92.32		$10.27		4.2%
MA SP+O65 Ind REE	$945.06	$784.92	$0.00	$160.14	$0.00	$34.68	$28.38		$6.30		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,501.69	$0.00	$166.86	$0.00	$65.79	$59.20		$6.59		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,552.05	$0.00	$283.57	$0.00	$115.97	$104.37		$11.60		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,761.51	$0.00	$195.73	$0.00	$72.24	$65.01		$7.23		3.8%
Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$259.82	$0.00	$82.95	$0.00	-$2.64	$5.80		-$8.44		-0.8%
REE+1	$685.54	$519.64	$0.00	$165.90	$0.00	-$5.28	$11.61		-$16.89		-0.8%
Family	$1,028.31	$779.46	$0.00	$248.85	$0.00	-$7.92	$17.41		-$25.33		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,609.80	$0.00	$287.03	$0.00	$46.81	$58.49		-$11.68		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,531.76	$0.00	$389.47	$0.00	$90.86	$98.13		-$7.27		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,349.98	$0.00	$204.08	$0.00	$49.45	$52.68		-$3.23		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$2,271.94	$0.00	$306.52	$0.00	$93.50	$92.32		$1.18		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,349.98	$0.00	$204.08	$0.00	$49.45	$52.68		-$3.23		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$2,271.94	$0.00	$306.52	$0.00	$93.50	$92.32		$1.18		3.8%
MA SP+O65 Ind REE	$999.14	$784.92	$0.00	$214.22	$0.00	$25.59	$28.38		-$2.79		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,501.69	$0.00	$220.94	$0.00	$56.70	$59.20		-$2.50		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,552.05	$0.00	$337.65	$0.00	$106.88	$104.37		$2.51		3.8%
MA REE+SP+1 U65 POS Dep	$2,065.40	$1,761.51	$0.00	$303.89	$0.00	$54.06	$65.01		-$10.95		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$772.32	$0.00	$85.81	$0.00	$36.90	$33.21		$3.69		4.5%
Family	$1,621.00	$1,458.90	$0.00	$162.10	$0.00	$69.71	$62.74		$6.97		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$525.10	$0.00	$131.27	$0.00	$28.23	$22.58		$5.65		4.5%
Family	$1,681.58	$1,345.27	$0.00	$336.31	$0.00	$72.31	$57.85		$14.46		4.5%
BCBS PPO Plus Medicare											
Employee	$656.37	$590.74	$0.00	$65.63	$0.00	$28.23	$25.41		$2.82		4.5%
Family	$1,681.58	$1,513.42	$0.00	$168.16	$0.00	$72.31	$65.08		$7.23		4.5%
2005 RETIREES	**Total**	**County Cost**		**Employee Contribution**		**Total**	**County Cost**		**Employee Contribution**		
UNDER 65	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	
BCBS HSA											
Employee	$1,081.14	$918.97	$938.97	$162.17	$142.17	$46.49	$39.52	$39.52	$6.97	$6.97	4.5%
Employee + 1	$2,066.72	$1,756.71	$1,776.71	$310.01	$290.01	$88.87	$75.54	$75.54	$13.33	$13.33	4.5%
Family	$2,757.46	$2,343.84	$2,363.84	$413.62	$393.62	$118.58	$100.79	$100.79	$17.79	$17.79	4.5%
Kaiser HMO											
Employee	$1,066.67	$906.67	$926.67	$160.00	$140.00	$68.26	$58.02	$58.02	$10.24	$10.24	6.8%
Employee + 1	$2,039.05	$1,733.19	$1,753.19	$305.86	$285.86	$130.49	$110.91	$110.91	$19.58	$19.58	6.8%
Family	$2,723.00	$2,314.55	$2,334.55	$408.45	$388.45	$174.26	$148.12	$148.12	$26.14	$26.14	6.8%
BCBS POS											
Employee	$1,379.86	$1,172.88	$1,192.88	$206.98	$186.98	$59.34	$50.44	$50.44	$8.90	$8.90	4.5%
Employee + 1	$2,546.93	$2,164.89	$2,184.89	$382.04	$362.04	$109.52	$93.10	$93.10	$16.42	$16.42	4.5%
Family	$3,455.75	$2,937.38	$2,957.38	$518.37	$498.37	$148.60	$126.31	$126.31	$22.29	$22.29	4.5%
2005 POS RET W/EADV SP	$1,722.63	$1,418.27	$1,438.27	$304.36	$284.36	$56.70	$55.93	$55.93	$0.77	$0.77	3.4%
2005 POS RET W/HMO MED SP	$2,237.99	$1,902.29	$1,922.29	$335.70	$315.70	$96.24	$81.80	$81.80	$14.44	$14.44	4.5%
BCBS HMO											
Employee	$1,211.29	$1,029.60	$1,049.60	$181.69	$161.69	$52.09	$44.28	$44.28	$7.81	$7.81	4.5%
Employee + 1	$2,235.69	$1,900.34	$1,920.34	$335.35	$315.35	$96.14	$81.72	$81.72	$14.42	$14.42	4.5%
Family	$3,033.59	$2,578.55	$2,598.55	$455.04	$435.04	$130.45	$110.88	$110.88	$19.57	$19.57	4.5%

OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$171.36	$0.00	$30.24	$0.00	$10.64	$9.04		$1.60		5.6%
REE+1	$403.20	$342.72	$0.00	$60.48	$0.00	$21.28	$18.09		$3.19		5.6%
Family	$604.80	$514.08	$0.00	$90.72	$0.00	$31.92	$27.13		$4.79		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$1,078.03	$0.00	$190.24	$0.00	$78.90	$67.06		$11.84		6.6%
REE U65 KP HMO + SR DEP	$1,268.27	$1,078.03	$0.00	$190.24	$0.00	$78.90	$67.06		$93.31		6.6%
Humana Medicare Advantage - Base											
REE-Only	$288.69	$245.39	$0.00	$43.30	$0.00	$6.45	$5.49		$0.96		2.3%
REE+1	$577.38	$490.77	$0.00	$86.61	$0.00	$12.90	$10.96		$1.94		2.3%
Family	$866.07	$736.16	$0.00	$129.91	$0.00	$19.35	$16.45		$2.90		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,520.37	$0.00	$268.30	$0.00	$64.99	$55.24		$9.75		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,391.11	$0.00	$421.96	$0.00	$109.04	$92.68		$16.36		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,274.99	$0.00	$224.99	$0.00	$58.54	$49.77		$8.77		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$2,145.73	$0.00	$378.65	$0.00	$102.59	$87.21		$15.38		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,274.99	$0.00	$224.99	$0.00	$58.54	$49.77		$8.77		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$2,145.73	$0.00	$378.65	$0.00	$102.59	$87.21		$15.38		4.2%
MA SP+O65 Ind REE	$945.06	$757.36	$0.00	$187.70	$0.00	$34.68	$27.50		$7.18		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,418.27	$0.00	$250.28	$0.00	$65.79	$55.93		$9.86		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,410.28	$0.00	$425.34	$0.00	$115.97	$98.59		$17.38		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,663.65	$0.00	$293.59	$0.00	$72.24	$61.40		$10.84		3.8%
Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$245.39	$0.00	$97.38	$0.00	-$2.64	$5.49		-$8.13		-0.8%
REE+1	$685.54	$490.77	$0.00	$194.77	$0.00	-$5.28	$10.96		-$16.24		-0.8%
Family	$1,028.31	$736.16	$0.00	$292.15	$0.00	-$7.92	$16.45		-$24.37		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,520.37	$0.00	$376.46	$0.00	$46.81	$55.24		-$8.43		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,391.11	$0.00	$530.12	$0.00	$90.86	$92.68		-$1.82		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,274.99	$0.00	$279.07	$0.00	$49.45	$49.77		-$0.32		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$2,145.73	$0.00	$432.73	$0.00	$93.50	$87.21		$6.29		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,274.99	$0.00	$279.07	$0.00	$49.45	$49.77		-$0.32		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$2,145.73	$0.00	$432.73	$0.00	$93.50	$87.21		$6.29		3.8%
MA SP+O65 Ind REE	$999.14	$757.36	$0.00	$241.78	$0.00	$25.59	$27.50		-$1.91		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,418.27	$0.00	$304.36	$0.00	$56.70	$55.93		$0.77		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,410.28	$0.00	$479.42	$0.00	$106.88	$98.59		$8.29		3.8%
MA REE+SP+1 U65 POS Dep	$2,065.40	$1,663.65	$0.00	$401.75	$0.00	$54.06	$61.40		-$7.34		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$729.41	$0.00	$128.72	$0.00	$36.90	$31.36		$5.54		4.5%
Family	$1,621.00	$1,377.85	$0.00	$243.15	$0.00	$69.71	$59.25		$10.46		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$511.97	$0.00	$144.40	$0.00	$28.23	$22.01		$6.22		4.5%
Family	$1,681.58	$1,311.63	$0.00	$369.95	$0.00	$72.31	$56.40		$15.91		4.5%
2006 RETIREES	**Total**	**County Cost**		**Employee Contribution**		**Total**	**County Cost**		**Employee Contribution**		
UNDER 65	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	
BCBS HSA											
Employee	$1,081.14	$897.35	$917.35	$183.79	$163.79	$46.49	$38.59	$38.59	$7.90	$7.90	4.5%
Employee + 1	$2,066.72	$1,715.38	$1,735.38	$351.34	$331.34	$88.87	$73.76	$73.76	$15.11	$15.11	4.5%
Family	$2,757.46	$2,288.69	$2,308.69	$468.77	$448.77	$118.58	$98.41	$98.41	$20.17	$20.17	4.5%
Kaiser HMO											
Employee	$1,066.67	$885.34	$905.34	$181.33	$161.33	$68.26	$56.66	$56.66	$11.60	$11.60	6.8%
Employee + 1	$2,039.05	$1,692.41	$1,712.41	$346.64	$326.64	$130.49	$108.31	$108.31	$22.18	$22.18	6.8%
Family	$2,723.00	$2,260.09	$2,280.09	$462.91	$442.91	$174.26	$144.64	$144.64	$29.62	$29.62	6.8%
2006 Kaiser RET W/OVERAGE HMO MED DEP	$1,268.27	$1,052.67	$1,072.67	$215.60	$195.60	$78.90	$65.49	$65.49	$13.41	$13.41	6.6%
BCBS POS											
Employee	$1,379.86	$1,145.28	$1,165.28	$234.58	$214.58	$59.34	$49.25	$49.25	$10.09	$10.09	4.5%
Employee + 1	$2,546.93	$2,113.95	$2,133.95	$432.98	$412.98	$109.52	$90.90	$90.90	$18.62	$18.62	4.5%

Family	$3,455.75	$2,868.27	$2,888.27	$587.48	$567.48	$148.60	$123.34	$123.34	$25.26	$25.26	4.5%
2006 POS RET W/MADV SP	$1,668.55	$1,384.89	$1,404.89	$283.66	$263.66	$65.79	$54.60	$54.60	$11.19	$11.19	4.1%
2006 POS RET W/HMO MED SP	$2,237.99	$1,857.53	$1,877.53	$380.46	$360.46	$96.24	$79.88	$79.88	$16.36	$16.36	4.5%
BCBS HMO											
Employee	$1,211.29	$1,005.37	$1,025.37	$205.92	$185.92	$52.09	$43.23	$43.23	$8.86	$8.86	4.5%
Employee + 1	$2,235.69	$1,855.62	$1,875.62	$380.07	$360.07	$96.14	$79.79	$79.79	$16.35	$16.35	4.5%
Family	$3,033.59	$2,517.88	$2,537.88	$515.71	$495.71	$130.45	$108.27	$108.27	$22.18	$22.18	4.5%
OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$167.33	$0.00	$34.27	$0.00	$10.64	$8.83		$1.81		5.6%
REE+1	$403.20	$334.66	$0.00	$68.54	$0.00	$21.28	$17.67		$3.61		5.6%
Family	$604.80	$501.98	$0.00	$102.82	$0.00	$31.92	$26.49		$5.43		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$1,052.67	$0.00	$215.60	$0.00	$78.90	$65.49		$13.41		6.6%
REE U65 KP HMO + SR DEP	$1,268.27	$1,052.67	$0.00	$215.60	$0.00	$78.90	$65.49		$13.41		6.6%
Humana Medicare Advantage - Base											
REE-Only	$288.69	$239.61	$0.00	$49.08	$0.00	$6.45	$5.35		$1.10		2.3%
REE+1	$577.38	$479.23	$0.00	$98.15	$0.00	$12.90	$10.71		$2.19		2.3%
Family	$866.07	$718.84	$0.00	$147.23	$0.00	$19.35	$16.06		$3.29		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,484.60	$0.00	$304.07	$0.00	$64.99	$53.94		$11.05		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,334.85	$0.00	$478.22	$0.00	$109.04	$90.50		$18.54		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,244.98	$0.00	$255.00	$0.00	$58.54	$48.58		$9.96		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$2,095.23	$0.00	$429.15	$0.00	$102.59	$85.14		$17.45		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,244.98	$0.00	$255.00	$0.00	$58.54	$48.58		$9.96		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$2,095.23	$0.00	$429.15	$0.00	$102.59	$85.14		$17.45		4.2%
MA SP+O65 Ind REE	$945.06	$745.02	$0.00	$200.04	$0.00	$34.68	$27.09		$7.59		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,384.89	$0.00	$283.66	$0.00	$65.79	$54.60		$11.19		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,353.56	$0.00	$482.06	$0.00	$115.97	$96.25		$19.72		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,624.51	$0.00	$332.73	$0.00	$72.24	$59.96		$12.28		3.8%
Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$239.61	$0.00	$103.16	$0.00	-$2.64	$5.35		-$7.99		-0.8%
REE+1	$685.54	$479.23	$0.00	$206.31	$0.00	-$5.28	$10.71		-$15.99		-0.8%
Family	$1,028.31	$718.84	$0.00	$309.47	$0.00	-$7.92	$16.06		-$23.98		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,484.60	$0.00	$412.23	$0.00	$46.81	$53.94		-$7.13		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,334.85	$0.00	$586.38	$0.00	$90.86	$90.50		$0.36		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,244.98	$0.00	$309.08	$0.00	$49.45	$48.58		$0.87		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$2,095.23	$0.00	$483.23	$0.00	$93.50	$85.14		$8.36		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,244.98	$0.00	$309.08	$0.00	$49.45	$48.58		$0.87		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$2,095.23	$0.00	$483.23	$0.00	$93.50	$85.14		$8.36		3.8%
MA SP+O65 Ind REE	$999.14	$745.02	$0.00	$254.12	$0.00	$25.59	$27.09		-$1.50		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,384.89	$0.00	$337.74	$0.00	$56.70	$54.60		$2.10		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,353.56	$0.00	$536.14	$0.00	$106.88	$96.25		$10.63		3.8%
MA REE+SP+1 U65 POS Dep	$2,065.40	$1,624.51	$0.00	$440.89	$0.00	$54.06	$59.96		-$5.90		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$712.25	$0.00	$145.88	$0.00	$36.90	$30.63		$6.27		4.5%
Family	$1,621.00	$1,345.43	$0.00	$275.57	$0.00	$69.71	$57.86		$11.85		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$505.41	$0.00	$150.96	$0.00	$28.23	$21.74		$6.49		4.5%
Family	$1,681.58	$1,294.82	$0.00	$386.76	$0.00	$72.31	$55.68		$16.63		4.5%
2007 - 2011 RETIREES	**Total**	**County Cost**		**Employee Contribution**		**Total**	**County Cost**		**Employee Contribution**		
UNDER 65	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	
BCBS HSA											
Employee	$1,081.14	$864.91	$884.91	$216.23	$196.23	$46.49	$37.19	$37.19	$9.30	$9.30	4.5%
Employee + 1	$2,066.72	$1,653.38	$1,673.38	$413.34	$393.34	$88.87	$71.10	$71.10	$17.77	$17.77	4.5%
Family	$2,757.46	$2,205.97	$2,225.97	$551.49	$531.49	$118.58	$94.86	$94.86	$23.72	$23.72	4.5%
Kaiser HMO											

Employee	$1,066.67	$853.34	$873.34	$213.33	$193.33	$68.26	$54.61	$54.61	$13.65	$13.65	6.8%
Employee + 1	$2,039.05	$1,631.24	$1,651.24	$407.81	$387.81	$130.49	$104.39	$104.39	$26.10	$26.10	6.8%
Family	$2,723.00	$2,178.40	$2,198.40	$544.60	$524.60	$174.26	$139.41	$139.41	$34.85	$34.85	6.8%
REE U65 KP HMO + SR DEP	$1,268.27	$1,014.62	$1,034.62	$253.65	$233.65	$78.90	$63.12	$63.12	$15.78	$15.78	6.6%
BCBS POS											
Employee	$1,379.86	$1,103.89	$1,123.89	$275.97	$255.97	$59.34	$47.47	$47.47	$11.87	$11.87	4.5%
Employee + 1	$2,546.93	$2,037.54	$2,057.54	$509.39	$489.39	$109.52	$87.62	$87.62	$21.90	$21.90	4.5%
Family	$3,455.75	$2,764.60	$2,784.60	$691.15	$671.15	$148.60	$118.89	$118.89	$29.71	$29.71	4.5%
2007-2011 POS RET W/MADV SP	$1,668.55	$1,334.84	$1,354.84	$333.71	$313.71	$65.79	$52.63	$52.63	$13.16	$13.16	4.1%
2007-2011 2 POS<65 W/MADV SP	$2,835.62	$2,268.49	$2,288.49	$567.13	$547.13	$115.97	$92.78	$92.78	$23.19	$23.19	4.3%
2007-2011 2 POS<65 W/MADV SP + 1	$3,124.31	$2,499.44	$2,519.44	$624.87	$604.87	$122.42	$97.94	$97.94	$24.48	$24.48	4.1%
2007-2011 POS RET W/EADV SP	$1,722.63	$1,334.84	$1,354.84	$387.79	$367.79	$56.70	$52.63	$52.63	$4.07	$4.07	3.4%
2007-2011 2 POS<65 W/EADV SP	$2,889.70	$2,268.49	$2,288.49	$621.21	$601.21	$106.88	$92.78	$92.78	$14.10	$14.10	3.8%
2007-2011 2 POS<65 W/EADV SP + 1	$3,232.47	$2,499.44	$2,519.44	$733.03	$713.03	$104.24	$97.94	$97.94	$6.30	$6.30	3.3%
2007-2011 POS RET W/HMO SP	$2,237.99	$1,790.40	$1,810.40	$447.59	$427.59	$96.24	$76.99	$76.99	$19.25	$19.25	4.5%
2007-2011 RET W/IND MED SP	$2,036.23	$1,596.17	$1,616.17	$440.06	$420.06	$87.56	$68.64	$68.64	$18.92	$18.92	4.5%
BCBS HMO											
Employee	$1,211.29	$969.03	$989.03	$242.26	$222.26	$52.09	$41.67	$41.67	$10.42	$10.42	4.5%
Employee + 1	$2,235.69	$1,788.55	$1,808.55	$447.14	$427.14	$96.14	$76.91	$76.91	$19.23	$19.23	4.5%
Family	$3,033.59	$2,426.87	$2,446.87	$606.72	$586.72	$130.45	$104.36	$104.36	$26.09	$26.09	4.5%
OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$161.28	$0.00	$40.32	$0.00	$10.64	$8.51		$2.13		5.6%
REE+1	$403.20	$322.56	$0.00	$80.64	$0.00	$21.28	$17.02		$4.26		5.6%
Family	$604.80	$483.84	$0.00	$120.96	$0.00	$31.92	$25.54		$6.38		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$1,014.62	$0.00	$253.65	$0.00	$78.90	$63.12		$15.78		6.6%
SR REE + 2 U65 KP HMO DEP	$2,240.65	$1,792.52	$0.00	$448.13	$0.00	$141.13	$112.90		$28.23		6.7%
REE U65 KP HMO + SR DEP	$1,268.27	$1,014.62	$0.00	$253.65	$0.00	$78.90	$63.12		$15.78		6.6%
2 SR REE + 1 U65 KP HMO DEP	$1,469.87	$1,175.90	$0.00	$293.97	$0.00	$89.54	$71.63		$17.91		6.5%
Humana Medicare Advantage - Base											
REE-Only	$288.69	$230.95	$0.00	$57.74	$0.00	$6.45	$5.16		$1.29		2.3%
REE+1	$577.38	$461.90	$0.00	$115.48	$0.00	$12.90	$10.32		$2.58		2.3%
Family	$866.07	$692.86	$0.00	$173.21	$0.00	$19.35	$15.48		$3.87		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,430.93	$0.00	$357.74	$0.00	$64.99	$51.99		$13.00		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,250.45	$0.00	$562.62	$0.00	$109.04	$87.23		$21.81		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,199.98	$0.00	$300.00	$0.00	$58.54	$46.83		$11.71		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$2,019.50	$0.00	$504.88	$0.00	$102.59	$82.07		$20.52		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,199.98	$0.00	$300.00	$0.00	$58.54	$46.83		$11.71		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$2,019.50	$0.00	$504.88	$0.00	$102.59	$82.07		$20.52		4.2%
MA SP+O65 Ind REE	$945.06	$723.23	$0.00	$221.83	$0.00	$34.68	$26.33		$8.35		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,334.84	$0.00	$333.71	$0.00	$65.79	$52.63		$13.16		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,268.49	$0.00	$567.13	$0.00	$115.97	$92.78		$23.19		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,565.79	$0.00	$391.45	$0.00	$72.24	$57.79		$14.45		3.8%
Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$230.95	$0.00	$111.82	$0.00	-$2.64	$5.16		-$7.80		-0.8%
REE+1	$685.54	$461.90	$0.00	$223.64	$0.00	-$5.28	$10.32		-$15.60		-0.8%
Family	$1,028.31	$692.86	$0.00	$335.45	$0.00	-$7.92	$15.48		-$23.40		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,430.93	$0.00	$465.90	$0.00	$46.81	$51.99		-$5.18		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,250.45	$0.00	$670.78	$0.00	$90.86	$87.23		$3.63		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,199.98	$0.00	$354.08	$0.00	$49.45	$46.83		$2.62		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$2,019.50	$0.00	$558.96	$0.00	$93.50	$82.07		$11.43		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,199.98	$0.00	$354.08	$0.00	$49.45	$46.83		$2.62		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$2,019.50	$0.00	$558.96	$0.00	$93.50	$82.07		$11.43		3.8%
MA SP+O65 Ind REE	$999.14	$723.23	$0.00	$275.91	$0.00	$25.59	$26.33		-$0.74		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,334.84	$0.00	$387.79	$0.00	$56.70	$52.63		$4.07		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,268.49	$0.00	$621.21	$0.00	$106.88	$92.78		$14.10		3.8%

MA REE+SP+1 U65 POS Dep	$2,065.40	$1,565.79	$0.00	$499.61	$0.00	$54.06	$57.79		-$3.73		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$686.51	$0.00	$171.62	$0.00	$36.90	$29.52		$7.38		4.5%
Family	$1,621.00	$1,296.80	$0.00	$324.20	$0.00	$69.71	$55.77		$13.94		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$492.28	$0.00	$164.09	$0.00	$28.23	$21.17		$7.06		4.5%
Family	$1,681.58	$1,261.19	$0.00	$420.39	$0.00	$72.31	$54.24		$18.07		4.5%
2012 - 2015 RETIREES	**Total**	**County Cost**		**Employee Contribution**		**Total**	**County Cost**		**Employee Contribution**		
UNDER 65	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	
BCBS HSA											
Employee	$1,081.14	$843.29	$863.29	$237.85	$217.85	$46.49	$36.26	$36.26	$10.23	$10.23	4.5%
Employee + 1	$2,066.72	$1,612.04	$1,632.04	$454.68	$434.68	$88.87	$69.32	$69.32	$19.55	$19.55	4.5%
Family	$2,757.46	$2,150.82	$2,170.82	$606.64	$586.64	$118.58	$92.49	$92.49	$26.09	$26.09	4.5%
Kaiser HMO											
Employee	$1,066.67	$832.00	$852.00	$234.67	$214.67	$68.26	$53.24	$53.24	$15.02	$15.02	6.8%
Employee + 1	$2,039.05	$1,590.46	$1,610.46	$448.59	$428.59	$130.49	$101.78	$101.78	$28.71	$28.71	6.8%
Family	$2,723.00	$2,123.94	$2,143.94	$599.06	$579.06	$174.26	$135.92	$135.92	$38.34	$38.34	6.8%
2012 Kaiser RET W/OVERAGE HMO MED DEP	$1,268.27	$989.25	$1,009.25	$279.02	$259.02	$78.90	$61.54	$61.54	$17.36	$17.36	6.6%
BCBS POS											
Employee	$1,379.86	$1,076.29	$1,096.29	$303.57	$283.57	$59.34	$46.28	$46.28	$13.06	$13.06	4.5%
Employee + 1	$2,546.93	$1,986.60	$2,006.60	$560.33	$540.33	$109.52	$85.42	$85.42	$24.10	$24.10	4.5%
Family	$3,455.75	$2,695.48	$2,715.48	$760.27	$740.27	$148.60	$115.91	$115.91	$32.69	$32.69	4.5%
2012-2015 POS ET W/MADV SP	$1,668.55	$1,301.47	$1,321.47	$367.08	$347.08	$65.79	$51.31	$51.31	$14.48	$14.48	4.1%
2012-2015 POS ET W/ 2 MADV Deps	$1,957.24	$1,526.65	$1,546.65	$430.59	$410.59	$72.24	$56.35	$56.35	$15.89	$15.89	3.8%
2012-2015 2<65 POS W/MADV SP	$2,835.62	$2,211.78	$2,231.78	$623.84	$603.84	$115.97	$90.45	$90.45	$25.52	$25.52	4.3%
2012-2015 FAM<65 POS W/MADV SP	$3,744.44	$2,920.66	$2,940.66	$823.78	$803.78	$155.05	$120.94	$120.94	$34.11	$34.11	4.3%
2012-2015 2<65 POS W/EADV SP	$2,889.70	$2,211.78	$2,231.78	$677.92	$657.92	$106.88	$90.45	$90.45	$16.43	$16.43	3.8%
2012-2015 POS RET W/EADV	$1,722.63	$1,301.47	$1,321.47	$421.16	$401.16	$56.70	$51.31	$51.31	$5.39	$5.39	3.4%
2012-2015 POS RET W/HMO MED SP	$2,237.99	$1,745.63	$1,765.63	$492.36	$472.36	$96.24	$75.06	$75.06	$21.18	$21.18	4.5%
BCBS HMO											
Employee	$1,211.29	$944.81	$964.81	$266.48	$246.48	$52.09	$40.63	$40.63	$11.46	$11.46	4.5%
Employee + 1	$2,235.69	$1,743.84	$1,763.84	$491.85	$471.85	$96.14	$74.99	$74.99	$21.15	$21.15	4.5%
Family	$3,033.59	$2,366.20	$2,386.20	$667.39	$647.39	$130.45	$101.75	$101.75	$28.70	$28.70	4.5%
REE Anthem HMO + Medicare Ind SP	$1,867.66	$1,423.96	$1,443.96	$443.70	$423.70	$80.31	$61.23	$61.23	$19.08	$19.08	4.5%
OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$157.25	$0.00	$44.35	$0.00	$10.64	$8.30		$2.34		5.6%
REE+1	$403.20	$314.50	$0.00	$88.70	$0.00	$21.28	$16.60		$4.68		5.6%
Family	$604.80	$471.74	$0.00	$133.06	$0.00	$31.92	$24.89		$7.03		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$989.25	$0.00	$279.02	$0.00	$78.90	$61.54		$17.36		6.6%
REE U65 KP HMO + SR DEP	$1,268.27	$989.25	$0.00	$279.02	$0.00	$78.90	$61.54		$17.36		6.6%
Humana Medicare Advantage - Base											
REE-Only	$288.69	$225.18	$0.00	$63.51	$0.00	$6.45	$5.03		$1.42		2.3%
REE+1	$577.38	$450.36	$0.00	$127.02	$0.00	$12.90	$10.07		$2.83		2.3%
Family	$866.07	$675.53	$0.00	$190.54	$0.00	$19.35	$15.09		$4.26		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,395.17	$0.00	$393.50	$0.00	$64.99	$50.70		$14.29		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,194.20	$0.00	$618.87	$0.00	$109.04	$85.06		$23.98		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,169.99	$0.00	$329.99	$0.00	$58.54	$45.66		$12.88		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$1,969.02	$0.00	$555.36	$0.00	$102.59	$80.02		$22.57		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,169.99	$0.00	$329.99	$0.00	$58.54	$45.66		$12.88		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$1,969.02	$0.00	$555.36	$0.00	$102.59	$80.02		$22.57		4.2%
MA SP+O65 Ind REE	$945.06	$704.33	$0.00	$240.73	$0.00	$34.68	$25.63		$9.05		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,301.47	$0.00	$367.08	$0.00	$65.79	$51.31		$14.48		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,211.78	$0.00	$623.84	$0.00	$115.97	$90.45		$25.52		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,526.65	$0.00	$430.59	$0.00	$72.24	$56.35		$15.89		3.8%

Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$225.18	$0.00	$117.59	$0.00	-$2.64	$5.03		-$7.67		-0.8%
REE+1	$685.54	$450.36	$0.00	$235.18	$0.00	-$5.28	$10.07		-$15.35		-0.8%
Family	$1,028.31	$675.53	$0.00	$352.78	$0.00	-$7.92	$15.09		-$23.01		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,395.17	$0.00	$501.66	$0.00	$46.81	$50.70		-$3.89		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,194.20	$0.00	$727.03	$0.00	$90.86	$85.06		$5.80		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,169.99	$0.00	$384.07	$0.00	$49.45	$45.66		$3.79		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$1,969.02	$0.00	$609.44	$0.00	$93.50	$80.02		$13.48		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,169.99	$0.00	$384.07	$0.00	$49.45	$45.66		$3.79		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$1,969.02	$0.00	$609.44	$0.00	$93.50	$80.02		$13.48		3.8%
MA SP+O65 Ind REE	$999.14	$704.33	$0.00	$294.81	$0.00	$25.59	$25.63		-$0.04		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,301.47	$0.00	$421.16	$0.00	$56.70	$51.31		$5.39		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,211.78	$0.00	$677.92	$0.00	$106.88	$90.45		$16.43		3.8%
MA REE+SP+1 U65 POS Dep	$2,065.40	$1,526.65	$0.00	$538.75	$0.00	$54.06	$56.35		-$2.29		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$669.34	$0.00	$188.79	$0.00	$36.90	$28.78		$8.12		4.5%
Family	$1,621.00	$1,264.38	$0.00	$356.62	$0.00	$69.71	$54.37		$15.34		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$479.15	$0.00	$177.22	$0.00	$28.23	$20.60		$7.63		4.5%
Family	$1,681.58	$1,227.55	$0.00	$454.03	$0.00	$72.31	$52.78		$19.53		4.5%
2016 AND AFTER RETIREES	**Total**	**County Cost**		**Employee Contribution**		**Total**	**County Cost**		**Employee Contribution**		
UNDER 65	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	**Premium**	**w/o Wellness**	**w/ Wellness**	**w/o Wellness**	**w/ Wellness**	
BCBS HSA											
Employee	$1,081.14	$864.91	$884.91	$216.23	$196.23	$46.49	$37.19	$37.19	$9.30	$9.30	4.5%
Employee + 1	$2,066.72	$1,653.38	$1,673.38	$413.34	$393.34	$88.87	$71.10	$71.10	$17.77	$17.77	4.5%
Family	$2,757.46	$2,205.97	$2,225.97	$551.49	$531.49	$118.58	$94.86	$94.86	$23.72	$23.72	4.5%
Kaiser HMO											
Employee	$1,066.67	$853.34	$873.34	$213.33	$193.33	$68.26	$54.61	$54.61	$13.65	$13.65	6.8%
Employee + 1	$2,039.05	$1,631.24	$1,651.24	$407.81	$387.81	$130.49	$104.39	$104.39	$26.10	$26.10	6.8%
Family	$2,723.00	$2,178.40	$2,198.40	$544.60	$524.60	$174.26	$139.41	$139.41	$34.85	$34.85	6.8%
U65 REE +1 KP HMO + SR DEP	$2,240.65	$1,792.52	$1,812.52	$448.13	$428.13	$141.13	$112.90	$112.90	$28.23	$28.23	6.7%
U65 REE + 2 KP HMO + SR DEP	$2,924.60	$2,339.68	$2,359.68	$584.92	$564.92	$184.90	$147.92	$147.92	$36.98	$36.98	6.7%
BCBS POS											
Employee	$1,379.86	$1,034.89	$1,054.89	$344.97	$324.97	$59.34	$44.50	$44.50	$14.84	$14.84	4.5%
Employee + 1	$2,546.93	$1,910.19	$1,930.19	$636.74	$616.74	$109.52	$82.14	$82.14	$27.38	$27.38	4.5%
Family	$3,455.75	$2,591.81	$2,611.81	$863.94	$843.94	$148.60	$111.45	$111.45	$37.15	$37.15	4.5%
REE U65 BCBS POS + MA SP	$1,668.55	$1,265.84	$1,285.84	$402.71	$382.71	$65.79	$49.66	$49.66	$16.13	$16.13	4.1%
REE U65 BCBS POS + O65 Med Ind SP	$2,036.23	$1,527.17	$1,547.17	$509.06	$489.06	$87.56	$65.67	$65.67	$21.89	$21.89	4.5%
REE U65 BCBS POS + MA Enhanced SP	$1,722.63	$1,265.84	$1,285.84	$456.79	$436.79	$56.70	$49.66	$49.66	$7.04	$7.04	3.4%
BCBS HMO											
Employee	$1,211.29	$969.03	$989.03	$242.26	$222.26	$52.09	$41.67	$41.67	$10.42	$10.42	4.5%
Employee + 1	$2,235.69	$1,788.55	$1,808.55	$447.14	$427.14	$96.14	$76.91	$76.91	$19.23	$19.23	4.5%
Family	$3,033.59	$2,426.87	$2,446.87	$606.72	$586.72	$130.45	$104.36	$104.36	$26.09	$26.09	4.5%
REE U65 BCBS HMO + O65 Med Ind SP	$1,867.66	$1,461.31	$1,481.31	$406.35	$386.35	$80.31	$62.84	$62.84	$17.47	$17.47	4.5%
OVER 65											
Kaiser Senior Advantage Plan											
REE-Only	$201.60	$161.28	$0.00	$40.32	$0.00	$10.64	$8.51		$2.13		5.6%
REE+1	$403.20	$322.56	$0.00	$80.64	$0.00	$21.28	$17.02		$4.26		5.6%
Family	$604.80	$483.84	$0.00	$120.96	$0.00	$31.92	$25.54		$6.38		5.6%
SR REE + 1 U65 KP HMO DEP	$1,268.27	$1,014.62	$0.00	$253.65	$0.00	$78.90	$63.12		$15.78		6.6%
REE U65 KP HMO + SR DEP	$1,268.27	$1,014.62	$0.00	$253.65	$0.00	$78.90	$63.12		$15.78		6.6%
SR REE + U65 DEP FAM SPLIT	$2,924.60	$2,339.68	$0.00	$584.92	$0.00	$184.90	$147.92		$36.98		6.7%
SR REE + 3 65 KP HMO DEP	$2,924.60	$2,339.68	$0.00	$584.92	$0.00	$184.90	$147.92		$36.98		6.7%
Humana Medicare Advantage - Base											
REE-Only	$288.69	$230.95	$0.00	$57.74	$0.00	$6.45	$5.16		$1.29		2.3%

REE+1	$577.38	$461.90	$0.00	$115.48	$0.00	$12.90	$10.32		$2.58		2.3%
Family	$866.07	$692.86	$0.00	$173.21	$0.00	$19.35	$15.48		$3.87		2.3%
MA REE+SP+1 U65 HMO Dep	$1,788.67	$1,430.93	$0.00	$357.74	$0.00	$64.99	$51.99		$13.00		3.8%
MA REE+SP+2 U65 HMO Deps	$2,813.07	$2,250.45	$0.00	$562.62	$0.00	$109.04	$87.23		$21.81		4.0%
MA REE+1 U65 HMO Dep	$1,499.98	$1,199.98	$0.00	$300.00	$0.00	$58.54	$46.83		$11.71		4.1%
MA REE+2 U65 HMO Deps	$2,524.38	$2,019.50	$0.00	$504.88	$0.00	$102.59	$82.07		$20.52		4.2%
MA SP+U65 HMO REE	$1,499.98	$1,199.98	$0.00	$300.00	$0.00	$58.54	$46.83		$11.71		4.1%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,524.38	$2,019.50	$0.00	$504.88	$0.00	$102.59	$82.07		$20.52		4.2%
MA SP+O65 Ind REE	$945.06	$723.23	$0.00	$221.83	$0.00	$34.68	$26.33		$8.35		3.8%
MA REE+1 U65 POS Dep	$1,668.55	$1,265.84	$0.00	$402.71	$0.00	$65.79	$49.66		$16.13		4.1%
MA REE+2 U65 POS Dep	$2,835.62	$2,141.14	$0.00	$694.48	$0.00	$115.97	$87.30		$28.67		4.3%
MA REE+SP+1 U65 POS Dep	$1,957.24	$1,496.79	$0.00	$460.45	$0.00	$72.24	$54.82		$17.42		3.8%
Enhanced Humana Medicare Advantage - Buy-up											
REE-Only	$342.77	$230.95	$0.00	$111.82	$0.00	-$2.64	$5.16		-$7.80		-0.8%
REE+1	$685.54	$461.90	$0.00	$223.64	$0.00	-$5.28	$10.32		-$15.60		-0.8%
Family	$1,028.31	$692.86	$0.00	$335.45	$0.00	-$7.92	$15.48		-$23.40		-0.8%
MA REE+SP+1 U65 HMO Dep	$1,896.83	$1,430.93	$0.00	$465.90	$0.00	$46.81	$51.99		-$5.18		2.5%
MA REE+SP+2 U65 HMO Deps	$2,921.23	$2,250.45	$0.00	$670.78	$0.00	$90.86	$87.23		$3.63		3.2%
MA REE+1 U65 HMO Dep	$1,554.06	$1,199.98	$0.00	$354.08	$0.00	$49.45	$46.83		$2.62		3.3%
MA REE+2 U65 HMO Deps	$2,578.46	$2,019.50	$0.00	$558.96	$0.00	$93.50	$82.07		$11.43		3.8%
MA SP+U65 HMO REE	$1,554.06	$1,199.98	$0.00	$354.08	$0.00	$49.45	$46.83		$2.62		3.3%
MA SP+U65 HMO REE+1 U65 HMO Dep	$2,578.46	$2,019.50	$0.00	$558.96	$0.00	$93.50	$82.07		$11.43		3.8%
MA SP+O65 Ind REE	$999.14	$723.23	$0.00	$275.91	$0.00	$25.59	$26.33		-$0.74		2.6%
MA REE+1 U65 POS Dep	$1,722.63	$1,265.84	$0.00	$456.79	$0.00	$56.70	$49.66		$7.04		3.4%
MA REE+2 U65 POS Dep	$2,889.70	$2,141.14	$0.00	$748.56	$0.00	$106.88	$87.30		$19.58		3.8%
MA REE+SP+1 U65 POS Dep	$2,065.40	$1,496.79	$0.00	$568.61	$0.00	$54.06	$54.82		-$0.76		2.7%
BCBS HMO/Medicare											
Employee	$858.13	$686.51	$0.00	$171.62	$0.00	$36.90	$29.52		$7.38		4.5%
Family	$1,621.00	$1,296.80	$0.00	$324.20	$0.00	$69.71	$55.77		$13.94		4.5%
BCBS Indemnity/Medicare											
Employee	$656.37	$492.28	$0.00	$164.09	$0.00	$28.23	$21.17		$7.06		4.5%
Family	$1,681.58	$1,261.19	$0.00	$420.39	$0.00	$72.31	$54.24		$18.07		4.5%

2026 Fulton County Dental Rate Comparison

	PY 2026 - Monthly Rates			2026 vs. 2025			Estimated % change
	Total Dental Costs	Monthly County Contrib.	Monthly employee Contrib.	Total Dental Costs	Monthly County Contrib.	Monthly employee Contrib.	
Active DPPO							
Employee	$39.05	$29.29	$9.76	$2.57	$1.93	$0.64	7.0%
Employee + 1	$80.08	$60.06	$20.02	$5.27	$3.95	$1.32	7.0%
Family	$105.01	$78.76	$26.25	$6.91	$5.18	$1.73	7.0%
Active DHMO							
Employee	$17.47	$13.10	$4.37	($0.18)	($0.14)	($0.04)	-1.0%
Employee + 1	$34.09	$25.57	$8.52	($0.34)	($0.25)	($0.09)	-1.0%
Family	$55.94	$41.96	$13.98	($0.56)	($0.42)	($0.14)	-1.0%
Early Retiree DPPO							
Employee	$39.05	$0.00	$39.05	$2.57	$0.00	$2.57	7.0%
Employee + 1	$80.08	$0.00	$80.08	$5.27	$0.00	$5.27	7.0%
Family	$105.01	$0.00	$105.01	$6.91	$0.00	$6.91	7.0%
Early Retiree DHMO							
Employee	$17.47	$0.00	$17.47	($0.18)	$0.00	($0.18)	-1.0%
Employee + 1	$34.09	$0.00	$34.09	($0.34)	$0.00	($0.34)	-1.0%
Family	$55.94	$0.00	$55.94	($0.56)	$0.00	($0.56)	-1.0%
Over 65, Medicare Retiree DPPO							
Employee	$39.05	$0.00	$39.05	$2.57	$0.00	$2.57	7.0%
Family	$88.91	$0.00	$88.91	$5.85	$0.00	$5.85	7.0%
Over 65, Medicare Retiree DHMO							
Employee	$17.47	$0.00	$17.47	($0.18)	$0.00	($0.18)	-1.0%
Family	$40.60	$0.00	$40.60	($0.41)	$0.00	($0.41)	-1.0%

2026 Fulton County Vision Rate Comparison

	PY 2026 - Monthly Rates			2026 vs. 2025			Estimated % change
	Total Dental Costs	Monthly County Contrib.	Monthly employee Contrib.	Total Dental Costs	Monthly County Contrib.	Monthly employee Contrib.	
Active and Early Retiree Vision							
Employee	$6.50	$3.77	$2.73	$0.00	$0.00	$0.00	0.0%
Employee + 1	$13.33	$7.73	$5.60	$0.00	$0.00	$0.00	0.0%
Family	$17.48	$10.14	$7.34	$0.00	$0.00	$0.00	0.0%

Fulton County - 2026

No Benefit Changes for Active and non-Medicare Retirees Only

	No Benefit Changes for 2026				No Changes for 2026	
	Kaiser HMO	HMO	POS		HDHP	
			Network	Non-Network	Network	Non-Network
HSA Contribution	Not Applicable	Not Applicable	Not Applicable		$750 Single $1,500 EE+1 $1,500 Family	
Annual Deductible	$0 Single $0 Family	$0 Single $0 Family	$250 Single $375 EE+1 $500 Family	$500 Single $750 EE+1 $1,000 Family	$1,800 Single $3,600 EE+1 $3,600 Family	$3,600 Single $7,200 EE+1 $7,200 Family
Out-of-Pocket Max (Deductible included)	$6,450 Single $12,900 Family	$6,450 Single $12,900 Family	$2,000 Single $3,000 EE+1 $4,000 Family	$4,000 Single $6,000 EE+1 $8,000 Family	$3,600 Single $7,200 EE+1 $7,200 Family	$7,200 Single $14,400 EE+1 $14,400 Family
Coinsurance	100%	100%	90%	60%	90%	60%
Preventive	100%	100%	100%, no deductible		100%, no deductible	
Office Visit	$25 PCP/$40 SPC	$25 PCP/$40 SPC	$25 PCP/$40 SPC	60%, after ded	90%, after ded	60%, after ded
Emergency Room (waived, if admitted)	$150 copay/visit	$150 copay/visit	100%, after $150 copay/visit	100%, after $150 copay/visit	90%, after ded	60%, after ded
Urgent Care	$50 copay/visit	$50 copay/visit	100%, after $50 copay/visit	60%, after ded	90%, after ded	60%, after ded
Inpatient Hospital	$250 copay/admit	$250 copay/admit	90%, after ded	60%, after ded	90%, after ded	60%, after ded
Outpatient Hospital	$150 copay/visit	$150 copay/visit	90%, after ded	60%, after ded	90%, after ded	60%, after ded
Retail Rx	$10/$30/$50/$75	$10/$30/$50/$75	$10/$30/$50/$75	60%, after ded	90%, after ded	60%, after ded
Mail-order Rx	2x Retail	2x Retail	2x Retail	Not Available	90%, after ded	Not Available

Fulton County

2026: Rx Changes for Anthem Medicare Retirees

	2026 Medicare Retiree Plans						
	Medicare Indemnity (Anthem)	Medicare HMO (Anthem)	PPO Plus - Closed Plan (Anthem)		Basic Medicare Advantage (Humana)	Enhanced Medicare Advantage (Humana)	Senior Advantage (Kaiser)
			Network	Non-Network	Network/Non-Network	Network/Non-Network	Network/Non-Network
Annual Deductible	$100 Single $200 Family	$0 Single $0 Family	$100 Single $300 Family		$0 Single $0 Family	$0 Single $0 Family	$0 Single $0 Family
Out-of-Pocket Max (Deductible included)	$0 Single $0 Family	$7,350 $14,700	$1,500 Single $3,000 Family		$1,000/Member	$1,000/Member	$1,000/Member
Coinsurance	100%	100%	100%	100%	100%	100%	100%
Preventive	100% covered after Medicare	100%	100%	100%	100%	100%	100%
Office Visit	100% covered after Medicare	$25 PCP/$35 SPC	90%, after ded	90%, after ded	$15 PCP/$15 SPC	100%	$15 copay/visit
Emergency Room (waived, if admitted)	100% covered after Medicare	$90 copay/visit	90%, after ded	90%, after ded	$65 copay/visit	100%	$65 copay/visit
Inpatient Hospital	100% covered after Medicare	$120 copay/admit ($500 CY max)	90%, after ded	80%, after ded	$120 copay/admit	100%	$100 copay/visit
Outpatient Hospital	100% covered after Medicare	$120 copay/admit ($500 CY max)	90%, after ded	80%, after ded	$60 copay/visit	100%	$50 copay/visit
Retail Rx	$9/$25/$45/$60	$9/$25/$45/$60	$9/$25/$45/$60	$9/$25/$45/$60	$10/$25/$45/$60	$10/$25/$45/$60	$10/$25/$45/$60
Mail-order Rx	$13.50/$45/$90	$13.50/$45/$90	$13.50/$45/$90	$13.50/$45/$90	$15/$45/$90	$15/$45/$90	$15/$45/$90

[1] Current deductible will continue to apply, but only to medical

[2] Current out-of-pocket maximums will continue to apply, but only to medical

[3] The Part D out-of-pocket maximum is set annually by CMS. The 2026 out-of-pocket maximum for Part D prescription drugs is $2,100.

Fully-insured Medicare Advantage Plan Rates: Humana

Fulton County

2026 Monthly Humana Medicare Advantage Rates

	Total Cost	Cost Share	County Cost	Retiree Cost
	Retired 2004 and Earlier			
Humana Basic Medicare Advantage				
Retiree	$288.69	90% / 10%	$259.82	$28.87
Retiree + 1	$577.38	90% / 10%	$519.64	$57.74
Family	$866.07	90% / 10%	$779.46	$86.61
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$259.82	$82.95
Retiree + 1	$685.54	Buy-up	$519.64	$165.90
Family	$1,028.31	Buy-up	$779.46	$248.85
	Retired 2005			
Humana Basic Medicare Advantage				
Retiree	$288.69	85% / 15%	$245.39	$43.30
Retiree + 1	$577.38	85% / 15%	$490.77	$86.61
Family	$866.07	85% / 15%	$736.16	$129.91
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$245.39	$97.38
Retiree + 1	$685.54	Buy-up	$490.77	$194.77
Family	$1,028.31	Buy-up	$736.16	$292.15
	Retired 2006			
Humana Basic Medicare Advantage				
Retiree	$288.69	83% / 17%	$239.61	$49.08
Retiree + 1	$577.38	83% / 17%	$479.23	$98.15
Family	$866.07	83% / 17%	$718.84	$147.23
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$239.61	$103.16
Retiree + 1	$685.54	Buy-up	$479.23	$206.31
Family	$1,028.31	Buy-up	$718.84	$309.47

	Total Cost	Cost Share	County Cost	Retiree Cost
	Retired 2007 - 2011			
Humana Basic Medicare Advantage				
Retiree	$288.69	80% / 20%	$230.95	$57.74
Retiree + 1	$577.38	80% / 20%	$461.90	$115.48
Family	$866.07	80% / 20%	$692.86	$173.21
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$230.95	$111.82
Retiree + 1	$685.54	Buy-up	$461.90	$223.64
Family	$1,028.31	Buy-up	$692.86	$335.45
	Retired 2012 - 2015			
Humana Basic Medicare Advantage				
Retiree	$288.69	78% / 22%	$225.18	$63.51
Retiree + 1	$577.38	78% / 22%	$450.36	$127.02
Family	$866.07	78% / 22%	$675.53	$190.54
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$225.18	$117.59
Retiree + 1	$685.54	Buy-up	$450.36	$235.18
Family	$1,028.31	Buy-up	$675.53	$352.78
	Retired 2016 and Later			
Humana Basic Medicare Advantage				
Retiree	$288.69	80% / 20%	$230.95	$57.74
Retiree + 1	$577.38	80% / 20%	$461.90	$115.48
Family	$866.07	80% / 20%	$692.86	$173.21
Humana Enhanced Medicare Advantage				
Retiree	$342.77	Buy-up	$230.95	$111.82
Retiree + 1	$685.54	Buy-up	$461.90	$223.64
Family	$1,028.31	Buy-up	$692.86	$335.45

Fully-insured Medicare Advantage Plan Rates: Kaiser Senior Advantage Plan

Fulton County

2026 Monthly Kaiser Senior Advantage Rates (with Split Family Kaiser HMO Rates)

	Total Cost	Cost Share	County Cost	Retiree Cost
	Retired 2004 and Earlier			
Kaiser Senior Advantage				
1 SA Member	$201.60	90% / 10%	$181.44	$20.16
2 SA Members	$403.20	90% / 10%	$362.88	$40.32
3+ SA Members	$604.80	90% / 10%	$544.32	$60.48
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	90% / 10%	$1,141.44	$126.83
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	90% / 10%	$1,886.79	$209.64
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	90% / 10%	$1,322.88	$146.99
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	90% / 10%	$889.85	$98.87
SA Retiree + >1 Non-SA Dep	$1,575.95	90% / 10%	$1,418.36	$157.60
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	90% / 10%	$1,071.29	$119.03
	Retired 2005			
Kaiser Senior Advantage				
1 SA Member	$201.60	85% / 15%	$171.36	$30.24
2 SA Members	$403.20	85% / 15%	$342.72	$60.48
3+ SA Members	$604.80	85% / 15%	$514.08	$90.72
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	85% / 15%	$1,078.03	$190.24
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	85% / 15%	$1,781.97	$314.47
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	85% / 15%	$1,249.39	$220.48
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	85% / 15%	$840.41	$148.31
SA Retiree + >1 Non-SA Dep	$1,575.95	85% / 15%	$1,339.56	$236.39
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	85% / 15%	$1,011.77	$178.55
	Retired 2006			
Kaiser Senior Advantage				
1 SA Member	$201.60	83% / 17%	$167.33	$34.27
2 SA Members	$403.20	83% / 17%	$334.66	$68.54
3+ SA Members	$604.80	83% / 17%	$501.98	$102.82
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	83% / 17%	$1,052.66	$215.61
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	83% / 17%	$1,740.04	$356.39
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	83% / 17%	$1,219.99	$249.88
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	83% / 17%	$820.64	$168.08
SA Retiree + >1 Non-SA Dep	$1,575.95	83% / 17%	$1,308.04	$267.91
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	83% / 17%	$987.97	$202.35

	Total Cost	Cost Share	County Cost	Retiree Cost
	Retired 2007 - 2011			
Kaiser Senior Advantage				
1 SA Member	$201.60	80% / 20%	$161.28	$40.32
2 SA Members	$403.20	80% / 20%	$322.56	$80.64
3+ SA Members	$604.80	80% / 20%	$483.84	$120.96
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	80% / 20%	$1,014.62	$253.65
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	80% / 20%	$1,677.15	$419.29
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	80% / 20%	$1,175.90	$293.97
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	80% / 20%	$790.98	$197.74
SA Retiree + >1 Non-SA Dep	$1,575.95	80% / 20%	$1,260.76	$315.19
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	80% / 20%	$952.26	$238.06
	Retired 2012 - 2015			
Kaiser Senior Advantage				
1 SA Member	$201.60	78% / 22%	$157.25	$44.35
2 SA Members	$403.20	78% / 22%	$314.50	$88.70
3+ SA Members	$604.80	78% / 22%	$471.74	$133.06
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	78% / 22%	$989.25	$279.02
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	78% / 22%	$1,635.22	$461.22
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	78% / 22%	$1,146.50	$323.37
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	78% / 22%	$771.20	$217.52
SA Retiree + >1 Non-SA Dep	$1,575.95	78% / 22%	$1,229.24	$346.71
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	78% / 22%	$928.45	$261.87
	Retired 2016 and Later			
Kaiser Senior Advantage				
1 SA Member	$201.60	80% / 20%	$161.28	$40.32
2 SA Members	$403.20	80% / 20%	$322.56	$80.64
3+ SA Members	$604.80	80% / 20%	$483.84	$120.96
Kaiser U65 Retiree Split Family				
U65 Retiree + 1 SA Dep	$1,268.27	80% / 20%	$1,014.62	$253.65
U65 Retiree + 1 SA Dep + >1 Non-SA Dep	$2,096.44	80% / 20%	$1,677.15	$419.29
U65 Retiree + 2 SA Dep + >1 Non-SA Dep	$1,469.87	80% / 20%	$1,175.90	$293.97
Kaiser O65 Retiree Split Family				
SA Retiree + 1 Non-SA Dep	$988.72	80% / 20%	$790.98	$197.74
SA Retiree + >1 Non-SA Dep	$1,575.95	80% / 20%	$1,260.76	$315.19
SA Retiree + 1 SA Dep + >1 Non-SA Dep	$1,190.32	80% / 20%	$952.26	$238.06

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0713 **Meeting Date:** 9/17/2025

Department
Finance

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of Parity Bond Resolution to provide for the issuance of Water and Sewer Revenue Refunding bonds (Series 2025), to provide resources to refund the existing 2013 Water and Sewerage Revenue Refunding bonds and authorize preparation and delivery of relevant documents and actions, and for other purposes.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
Section 1.150-2 Treasury Regulations, 26 CFR § 1.150-2.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background *(First sentence includes Agency recommendation. Provide an executive summary of the action that gives an overview of the relevant details for the item.)*

Scope of Work: Request approval of the attached Resolution which provides for the issuance of the 2025 Water and Sewer Revenue Bonds to provide funds to be applied toward refunding the outstanding Series 2013 Water and Sewer Revenue Refunding bonds of $219,705,000, provide funds for the costs of issuance, and authorize the Chairman to execute and deliver the final official statement, as well as all other relevant documents and actions necessary for this issuance and refunding. The 2025 bonds are tentatively scheduled to receive competitive bids on November 5,

2025 and would tentatively close before November 30, 2025.

Community Impact: Provides necessary resources to refinance existing Water and Sewerage bonds to save debt service costs to ratepayers over future years.

Department Recommendation: Recommend approval

Project Implications: None

Community Issues/Concerns: None

Department Issues/Concerns: None

Fiscal Impact / Funding Source

Funding Line 1:

Water and Sewerage Debt Service fund 270 for the 2013 series, and new 2025 debt service fund 273

PARITY BOND RESOLUTION (SERIES 2025 BONDS)

A RESOLUTION TO PROVIDE FOR THE ISSUANCE OF ONE OR MORE SERIES OF FULTON COUNTY WATER AND SEWERAGE REVENUE REFUNDING BONDS, SERIES 2025; AND FOR OTHER PURPOSES:

WHEREAS, Fulton County, Georgia (the "County") owns and operates a water and sewerage system (the "System") and

WHEREAS, the County previously issued its Water and Sewerage Revenue Bonds, Series 1998 (the "Series 1998 Bonds") pursuant to a resolution adopted by the Board of Commissioners of Fulton County (the "Board of Commissioners") on June 17, 1998, as supplemented and amended from time to time (the "Master Bond Resolution"), in order to, among other things, fund certain improvements to the System; and

WHEREAS, the Master Bond Resolution created a first lien on the "Net Revenues" (as defined in the Master Bond Resolution) of the System as security for the Series 1998 Bonds and any additional parity bonds (the "Additional Parity Bonds") issued under the Master Bond Resolution; and

WHEREAS, the Series 1998 Bonds have been paid in full and are no longer outstanding under the Master Bond Resolution; and

WHEREAS, the County issued its Water and Sewerage Revenue Bonds, Series 2004 (the "Series 2004 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on August 26, 2004, in order to, among other things, fund certain improvements to the System; and

WHEREAS, the County issued its Water and Sewerage Revenue Refunding Bonds, Series 2011 (the "Series 2011 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on September 7, 2011, in order to, among other things, refund a portion of the Series 2004 Bonds; and

WHEREAS, the County issued its Water and Sewerage Revenue Refunding Bonds, Series 2013 (the "Series 2013 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on March 6, 2013 (the "Series 2013 Parity Bond Resolution"), in order to, among other things, refund all the remaining outstanding Series 2004 Bonds; and

WHEREAS, the County issued its Water and Sewerage Revenue Bonds, Series 2020A (the "Series 2020A Bonds") and its Water and Sewerage Revenue Refunding Bonds, Series 2020B (the "Series 2020B Bonds," together with the Series 2020A Bonds, are collectively the "Series 2020 Bonds") pursuant to the Master Bond Resolution, a parity bond resolution adopted by the Board of Commissioners on March 18, 2020, as supplemented and amended by (i) a supplemental (pricing) resolution adopted by the Board of Commissioners on June 17, 2020 (with respect to the Series 2020A Bonds), and (ii) a supplemental (pricing) resolution adopted by the Board of Commissioners on July 8, 2020 (with respect to the Series 2020B Bonds) (collectively, the "2020A/B Parity Bond Resolution"), in order to, among other things, fund various capital

improvements to the System (with respect to the Series 2020A Bonds"), and refund all of the Series 2011 Bonds (with respect to the Series 2020B Bonds); and

WHEREAS, the Series 2004 Bonds and the Series 2011 Bonds have been paid in full and are no longer outstanding under the Master Bond Resolution; and

WHEREAS, the County proposes to issue its Water and Sewerage Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds") pursuant to the Master Bond Resolution and this parity bond resolution (this "Resolution"), in order to, among other things, refund the Refunded Bonds; and

WHEREAS, all conditions for the issuance of Additional Parity Bonds have been satisfied or will be satisfied prior to the issuance of the Series 2025 Bonds, as the case may be; and

WHEREAS, the County proposes to authorize the preparation, use and distribution of a preliminary official statement relating to the Series 2025 Bonds (the "Preliminary Official Statement") and authorize the preparation, execution, use and distribution of a final official statement relating to the Series 2025 Bonds (the "Official Statement"); and

WHEREAS, the County proposes to authorize the preparation and use of a Notice of Sale in connection with the proposed competitive sale of the Series 2025 Bonds; and

WHEREAS, the County proposes to authorize the execution, delivery and performance of a bond purchase agreement or other similar document or agreement (the "Bond Purchase Agreement") in connection with the sale of the Series 2025 Bonds to one or more underwriters or purchasers (as the case may be), as and to the extent necessary or appropriate; and

WHEREAS, the County proposes to authorize the execution, delivery and performance of a continuing disclosure agreement (the "Continuing Disclosure Agreement") in order to assist the purchaser of the Series 2025 Bonds in its compliance with the requirements of Rule 15c2-12 of the Securities and Exchange Commission promulgated pursuant to the Securities Exchange Act of 1934, in effect as of the date hereof ('"Rule 15c2-12"); and

WHEREAS, the County proposes to authorize the execution, delivery and performance of an escrow deposit agreement, as amended from time to time (the "Escrow Agreement"), between the County and U.S. Bank Trust Company, National Association, as escrow agent, concerning the deposit of all or a portion of the proceeds of the Series 2025 Bonds, together with other legally available funds of the County (if any), to be used to refund all or a portion of the Series 2013 Bonds; and

WHEREAS, the County proposes to authorize the execution, delivery and performance of a Tax Regulatory Agreement and other documents, certificates and agreements necessary or appropriate in connection with the proposed issuance of the Series 2025 Bonds;

NOW, **THEREFORE**, **BE IT RESOLVED** by the Board of Commissioners of Fulton County, and it is hereby resolved by authority of the same, as follows:

ARTICLE I

DEFINITIONS

Section 1. Ratification and Incorporation. Except as provided below, all terms and provisions of Article I of the Master Bond Resolution (as amended and supplemented from time to time, and particularly as amended by the Series 2013 Amendments (as herein defined) as further modified and amended in the 2020A/B Parity Bond Resolution) are hereby ratified and incorporated herein. Capitalized terms used in this Resolution, but not defined herein, shall have the meanings ascribed to such terms in the Master Bond Resolution, unless the context clearly indicates otherwise.

Section 2. Additional Definitions. The following terms as used in this Resolution are intended to have the meanings set forth below, unless the context shall clearly indicate another or different meaning or intent.

"Blank Bonds" shall have the meaning set forth in Article III, Section 5 of this Resolution.

"Book-Entry Form" shall mean a form or system, as applicable, under which (a) ownership of beneficial interests in the applicable Series 2025 Bonds and bond service charges may be transferred only through book-entry and (b) physical Series 2025 Bonds in fully registered form are registered only in the name of a Securities Depository or its nominee as holder, with physical Series 2025 Bonds in the custody of a Securities Depository or its nominee or designee.

"Common Reserve Bonds" means the Outstanding Series 2013 Bonds (until such Bonds are refunded as contemplated in the Resolution), and any future series of Additional Parity Bonds issued as Common Reserve Bonds (if any). For purposes of clarification and to avoid doubt, the Series 2020 Bonds were not issued as Common Reserve Bonds and were issued with a Reserve Requirement of $-0-. In addition, the Series 2025 Bonds shall not be issued as Common Reserve Bonds; rather, the Series 2025 Bonds shall be secured by a separate subaccount established in the Reserve Account, as and to the extent a Reserve Requirement is established for the Series 2025 Bonds.

"Escrow Agent" means U.S. Bank Trust Company, National Association, as escrow agent, pursuant to the Escrow Agreement.

"Escrow Agreement" shall have the meaning set forth in the Recitals.

"Reserve Requirement" shall initially mean $0 for the Series 2025 Bonds, unless the Supplemental Pricing Resolution adopted for the Series 2025 Bonds shall provide otherwise.

"Securities Depository" means The Depository Trust Company, New York, New York, or its nominee, and substitute for or successor to such securities depository that shall maintain a book-entry system with respect to the Series 2025 Bonds.

"Series 2013 Parity Bond Resolution" shall have the meaning set forth in the Recitals.

"Series 2013 Amendments" shall mean those certain amendments to the Master Bond Resolution, whether now in effect or otherwise, as set forth in the Series 2013 Parity Bond Resolution.

"Series 2020 Bonds" shall have the meaning set forth in the Recitals.

"Series 2020A Bonds" shall have the meaning set forth in the Recitals.

"Series 2020B Bonds" shall have the meaning set forth in the Recitals.

"Series 2025 Bonds" shall have the meaning set forth in the Recitals.

"Series 2025 Cost of Issuance Fund" means that certain fund established with the Costs of Issuance Fund Custodian, which shall be designated the "Fulton County Water and Sewerage System Costs of Issuance Fund Series 2025" as further described in Article IV, Section 2 of this Resolution.

"Series 2025 Rebate Fund" means that certain fund established with the Sinking Fund Custodian, which fund shall be designated the "Fulton County Water and Sewerage System Rebate Fund – Series 2025" as further described in Article IV, Section 3 of this Resolution.

"Supplemental Pricing Resolution" shall mean the resolution of the County which sets forth the final terms, conditions and provisions relating to the Series 2025 Bonds or any other series of Additional Parity Bonds issued thereafter.

ARTICLE II

AUTHORIZATION, FORM AND REGISTRATION OF BONDS

Section 1. Ratification and Incorporation. Except as provided below, all terms and provisions of Article II of the Master Bond Resolution are hereby ratified and incorporated herein.

Section 2. Medium and Places of Payment. Pursuant to Section 206 of the Master Bond Resolution, payments on the Series 2025 Bonds shall be made in the manner set forth in Section 2 of Article III of this Resolution and in the Supplemental Pricing Resolution relating thereto.

Section 3. Registration of Transfer and Exchange. Notwithstanding Section 207 of the Master Bond Resolution, registrations of transfers and exchanges shall be made in the manner set forth in Section 4 of Article III of this Resolution as long as the Series 2025 Bonds are held in Book-Entry Form.

Section 4. Partial Redemptions. Notwithstanding Section 212 of the Master Bond Resolution, partial redemptions shall be made in accordance with Section 9 of Article III of this Resolution as long as the Series 2025 Bonds are held in Book-Entry Form.

ARTICLE III

ISSUANCE AND TERMS OF SERIES 2025 BONDS

Section 1. Authorization. There is hereby authorized to be issued revenue refunding bonds, in one or more series, to be designated the "Fulton County Water and Sewerage Revenue Refunding Bonds, Series 2025," in the maximum initial aggregate principal amount of $225,000,000 for the purpose of, among other things (a) refunding all or a portion of the Series 2013 Bonds (such refunded Series 2013 Bonds sometimes referred to herein as the Refunded Bonds), (b) funding the Reserve Requirement (as defined in the Master Bond Resolution) relating to the Series 2025 Bonds, if any, and (c) paying the costs of issuing the Series 2025 Bonds. The Series 2025 Bonds shall be payable solely from the Net Revenues. Notwithstanding the foregoing, the issuance of the Series 2025 Bonds shall be conditioned upon meeting the applicable requirements for Additional Parity Bonds under the Master Bond Resolution (as supplemented and amended).

Section 2. Terms of Series 2025 Bonds; Payments. The Series 2025 Bonds shall be dated their date of issuance, shall be in the form of fully registered bonds without coupons, shall be in the denomination of $5,000 or any integral multiple thereof, shall be transferable to subsequent owners as hereinafter provided, shall be numbered R-1 upward, shall bear interest (based on a 360-day year comprised of twelve thirty-day months) from the Interest Payment Date (hereinafter defined) next preceding their date of authentication to which interest has been paid (unless their date of authentication is an Interest Payment Date, in which case from such Interest Payment Date, unless their date of authentication is after a Record Date but before an Interest Payment date, in which case from the next Interest Payment Date, or unless their date of authentication is before the first Interest Payment Date, in which case from their date of issuance) at the rates per annum set forth below. The interest shall be payable January 1 and July 1 of each year (each such date an "Interest Payment Date") commencing on the date set forth in the applicable Supplemental Pricing Resolution, and the principal shall mature on the 1st day of January in the years and amounts set forth in the applicable Supplemental Pricing Resolution; provided, however, that the Series 2025 Bonds shall mature no later than ten years after their respective dates of issuance. The maximum interest rate on the Series 2025 Bonds shall not exceed 5.5%, and the maximum annual principal and interest payable in respect of the Series 2025 Bonds shall not exceed $35,263,750 in any calendar year. The foregoing Series 2025 Bond parameters, together with the maximum initial authorized principal amount of the Series 2025 Bonds shall be referred to as the "Series 2025 Bond Delegation Parameters." The final terms and conditions of the Series 2025 Bonds, including the interest rate(s) to be borne on, the final principal amount(s) of, and the maturity dates and redemption provisions with respect thereto, shall all be as set forth in the applicable Supplemental Pricing Resolution.

When the Series 2025 Bonds (or any series thereof) are held in Book-Entry Form, the principal of and interest on the Series 2025 Bonds (as applicable) shall be payable in accordance with the rules of the Securities Depository as provided in Section 7 of this Article III. In the event that the Series 2025 Bonds (or any of them) are no longer held in Book-Entry Form, the principal of and interest on the applicable series of the Series 2025 Bonds which are not held in Book-Entry Form shall be payable in the manner set forth in Section 206 of the Master Bond Resolution.

The Person in whose name any Series 2025 Bond is registered at the close of business on any Record Date with respect to any Interest Payment Date shall be entitled to receive the interest payable on such Interest Payment Date notwithstanding any registration of transfer or exchange subsequent to such Record Date and prior to such Interest Payment Date; provided, however, that if the County shall default in the payment of interest due on any Interest Payment Date, such interest shall be paid to the Persons in whose names the Outstanding Series 2025 Bonds are registered on a subsequent Record Date established by mail by the Paying Agent not less than 10 days preceding such subsequent Record Date.

Section 3. Form of Series 2025 Bonds. The Series 2025 Bonds, the certificate of authentication and registration, the form of assignment and the certificate of validation to be endorsed upon the Series 2025 Bonds, shall be in substantially the form attached hereto as **Exhibit A**, with such variations, omissions and insertions as are required or permitted by this Resolution and any applicable Supplemental Pricing Resolution.

Section 4. Registration of Transfer and Exchange. When the Series 2025 Bonds (or any of them) are held in Book-Entry Form, Series 2025 Bonds may be registered, transferred and exchanged in accordance with the rules of the Security Depository.

Section 5. Blank Bonds. The County shall make all necessary and proper provisions for the transfer and exchange of the Series 2025 Bonds by the Bond Registrar and the County shall deliver or cause to be delivered to the Bond Registrar a sufficient quantity of blank Series 2025 Bonds ("Blank Bonds") duly executed on behalf of the County, together with the certificate of validation pertaining thereto duly executed by the Clerk of the Superior Court of Fulton County, as herein provided in order that the Bond Registrar shall at all times be able to register and authenticate the Series 2025 Bonds at the earliest practicable time in accordance with the provisions of this Resolution; provided, however, that the delivery of Blank Bonds shall not be required for so long as the applicable series of Series 2025 Bonds are held in Book-Entry Form. All Series 2025 Bonds surrendered in any such exchange or registration of transfer shall be forthwith canceled by the Bond Registrar and a record thereof duly entered in the permanent records pertaining to the Series 2025 Bonds maintained by the Bond Registrar.

Section 6. No Preference or Priority. All the Series 2025 Bonds herein authorized to be issued shall be of equal rank and dignity without preference, priority or distinction as to lien or otherwise on the Net Revenues securing the payment thereof and interest thereon.

Section 7. Book-Entry Bonds. The Series 2025 Bonds shall be issued in Book-Entry Form and shall be initially registered in the name of Cede & Co., as nominee for the Securities Depository, as registered Owner of the Series 2025 Bonds, and held in the custody of the Securities Depository or its nominee. The County and the Paying Agent acknowledge that they have executed and delivered a Letter of Representations with the Securities Depository and that the terms and provisions of the Letter of Representations shall govern with respect to any inconsistency between the provisions of this Resolution and the Letter of Representations. Upon issuance of each series of the Series 2025 Bonds, one fully registered Series 2025 Bond for each maturity of each series will be issued and delivered to the Securities Depository, each in the aggregate principal amount of such maturity. For so long as the Securities Depository continues

to serve as securities depository for the Series 2025 Bonds as provided herein, the Holders of the Series 2025 Bonds or registered owner of the Series 2025 Bonds shall mean Cede & Co. and shall not mean the beneficial owners of the Series 2025 Bonds (the "Beneficial Owners").

Transfers of beneficial ownership interest in the Series 2025 Bonds will be accomplished by book entries made by the Securities Depository and, in turn, by DTC Participants who act on behalf of the Beneficial Owners. For so long as the Securities Depository continues to serve as securities depository for the Series 2025 Bonds as provided herein, no investor or other party purchasing, selling or otherwise transferring beneficial ownership of Series 2025 Bonds is to receive, hold or deliver any Series 2025 Bond certificate. The County, the Paying Agent, and the Bond Registrar have no responsibility or liability for transfers of beneficial ownership interest in the Series 2025 Bonds.

The County, the Bond Registrar and the Paying Agent shall recognize the Securities Depository or its nominee, Cede & Co., as the absolute owner of the Series 2025 Bonds for all purposes of this Resolution, including notices and voting. Conveyance of notices and other communications by the Securities Depository to DTC Participants and by DTC Participants to Beneficial Owners, will be governed by arrangements among the Securities Depository and the DTC Participants, subject to any statutory and regulatory requirements as my be in effect from time to time.

NONE OF THE COUNTY, THE PAYING AGENT, NOR THE BOND REGISTRAR WILL HAVE ANY RESPONSIBILITY OR OBLIGATIONS TO THE DTC PARTICIPANTS OR THE BENEFICIAL OWNERS OF THE SERIES 2025 BONDS WITH RESPECT TO (a) THE ACCURACY OF ANY RECORDS MAINTAINED BY THE SECURITIES DEPOSITORY OR ANY SUCH DTC PARTICIPANT; (b) THE PAYMENT BY THE SECURITIES DEPOSITORY OR ANY SUCH DTC PARTICIPANT OF ANY AMOUNT DUE TO ANY BENEFICIAL OWNER IN RESPECT OF THE PRINCIPAL AMOUNT OR PREPAYMENT PRICE OF OR INTEREST ON THE SERIES 2025 BONDS; (c) THE DELIVERY BY THE SECURITIES DEPOSITORY OR ANY SUCH DTC PARTICIPANT OF ANY NOTICE TO ANY BENEFICIAL OWNER THAT IS REQUIRED OR PERMITTED TO BE GIVEN TO HOLDERS OF THE SERIES 2025 BONDS UNDER THE TERMS OF THIS RESOLUTION; (d) THE SELECTION OF THE BENEFICIAL OWNERS TO RECEIVE PAYMENT IN THE EVENT OF ANY PARTIAL REDEMPTION OF THE SERIES 2025 BONDS; OR (e) ANY CONSENT GIVEN OR OTHER ACTION TAKEN BY DTC AS HOLDER OF THE SERIES 2025 BONDS.

The Securities Depository may determine to discontinue providing its service with respect to the Series 2025 Bonds at any time upon giving ninety (90) days' notice to the County, and discharging its responsibilities with respect thereto under the applicable law. In addition, the County may determine to discontinue participation in the system of book-entry transfer through the Securities Depository at any time by giving reasonable notice to the Securities Depository. In either such event, a successor securities depository may be identified to replace the Securities Depository. If the book-entry system is terminated and a successor depository is not identified to replace the Securities Depository, Series 2025 Bond certificates will be delivered to and registered in the name of the Beneficial Owners in accordance with the Securities Depository's rules and procedures, and the County and the Paying Agent will execute a supplemental resolution to the

extent necessary to accommodate delivery of definitive certificates. The Beneficial Owners, upon registration of certificates held in the Beneficial Owners' names, will become the registered owners of the Series 2025 Bonds.

Notwithstanding any other provision of this Resolution to the contrary, so long as the Securities Depository is acting as securities depository with respect to the Series 2025 Bonds, interest on the Series 2025 Bonds and all notices with respect to the Series 2025 Bonds, including any notices of redemption or refunding of all or part of the Series 2025 Bonds, shall be made and given, respectively, at the time, in the manner and in accordance with the Letter of Representations.

Whenever during the term of the Series 2025 Bonds the beneficial ownership thereof is determined by a book entry at the Securities Depository, the requirements of this Resolution of holding, delivering or transferring Series 2025 Bonds shall be deemed modified to require the appropriate person to meet the requirements of the Securities Depository as to registering or transferring the book entry to produce the same effect.

If at any time the Securities Depository ceases to hold the Series 2025 Bonds, all references herein to the Securities Depository will be of no further force or effect. If a book-entry system through the Securities Depository is discontinued and another book-entry system is not used, the principal of and interest on the Series 2025 Bonds which are not held in Book-Entry Form shall be payable in the manner set forth in Section 206 of the Master Bond Resolution.

Section 8. Optional Redemption. The Series 2025 Bonds shall be subject to redemption at the option of the County, in whole or in part, as provided in the Supplemental Pricing Resolution which relates to each such series of Series 2025 Bonds.

Section 9. Partial Redemptions. When the Series 2025 Bonds are held in Book Entry Form, partial redemptions of Series 2025 Bonds shall be made in accordance with the rules of the Securities Depository, unless otherwise expressly provided in the applicable Supplemental Pricing Resolution.

ARTICLE IV

DISPOSITION OF BOND PROCEEDS; COSTS OF ISSUANCE FUND

Section 1. Disposition of Series 2025 Bond Proceeds. The net proceeds of the Series 2025 Bonds *(i.e.,* any amounts received by the County net of the underwriters'/purchasers' discount, as applicable) shall be applied as set forth in the applicable Supplemental Pricing Resolution.

Notwithstanding the foregoing, if the Chairman of the Board of Commissioners shall determine that a different application of funds is required to carry out the intent of this Resolution, the different application of funds may be provided for in a supplemental resolution or the Chairman of the Board of Commissioners, after consultation with the County Attorney and Chief Financial Officer, may provide for such different application of funds in the authentication order to be delivered at the time of issuance of the Series 2025 Bonds.

Section 2. Costs of Issuance Fund. A special trust fund is hereby created and designated as the "Fulton County Water and Sewerage System Costs of Issuance Fund Series 2025" (the "Series 2025 Cost of Issuance Fund") with respect to the Series 2025 Bonds. U.S. Bank Trust Company, National Association is hereby designated as the Costs of Issuance Fund Custodian for the Series 2025 Bonds. All moneys deposited into the Series 2025 Costs of Issuance Fund shall be held in trust by the Costs of Issuance Fund Custodian separate from other deposits of the County. After payment of all costs of issuing the Series 2025 Bonds, all moneys in the Series 2025 Costs of Issuance Fund allocable thereto shall be credited to the Sinking Fund and used to pay debt service on the Series 2025 Bonds. All payments from the Series 2025 Costs of Issuance Fund shall be made by wire or upon checks signed by the Costs of Issuance Fund Custodian or officers of the County properly authorized to sign on its behalf (an "Authorized County Representative"), but before a wire is initiated or a check is signed there shall be filed with the Costs of Issuance Fund Custodian: (a) a requisition for such payment stating each amount to be paid, and the name of the person, firm or corporation to whom payment thereof is due; and (b) a certificate signed by such Authorized County Representative, attached to the requisition and certifying:

(a) That an obligation in the stated amount has been incurred by the County, specifying the purpose and circumstances of such obligation in reasonable detail and to whom such obligation is owed, that the same is a proper charge against the Series 5 Costs of Issuance Fund and has not been paid, and that the bill or statement of account for such obligation is on file with the County; and

(b) That the Authorized County Representative has no notice of any Event of Default under the Master Bond Resolution, this Resolution or the applicable Supplemental Pricing Resolution.

All requisitions and certificates required by this Section shall be retained by the Costs of Issuance Fund Custodian, subject at all times to inspection by any officer of the County or any bond owner. Any moneys held in the Series 2025 Costs of Issuance Fund shall be invested or reinvested at the direction of the County in Permitted Investments or as otherwise required to comply with the provisions of the Tax Regulatory Agreement.

Section 3. Establishment of Rebate Fund. There is hereby established with the Sinking Fund Custodian a fund which shall be designated the "Fulton County Water and Sewerage System Rebate Fund – Series 2025". The County shall deposit the applicable rebate amount (as determined pursuant to the applicable provisions of the Master Bond Resolution or the Tax Regulatory Agreement relating to the Series 2025 Bonds) into the Series 2025 Rebate Fund established hereunder. Moneys in the Series 2025 Rebate Fund shall be kept separate and apart from any other moneys of the County. Moneys in the Series 2025 Rebate Fund are pledged to secure payments to the United States as required by Section 148(f) of the Code and no owner of any Bonds shall have any rights in or claim to any moneys or investments held in the Series 2025 Rebate Fund. The moneys and securities held in the Series 2025 Rebate Fund do not, and shall not, constitute security for the payment of the Bonds (inclusive of the Series 2025 Bonds).

ARTICLE V

REFUNDING OF REFUNDED BONDS

Section 1. Refunding of Refunded Bonds. The refunding of the Refunded Bonds is hereby authorized and approved. Notwithstanding anything in this Resolution to the contrary, the County is further authorized to structure the refunding of the Refunded Bonds as a competitive bond sale, a negotiated sale or as a direct placement, as determined by the Chairman or Vice Chairman of the County, after consultation with the County's Chief Financial Officer and County Attorney, in each case taking into account the recommendation of the County's Chief Financial Officer and the County's financial advisor. The applicable forms of the documents and agreements approved in this Resolution or in the Supplemental Pricing Resolution, in connection with the proposed competitive sale of the Series 2025 Bonds, shall be authorized to be used in connection with refunding of the Refunded Bonds, as and to the extent the County determines to proceed with the refunding of the Refunded Bonds on a competitive basis. The proper officials and agents of the County are also authorized to negotiate a Bond Purchase Agreement for purposes of this Resolution), to the extent the Chairman or Vice Chairman of the Board of Commissioners or the Chief Financial Officer of the County, in consultation with the County Attorney, deems such to be advantageous to the County in connection with the refunding of all of the Refunded Bonds; subject, however, to the final approval of any such Bond Purchase Agreement by the Board of Commissioners as part of the Supplemental Pricing Resolution relating to the Series 2025 Bonds**.**

Section 2. Application for SLGS or Purchase of Open Market Securities. The purchaser of the Series 2025 Bonds, Raymond James & Associates, Inc. (as the County's financial advisor), McGuireWoods LLP (as bond counsel), the Escrow Agent and any officer or employee of the County are hereby authorized to apply for, or assist in the application for (as the case may be), any United States Treasury Obligations - State and Local Government Series ("SLG's") needed to carry out the refunding of the Refunded Bonds. If SLG's are not available, any officer or employee of the County and the County's financial advisor are hereby authorized to solicit bids for and or purchase open market securities needed to carry out the refunding of all of a portion of the Refunded Bonds.

ARTICLE VI

REVENUE AND FUNDS

Section 1. Ratification and Incorporation. Except as provided below and in the Series 2013 Parity Bond Resolution as modified by the 2020A/B Parity Bond Resolution, all terms and provisions of Article VI of the Master Bond Resolution are hereby ratified and incorporated herein.

Section 2. Increase in Sinking Fund Obligation. The County hereby acknowledges and agrees that the payments required to be made into the Sinking Fund as provided in Section 602(2) of the Master Bond Resolution, including the Reserve Account therein (as and to the extent applicable), shall be expanded to provide for payment of the principal of, redemption premium (if any) and interest on the Series 2025 Bonds as the same become due and payable

(whether by maturity, scheduled mandatory redemption or otherwise), all as shall be expressly provided in the applicable Supplemental Pricing Resolution relating to the Series 2025 Bonds.

Section 3. Reserve Account. As required under the Master Bond Resolution, particularly as amended by Section 3 of the Series 2013 Parity Bond Resolution, there is hereby created a separate subaccount under the Reserve Account designated as the "Series 2025 Bonds Reserve Subaccount" which shall be held by the Sinking Fund Custodian. The Reserve Requirement in respect of the Series 2025 Bonds shall initially be $0 unless otherwise provided in the applicable Supplemental Pricing Resolution. Notwithstanding the foregoing, as and to the extent the County determines to establish a Reserve Requirement for the Series 2025 Bonds, the County may satisfy the Reserve Requirement with cash or replace a cash-funded subaccount of the Reserve Account with respect to the Series 2025 Bonds by the deposit of a surety bond, insurance policy or letter of credit (i) provided by a Reserve Account credit instrument issuer having a rating at the time of issuance of such surety bond, insurance policy or letter of credit that is equal to or better than the underlying rating on the Bonds and (ii) that otherwise satisfies the requirements contained in Master Bond Resolution. As provided in the Series 2013 Amendments to the Master Bond Resolution, if (a) the issuer of a Reserve Account credit instrument becomes insolvent or (b) the issuer of a Reserve Account credit instrument defaults in its payment obligations thereunder, or (c) the claims-paying ability of the issuer of the Reserve Account credit instrument fails to be rated at least "A" by S&P, Moody's or Fitch, the obligation of the County to reimburse the issuer of the Reserve Account credit instrument shall be subordinate to the cash replenishment of the Reserve Account.

The balance of the Reserve Account allocable to the Refunded Bonds which is not needed to meet the Reserve Requirement (if any) in respect of the Series 2025 Bonds shall be either (i) transferred, in whole or in part, to the Renewal and Extension Fund and/or (ii) transferred, in whole or in part, to the Escrow Agent, for deposit into the escrow fund established under the Escrow Agreement, as determined in the Supplemental Pricing Resolution.

As provided in the Series 2013 Amendments, the County may satisfy the Reserve Requirement with respect to the Series 2025 Bonds (or any Additional Parity Bonds issued thereafter), as and to the extent the Reserve Requirement is greater than $0 dollars, with cash or replace a cash-funded subaccount of the Reserve Account established in respect of the Series 2025 Bonds (or any Additional Parity Bonds issued thereafter) by the deposit of a surety bond, insurance policy or letter of credit (a) from having a rating at the time of issuance of such surety bond, insurance policy or letter of credit that is equal to or better than the underlying rating on the Bonds, and (b) that otherwise satisfies the requirements contained in Master Bond Resolution.

Section 4. Variable Rate Bonds. The purchasers of the Series 2025 Bonds and each bondholder, in respect of the Series 2025 Bonds, by purchasing such Series 2025 Bonds, hereby covenants, acknowledges, consents and agrees, for themselves and their respective successors and assigns, that on and after the date of issuance of the Series 2025 Bonds, said Series 2025 Bonds, together with the Series 2020 Bonds, in each case issued after the Series 2013 Bonds, constitute(d) 51% or more in aggregate principal amount of all Bonds Outstanding, therefore, Section 608(i)(c) and Section 611(a) of the Master Bond Resolution shall be deleted and shall have no further force or effect whatever. Accordingly, the County shall not be required to provide a Credit Facility to provide liquidity for Variable Rate Bonds, and, if the County elects to provide

a Credit Facility, the Credit Provider is not required to have or maintain a minimum rating. All resolutions adopted in connection with the issuance of Additional Parity Bonds (inclusive of the Series 2025 Bonds) shall contain this provision. Furthermore, all purchasers of Additional Parity Bonds (inclusive of the Series 2025 Bonds) shall be deemed to have consented to this provision in connection with their purchase of such Additional Parity Bonds.

ARTICLE VII

DEPOSITORIES AND CUSTODIANS OF MONEYS AND SECURITIES FOR DEPOSIT

Section 1. Ratification and Incorporation. Except as provided below, all terms and provisions of Article VII of the Master Bond Resolution are hereby ratified and incorporated herein.

Section 2. Designation of Depositories and Custodians. Wells Fargo Bank, National Association is hereby designated as the depository for the Revenue Fund and the Renewal and Extension Fund. U.S. Bank Trust Company, National Association, is hereby designated as custodian of the Sinking Fund (in such capacity, the "Sinking Fund Custodian").

Section 3. Designation of Paying Agent, Bond Registrar and Authenticating Agent. U.S. Bank Trust Company, National Association, is hereby designated as the Paying Agent, Bond Registrar and Authenticating Agent for the Series 2025 Bonds.

ARTICLE VIII

PARTICULAR COVENANTS

Section 1. Ratification and Incorporation. Except as provided below, all terms and provisions of Article VIII of the Master Bond Resolution are hereby ratified and incorporated herein.

Section 2. Tax Covenant. The County shall not take any action, omit to take any action or permit any person to take any action or fail to take any action which action or inaction would cause the interest on the Series 2025 Bonds to be subject to federal income tax.

Section 3. Continuing Disclosure Agreement. For purposes of assisting the purchaser of the Series 2025 Bonds to comply with the requirements of Rule 15c2-12, the County is hereby authorized to negotiate, execute and deliver a Continuing Disclosure Agreement, in form and substance consistent the disclosure policies and procedures of the County (subject to consultation with the County Attorney and Chief Financial Officer prior to the execution thereof). The Continuing Disclosure Agreement shall be executed by the Chairman or Vice Chairman of the Board of Commissioners or the Chief Financial Officer. The execution of the Continuing Disclosure Agreement by the Chairman or Vice Chairman of the Board of Commissioners or the Chief Financial Officer as hereby authorized shall be conclusive evidence of the approval of such document. A form of the Continuing Disclosure Agreement has been presented to the Board of Commissioners in connection with the consideration of this Resolution.

ARTICLE IX

EVENTS OF DEFAULT; REMEDIES

Section 1. Ratification and Incorporation. All terms and provisions of Article IX of the Master Bond Resolution are hereby ratified and incorporated herein.

ARTICLE X

DEFEASANCE

Section 1. Ratification and Incorporation. All terms and provisions of Article IX of the Master Bond Resolution are hereby ratified and incorporated herein.

ARTICLE XI

SUPPLEMENTAL PROCEEDINGS

Section 1. Ratification and Incorporation. All terms and provisions of Article XI of the Master Bond Resolution are hereby ratified and incorporated herein.

ARTICLE XII

CERTAIN PROVISIONS CONCERNING THE INSURER AND THE BOND INSURANCE POLICY

Section 1. Ratification and Incorporation. All terms and provisions of Article XII of the Master Bond Resolution are hereby ratified and incorporated herein.

ARTICLE XIII

MISCELLANEOUS

Section 1. Severability. In case any one or more of the provisions of this Resolution, or the Series 2025 Bonds issued hereunder, shall for any reason be held illegal or invalid, such illegality or invalidity shall not affect any other provisions of this Resolution or the Series 2025 Bonds, but this Resolution and the Series 2025 Bonds shall be construed and enforced as if such illegal or invalid provisions had not been contained therein.

Section 2. General Ratification.

(a) Upon the closing on the Series 2025 Bonds, the provisions of the Master Bond Resolution (as previously amended from time to time) and every appropriate sentence thereof shall be construed as including and as being applicable to the Series 2025 Bonds so issued, and such Series 2025 Bonds shall be treated for all intents and purposes, unless otherwise specifically stated, just as if they had been issued together with the Series 1998 Bonds and pursuant to the terms of the Master Bond Resolution (as previously amended from time to time).

(b) The County hereby reaffirms all of the applicable covenants, agreements and provisions of the Master Bond Resolution (as previously amended from time to time) for the equal protection and benefit of all bondholders.

Section 3. Validation. The Series 2025 Bonds herein authorized shall be validated in the manner provided by law, and to that end notice of the adoption of this Resolution and a copy thereof shall be served upon the District Attorney in order that proceedings for the above purpose be instituted in the Superior Court of Fulton County.

Section 4. Escrow Agreement. The execution, delivery and performance of the Escrow Agreement, relating to the refunding of the Refunded Bonds and the use of the proceeds of the Series 2025 Bonds, together with any other legally available funds of the County, for such purpose, is hereby authorized. The Escrow Agreement shall be executed by the Chairman or Vice Chairman of the Board of Commissioners and the Clerk or Assistant Clerk may attest the same and the seal of the County may be impressed on the Escrow Agreement. The Escrow Agreement shall be in substantially the form attached hereto as **Exhibit B**, with such changes, insertions or omissions as may be approved by the person executing the same. The execution of the Escrow Agreement by the Chairman or the Vice Chairman of the Board of Commissioners as hereby authorized shall be conclusive evidence of the approval of any such changes. The Escrow Agreement is by this reference thereto incorporated herein and spread upon the minutes.

Section 5. Bond Purchase Agreement. The execution, delivery and performance of a Bond Purchase Agreement is hereby authorized, as and to the extent applicable. The Bond Purchase Agreement shall be executed by the Chairman or Vice Chairman of the Board of Commissioners and the Clerk or Assistant Clerk may attest the same and the seal of the County may be impressed on the Bond Purchase Agreement. The Bond Purchase Agreement shall be in

substantially the form attached to the Supplemental Pricing Resolution relating to the Series 2025 Bonds, as and to the extent applicable.

Section 6. Preliminary Official Statement; Official Statement; Notice of Sale and Deemed Final Certificate. The preparation, use and distribution of the Preliminary Official Statement in connection with the sale of the Series 2025 Bonds, in the form presented to the Board of Commissioners in connection with the consideration of this Resolution, is hereby authorized and approved, with such changes, insertions or omissions as may be approved by the Chief Financial Officer and the County Attorney. The preparation, use, distribution and execution of the Official Statement in connection with the sale of the Series 2025 Bonds is hereby authorized. The Official Statement shall be in substantially the same form as the Preliminary Official Statement with such changes, insertions or omissions as may be approved by the Chairman or Vice Chairman of the Board of Commissioners and the Chief Financial Officer (in consultation with the County Attorney). The execution of the Official Statement by the Chairman or Vice Chairman of the Board of Commissioners and Chief Financial Officer, as hereby authorized, shall be conclusive evidence of the approval of any such changes. The preparation, use and distribution of the Notice of Sale in the form attached hereto as **Exhibit C** in connection with the sale of the Series 2025 Bonds pursuant to a competitive sale is hereby authorized and approved. The execution of a certificate deeming final the Preliminary Official Statement for purposes of Rule 15c2-12 in connection with the sale of the Series 2025 Bonds is hereby authorized and approved.

Section 7. Waiver of Performance Audit and Performance Review. The County hereby waives the performance audit and performance review requirements of O.C.G.A. Section 36-82-100 and authorizes Bond Counsel to publish a notice of such waiver as required by law.

Section 8. General Authority. Any officer of the County is hereby authorized to execute and deliver all other documents and certificates necessary to affect the transactions contemplated by this Resolution, including, without limitation, the Tax Regulatory Agreement, and to make covenants on behalf of the County. The proper officers, employees and agents of the County are further authorized to take all necessary and proper actions necessary, appropriate or incidental to the issuance of the Series 2025 Bonds, including, without limitation, engaging a verification agent in respect of the refunding of all or a portion of the Series 2013 Bonds. All actions heretofore taken and all documents heretofore executed in connection with the transactions contemplated by this Resolution are hereby ratified and approved. If the Chairman or the Clerk is unable or unwilling to carry out the transactions contemplated by the terms of this Resolution or to execute any documents authorized herein, including but not limited to the Series 2025 Bonds, the Vice Chairman and Assistant Clerk are hereby authorized to act/sign on behalf of the Chairman and Clerk, respectively, after consultation with the County Attorney.

Section 9. Repealer. Any and all resolutions or parts of resolutions in conflict with this Resolution this day adopted be and the same are hereby repealed, and this parity bond resolution shall be in full force and effect from and after its adoption.

Section 10. ADOPTED THIS ___ DAY OF _____, 2025

(SEAL)

FULTON COUNTY, **GEORGIA**

By:_____
Robert L. Pitts, Chairman

ATTEST:

_____
Clerk to the Commission

APPROVED AS TO FORM

_____
Y. Soo Jo, County Attorney

EXHIBIT A

[FORM OF SERIES 2025 BONDS]

No. R-1 $**[_____]**

UNITED STATES OF AMERICA
STATE OF GEORGIA
FULTON COUNTY WATER AND SEWERAGE
REVENUE REFUNDING BOND,
SERIES 2025

BOND DATE:	MATURITY DATE:	INTEREST RATE:	CUSIP:
[_____]	**[_____]**	**[_____]**%	**[_____]**

FOR VALUE RECEIVED, Fulton County, Georgia (the "County"), a political subdivision of the State of Georgia, hereby promises to pay solely form the special fund provided therefor, as hereinafter set forth, to the registered owner hereof, [_____] in lawful money of the United States of America, on the date specified above, unless redeemed prior thereto as hereinafter provided, and to pay to the registered owner hereof interest on the principal amount from the Interest Payment Date (hereinafter defined) next preceding the date of authentication to which interest has been paid (unless the date of authentication is an Interest Payment Date, in which case from such Interest Payment Date, unless the date of authentication is after a record date but before an Interest Payment date, in which case from the next Interest Payment Date, or unless the date of authentication is before the first Interest Payment Date, in which case from the date of Issuance), at the rate per annum specified above (based upon a 360 day year comprised of twelve 30-day months), on January 1 and July 1 of each year, commencing [_____ 1, 20___] (each an "Interest Payment Date"), until payment of the principal amount hereof. This Series 2025 Bond (as herein defined) is being issued in book-entry from (the "Book-Entry Form"). As long as this Series 2025 Bond is held in Book-Entry Form, the principal of and interest on this Series 2025 Bond shall be paid by wire transfer to Cede & Co., as nominee of The Depository Trust Company, or a successor securities deposit (the "Securities Depository"). In the event that this Series 2025 Bond is no longer held in Book-Entry Form, the principal of the interest on this Series 2025 Bond shall be paid in the manner described in the Resolution (hereinafter defined).

This Series 2025 Bond is one of a duly authorized issue of Fulton County Water and Sewerage Revenue Refunding Bonds, Series 2025, in the aggregate principal amount of $**[_____]**, of like tenor, except as to designation, bond dates, numbers, denominations, interest rates, dates of maturity and redemption provisions (hereinafter sometime referred to collectively as the "Series 2025 Bonds" and, individually, each a "Series 2025 Bond") issued for the purpose of (a) refunding all or a portion of the County's Water and Sewerage Revenue Bonds, Series 2013; and (b) paying the costs of issuing the Series 2025 Bonds. The Series 2025 Bonds are issued under authority of the Constitution and laws of the State of Georgia, including the Revenue Bond Law (O.C.G.A. Section 36-82-60 *et seq.,* as amended), and were duly authorized by a resolution of the Board of Commissioners of the County adopted on June 17, 1998, as ratified,

reaffirmed and supplemented by resolutions adopted by the Board of Commissioners on August 26, 2004, September 7, 2011, March 6, 2013, March 18, 2020 and [_____ __], 2025 (collectively, the "Resolution"). Capitalized terms used, but not defined herein, shall have the meanings assigned to them in the Resolution.

The Series 2020A Bonds, the Series 2020B Bonds and the Series 2025 Bonds are secured by a first lien on the Net Revenues of the water and sewerage system (the "System") owned and operated by the County. The County may issue, under certain terms and conditions provided in the Resolution, Additional Parity Bonds, and if issued, such Additional Parity Bonds will rank on a parity as to lien on the Net Revenues with the lien thereon securing the payment of the Series 2020A Bonds, the Series 2020B Bonds and the Series 2025 Bonds. In addition, the County may provide for the accession of junior and subordinate lien obligations to the status of complete parity with the Series 2020A Bonds, the Series 2020B Bonds and the Series 2025 Bonds. Reference to the Resolution is hereby made for a complete description of the special fund charged with, and pledged to, the payment of the principal of and the interest on the Series 2025 Bonds, the nature and extent of the security therefor, a statement of rights, duties and obligations of the County, the rights of the owners of the Series 2025 Bonds, and the terms and provisions under which Additional Parity Bonds may be issued, to all the provisions of which the owner hereof, by the acceptance of this Series 2025 Bond, assents.

This Series 2025 Bond shall not be valid or become obligatory for any purpose or be entitled to any security or benefit under the Resolution until this Series 2025 Bond shall have been authenticated and registered upon the bond registration book of the County kept for that purpose by the Bond Registrar, which authentication and registration shall be evidenced by the execution by the manual signature of a duly authorized officer of the Bond Registrar of the certificate hereon.

The Series 2025 Bonds are being issued in Book-Entry Form. Actual Series 2025 Bonds are not available for distribution to the owners thereof (the "Beneficial Owners"), except under the limited circumstances set forth in the Resolution. The principal of and interest on the Series 2025 Bonds are payable by the Paying Agent to the Securities Depository or its nominee by wire transfer. Transfer of principal and interest payments to participants of the Securities Depository is the responsibility of the Securities Depository, and transfers of principal and interest to Beneficial Owners by participants of the Securities Depository will be the responsibility of such participants. Transfers of ownership shall be effected on the records of the Securities Depository and its participants pursuant to rules and procedures established by the Securities Depository as the owner of the Series 2025 Bonds for all purposes, including (a) payments of principal of and interest on the Series 2025 Bonds, (b) notices and (c) voting. The County and the Paying Agent are not responsible or liable for maintaining, supervising or reviewing the records maintained by the Securities Depository, its participants or persons acting through such participants.

If the Series 2025 Bonds are no longer held in Book-Entry Form, this Series 2025 Bond may be registered as transferred only upon the registration books kept for that purpose at the principal corporate trust office of the Bond Registrar by the registered owner hereof in person, or by his or her attorney duly authorized in writing, upon presentation and surrender to the Bond Registrar of this Series 2025 Bond duly endorsed for registration of transfer or accompanied by an assignment duly executed by the registered owner or his or her attorney duly authorized in

writing, and thereupon a new registered bond, in the same aggregate principal amount and of the same maturity shall be issued to the transferee in exchange therefor. In addition, if the Series 2025 Bonds are no longer held in Book-Entry Form, this Series 2025 Bond may be exchanged by the registered owner hereof or his or her duly authorized attorney upon presentation at the principal corporate trust office of the Bond Registrar for an equal aggregate principal amount of the Series 2025 Bonds of the same maturity and in any authorized denominations. The Bond Registrar may make a charge for every exchange or registration of transfer of the Series 2025 Bonds sufficient to reimburse it for any tax or other governmental charge required to be paid with respect to such exchange or registration of transfer, but no other charge shall be made to the owner for the privilege of exchanging or registering the transfer of a Series 2025 Bond.

The Series 2025 Bonds shall not be payable from nor a charge upon any funds other than the Net Revenues pledged to the payment hereof. No owner of this Series 2025 Bond shall ever have the right to compel any exercise of the taxing power of the County to pay the principal hereof or the interest hereon. No owner of this Series 2025 Bond shall ever have the right to enforce payment hereof against any other property of the County. This Series 2025 Bond shall not constitute a charge, lien or encumbrance, legal or equitable, upon any other property of the County.

[The Series 2025 Bonds shall be subject to redemption at the option of the County, in whole or in part, in any order of maturity, on any date on or after [_____ 1, 20__], at a redemption price of 100% of the principal amount of the Series 2025 Bonds to be redeemed, plus accrued interest to the redemption date.]

Notice of any redemption of Series 2025 Bonds shall be mailed by registered or certified mail, not more than sixty (60) nor less than thirty (30) days prior to the redemption date, to all registered owners of the Series 2025 Bonds to be redeemed at the addresses which appear in the bond registration book as of the date of such notice. If at the time of mailing any notice of redemption the County shall not have deposited with the Paying Agent moneys sufficient to redeem all Series 2025 Bonds called for redemption, such notice shall state that it is subject to the deposit of the redemption moneys with the Paying Agent not later than the opening of business on the redemption date. Failure of the County to give any such notice or any defect therein shall not affect the redemption of Series 2025 Bonds as to which proper notice of redemption has been given. Failure of the owner of any Series 2025 Bond to receive any such notice shall not affect the validity of the proceedings for redemption.

To the extent and in the manner permitted by the Resolution, modifications, alterations, amendments, additions and revisions of the provisions of the Resolution or of any resolution supplemental thereto or of the Series 2025 Bonds, may be made by the County with the consent of the owners of at least 51% of the principal amount of Bonds outstanding.

This Series 2025 Bond is issued with the intent that the laws of the State of Georgia shall govern its construction. In case of default, the owner of this Series 2025 Bond shall be entitled to the remedies provided by the Resolution and the Revenue Bond Law and any amendments thereto.

It is hereby recited and certified that all acts, conditions and things required to be done precedent to and in the issuance of this Series 2025 Bond have been done, have happened

and have been performed in due and legal form as required by law, and that provision has been made for the allocation from the anticipated revenues of the County, of amounts sufficient to pay the principal of and the interest on all of the Series 2025 Bonds as same mature, or are acquired by mandatory redemption, such revenues are irrevocably allocated and pledged to the payment thereof and the interest thereon.

IN WITNESS WHEREOF, Fulton County, Georgia has caused this Series 2025 Bond to be executed by the manual or facsimile signature of its Chairman and its official seal to be impressed or imprinted hereon and attested by the manual or facsimile signature of its Clerk, as of the date above.

FULTON COUNTY, GEORGIA

By: _____
Robert L. Pitts, Chairman

Attest:

By: _____
Clerk to the Commission

APPROVED AS TO FORM:

By: _____
Y. Soo Jo
County Attorney

CERTIFICATE OF AUTHENTICATION AND REGISTRATION

This Series 2025 Bond is one of the Water and Sewerage Revenue Refunding Bonds described in the resolution adopted by the Board of Commissioners of Fulton County on **[_____ ___, 2025]**.

DATE OF AUTHENTICATION AND REGISTRATION: **[_____ ___, 2025]**

U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION,
as Bond Registrar

By: _____
Authorized Signatory

VALIDATION CERTIFICATE

CIVIL ACTION FILE NO. [_____]

STATE OF GEORGIA)
)
COUNTY OF FULTON)

The undersigned Clerk of the Superior Court of Fulton County, State of Georgia, HEREBY CERTIFIES that this Series 2025 Bond was validated and confirmed in the case State of Georgia v. Fulton County, Georgia, Civil Action File No. [_____], by judgment of the Superior County of Fulton County, Georgia, on the _____ day of _____ 2025, and that no intervention or objection was filed in the proceedings validating same and that no appeal from said judgment of validation has been taken.

WITNESS, my manual or facsimile signature and seal of the Superior Court of Fulton County, Georgia.

_____
Clerk, Superior Court
Fulton County, Georgia

EXHIBIT B

ESCROW DEPOSIT AGREEMENT

THIS ESCROW DEPOSIT AGREEMENT is dated as of **[_____ ___, 2025]** (this "Agreement") and is entered into between Fulton County, Georgia (the "County") and U.S. Bank Trust Company, National Association, as escrow agent (the "Escrow Agent").

W I T N E S S E T H:

WHEREAS, the County previously issued its Water and Sewerage Revenue Bonds, Series 1998 (the "Series 1998 Bonds") pursuant to a resolution adopted by the Board of Commissioners of Fulton County (the "Board of Commissioners") on June 17, 1998, as supplemented and amended from time to time (the "Master Bond Resolution"), in order to, among other things, fund certain improvements to the System (as defined in the Master Bond Resolution); and

WHEREAS, the Master Bond Resolution created a first lien on the "Net Revenues" (as defined in the Master Bond Resolution) of the System as security for the Series 1998 Bonds and any additional parity bonds (the "Additional Parity Bonds") issued under the Master Bond Resolution; and

WHEREAS, the Series 1998 Bonds have been paid in full and are no longer outstanding under the Master Bond Resolution; and

WHEREAS, the County issued its Water and Sewerage Revenue Bonds, Series 2004 (the "Series 2004 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on August 26, 2004, in order to, among other things, fund certain improvements to the System; and

WHEREAS, the County issued its Water and Sewerage Revenue Refunding Bonds, Series 2011 (the "Series 2011 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on September 7, 2011, in order to, among other things, refund a portion of the Series 2004 Bonds; and

WHEREAS, the County issued its Water and Sewerage Revenue Refunding Bonds, Series 2013 (the "Series 2013 Bonds") pursuant to the Master Bond Resolution and a resolution adopted by the Board of Commissioners on March 6, 2013, in order to, among other things, refund all of the remaining outstanding Series 2004 Bonds; and

WHEREAS, the Series 2004 Bonds and Series 2011 Bonds have been paid in full and are no longer outstanding under the Master Bond Resolution; and

WHEREAS, the County issued its Water and Sewerage Revenue Bonds, Series 2020A (the "Series 2020A Bonds") and its Water and Sewerage Revenue Refunding Bonds, Series 2020B (the "Series 2020B Bonds," together with the Series 2020A Bonds, are collectively the "Series 2020 Bonds") pursuant to the Master Bond Resolution, a parity bond resolution adopted

by the Board of Commissioners on March 18, 2020, as supplemented and amended by (i) a supplemental (pricing) resolution adopted by the Board of Commissioners on June 17, 2020 (with respect to the Series 2020A Bonds), and (ii) a supplemental (pricing) resolution adopted by the Board of Commissioners on July 8, 2020 (with respect to the Series 2020B Bonds) (collectively, the "2020A/B Parity Bond Resolution"), in order to, among other things, fund various capital improvements to the System (with respect to the Series 2020A Bonds"), and refund all of the Series 2011 Bonds (with respect to the Series 2020B Bonds); and

WHEREAS, the County has subsequently issued its Water and Sewerage Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds") pursuant to the Master Bond Resolution and a parity bond resolution adopted by the Board of Commissioners on [_____ __], 2025 (the "Parity Bond Resolution"), in order to, among other things, refund all or a portion of the Series 2013 Bonds (the "Refunded Bonds"); and

WHEREAS, consistent with the foregoing, the County proposes to cause the Refunded Bonds to be paid within the meaning of the Master Bond Resolution by depositing into the "Escrow Fund," created in Section 5 of this Agreement, moneys and investments which will provide sufficient moneys to pay, when due, the defeasance requirements which are set forth on **Exhibit A**, which is attached hereto and by this reference made a part hereof (the "Defeasance Requirements").

NOW, THEREFORE, in consideration of the foregoing and of the mutual covenants hereinafter set forth, the parties hereto agree as follows:

1. The Refunded Bonds shall be refunded and defeased through payment as provided in this Agreement. The County hereby confirms the deposit with the Escrow Agent of the sum of $**[_____]** from the sale of the Series 2025 Bonds and the deposit of $**[_____]** of other moneys legally available therefor [(including, without limitation, the debt service reserve amounts held in respect of the Refunded Bonds under the Master Bond Resolution]). The County hereby directs that the Escrow Agent deposit such moneys into the Escrow Fund. The County hereby further directs that the Escrow Agent apply $**[_____]** of such moneys to the immediate purchase of the general and direct non-callable obligations of the United States of America which are more fully described in **Exhibit B** attached hereto and by this reference incorporated herein (said general and direct non-callable obligations being herein called the "Acquired Obligations"), and to hold $**[_____]** in cash (the "Cash").

2. The Escrow Agent acknowledges receipt of:

(a) a certified copy of the Master Bond Resolution and the Parity Bond Resolution;

(b) the evidence submitted to it of ownership by it, as Escrow Agent, of the Acquired Obligations;

(c) the Cash; and

(d) a copy of the Verification Report of **[_____]**, dated **[_____ ___ 2025]** (the "Verification Report").

3. Based upon the Verification Report, the County acknowledges and agrees that the principal of and the interest on the Acquired Obligations, as and when due and payable and received in due course, will provide moneys sufficient, together with the Cash, to pay the Defeasance Requirements.

4. If required to facilitate the delivery of the Acquired Obligations, the Escrow Agent may, at the written direction of the County, accept temporarily other general and direct obligations of the United States of America (the "Temporary Securities") in lieu of any of the Acquired Obligations provided that the Escrow Agent is furnished with (a) a verification report indicating that the Temporary Securities together with the Cash will produce amounts sufficient to pay the Defeasance Requirements and (b) an opinion of McGuireWoods LLP or other nationally recognized bond counsel to the effect that such substitution shall not affect the tax-exempt status of the interest on the Refunded Bonds or the Series 2025 Bonds. When the Acquired Obligations for which the Temporary Securities were temporarily substituted are presented to the Escrow Agent together with written instructions from the County, the Escrow Agent shall exchange such Temporary Securities for such Acquired Obligations. Any and all fees and costs relating to any substitution or exchange requested by the County of Temporary Securities for the Acquired Obligations, including without limitation the fees and costs of obtaining any necessary opinions and certifications, and of the Escrow Agent, shall be paid by the County. If any Temporary Securities are deposited within the Escrow Fund pursuant to this paragraph, all references to the term "Acquired Obligations" within this Escrow Agreement shall, so long as the Temporary Securities remain on deposit in the Escrow Fund, be deemed to include said Temporary Securities.

The Escrow Agent may, at the written direction of the County, accept general and direct obligations of the United States of America in substitution (the "Substitute Securities") for all or any of the Acquired Obligations provided that the Escrow Agent is furnished with (a) a verification report indicating that the Substitute Securities together with any other Acquired Obligations and the Cash will produce amounts sufficient to pay the Defeasance Requirements and (b) an opinion of McGuireWoods LLP or other nationally recognized bond counsel to the effect that such substitution will not affect the tax-exempt status of the interest on the Refunded Bonds or the Series 2025 Bonds. Any and all fees and costs relating to any substitution or exchange requested by the County of Substitute Securities for the Acquired Obligations, including without limitation the fees and costs of obtaining any necessary opinions and certifications, and of the Escrow Agent, shall be paid by the County. If any Substitute Securities are deposited within the Escrow Fund pursuant to this paragraph, all references to "Acquired Obligations" within this Escrow Agreement shall be deemed to include said Substitute Securities.

5. There is hereby created by the County and ordered established with the Escrow Agent a special separate and irrevocable trust fund to be designated "Fulton County Water and Sewerage System Escrow Fund Series 2025" (the "Escrow Fund"). The Escrow Agent acknowledges the establishment with it of the Escrow Fund, acknowledges that the Acquired Obligations and the Cash have been deposited in the Escrow Fund, and agrees that any interest earned upon said Acquired Obligations shall be held for the credit of the Escrow Fund. The Escrow Agent warrants that it shall never allow the Acquired Obligations, the Cash or any other assets of the Escrow Fund to be commingled with any other funds or securities of the Escrow Agent. The Acquired Obligations, the Cash and all other assets of the Escrow Fund shall always be maintained by the Escrow Agent as trust funds for the benefit of the owners of the Refunded Bonds, and a

special account thereof shall at all times be maintained on the books of the Escrow Agent. The amounts received by the Escrow Agent under this Agreement shall not be considered as a banking deposit by the County and the Escrow Agent shall have no right or title with respect thereto. The amounts received by the Escrow Agent under this Agreement shall not be subject to warrants, drafts or checks drawn by the County. The creation and establishment of the Escrow Fund for the purposes herein specified shall be irrevocable.

6. The deposit of the Acquired Obligations and Cash in the Escrow Fund constitutes an irrevocable deposit thereof in trust solely for the purpose of paying the Defeasance Requirements and carrying out the provisions of this Agreement.

7. The Escrow Agent agrees to apply the Cash and the proceeds of the Acquired Obligations deposited in the Escrow Fund to the payment of the Defeasance Requirements as provided in this Agreement.

8. The Escrow Agent agrees that it will continue to comply with the applicable and necessary provisions of the Master Bond Resolution which pertain to the payment, registration, transfer and exchange of the Refunded Bonds. Such provisions and the applicable and necessary provisions of the Master Bond Resolution pertaining to the replacement of lost, destroyed or mutilated bonds are specifically incorporated herein by this reference thereto and the Escrow Agent shall continue to abide by such provisions until the payment of the Refunded Bonds.

9. The County represents and warrants that all principal and interest which became due and payable on the Refunded Bonds prior to the execution and delivery of this Agreement have been paid by the Escrow Agent or the Escrow Agent is holding money sufficient to make such payments.

10. The Escrow Agent shall maintain full and complete records of all assets and funds held by the Escrow Agent from time to time under this Agreement, and of all receipts and disbursements hereunder, and shall furnish the County reports thereof upon request, subject to such reasonable regulations or restrictions as the Escrow Agent may from time to time impose.

11. As soon as possible following the execution and delivery of this Agreement and in compliance with the County's obligations under its continuing disclosure certificate executed in connection with the issuance of the Refunded Bonds, the Escrow Agent shall provide in an appropriate electronic format to the Municipal Securities Rulemaking Board's Electronic Municipal Market Access System ("EMMA") and shall mail by first-class mail, postage prepaid, to all registered owners of the Refunded Bonds a provision of payment notice substantially on the form attached hereto as **Exhibit C**. At least 30 days before the redemption date, but no more than 60 days before such date, the Escrow Agent hereby agrees to provide the notice of redemption in substantially the form attached hereto as **Exhibit D** in an appropriate electronic format to EMMA and by first-class mail, postage prepaid, to all registered owners of the Refunded Bonds.

12. The County hereby assumes liability for, and hereby agrees (whether or not any of the transactions contemplated hereby are consummated), to the fullest extent legally permissible, to indemnify, protect, save and keep harmless the Escrow Agent and its successors, assigns, directors, officers, employees, agents and servants (collectively, the "Indemnitees"),

from and against any and all liabilities, obligations, losses, damages, fines, penalties, claims, actions, suits, costs, expenses and disbursements (including reasonable legal fees and disbursements) of whatsoever kind and nature (the "Losses") which may be imposed on, incurred by, or asserted against at any time, the Escrow Agent (whether or not also indemnified against the same by any other person under any other agreement or instrument) and in any way relating to or arising out of the execution and delivery of this Agreement, the establishment of the Escrow Fund, the acceptance of the money deposited therein, the purchase of the Acquired Obligations, the retention of the Acquired Obligations or the proceeds thereof and any payment, transfer or other application of funds or Acquired Obligations by the Escrow Agent in accordance with the provisions of this Agreement; provided, however, that the County expressly does not indemnify the Escrow Agent against its own gross negligence or willful misconduct. In addition to and not in limitation of the immediately preceding sentence, the County agrees to indemnify and hold harmless the Indemnitees from and against any Losses that may be imposed on, incurred by, or asserted against the Indemnitees or any of them for following any instruction or other direction upon which they are authorized to rely pursuant to the terms of this Agreement. The indemnifications contained in this Paragraph shall survive the termination of this Agreement or the sooner resignation or removal of the Escrow Agent.

The Escrow Agent and its respective successors or assigns shall not be held to any personal liability whatsoever, in tort, contract or otherwise, in connection with (a) the execution and delivery of this Agreement, (b) the creation of the Escrow Fund, (c) the acceptance of the moneys or securities deposited therein, (d) the purchase of the Acquired Obligations, (e) the retention of the Acquired Obligations or the proceeds thereof, (f) the sufficiency of the Acquired Obligations to pay the Refunded Bonds, or (g) any payment, transfer or other application of moneys or obligations by the Escrow Agent in accordance with the provisions of this Agreement or by reason of any non-negligent act, non-negligent omission or non-negligent error of the Escrow Agent made in good faith in the conduct of its duties. The recitals of fact contained herein shall be taken as the statements of the County, and the Escrow Agent assumes no responsibility for the correctness thereof. The Escrow Agent makes no representation as to the sufficiency of the Acquired Obligations or other deposits to pay the Refunded Bonds and, except as otherwise provided herein, the Escrow Agent shall incur no liability with respect thereto. The Escrow Agent shall not be liable in connection with the performance of its duties under this Agreement except for its gross negligence or willful misconduct, and the duties and obligations of the Escrow Agent shall be determined by the express provisions of this Agreement and no implied covenant or obligations shall be read into this Agreement against the Escrow Agent. Notwithstanding any provision herein to the contrary, in no event shall the Escrow Agent be liable for special, indirect or consequential loss or damage of any kind whatsoever (including but not limited to lost profits), even if the Escrow Agent has been advised of the likelihood of such loss or damage and regardless of the form of action. The Escrow Agent shall not be responsible or liable for any failure or delay in the performance of its obligations under this Agreement arising out of or caused, directly or indirectly, by circumstances beyond its reasonable control, including, without limitation, acts of God; earthquakes; fire; flood; hurricanes or other storms; wars; terrorism; similar military disturbances; sabotage; epidemic; pandemic; riots; interruptions; loss or malfunctions of utilities, computer (hardware or software) or communications services; accidents; labor disputes; acts of civil or military authority or governmental action; it being understood that the Escrow Agent shall use commercially reasonable efforts which are consistent with accepted practices in the banking industry to resume performance as soon as reasonably practicable under the circumstances.

The Escrow Agent may conclusively rely upon and be fully protected in acting upon any resolution, certificate, statement, instrument, opinion, report, notice, request, consent, order or other paper or document reasonably believed by it to be genuine and to have been signed or presented by the proper party or parties. The Escrow Agent may consult with counsel (who may, but not need be, counsel to the County) and the opinion of such counsel shall be full and complete authorization and protection in respect of any action taken or suffered by the Escrow Agent hereunder in good faith in accordance with the opinion of such counsel. In the administration of this Agreement, the Escrow Agent may execute any of its powers and perform its duties hereunder directly or through agents, affiliates or attorneys. The Escrow Agent shall not be liable for the accuracy of the calculations concerning the sufficiency of moneys and of the principal amount of the Acquired Obligations and the earnings thereon to pay the Refunded Bonds. Any payment obligation of the Escrow Agent hereunder shall be paid from, and is limited to funds available, established and maintained hereunder and the Escrow Agent shall not be required to expend its own funds for the performance of its duties under this Agreement.

13. The Escrow Agent acknowledges that it will, by virtue of its services hereunder, have no lien or right of set-off on the Acquired Obligations or any other moneys in the Escrow Fund for payment of its fees and expenses for acting as Escrow Agent hereunder, for acting as paying agent and bond registrar with respect to the Refunded Bonds, or for mailing the notice as specified above. The Escrow Agent has made arrangements for the payment of its fees.

14. This Agreement is made for the benefit of the holders from time to time of the Refunded Bonds and it shall not be repealed, revoked, altered or amended without the written consent of all such holders and the written consent of the parties hereto; provided, that the parties hereto may, without the consent of, or notice to, such holders, enter into such agreements supplemental to this Agreement as shall not adversely affect the rights of such holders and as shall not be inconsistent with the terms and provisions of this Agreement, in order to (a) cure any ambiguity or formal defect or omission in this Agreement; (b) grant to, or confer upon, the Escrow Agent for the benefit of such holders any additional rights, remedies, powers or authority that may lawfully be granted to, or conferred upon, such holders or the Escrow Agent; (c) subject to this Agreement additional funds, securities or properties; or (d) make such changes as may be required, in the opinion of counsel of recognized experience with respect to federal income tax aspects of municipal securities, to preserve the exemption from federal income taxation of interest on the Refunded Bonds; provided, such change does not adversely affect the amounts of funds which would otherwise be available hereunder for payment of principal and interest requirements of, and redemption premium with respect to, the Refunded Bonds when due. Notwithstanding the foregoing, with respect to any amendment to this Agreement the Escrow Agent may request and conclusively rely upon an opinion of counsel reasonably acceptable to it that such amendment is authorized or permitted by the terms of this Agreement.

15. If any one or more of the covenants or agreements provided in this Agreement on the part of the County or the Escrow Agent to be performed should be determined by a court of competent jurisdiction to be contrary to law, such covenant or agreement shall be deemed and construed to be severable from the remaining covenants and agreements herein contained and shall in no way affect the validity of the remaining provisions hereof, and the remaining portions of this Agreement shall in any event be construed to accomplish the purpose

of this Agreement of providing for the payment in full of the principal of and interest on the Refunded Bonds and the redemption premium with respect thereto as provided herein.

16. The Escrow Agent may resign and be discharged of its duties and obligations hereunder by giving notice in writing of such resignation specifying a date when such resignation shall take effect. The County shall promptly appoint a successor Escrow Agent by the resignation date. If the County does not appoint a successor by the resignation date, the resigning Escrow Agent may petition any court of competent jurisdiction for the appointment of a successor Escrow Agent, which court may thereupon appoint a successor Escrow Agent. In the event the Escrow Agent hereunder shall become incapable of acting hereunder, or in case the Escrow Agent shall be taken under the control of any public officer or officers, or of a receiver appointed by a court, the County shall appoint a successor Escrow Agent to fill such vacancy. The County shall cause notice of any such appointment to be sent to each registered owner of the outstanding Refunded Bonds.

In the event that no appointment of a successor Escrow Agent shall have been made by the County pursuant to the foregoing provisions within 60 days after the Escrow Agent shall become incapable of fulfilling its obligations hereunder, the owner of any of the Refunded Bonds or the retiring Escrow Agent may apply to any court of competent jurisdiction for the appointment of a successor Escrow Agent, and such court may thereupon, after such notice, if any, as it shall deem proper, appoint a successor Escrow Agent.

No successor Escrow Agent shall be appointed unless such successor Escrow Agent shall be a bank or corporation with trust powers organized under the banking laws of the United States or any state, and shall have at the time of appointment capital and surplus of not less than $25,000,000.

Every successor Escrow Agent appointed hereunder shall execute, acknowledge and deliver to its predecessor and to the County, an instrument in writing accepting such appointment hereunder and thereupon such successor Escrow Agent without any future act, deed or conveyance, shall become fully vested with all the rights, immunities, powers, trusts, duties and obligations of its predecessor; but such predecessor shall, nevertheless, on the reasonable written request of such successor Escrow Agent or the County execute and deliver an instrument transferring to such successor Escrow Agent all the estates, properties, rights, powers and trusts of such predecessor hereunder; and every predecessor Escrow Agent shall deliver all securities and moneys held by it to its successor. Should any transfer, assignment or instrument in writing from the County be required by a successor Escrow Agent to more fully and certainly vest in such successor Escrow Agent the estates, rights, powers, and duties hereby vested or intended to be vested in the predecessor Escrow Agent, any such transfer, assignment and instruments in writing shall, on request, be executed, acknowledged and delivered by a duly authorized officer of the County.

Any corporation into which the Escrow Agent, or any successor to it in the trusts created by this Agreement, may be merged or converted or with which it or any successor to it may be consolidated or to which it sells or otherwise transfers all or substantially all of its corporate trust business, or any corporation resulting from any merger, conversion, consolidation, sale, transfer or tax-free reorganization to which the Escrow Agent or any successor to it shall be a party

shall, if satisfactory to the County, be the successor Escrow Agent under this Escrow Agreement without the execution or filing of any paper or any other act on the part of any of the parties thereto, anything herein to the contrary notwithstanding.

17. The Escrow Agent agrees to accept and act upon instructions or directions pursuant to this Escrow Agreement sent by the County (and only the County) by unsecured e-mail, facsimile transmission or other similar unsecured electronic methods, provided, however, that the County shall provide to the Escrow Agent an incumbency certificate listing designated persons with the authority to provide such instructions, which incumbency certificate shall be amended whenever a person is to be added or deleted from the listing. If the County elects to give the Escrow Agent e-mail or facsimile instructions (or instructions by a similar electronic method) and the Escrow Agent in its discretion elects to act upon such instructions, the Escrow Agent's understanding of such instructions shall be deemed controlling. The Escrow Agent shall not be liable for any losses, costs or expenses arising directly or indirectly from the Escrow Agent's reliance upon and compliance with such instructions notwithstanding such instructions conflict or are inconsistent with a subsequent written instruction. The County agrees to assume all risks arising out of the use of such electronic methods to submit instructions and directions to the Escrow Agent, including without limitation the risk of the Escrow Agent acting on unauthorized instructions, and the risk of interception and misuse by third parties.

18. This Agreement may be executed in several counterparts, all of which shall be regarded for all purposes as one original and shall constitute and be but one and the same instrument.

19. This Escrow Agreement shall be governed in accordance with the laws of the State of Georgia without regard to conflict of law purposes.

20. All the covenants and agreements in this Agreement contained by or on behalf of the County or the Escrow Agent shall bind and inure to the benefit of their respective successors and assigns, whether or not so expressed.

IN WITNESS WHEREOF, the parties hereto have each caused this Escrow Deposit Agreement to be executed by their duly authorized officer or officers and their corporate seals to be hereunto affixed and attested as of the date first above written.

FULTON COUNTY, GEORGIA

By:_____
Robert L. Pitts, Chairman

(SEAL)

Attest:

_____
Clerk to the Commission

APPROVED AS TO FORM:

By:_____
Y. Soo Jo, County Attorney

U.S. BANK TRUST COMPANY,
NATIONAL ASSOCIATION

By:_____
J. David Dever, Vice President

EXHIBIT A
TO
ESCROW DEPOSIT AGREEMENT

DEFEASANCE REQUIREMENTS

Date	Principal	Interest	Principal Redeemed	Total
	$ —	$	$ —	$
	$	$	$	

EXHIBIT B
TO
ESCROW DEPOSIT AGREEMENT

ACQUIRED OBLIGATIONS

Type of Security	Type of SLGS	Maturity Date	First Int Pmt Date	Par Amount	Rate	Max Rate
				$	%	%
				$		

EXHIBIT C
TO
ESCROW DEPOSIT AGREEMENT

PROVISION FOR PAYMENT NOTICE

FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE BONDS, SERIES 2013

NOTICE IS HEREBY GIVEN that the above-captioned bonds more fully described below (the "Defeased Bonds") have been defeased. U.S. Bank Trust Company, National Association (the "Escrow Agent") has received and has on irrevocable deposit under an Escrow Deposit Agreement, dated as of **[_____ ___, 2020]**, to purchase general and direct obligations of the United States of America, the principal of and interest on which obligations, when due, together with certain other moneys held by the Escrow Agent, will provide moneys sufficient to pay the principal of and interest on the Defeased Bonds up to and including _____ 1, 202_ (the "Redemption Date") and to pay the redemption price on the Redemption Date.

CUSIP Numbers[(1)]	Maturity Date

(1) CUSIP numbers are included solely for the convenience of the owners of the Refunded Bonds. CUSIP is a registered trademark of the American Bankers Association. CUSIP Global Services is managed on behalf of the American Bankers Association by S&P Global Market Intelligence. Neither the Escrow Agent nor Fulton County, Georgia takes responsibility for the accuracy of the CUSIP numbers provided herein.

This notice is for information purposes only and does not require any action at this time. Holders will be notified prior to the redemption date.

EXHIBIT D
TO
ESCROW DEPOSIT AGREEMENT

NOTICE OF REDEMPTION

FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE BONDS, SERIES 2013

NOTICE IS HEREBY GIVEN that the above-captioned bonds more fully described below (the "Refunded Bonds") are called for redemption prior to their maturity and will be redeemed on **[January 1, 202___]** (the "Redemption Date") at a price of 100% plus accrued interest to the Redemption Date. From and after the Redemption Date, interest on the Refunded Bonds shall cease to accrue and any lien or interest in or to any pledge of security or collateral for the Refunded Bonds called for redemption shall also cease and become null on the Redemption Date.

Refunded Bonds	
CUSIP Numbers[(1)]	Maturity Date

(1) CUSIP numbers are included solely for the convenience of the owners of the Refunded Bonds. CUSIP is a registered trademark of the American Bankers Association. CUSIP Global Services is managed on behalf of the American Bankers Association by S&P Global Market Intelligence. Neither the Escrow Agent nor Fulton County, Georgia takes responsibility for the accuracy of the CUSIP numbers provided herein.

Payment of Refunded Bonds called for redemption will be made upon presentation and surrender of such Refunded Bonds at the location shown below. Called Refunded Bonds should be presented as follows:

First Class/Registered/Certified **Express Delivery Only** **By Hand Only**

Registered or certified insured mail is suggested when submitting Refunded Bonds for payment.

When inquiring about this redemption, please have the Refunded Bond number available. Please inform the customer service representative of the CUSIP number(s) of the affected Refunded Bonds. Our Customer Service number is 800-254-2826.

NOTICE

Withholding of 31% of gross proceeds of any payment made within the United States may be required by the Interest and Dividend Tax Compliance Act of 1983 unless the Escrow Agent has the correct taxpayer identification number (social security number) or exemption certificate of the payee. Please furnish a properly completed Form W-9 or exemption certificate or equivalent when presenting your Bonds.

The Escrow Agent shall not be responsible for the use of the CUSIP number(s) selected, nor is any representation made as to their correctness indicated in the notice or as printed on any Bond. They are included solely for the convenience of the bondholders.

EXHIBIT C

NOTICE OF SALE

[ATTACHED]

[$_____]*
FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE REFUNDING BONDS,
SERIES 2025

OFFICIAL NOTICE OF SALE

The Fulton County, Georgia Water and Sewerage Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds") are being offered for sale in accordance with this Official Notice of Sale. Bids for the purchase of the Series 2025 Bonds will be received on behalf of Fulton County, Georgia, electronically via the BiDCOMP/Parity electronic bid submission system on [**_____ __, 2025, until __:00 a.m.**] local time in the City of Atlanta.

* Preliminary; subject to change.

[_____ ___, 2025]

OFFICIAL NOTICE OF SALE*

[$_____]*
FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE REFUNDING BONDS,
SERIES 2025

Notice is given that all-or-none bids will be received by Fulton County, Georgia (the "County"), for the purchase of its **[$_____]*** Fulton County, Georgia Water and Sewerage Revenue Refunding Bonds, Series 2025 (the "Series 2025 Bonds"). All bids must be submitted electronically via the BiDCOMP/Parity electronic bid submission system ("Parity®") up to **[__:00]** a.m. local time in the City of Atlanta on **[_____ __, 2025]**. **[To bid on the Series 2025 Bonds, a bidder must be a contracted customer of Parity®. Prospective bidders that do not have a contract with Parity® should call (212) 849-5021 to become a customer and to obtain a list of the bidding rules and procedures. For further information about Parity®, potential bidders may contact IHS Markit ("IHS") at 450 West 33rd Street, 5th Floor, New York, NY 10001 or (212) 849-5021.]** The use of Parity® shall be at the bidder's risk and expense and the County shall have no liability with respect thereto. Only bids submitted through Parity® will be considered. To the extent any instructions or directions set forth on Parity® conflict with this Official Notice of Sale, the terms of this Official Notice of Sale shall control. All capitalized terms used in this Official Notice of Sale and not otherwise defined herein will have the same meanings ascribed to such terms in the hereinafter defined Preliminary Official Statement.

THE BIDDING PROCESS, CURRENTLY SCHEDULED TO END **[_____ __, 2025]**, AT **[__:00 A.M.]** LOCAL TIME IN THE CITY OF ATLANTA, MAY BE CANCELLED OR POSTPONED OR ANY OTHER PROVISION OF THIS OFFICIAL NOTICE OF SALE MAY BE AMENDED BY THE COUNTY UPON NOTICE COMMUNICATED THROUGH THOMSON MUNICIPAL MARKET MONITOR. IF SUCH A POSTPONEMENT, CHANGE OR AMENDMENT OCCURS, BIDS WILL BE RECEIVED IN ACCORDANCE WITH THIS OFFICIAL NOTICE OF SALE, AS MODIFIED BY SUCH NOTICE.

DETAILS REGARDING THE SERIES 2025 BONDS.

The Series 2025 Bonds will be dated the date of their delivery. The County currently expects to issue the Series 2025 Bonds on or about _____ __, 2025 (the "Closing Date").

Description of the Series 2025 Bonds. The Series 2025 Bonds are initially being issued as fully registered bonds, without coupons, in denominations of $5,000 or any integral multiple thereof and initially will be registered in the name of Cede & Co., the nominee of The Depository

* Note to the Draft: This form is subject to further updating and review, and is tendered with the Resolution to expedite the deal execution timeline.

* Preliminary; subject to change.

Trust Company, New York, New York ("DTC"). Purchases of beneficial ownership interests in the Series 2025 Bonds will be made in book-entry form only and purchasers will not receive physical delivery of bond certificates representing the beneficial ownership interests in the Series 2025 Bonds so purchased. Payments of principal of, premium, if any, and interest on, any Series 2025 Bond will be made to Cede & Co., as nominee for DTC as registered owner of the Series 2025 Bonds, by U.S. Bank Trust Company, National Association, as bond registrar and paying agent, to be subsequently disbursed to the Beneficial Owners.

Interest on the Series 2025 Bonds is payable semiannually on January 1 and July 1 of each year, commencing **[_____ 1, 202[6]]** (each such date, an "Interest Payment Date"). The Series 2025 Bonds will bear interest from the Interest Payment Date next preceding their date of authentication (except as provided in the Bond Resolution).

Maturity. The schedule of maturities and principal amounts shall be as follows:

Initial Maturity Schedule

Maturity (January 1)[†]	**Principal Amount**[*]
	-

Adjustment to Principal Amount. The aggregate principal amount and the principal amount of each maturity of the Series 2025 Bonds described above and are subject to adjustment after the receipt and opening of sealed bids for their purchase as described below. The aggregate principal amount of the Series 2025 Bonds may be increased or decreased after the receipt and opening of sealed bids for their purchase in an amount determined by the County in its sole discretion [**not to exceed 20%**] of the aggregate principal amount shown above. The bid price paid by the successful bidder will be adjusted to reflect any adjustments in the principal amount of the Series 2025 Bonds. Such adjusted bid will reflect changes in the dollar amount of the underwriting discount and original issue premium, but will not change the underwriting discount percentage based on the bid price in the winning bid and the initial reoffering prices. The interest rate specified by the

[†] Preliminary, subject to change.

successful bidder for each maturity at the initial reoffering price will not change. The successful bidder may not withdraw its bid as a result of any changes made within these limits.

Interest Rate. Bidders must specify the interest rate of each maturity that the Series 2025 Bonds shall bear; provided that (a) no interest rate shall exceed [**___%**] per annum and (b) each interest rate specified must be a multiple of **[1/8th or 1/20th of one percent]**.

SUMMARY BIDDING PARAMETERS TABLE‡

INTEREST			**PRICING**	
Dated Date:	Closing Date		Max. Aggregate Bid Price:	[___%]
Closing Date:	_____ __, 2025		Min. Aggregate Bid Price:	**[___%]**
Interest Payment Dates:	January 1 and July 1			
First Interest Payment Date:	**[_____, 20__]**		Max. Reoffering Price (each maturity):	[**None]**
Coupon Multiples:	**[1/8th or 1/20th of one percent]**		Min. Reoffering Price (each maturity):	**[100%]**
Maximum allowable coupon:	**[___%]**		Maximum True Interest Cost:	**[____%]**
Minimum allowable coupon:	**[___%]**			
PRINCIPAL			**PROCEDURAL**	
Optional Redemption:	**[_____, 20__ at par]**		Sale Date and Time:	_____ __, 2025 at __:00 a.m. local time in the City of Atlanta
Term Bonds:	None		Bid Submission:	Electronic bids through PARITY® only
Good Faith Deposit:	None		All or None?	Yes
			Bid Award Method:	Lowest True Interest Cost
			Bid Confirmation:	Email confirmation
			Awarding of Bid:	On the Sale Date by the County

REDEMPTION PROVISIONS

[*Optional Redemption*. The Series 2025 Bonds maturing on or before January 1, 20___ are not subject to redemption prior to their respective dates of maturity. The Series 2025

‡ Certain of the bidding parameters or any other provision of this Official Notice of Sale may be amended by the Issuer upon notice communicated through Thomson Municipal Market Monitor. If such a change or amendment occurs, bids will be received in accordance with this Official Notice of Sale, as modified by such notice.

Bonds maturing on or after January 1, 20___ are subject to redemption prior to their respective dates of maturity, at any time, on or after January 1, 20___ at the option of the County, in such manner as shall be designated by the County, in whole or in part, at a redemption price equal to 100% of the principal amount of the Series 2025 Bonds to be redeemed, plus accrued interest to the redemption date.]

[*Mandatory Redemption*. The Series 2025 Bonds may also be subject to mandatory sinking fund redemption prior to maturity, as and to the extent the Underwriter determines, in its capacity as successful bidder pursuant to the competitive sale contemplated herein, to issue any such Series 2025 Bonds as term bonds.]

AUTHORIZATION

The Series 2025 Bonds are being issued by the County in accordance with and pursuant to: (a) the Constitution of the State of Georgia of 1983; (b) the laws of the State, including the Revenue Bond Law (O.C.G.A. § 36-82-60 et seq.), as amended; and (c) the Amended and Restated Resolution adopted by the Board of Commissioners on June 17, 1998, as previously amended and supplemented (the "Master Bond Resolution"), and particularly as **[amended and]** supplemented by that certain Parity Bond Resolution adopted by the Board of Commissioners on **[_____ ___, 2025]** (the "Series 2025 Parity Bond Resolution"), as supplemented by that certain Supplemental Pricing Resolution expected to be adopted by the Board of Commissioners on or about **[_____ ___, 2025]** (the "Series 2025 Supplemental Pricing Resolution"). The Master Bond Resolution (as previously amended from time to time), the Series 2025 Parity Bond Resolution, and the Series 2025 Supplemental Pricing Resolution are collectively referred to herein as the "Bond Resolution."

PURPOSE

The Series 2025 Bonds are being issued by the County for the purpose of, among other things: (a) refunding the Series 2013 Bonds; and (b) paying certain costs of issuance related to the Series 2025 Bonds.

SECURITY FOR THE SERIES 2025 BONDS

The Series 2025 Bonds are special limited obligations of the County payable solely from and secured by a first priority pledge of, and lien on, the Net Revenues on a parity basis with the Outstanding Parity Bonds and any Additional Parity Bonds hereafter issued.

RATINGS

Moody's Investors Service, Inc. ("Moody's") and S&P Global Ratings ("S&P," and together with Moody's, the "Rating Agencies") have assigned ratings of **["____"]** and **["____,"]** respectively, to the Series 2025 Bonds.

The ratings, including any related outlook with respect to potential changes in such ratings, reflect only the respective views of the Rating Agencies, and an explanation of the significance of such ratings may be obtained from the Rating Agencies furnishing the ratings. Generally, a rating agency bases its rating on the information and materials furnished to it and on investigations,

studies, and assumptions of its own. There is no assurance that such ratings will remain unchanged for any given period of time or that they will not be revised downward or withdrawn entirely by the rating agency furnishing the same, if, in its judgment, circumstances so warrant. Any such downward revision or withdrawal of such ratings or other actions by the Rating Agencies or either of them, may have an adverse effect on the liquidity and/or market price of the affected Series 2025 Bonds. The County has not undertaken any responsibility to oppose any such revision, suspension or withdrawal.

CONTINUING DISCLOSURE

In order to assist the Underwriter in complying with paragraph (b)(5) of the Rule, simultaneously with the issuance of the Series 2025 Bonds, the County will deliver the Disclosure Certificate for the benefit of the holders of the Series 2025 Bonds, substantially in the form attached to the Preliminary Official Statement as "APPENDIX C – FORM OF CONTINUING DISCLOSURE CERTIFICATE." The County, as an "obligated person" under the Rule, will undertake in the Disclosure Certificate to provide: (a) certain financial information and operating data relating to the County and the Series 2025 Bonds in each year (the "Annual Report"); and (b) notice of the occurrence of certain enumerated events (each a "Listed Event Notice"). The Annual Report and each Listed Event Notice, if applicable, will be filed by the County, or on behalf of the County, on EMMA, which the SEC designated as the official repository for municipal securities disclosures. The specific nature and timing of the filing of the Annual Report and each Listed Event Notice, and other details of the County's undertakings are more fully described in "APPENDIX C - FORM OF CONTINUING DISCLOSURE CERTIFICATE" attached to the Preliminary Official Statement.

ISSUE PRICE CERTIFICATE

The successful bidder shall assist the County in establishing the issue price of the Series 2025 Bonds and shall execute and deliver to the County on or prior to the Closing Date an "issue price" or similar certificate setting forth the reasonably expected initial offering prices to the public or the actual sales price or prices of the Series 2025 Bonds, together with the supporting pricing wires or equivalent communications, substantially in the applicable form attached as SCHEDULE B to EXHIBIT A attached hereto, with such modifications as may be appropriate or necessary, in the reasonable judgment of the successful bidder, the County and Bond Counsel. All actions to be taken by the County under this Notice of Sale to establish the issue price of the Series 2025 Bonds may be taken on behalf of the County by the Financial Advisor and any notice or report to be provided to the County may be provided to the Financial Advisor.

If the Financial Advisor has certified to the County that the competitive sale requirements specified in the provisions of Treasury Regulation Section 1.148-1(f)(3)(i) (defining "competitive sale" for purposes of establishing the issue price of the Series 2025 Bonds) have been satisfied, the County will furnish to the successful bidder on the sale date written notice thereof.

In the event that the competitive sale requirements are not satisfied, the County shall so advise the successful bidder in writing on the sale date, and the successful bidder shall be subject to the "hold-the-offering-price rule" for each maturity, unless the successful bidder confirms on the sale date that it has sold at least 10% of a given maturity as described below.

The County may determine to treat (a) the first price at which 10% of a maturity of the Series 2025 Bonds (the "10% test") is sold to the public as the issue price of that maturity and/or (b) the initial offering price to the public as of the sale date of any maturity of the Series 2025 Bonds as the issue price of that maturity (the "hold-the-offering-price rule"), in each case applied on a maturity-by-maturity basis (and if different interest rates apply within a maturity, to each separate CUSIP number within that maturity). The successful bidder shall advise the County if any maturity of the Series 2025 Bonds satisfies the 10% test as of the date and time of the award of the Series 2025 Bonds. The County shall notify the successful bidder, at or before the time of award of the Series 2025 Bonds, which maturities (and if different interest rates apply within a maturity, which separate CUSIP number within that maturity) of the Series 2025 Bonds shall be subject to the 10% test or shall be subject to the hold-the-offering-price rule. **Bids will not be subject to cancellation in the event that the County determines to apply the hold-the-offering-price rule to any maturity of the Series 2025 Bonds. Bidders should prepare their bids on the assumption that some or all of the maturities of the Series 2025 Bonds will be subject to the hold-the-offering-price rule in order to establish the issue price of the Series 2025 Bonds.**

By submitting a bid, the successful bidder shall (a) confirm that the underwriters have offered or will offer the Series 2025 Bonds to the public on or before the date of award at the Initial Offering Price, or at the corresponding yield or yields, set forth in the bid submitted by the successful bidder and (b) agree, on behalf of the underwriters participating in the purchase of the Series 2025 Bonds, that the underwriters will neither offer nor sell unsold Series 2025 Bonds of any maturity to which the hold-the-offering-price rule shall apply to any person at a price that is higher than the Initial Offering Price to the public during the period starting on the sale date and ending on the earlier of the following:

(i) the close of the fifth business day after the sale date; or

(ii) the date on which the underwriters have sold at least 10% of that maturity of the Series 2025 Bonds to the public at a price that is no higher than the initial offering price to the public.

The successful bidder shall promptly advise the County when the underwriters have sold 10% of that maturity of the Series 2025 Bonds to the public at a price that is no higher than the Initial Offering Price to the public, if that occurs prior to the close of the fifth business day after the sale date.

The County acknowledges that, in making the representations set forth above, the successful bidder will rely on (a) the agreement of each underwriter to comply with the hold-the-offering-price rule, as set forth in an agreement among underwriters and the related pricing wires, (b) in the event a selling group has been created in connection with the initial sale of the Series 2025 Bonds to the public, the agreement of each dealer who is a member of the selling group to comply with the hold-the-offering-price rule, as set forth in a selling group agreement and the related pricing wires, and (c) in the event that an underwriter is a party to a retail distribution agreement that was employed in connection with the initial sale of the Series 2025 Bonds to the public, the agreement of each broker-dealer that is a party to such agreement to comply with the hold-the-offering-price rule, as set forth in the retail distribution agreement and the related pricing wires. The County further acknowledges that each underwriter shall be solely

liable for its failure to comply with its agreement regarding the hold-the-offering-price rule and that no underwriter shall be liable for the failure of any other underwriter, or of any dealer who is a member of a selling group, or of any broker-dealer that is a party to a retail distribution agreement to comply with its corresponding agreement regarding the hold-the-offering-price rule as applicable to the Series 2025 Bonds.

By submitting a bid, each bidder confirms that: (a) any agreement among underwriters, any selling group agreement and each retail distribution agreement (to which the bidder is a party) relating to the initial sale of the Series 2025 Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter, each dealer who is a member of the selling group, and each broker-dealer that is a party to such retail distribution agreement, as applicable, to (i) report the prices at which it sells to the public the unsold Series 2025 Bonds of each maturity allotted to it until it is notified by the successful bidder that the 10% test has been satisfied as to the Series 2025 Bonds of that maturity and (ii) comply with the hold-the-offering-price rule, if applicable, in each case if and for so long as directed by the successful bidder and as set forth in the related pricing wires, and (b) any agreement among underwriters relating to the initial sale of the Series 2025 Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter that is a party to a retail distribution agreement to be employed in connection with the initial sale of the Series 2025 Bonds to the public to require each broker-dealer that is a party to such retail distribution agreement to (i) report the prices at which it sells to the public the unsold Series 2025 Bonds of each maturity allotted to it until it is notified by the successful bidder or such underwriter that either the 10% test has been satisfied as to the Series 2025 Bonds of that maturity have been sold to the public and (ii) comply with the hold-the-offering-price rule, if applicable, in each case if and for so long as directed by the successful bidder or such underwriter and as set forth in the related pricing wires.

Sales of any Series 2025 Bonds to any person that is a related party to an underwriter shall not constitute sales to the public for purposes of this Notice of Sale. Further, for purposes of this Notice of Sale:

(a) "public" means any person other than an underwriter or a related party,

(b) "underwriter" means (i) any person that agrees pursuant to a written contract with the County (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Series 2025 Bonds to the public and (ii) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (i) to participate in the initial sale of the Series 2025 Bonds to the public (including a member of a selling group or a party to a retail distribution agreement participating in the initial sale of the Series 2025 Bonds to the public),

(c) a purchaser of any of the Series 2025 Bonds is a "related party" to an underwriter if the underwriter and the purchaser are subject, directly or indirectly, to (i) at least 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation of another), (ii) more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or (iii) more than 50% common ownership of the value of the outstanding stock of the corporation or the capital interests or profit interests of the

partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other), and

(d) "sale date" means the date that the Series 2025 Bonds are awarded by the County to the successful bidder.

LEGAL OPINIONS

The opinion of McGuireWoods LLP ("Bond Counsel") will approve the legality of the Series 2025 Bonds and state other matters relating to the treatment of interest on the Series 2025 Bonds for federal income tax purposes. For a further discussion of certain federal income tax matters relating to the Series 2025 Bonds, see the information under the caption "TAX MATTERS" in the Preliminary Official Statement. The opinion of Bond Counsel will be delivered to the County at closing in substantially the form attached to the Preliminary Official Statement as APPENDIX D, together with the closing documents customarily delivered by the County.

The actual legal opinion to be delivered may vary from the text of APPENDIX D, if necessary, to reflect facts and law on the Closing Date. The opinion will speak only as of its date and Bond Counsel will not assume any duty to update or supplement its opinion to reflect any change in facts or circumstances, including changes in law that may thereafter occur or become effective. At the issuance of the Series 2025 Bonds, Bond Counsel will furnish a reliance letter to the successful bidder permitting it to rely on the opinion of Bond Counsel.

Greenberg Traurig, LLP, Atlanta, Georgia, Disclosure Counsel to the County ("Disclosure Counsel"), has advised the County on certain matters relating to disclosure for the issuance of the Series 2025 Bonds and in connection with the preparation of the Preliminary Official Statement and the final Official Statement for the Series 2025 Bonds (together, the "Official Statement"). A letter will be furnished to the successful bidder that will confirm that it may rely on the opinion of Disclosure Counsel as if it was addressed to the successful bidder.

The reliance letters of Bond Counsel and Disclosure Counsel will be furnished at the expense of the County upon the issuance of the Series 2025 Bonds.

BIDDING PROCEDURES

All bids must be unconditional and submitted electronically via Parity®. No e-mail, telephone, facsimile, mail, courier delivery or personal delivery bids will be accepted. To participate, a bidder must be a contracted customer of Parity®. If the prospective bidder does not have a contract with Parity®, such bidder should contact Parity® at (212) 849-5021 to become a customer and obtain a list of the bidding rules and procedures. To the extent any instructions or directions set forth on Parity® conflict with this Official Notice of Sale, the terms of this Official Notice of Sale shall control.

Bidders may change and submit bids as many times as they wish during the auction; provided, however, that each bid submitted subsequent to a bidder's initial bid must result in a lower true interest cost on the Series 2025 Bonds ("TIC"), when compared to the immediately preceding bid of such bidder. The last bid submitted by a bidder before the end of the auction will

be compared to all other final bids submitted by others to determine the successful bidder or bidders.

Each bidder will be solely responsible for making the necessary arrangements to access Parity® for purposes of submitting its bid in a timely manner and in compliance with the requirements of this Official Notice of Sale. IHS will not have any duty or obligation to provide or assure such access to any bidder, and neither the County nor IHS will be responsible for the proper operation of, or have any liability for, any delays or interruptions of, or any damages caused by, Parity®. The County is authorizing the use of Parity® as a communications mechanism to conduct the electronic bidding for the Series 2025 Bonds; the owners of such service are not agents of the County. Neither IHS nor the County, Bond Counsel, Disclosure Counsel or the Financial Advisor shall be responsible for, and each bidder expressly assumes the risk of, any incomplete, inaccurate or untimely bid submitted by such bidder, including, without limitation, incomplete, inaccurate or untimely bids caused by reason of garbled transmissions, mechanical failure, slow or engaged telephone or telecommunications lines or any other cause.

The County is not bound by any advice and determination of IHS to the effect that any particular bid complies with the terms of this Official Notice of Sale and in particular the specifications set forth in this Official Notice of Sale, including under "TERMS OF BID AND BASIS OF AWARD" herein. All costs and expenses incurred by bidders in connection with their registration and submission of bids via Parity® are the sole responsibility of such bidders; the County is not responsible for any of such costs or expenses.

TERMS OF BID AND BASIS OF AWARD

Bids must be unconditional and for the purchase of all of the Series 2025 Bonds. No more than one bid from any bidder will be considered.

The Series 2025 Bonds shall bear interest expressed in multiples of **[one-eighth (1/8) or one-twentieth (1/20) of one (1) per centum**]. The use of split or supplemental interest coupons will not be considered and a zero rate or blank rate will not be permitted. All Series 2025 Bonds maturing on the same date shall bear the same rate of interest. The initial public offering price of each maturity shall be not less than 100% of the par amount of such maturity. The initial bid price shall not be less than 100% of the aggregate principal amount of the Series 2025 Bonds.

In the event of any adjustment to the principal amount of the Series 2025 Bonds as described under "DETAILS REGARDING THE SERIES 2025 BONDS - Adjustment to Principal Amount" herein, no rebidding or recalculation of the bids submitted will be required or permitted. The total purchase price of the Series 2025 Bonds will be increased or decreased to reflect any adjustment to the principal amount of the Series 2025 Bonds, and the Series 2025 Bonds, as adjusted, will have the same maturity, bear interest at the same rate and must have the same reoffering yield as is specified by the successful bidder for the Series 2025 Bonds. Nevertheless, the award of the Series 2025 Bonds will be made to the bidders whose bids produce the lowest TIC for the Series 2025 Bonds, calculated as specified herein, solely on the basis of the Series 2025 Bonds offered, without taking into account any such adjustment in the principal amount of the Series 2025 Bonds.

The Series 2025 Bonds will be awarded by the County not later than [**__:00 a.m.**], Eastern Time, local City of Atlanta time, on [**_____ __, 2025]** to the bidder offering to purchase the Series 2025 Bonds at the lowest TIC. The TIC will be the nominal interest rate which, when compounded semiannually and used to discount all debt service payments on the Series 2025 Bonds (computed at the interest rates specified in the bid and on the basis of a 360-day year comprised of twelve 30-day months) to the dated date of the Series 2025 Bonds, results in an amount equal to the price bid for the Series 2025 Bonds. If two or more bids provide for the same lowest TIC, the County shall determine which bid shall be accepted, and such determination shall be final and conclusive. The TIC must be calculated to four decimal places. Tie bids shall be broken by lot in the discretion of the County.

Award or rejection of bids will be made by the County on or prior to [**__:00 a.m.**], local time in the City of Atlanta on the date of receipt of bids. ALL BIDS SHALL REMAIN FIRM **[UNTIL __:00 A.M.,]** LOCAL TIME IN THE CITY OF ATLANTA ON THE DATE OF RECEIPT OF BIDS.

EACH BIDDER MUST SPECIFY IN ITS BID THE INTEREST RATE FOR THE SERIES 2025 BONDS OF EACH MATURITY. NO BIDS FOR LESS THAN ALL OF THE SERIES 2025 BONDS OFFERED WILL BE ENTERTAINED. THE COUNTY RESERVES THE RIGHT TO REJECT ALL BIDS OR ANY BID NOT CONFORMING TO THIS OFFICIAL NOTICE OF SALE. THE COUNTY ALSO RESERVES THE RIGHT TO WAIVE, IF PERMITTED BY LAW, ANY IRREGULARITY OR INFORMALITY IN ANY BID. THE COUNTY SHALL NOT REJECT ANY CONFORMING BID UNLESS ALL CONFORMING BIDS ARE REJECTED.

COMPLIANCE WITH SEC AND MSRB RULES

The successful bidder agrees to take any and all other actions necessary to comply with applicable SEC and the Municipal Securities Rulemaking Board (the "MSRB") rules governing the offering, sale and delivery of the Series 2025 Bonds, including, without limitation, the payment of any fees or charges required to be paid by the MSRB or the Securities Industry and Financial Market Association in connection with the purchase or sale of the Series 2025 Bonds.

SETTLEMENT OF BONDS

It is expected that the pre-closing for the Series 2025 Bonds will occur in Atlanta, Georgia, approximately one business day prior to the Closing Date, or such other date as shall be appropriate or necessary to ensure compliance with the Rule. On the Closing Date, the Series 2025 Bonds will be delivered to DTC, as securities depository, and registered in the name of Cede & Co., as nominee of DTC. The successful bidder shall also advise the underwriting department of DTC, not less than four business days prior to the Closing Date, of the interest rates borne by the Series 2025 Bonds, the CUSIP identification numbers and the Closing Date. Neither the failure to print CUSIP numbers on any Series 2025 Bonds nor any error with respect thereto shall constitute cause for a failure or refusal by the purchaser thereof to accept delivery of and pay for the Series 2025 Bonds. All expenses in relation to the printing of CUSIP numbers on the Series 2025 Bonds as well as any CUSIP Service Bureau charge for the assignment of such numbers shall be paid for by the successful bidder.

FULL PAYMENT OF THE PURCHASE PRICE MUST BE MADE TO THE COUNTY BY [**__:00 A.M**.] LOCAL TIME IN THE CITY OF ATLANTA ON THE CLOSING DATE BY THE SUCCESSFUL BIDDER IN FEDERAL RESERVE FUNDS OR IMMEDIATELY AVAILABLE FUNDS, WITHOUT COST TO THE COUNTY.

BLUE SKY LAWS

The successful bidder will be responsible for the clearance or exemption with respect to the status of the Series 2025 Bonds for sale under the securities or "Blue Sky" laws of the several states and the preparation of any surveys or memoranda in connection with such sale. The County shall have no responsibility for such clearance, exemption or preparation.

CLOSING DOCUMENTS

In addition to the opinions of Bond Counsel and Disclosure Counsel referred to herein, at the time of payment for and delivery of the Series 2025 Bonds, the County will furnish the successful bidder with the customary closing documents and opinions, all to be dated as of the Closing Date, which include but are not limited to:

(a) an opinion of the County Attorney to the effect that, to the best of his/her knowledge, (i) there is no litigation now pending or threatened against the County which restrains or enjoins the issuance or delivery of the Series 2025 Bonds, the execution, delivery or performance of all agreements and certificates relating to the Series 2025 Bonds, or the use of the proceeds of the Series 2025 Bonds or which questions or contests the validity of the Series 2025 Bonds, the Bond Resolution, all agreements and certificates relating to the Series 2025 Bonds, or the proceedings and authority under which they are to be issued, executed and delivered, and (ii) neither the creation, organization, nor existence of the County, nor the title of the present members or other officials of the County to their respective offices, is being currently contested or questioned to the knowledge of the County.

(b) a certificate or certificates of the appropriate officers of the County, in their normal and customary form and terms, to the effect that (i) to the best of such officer's knowledge and belief, other than the hereinafter defined County's Excluded Sections, the information concerning the County contained in the Preliminary Official Statement and the Official Statement as of their respective dates is true and correct in all material respects and does not contain any untrue statement of a material fact or omit to state a material fact which is necessary to make the statements contained therein, in the light of the circumstances under which they were made, not misleading, and notwithstanding the foregoing, the County has not provided the information in and does not provide any assurance that the information contained in the sections or appendices, as the case may be, captioned "BOOK-ENTRY ONLY SYSTEM," "TAX MATTERS," "RATINGS," "COMPETITIVE SALE OF THE SERIES 2025 BONDS," and "APPENDIX D - FORM OF BOND COUNSEL OPINION" (collectively, the "County's Excluded Sections") in the Preliminary Official Statement and the Official Statement is true and correct in all material respects; provided, however, that without having undertaken to determine independently the accuracy or completeness of the statements contained in the remainder of the Preliminary Official Statement and the Official Statement, nothing has come to his/her attention which would lead me to believe that the Preliminary Official Statement and the Official Statement

as of their respective dates contain any untrue statement of a material fact or omits to state a material fact which is necessary to make the statements contained therein, in light of the circumstances under which they were made, not misleading; (ii) since the date of the Official Statement, no materially adverse change has occurred in the financial position or results of operation of the County, except as set forth in or contemplated by the Official Statement; and (iii) on the basis of the facts, estimates and circumstances relied upon at the time of delivery of the Series 2025 Bonds, it is not expected that the proceeds of the Series 2025 Bonds will be used in a manner that will cause the Series 2025 Bonds to be arbitrage bonds.

The actual legal opinion to be delivered by the County Attorney and the certificate(s) to be delivered by the appropriate officers of the County may vary from the foregoing text, if deemed necessary by the County. The opinion will speak only as of its date and the County Attorney will not assume any duty to update or supplement its opinion to reflect any change in facts or circumstances, including changes in law that may thereafter occur or become effective.

The successful bidder will also be required to execute certain closing documents required by Bond Counsel in connection with the delivery of the Series 2025 Bonds or the delivery of the opinion of Bond Counsel described in this Official Notice of Sale, including the form of the Certificate as to Issue Price attached hereto as EXHIBIT A.

PRELIMINARY OFFICIAL STATEMENT; FINAL OFFICIAL STATEMENT

The County has authorized the distribution of the Preliminary Official Statement, which it deemed final (except for permitted omissions) for purposes of the Rule. The Preliminary Official Statement describes the Series 2025 Bonds and contains information with respect to the County. The Preliminary Official Statement may be obtained in electronic format from "www.munios.com" or as provided under "ADDITIONAL INFORMATION" herein.

This Official Notice of Sale is not intended to be a disclosure document and although being delivered to investors simultaneously with the Preliminary Official Statement shall not be deemed to be part of the Preliminary Official Statement. All bidders must review the Preliminary Official Statement and will be deemed to have acknowledged that they have done so prior to participating in the bidding. In the event of any conflict between the statements contained in the Preliminary Official Statement and in this Official Notice of Sale, the statements contained in the Preliminary Official Statement shall prevail.

Upon the sale of the Series 2025 Bonds, the County will deliver the Official Statement substantially in the form of the Preliminary Official Statement, subject to such amendments as are necessary, including the permitted omissions described in paragraph (b)(1) of the Rule, to the successful bidder within seven business days following the sale of the Series 2025 Bonds. Up to 100 copies of the Official Statement (and any supplement to the Official Statement) will be made available to the successful bidder at the expense of the County. Additional copies may be obtained at the expense of the successful bidder.

ADDITIONAL INFORMATION

The Preliminary Official Statement and this Official Notice of Sale may be obtained in electronic format from "www.munios.com." For additional information please see "INTRODUCTION - Other Information" in the Preliminary Official Statement.

FULTON COUNTY, GEORGIA

/s/ Sharon Whitmore

Sharon Whitmore, CPA, CPFO
Chief Financial Officer

Dated: **[_____ ___,2025]**

EXHIBIT A

FORM OF CERTIFICATE AS TO ISSUE PRICE

ISSUE PRICE CERTIFICATE

$_____
FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE REFUNDING BONDS,
SERIES 2025

The undersigned, on behalf of _____ (the "Successful Bidder"), hereby certifies as of _____ ___, 2025 (the "Closing Date") as set forth below with respect to the sale and issuance of the above-captioned obligations (the " Series 2025 Bonds ").

1. Reasonably Expected Initial Offering Price.

(a) As of the Sale Date, the reasonably expected initial offering prices of the Series 2025 Bonds to the Public by the Successful Bidder are the prices listed in Schedule A (the "Expected Offering Prices"). The Expected Offering Prices are the prices for the Maturities of the Series 2025 Bonds used by the Successful Bidder in formulating its bid to purchase the Series 2025 Bonds. Attached as Schedule B is a true and correct copy of the bid provided by the Successful Bidder to purchase the Series 2025 Bonds.

(b) The Successful Bidder was not given the opportunity to review other bids prior to submitting its bid.

(c) The bid submitted by the Successful Bidder constituted a firm offer to purchase the Series 2025 Bonds .

2. Defined Terms.

(a) "*Issuer*" means Fulton County, Georgia.

(b) "*Maturity"* means Series 2025 Bonds with the same credit and payment terms. Series 2025 Bonds with different maturity dates, or Series 2025 Bonds with the same maturity date but different stated interest rates, are treated as separate Maturities.

(c) "*Public"* means any person (including an individual, trust, estate, partnership, association, company, or corporation) other than an Underwriter or a related party to an Underwriter. The term "related party" for purposes of this certificate generally means any two or more persons who have (i) at least 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation of another), (ii) more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or (iii) more than 50% common ownership of the value of the outstanding stock of the corporation or

the capital interests or profit interests of the partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other).

(d) "*Sale Date*" means the date that the Series 2025 Bonds are awarded by the Issuer to the successful bidder. The Sale Date of the Series 2025 Bonds is _____ ___ 2025.

(e) "*Underwriter*" means (i) any person that agrees pursuant to a written contract with the Issuer (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Series 2025 Bonds to the Public, and (ii) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (i) of this paragraph to participate in the initial sale of the Series 2025 Bonds to the Public (including a member of a selling group or a party to a retail distribution agreement participating in the initial sale of the Series 2025 Bonds to the Public).

The representations set forth in this certificate are limited to factual matters only. Nothing in this certificate represents the Successful Bidder's interpretation of any laws, including specifically Sections 103 and 148 of the Internal Revenue Code of 1986, as amended, and the Treasury Regulations thereunder. The undersigned understands that the foregoing information will be relied upon by the Issuer with respect to certain of the representations set forth in the Tax Certificate and Agreement and with respect to compliance with the federal income tax rules affecting the Series 2025 Bonds, and by McGuireWoods LLP in connection with rendering its opinion that the interest on the Series 2025 Bonds is excluded from gross income for federal income tax purposes, the preparation of the Internal Revenue Service Form 8038-G, and other federal income tax advice that it may give to the Issuer from time to time relating to the Series 2025 Bonds.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the undersigned has caused this Issue Price Certificate to be executed as of the Closing Date.

[LEGAL NAME OF THE SUCCESSFUL BIDDER]

By:_____
Name:_____

SCHEDULE A

EXPECTED OFFERING PRICES

$_____
FULTON COUNTY, GEORGIA
WATER AND SEWERAGE REVENUE REFUNDING BONDS,
SERIES 2025

MATURITIES, AMOUNTS, INTEREST RATES AND PRICES
(Base CUSIP Number _____)

Year (_____)	Amount	Interest Rate	Price	CUSIP

SCHEDULE B

PRICING WIRE OR EQUIVALENT COMMUNICATION

(See Attached)

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0714 **Meeting Date:** 9/17/2025

Department
Human Resources Management

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to modify the classification section of the Classification and Compensation plan by changing the salary grade for the existing title of E911 Systems Support Technician from grade 17 to grade 18.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
Fulton County Civil Service Act of 1982 and adopted Personnel Policies and Procedures.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
No

Summary & Background *(First sentence includes Agency recommendation. Provide an executive summary of the action that gives an overview of the relevant details for the item.)*

The Department of Human Resources management (DHRM) has determined that the following action(s) are warranted to ensure the integrity of the County's Classification system and the changing needs within the respective department. DHRM is requesting approval to:

(**X**) Change the pay range of an existing classification without a change to the title:

	Title Code	Title	Old Grade	New Grade

A.	333027	E911 Systems Support Technician	17	18

Scope of Work: Click or tap here to enter text.

Community Impact: There is no impact to the community.

Department Recommendation: The Department of Human Resources Management recommends approval.

Project Implications: There are no project implications.

Community Issues/Concerns: There are no community issues or concerns.

Department Issues/Concerns: There are no department issues or concerns.

Fiscal Impact / Funding Source

Funding Line 1:

N/A

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0715 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to increase spending authority - Department of Real Estate and Asset Management, 24RFP103124C-MH, General Landscaping and Lawn Care Services for Countywide Facilities in an amount not to exceed $227,884.62 with ReIMAGE General Contractors, LLC (Atlanta, GA), to cover the costs to provide additional on-site landscaping/ground maintenance and lawn care services at 16 designated County sites. Effective upon BOC approval.

Requirement for Board Action
In accordance with Purchasing Code Section 102-420, contract modifications within the scope of the contract and necessary for contract completion of the contract, in the specifications, services, time of performance or terms and conditions of the contract shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background: This request to increase spending authority is to cover the costs to provide additional on-site landscaping/ground maintenance and lawn care services at 16 designated County sites to include: the purchase/delivery and installation of landscaping materials such as gravel/rocks, mulch, pine straw, seeds, flowers/plants, new trees, pallets of sod, and providing a water truck to water newly installed sod. It will also cover the completion of Work Order requests for the clearing and removal of damaged trees and over-grown kudzu/vegetation, drainage repairs, and detention pond clean-up.

Costs Breakdown for Additional Landscape and Upgrade at County-Owned Sites:

	County Facilities	Project Description	Project Cost
1	475 Fairburn	Cutting and Removal of Multiple Trees and Branches	$91,950.00
2	Cleveland Ave Library	Clearing and Removal of Over-Grown Kudzu	$4,135.89
3	Adamsville/Collier Heights Library	Cutting/Trimming Trees and Debris from Storm	$949.87
4	Dogwood Senior Center	Drainage Repair and Detention Pond Clean-up	$3,789.36
5	New Horizons Senior Center	Additional Landscaping and Clean-up	$7,901.26
6	Fulton County Airport Aviation Circle	Additional Landscape Maintenance and Tree Removal	$1,928.00
7	Neighborhood Union	Detention Pond Clean-up, Removal of Tree & Debris, and Stump Grounds	$3,223.88
8	Willis Mills Warehouse	Tree Trimming and Weed Clean-Up	$501.65
9	Oak Hill	Removal of Trees and Debris	$1,000.59
10	Juvenile Justice	Installation of New Trees and Removal of Kudzu	$30,752.31
11	Fairburn Town Homes	Removal of Trees and Debris	$1,495.88
12	New Beginnings Senior Center	Provide and Install Annual Flower and Mulch	$2,876.31
13	265 Boulevard	Provide and Install new Black Mulch, Pallets of Zoysia Sod, Soil, Crape Myrtles, Clean-up, and Labor	$26,556.00
14	Fulton County Assessor’s Office	Provide and Install new Black Mulch and White Rocks	$12,484.68
15	Roswell Library	Provide and Install new Pallets of Zoysia Sod & Soil, and providing a Water Truck to water the Sod on Three (3) separate days	$23,127.65
16	Alpharetta Library	Provide and install 1.379 Bales of long needle Pine Straw, 37 cubic yards Hardwood Mulch, and 2 in Trench	$15,211.25
	Total		**$227,884.62**

Scope of Work: The contract scope of work includes, but is not limited to, maintenance of ground covers, annuals, perennials, shrubs, trees, and irrigation systems. The maintenance shall include but not limited to application of fertilizers, herbicides, pesticides, watering, pruning, weeding, deadheading, replacement planting (as approved by the County), loose trash removal and disposal out of county facilities, leaf removal, irrigation repair and maintenance, tree removal, spring and fall clean up, vegetation control, grubbing, and upkeep for surplus and unused buildings, facilities, sites, vacant lots, control illegal dumping and removal of debris clean-up on all County-owned sites.

General Landscaping & Lawn Care Included:

- Spring/Fall Cleanup: April & November
- Turf Maintenance; Removing debris, seeding, aeration, vermicide
- Mowing of Properties: Turf shall be at a height of 2 to 2.5 inches
- Mulch: Mulch depth from two (2) inches to three (3) inches.
- Shrubs and Tree Plant Maintenance: Necessary prune, trim, and cleaning
- Weed Control and Fertilization
    a.Annual/Perennial/Shrub Beds
    b.Paved Surfaces
    c.Stone/Mulch Areas
- Design and installation of turf grass and others hardscape
- Reseeding
- Irrigation System Maintenance
- Monthly report (visual documentation-before and after photos)
- Quality Assurance/Control program
- Airport (additional reporting)

Community Impact: This landscaping work will enhance the appearance of the designated County facilities and surrounding communities.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

DREAM's Ground Division will manage the coordination with the Landscape Contractor in providing the additional on-site landscaping/ground maintenance and lawn care services, and the immediate refreshing upgrade/renovation/clean-up at these at 16 designated County sites.

Project Implications: This contract provides all the necessary all labor, equipment, transportation, and materials to provide general landscaping, maintenance, and lawn care services for County facilities.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this increase spending authority is not approved, this will affect the Department's ability to address the immediate needs for additional full on-site lawn care maintenance

services for approximately 16 designated County-owned facilities and sites for FY2025.

Contract Modification

(A) **ReIMAGE General CONTRACTORS, LLC**

Current Contract History	BOC Item	Date	Dollar Amount
Original Award Amount	25-0351	5/7/25	$1,350,000.00
Increase Spending Authority No. 1			**$227,884.62**
Total Revised Amount			$1,577,884.62

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$227,884.62**

Prime Vendor: **ReIMAGE General Contractors, LLC**
Prime Status: **African American Female Business Enterprise**
Location: **Atlanta, GA**
County: **Fulton County**
Prime Value: **$218,769.24 or 96.00%**

Subcontractor: **All Turf, Inc.**
Subcontractor Status: **Non-Minority**
Location: **Loganville, GA**
County: **Walton County**
Subcontractor Value: **$9,115.38 or 4.00%**

Total Contract Value: **$227,884.62 or 100.00%**
Total Certified Value: **$218,769.24 or 96.00%**

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Amendment No. 1 to Form of Contract
Exhibit 2: Cost Proposals- ReIMAGE General Contractor
Exhibit 3: Contractor's Performance Report

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount:	$1,350,000.00
Previous Adjustments:	$0.00
This Request:	$227,884.62
TOTAL:	$1,577,884.62

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5222-1160: General, Real Estate and Asset Management, Professional Services- $227,884.62

Key Contract Terms	
Start Date: Upon BOC Approval	**End Date:** 12/31/2025
Cost Adjustment:	**Renewal/Extension Terms**: N/

Overall Contractor Performance Rating: 100

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

AMENDMENT NO. 1 TO FORM OF CONTRACT

Contractor: **ReIMAGE General Contractors, LLC**

Contract No. **24RFP103124C-MH, General Landscaping and Lawn Care Services for Countywide Facilities**

Address: **4355 Cobb Parkway, Suite J-118**
City, State **Atlanta, GA 30339**

Telephone: **(404) 382-7490**

E-mail: **reimagegeneralcontractorsl@gmail.com**

Contact: **Monica Cainon**
Owner

W I T N E S S E T H

WHEREAS, Fulton County ("County") entered into a Contract with **ReIMAGE General Contractors, LLC,** to provide General Landscaping and Lawn Care Services for Countywide Facilities, dated 1st day of June 2025, on behalf of the **Department of Real Estate and Asset Management**; and

WHEREAS, the purpose of this amendment is for the approving of increasing spending authority to cover the costs to provide additional on-site landscape/ ground maintenance and lawn care services at 16 designated Countywide sites to include: the purchase/delivery and the installation of landscape materials such as gravel/rocks, mulch, pine straw, seeds, flowers/plants, new trees, pallets of sod, and provide water truck to water new sod installation. Also to complete the Work Order requests for clearing and removal of trees, over-growth kudzu/vegetation, drainage repair, and detention pond clean-up.

WHEREAS, the Contractor has performed satisfactorily over the period of the contract; and

WHEREAS, this amendment was approved by the Fulton County Board of Commissioners on **August 20, 2025, BOC Items #25-**.

NOW, THEREFORE, the County and the Contractor agree as follows:

This Amendment No.1 to Form of Contract is effective as of the 20th day of August 2025, between the County and **ReIMAGE General Contractors, LLC**, who agree that all Services specified will be performed in accordance with this Amendment No. 1 to Form of Contract and the Contract Documents.

1. **SCOPE OF WORK TO BE PERFORMED:** To cover the costs to provide additional on-site landscape/ ground maintenance and lawn care services at 16 designated Countywide sites to include: the purchase/delivery and the installation of landscape materials such as gravel/rocks, mulch, pine straw, seeds, flowers/plants, new trees, pallets of sod, and provide water truck to water new sod installation. Also to complete the Work Order requests for clearing and removal of trees, over-growth kudzu/vegetation, drainage repair, and detention pond clean-up.

Additional Landscape and Upgrade at County-Owned Sites:

	County Facility	Project Description	Project Cost
1	475 Fairburn	Cutting and Removal of Multiple Trees and Branches	$91,950.00
2	Cleveland Ave Library	Clearing and Removal of Over-Growth Kudzu	$4,135.89
3	Adamsville/Collier Heights Library	Cutting/trimming Trees and Debris from Storm	$949.87
4	Dogwood Senior Center	Drainage repair and Detention Pond Clean-up	$3,789.36
5	New Horizons Senior Center	Additional landscaping and Clean-up	$7,901.26
6	Fulton County Airport Aviation Circle	Additional Landscape Maintenance and Tree Removal	$1,928.00
7	Neighborhood Union	Detention Pond Clean-up, Removal of Tree & debris, and Stump Grounds	$3,223.88
8	Willis Mills Warehouse	Tree Trimming and Clean-Up Weeds	$501.65
9	Oak Hill	Removal of Trees and Debris	$1,000.59
10	Juvenile Justice	Install New Trees and Removal of Kudzu	$30,752.31
11	Fairburn Town Homes	Removal of Trees and Debris	$1,495.88
12	New Beginnings Senior Center	Provide and install Annual Flower and Mulch	$2,876.31
13	265 Blvd	Provide and install new Black Mulch, Pallets of Zoysia Sod, Soil, Crape Myrtles, Clean-up, and Labor	$26,556.00
14	Fulton County Assessor's Office	Provide and install new Black Mulch and White Rocks	$12,484.68

15	Roswell Library	Provide and install new pallets of Zoysia Sod & Soil, and providing a Water Truck to go water the Sod on Three (3) separate days	$23,127.65
16	Alpharetta Library	Provide and install 1.379 bales of long needle pine straw, 37 cubic yards hardwood mulch, and 2 in trench	$15,211.25
	Total		**$227,884.62**

2. **COMPENSATION:** The services described under Scope of Work herein shall be performed by Contractor for a total amount not to exceed **$227,884.62** (Two Hundred Twenty-Seven Thousand Eight Hundred Eighty-Four Dollars and Sixty-Two Cents).

3. **LIABILITY OF COUNTY:** This Amendment No. 1 to Form of Contract shall not become binding on the County and the County shall incur no liability upon same until such agreement has been executed by the Chair to the Commission, attested to by the Clerk to the Commission and delivered to Contractor.

4. **EFFECT OF AMENDMENT NO. 1 TO FORM OF CONTRACT:** Except as modified by this Amendment No. 1 to Form of Contract, the Contract, and all Contract Documents, remain in full force and effect.

[INTENTIONALLY LEFT BLANK]

IN WITNESS THEREOF, the Parties hereto have caused this Contract to be executed by their duly authorized representatives as attested and witnessed and their corporate seals to be hereunto affixed as of the day and year date first above written.

OWNER:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

APPROVED AS TO FORM:

Office of the County Attorney

APPROVED AS TO CONTENT:

Joseph N. Davis, Director,
Department of Real Estate and Asset Management

CONSULTANT:

REIMAGE GENERAL CONTRACTORS, LLC

Monica Cainon,
Owner

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County: _____

Commission Expires: _____

(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

ReIMAGE
GENERAL CONTRACTORS
"QUALITY CREATIONS & TRANSFORMATIONS"

ReIMAGE proposes to conduct the following landscape and maintenance for $212,673.37

#	PROJECT LOCATION	DESCRIPTION	COST
1	475 Fairburn	multiple tree removal	$83,000.00
2	Cleveland Ave Library	Clean up	$4,135.89
3	Adamsville Collier Heights Library	Cutting Tree from Storm	$949.87
4	Dogwood Senior Center	Drainage repair at dogwood	$500.00
5	New Horizons Senior Center Orr Street	Clean up	$1,151.05
7	475 Fairburn	Tree and Branch Removal: Tree removal - 6 trees 10 branches and bushes. Flaggers	$8,950.00
8	Fulton County Airport DREAM 3977 Aviation Cir NW, Atlanta, GA 30336	Maintenance area tree removal	$1,928.00
9	Neighborhood Union 186 Sunset	Detention pond clean up and tree clean up	$1,728.00
10	Willis Mill Warehouse 243 Willis Mill Rd	Tree trimming and clean up of weeds	$501.65
11	Oak Hill 2805 Metropolitan Parkway	Tree Removal	$1,000.59
12	Juvenile Justice	Tree Project & Kudzu removal	$29,072.31
13	Dogwood Library	Detention Pond clean up	$2,092.11
14	Dogwood Senior Center	Detention Pond clean up	$1,197.25
15	New Horizon's Senior Center	Added to maintenance list for year 2025	$6,750.21
16	Juvenile Justice 395 Pryor Street Southwest	Kudzu Maintenance June - December, 2025	$1,680.00
17	Neighborhood Union 186 Sunset	Tree Removal & Stump Grounds	$1,495.88
18	Fairburn Town Homes 400 Fairburn Rd	Tree Removal	$1,495.88

19	New Beginnings Senior Center	Annual Flower installation and mulch	$2,876.31
20	265 BLVD	Black Mulch Labor & Materials	$3,519.00
21	265 BLVD	Clean up Crape Myrtles Zoysia Sod Soil Machine for grading Black Mulch	$23,037.00
22	Fulton County Assessor's Office	Liriope Muscari Variegata Variegated Lilyturf Black Mulch White Rock 60 ft. x 0.5 in. x 4.5 in. Black Plastic Dig-In Landscape Edging	$12,484.68
23	Roswell Library 1	Zoysia Sod 7pallets along Right of Way	$7,067.90
24	Roswell Library 2	Install 10 pallets of zoysia sod in the remaining bare spots and add leveling mix in low areas. Have water truck go water sod 3 separate days 10 Pallet Zoysia Sod 2 Bags Leveling Mix 30 HRS Water Sod 3 times	$16,059.75
		TOTAL	**$212,673.37**

ReIMAGE
GENERAL CONTRACTORS
"QUALITY CREATIONS & TRANSFORMATIONS"

QUOTE REQUEST - 8/2/2025

Alpharetta Library – 10 Park Plaza, Alpharetta, GA 30009

DESCRIPTION	AMOUNT
Long Needle Pine Straw 1379 Bales Installation (Tuck and Trench) 2-3 Inches	$12,066.25
Premium Brown Hardwood Mulch 37 Cubic Yards Installation (Trench) 2 inches	$3,145.00
TOTAL	**$15,211.25**

Performance Evaluation Details

ID	E10
Project	General Landscaping & Lawn Care Services for Countywide Facilities
Project Number	22RFP041122C-MH
Supplier	ReIMAGE General Contractors, LLC
Supplier Project Contact	Monica Cainion (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	07/08/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	Not Specified
Status	Completed
Publication Date	07/08/2025 09:31 AM EDT
Completion Date	07/08/2025 09:31 AM EDT
Evaluation Score	100

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **20/20**

Rating

Outstanding: Project Management practices that exceed in the areas of scope, schedule, budget, quality of work and risk/issue management. Complete understanding of project objectives, risks and Contract requirements.

Comments *Not Specified*

SCHEDULE **20/20**

Rating

Outstanding: Delivered ahead of original completion date with significant effort by Consultant to exceed project milestone dates or ahead of schedule with increased scope. Proactive approach to monitoring and forecasting of project schedule.

Comments *Not Specified*

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **20/20**

Rating

Outstanding: Extraordinary quality of deliverables that exceeds requirements in all areas and finished product presents a degree of innovation in work.

Comments *Not Specified*

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments *Not Specified*

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **20/20**

Rating

Outstanding: Outstanding oversight of the Contractor and ability to bring the Contractor into compliance in an expedited manner.

Comments *Not Specified*

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0716 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval to increase spending authority - Department of Real Estate and Asset Management, 24RFP092624C-MH, Bus and Shuttle Services in the total amount not to exceed $90,000.00 with MTI Limo and Shuttle Services, Inc. (College Park, GA), to cover the additional annual expenses associated with an increase in bus and shuttle services supporting various initiatives and events sponsored by County agencies. Effective upon BOC approval.

Requirement for Board Action
In accordance with Purchasing Code Section 102-420, contract modifications within the scope of the contract and necessary for contract completion, in the specifications, services, time of performance or terms and conditions of the contract shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background Principally, the Bus and Shuttle contract serves to transport jurors and staff to the County's downtown Atlanta facilities. Annually, various County agencies require bus and shuttle services in support of County initiatives including the Department of Community Development's transport of destitute citizens to designated shelters during the Winter season, the District Attorney's Junior DA Summer Intern program, and the Clerk of Superior and Magistrate Courts 2-day management retreat. Consequently, the original Board-approved spending authority is insufficient to ensure continual

service delivery through the end of the year FY 2025. This increase in spending authority will allow DREAM to cover remaining costs associated with bus and shuttle services for jurors and County staff through the end of FY2025.

Scope of Work: This contract primarily provides transportation services Monday through Friday for Fulton County employees and jurors who park at the Brown, Yellow, Red and Silver lots (former Turner Field parking) to Fulton County Government Center located at 141 Pryor Street, Justice Center Tower located at 185 Central Avenue, Tax Assessor's Office located at 135 Peachtree Street, Central Library located at 1 Margaret Mitchell Square NW, and the Fulton County Health Services building located at 10 Park Place. It also provides bus and shuttle services in support of County initiatives including the Department of Community Development's transport of destitute citizens to designated shelters during the Winter season, the District Attorney's Junior DA Summer Intern program, and the Clerk of Superior and Magistrate Courts 2-day management retreat.

The Scope of Work includes but not limited to:

1. Provide the County a monthly status report on the total number of riders, mileage driven, fuel consumption, and interruptions in service; and

2. Provide the County with a quarterly Customer Survey Report. The vendor will give riders (County staff and jurors) the opportunity to rate the quality of service being provided (cleanliness, driving, schedule pick-ups, etc.); and

Community Impact: Parking arrangements for Fulton County employees and Jurors, as well as bus and shuttle services in support of County initiatives, will be dramatically affected if this contract is not approved.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

The requested additional spending authority in the total amount of $90,000.00 is sufficient to cover these additional expenditures and any other unanticipated costs for bus and shuttle services for the remainder of FY2025.

Project Implications: This contract provides bus and shuttle services to County employees and jurors, and special transportation for other County agencies and initiatives, as needed.

Community Issues/Concerns: None that the Department is aware of.

Department Issues/Concerns: If this increase in spending authority is not approved, the County will not have the ability to provide bus and shuttle services in support of multiple County initiatives or for jurors and employees.

Contract Modification

Current Contract History	BOC Item	Date	Dollar Amount

Original Award Amount	25-0263	4/2/2025	$608,877.00
Increase Spending Authority No. 1			**$90,000.00**
Total Revised Amount			$698,877.00

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$90,000.00**

Prime Vendor: **MTI Limo and Shuttle Services, Inc.**
Prime Status: **African American Male Business Enterprise**
Location: **College Park, GA**
County: **Fulton County**
Prime Value: **$90,000.00 or 100.00%**

Total Contract Value: **$90,000.00 or 100.00%**
Total Certified Value: **$90,000.00 or 100.00%**

Exhibits Attached

Exhibit 1: Amendment No. 1 to Form of Contract
Exhibit 2: Performance Evaluation

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

Yes

Previous Contracts

Yes

Total Contract Value

Original Approved Amount: $608,877.00
Previous Adjustments: $0.00
This Request: $90,000.00
TOTAL: $698,877.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5223-1160: General, Department of Real Estate and Asset Management, Professional Services- $60,000.00

Funding Line 2:

461-480-CVI1-1183: Grants, District Attorney, Transportation Services- $30,000.00

Key Contract Terms	
Start Date: Upon BOC Approval	**End Date:** 12/31/2025
Cost Adjustment:	**Renewal/Extension Terms**: N Applicable

Overall Contractor Performance Rating: 82

Would you select/recommend this vendor again?
Yes

Report Period Start: **4/1/2025**

Report Period End: **6/30/2025**

AMENDMENT NO. 1 TO FORM OF CONTRACT

Contractor: **MTI Limo and Shuttle Services, Inc.**

Contract No. **24RFP092624C-MH, Bus and Shuttle Services**

Address: **2581 Sullivan Road**
City, State **College Park, GA 30337**

Telephone: **(404) 664-3368**

E-mail: **cijames@mtilimos.com**

Contact: **Cameron I James,**
Project Manager

W I T N E S S E T H

WHEREAS, Fulton County ("County") entered into a Contract with **MTI Limo and Shuttle Services, Inc.** to provide Bus and Shuttle Services, dated 1st day of April 2025, on behalf of the **Department of Real Estate and Asset Management**; and

WHEREAS, the purpose for of this amendment is for the approving of increasing spending authority to cover the costs for additional annual expenses associated with an increase in bus and shuttle services supporting various initiatives and events sponsored by County agencies; and

WHEREAS, the Contractor has performed satisfactorily over the period of the contract; and

WHEREAS, this amendment was approved by the Fulton County Board of Commissioners on **September 17, 2025, BOC Item #25-**.

NOW, THEREFORE, the County and the Contractor agree as follows:

This Amendment No. 1 to Form of Contract is effective as of the 3rd day of September 2025, between the County and **MTI Limo and Shuttle Services, Inc.**, who agree that all Services specified will be performed in accordance with this Amendment No. 1 to Form of Contract and the Contract Documents.

1. **SCOPE OF WORK TO BE PERFORMED:** Providing additional bus and shuttle services in support of various County agencies requiring bus and shuttle services in support of multiple County initiatives including the Department of Community Development's transport of the destitute citizens to designated shelters during the 2025 winter season, and the District Attorney's Junior DA Summer Intern program.

Because of these additional bus and shuttle services, which will have an impact on the original approved spending authority of $608,877.00 by end of this FY2025. This increase in spending authority will allow DREAM to cover remaining costs associated with bus and shuttle services for jurors and County staff through the end of FY2025.

2. **COMPENSATION:** The services described under Scope of Work herein shall be performed by Contractor for a total amount not to exceed **$90,000.00** (Ninety Thousand Dollars and Zero Cents).

3. **LIABILITY OF COUNTY:** This Amendment No. 1 to Form of Contract shall not become binding on the County and the County shall incur no liability upon same until such agreement has been executed by the Chair to the Commission, attested to by the Clerk to the Commission and delivered to Contractor.

4. **EFFECT OF AMENDMENT NO. _1_ TO FORM OF CONTRACT:** Except as modified by this Amendment No. _1_ to Form of Contract, the Contract, and all Contract Documents, remain in full force and effect.

[INTENTIONALLY LEFT BLANK]

IN WITNESS THEREOF, the Parties hereto have caused this Contract to be executed by their duly authorized representatives as attested and witnessed and their corporate seals to be hereunto affixed as of the day and year date first above written.

OWNER:

FULTON COUNTY, GEORGIA

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)

APPROVED AS TO FORM:

Office of the County Attorney

APPROVED AS TO CONTENT:

Joseph N. Davis, Director
Department of Real Estate and Asset Management

CONSULTANT:

MTI LIMO AND SHUTTLE SERVICES, INC.

Cameron I James,
Project Manager

ATTEST:

Secretary/
Assistant Secretary

(Affix Corporate Seal)

ATTEST:

Notary Public

County: _____

Commission Expires: _____

(Affix Notary Seal)

ITEM#: _____ RM: _____ **REGULAR MEETING**	**ITEM#: _____ 2nd RM: _____** **SECOND REGULAR MEETING**

Performance Evaluation Details

ID	E1
Project	Bus and Shuttle Services FY25
Project Number	24RFP092624C-MH
Supplier	MTI LIMO AND SHUTTLE SERVICES INC
Supplier Project Contact	CAMERON IJAMES (preferred language: English)
Performance Program	Professional Services
Evaluation Period	04/01/2025 to 06/30/2025
Effective Date	08/04/2025
Evaluation Type	Formal
Interview Date	Not Specified
Expectations Meeting Date	06/20/2025
Status	Completed
Publication Date	08/04/2025 10:13 AM EDT
Completion Date	08/04/2025 10:13 AM EDT
Evaluation Score	82

Related Documents

There are no documents associated with this Performance Evaluation

OVERALL RATING GUIDE - PROFESSIONAL SERVICES

Evaluation Score Range

Outstanding = 90-100%

Excellent = 80-89%

Satisfactory = 70-79%

Needs Improvement = 50-69%

Unsatisfactory = -50%

PROJECT MANAGEMENT **17/20**

Rating

Excellent: Project Management that exceeds in some areas. Understanding of project objectives, risks and Contract requirements was above average and required little direction from the User Department.

Comments *Not Specified*

SCHEDULE **14/20**

Rating

Satisfactory: Delivered on schedule or on approved amended schedule. Monitoring and forecasting of schedule as per Contract requirements.

Comments Vendor continues to respond to transportation emergencies within a short notice.

QUALITY OF DESIGN, REPORTS AND DELIVERABLES **14/20**

Rating

Satisfactory: Deliverables meet requirements and have an average number of issues on reports and deliverables.

Comments Based on the daily numbers of riders. The percent of complaints per month is less than 1percent.

COMMUNICATIONS AND CO-OPERATION **20/20**

Rating

Outstanding: Co-operative and proactive response to User Department concerns at all times. Innovative communication approaches with the User Department's team.

Comments Transportation vendor complies with all concerns, with reasonable expectations of corrections.

OVERSIGHT OF CONTRACTOR COMPLIANCE WITH CONTRACT DOCUMENTS **17/20**

Rating

Excellent: Proactive approach to oversight of Contract compliance. Compliance issues are resolved in a timely manner to the User Department's satisfaction and exceeds expectations in some areas.

Comments Vendor management answers and comply with all complaints.

GENERAL COMMENTS

Comments *Not Specified*

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0717 **Meeting Date:** 9/17/2025

Department
Real Estate and Asset Management

Requested Action
Request approval of the lowest responsible bidders - Department of Real Estate and Asset Management, 25ITB1406667C-JNJ, Maintenance and Testing of Fire Intrusion Alarm Systems in the total amount not to exceed $225,000.00 with (A) Acom Integrated Solutions (Stockbridge, GA) in the amount not to exceed $150,000.00; and (B) Twelve & Associates, Inc. (Marietta, GA) in the amount not to exceed $75,000.00, to provide on-site maintenance and testing of fire-intrusion alarm systems annually or on “as-needed” basis for Fulton County facilities. Effective January 1, 2026 through December 31, 2026, with two renewal options.

Requirement for Board Action
In accordance with Purchasing Code Section 102-373, all competitive sealed bids of more than $100,000.00 shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item
Open and Responsible Government

Commission Districts Affected
All Districts ☒
District 1 ☐
District 2 ☐
District 3 ☐
District 4 ☐
District 5 ☐
District 6 ☐

Is this a purchasing item?
Yes

Summary & Background These contracts furnish all materials, parts, labor, equipment, and appurtenances necessary to provide on-site preventive maintenance and testing of fire-intrusion alarm systems tasks for all system components to include fire alarm main and sub panels including intrusion alarm connections for Fulton County facilities for FY2026.

Scope of Work: The scope of work also includes, but not limited to:

- LED lamp & batteries
- Smoke and heat detectors
- Horns and strobes
- Duck smoke detector
- Pull stations
- Fireman phone jacks
- Override panels

Community Impact: This contract focuses on the safety of the County buildings which are visited by citizens. This contract covers the annual maintenance and inspection of the fire-intrusion alarm systems in the buildings for any deficiency that may be observed that would put the building out of compliance. In addition, any corrective repairs that needs to be conducted to maintain the systems' operation and ensure compliance with fire codes are provided under this contract.

Department Recommendation: The Department of Real Estate and Asset Management recommends approval.

Procedure for Basis of Award:

The recommendation for the award was based on the bidders' prices for annual testing of fire intrusion alarm devices to include sub panels and smoke detectors located throughout each facility; the per-hour labor rates for tasks other than testing and maintenance repairs cost and overtime; and totaling up all costs for Based Bid Amount to determine the lowest responsible bidder(s) complying with the provisions of this ITB.

The recommendation was also based on the bidder's submittal of required professional certifications/licenses on fire alarm control systems such as: Notifier IFC 2020, Simplex Controls, Edwards Controls and Silent Knight which is a requirement to be considered for an award with Fulton County.

Award Recommendation:

The County received and evaluated three (3) bid responses to the solicitation. Acom Integrated Solutions submitted the overall lowest base bid in the total amount of $89,217.00 and Twelve & Associates, Inc. submitted the next lowest base bid amount at $131,129.00 (see Exhibit 1, Bid Tabulation Sheet).

Therefore, after careful review, we recommend awards to Acom Integrated Solutions and Twelve & Associates, Inc to provide on-site maintenance and testing of fire-intrusion alarm systems on annual/or an "as-needed" basis for Fulton County, in the total amount not to exceed $225,000.00 for FY2026. The additional total authority for FY2026 is an increase of $95,000.00 compared to 2025 ($130,000.00). This is due largely from the impact of new base amount costs for annual testing services for FY2026. Also, we have identified additional projects such as the replacement of malfunctional fire alarms that are beyond repair in several County facilities.

These are time and material contracts. The requested total spending authority of $225,000.00 is sufficient to cover the costs for replacement of all parts/components and labor costs for annual inspections and required maintenance repairs mandated by the State Fire Marshal for FY2026.

Project Implications: Current fire code/regulations requires that all fire alarm and suppression systems be tested with any noted deficiencies addressed in short order as mandated by the State Fire Marshall.

Community Issues/Concerns: None that the Department is aware.

Department Issues/Concerns: If these contracts are not approved, the Department will not be able to provide the required maintenance and testing of fire-intrusion alarm systems in Fulton County facilities and without testing to determine deficiencies in the systems. Consequently, it will increase potential risk for the County.

Contract Modification: This is a new procurement

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Contract Value: **$225,000.00**

(A)
Contract Value: **$150,000.00**
Prime Vendor: **Acom Integrated Solutions**
Prime Status: **Non-Minority**
Location: **Stockbridge, GA**
County: **Henry County**
Prime Value: **$150,000.00 or 100.00%**

Total Contract Value: **$150,000.00 or 100.00%**
Total Certified Value: **$0.00 or 0.00%**

(B)
Contract Value: **$75,000.00**
Prime Vendor: **Twelve & Associates, Inc.**
Prime Status: **White Female Business Enterprise**
Location: **Marietta, GA**
County: **Cobb County**
Prime Value: **$75,000.00 or 33.33%%**

Grand Contract Value: **$225,000.00 or 100.00%**
Grand Certified Value: **$75,000.00 or 33.33%**

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Bid Tabulation Sheet

Exhibit 2: Performance Evaluation
Exhibit 3: Department Recommendation Memo

Contact Information *(Type Name, Title, Agency and Phone)*

Joseph N. Davis, Director, Department of Real Estate and Asset Management, (404) 612-3772

Contract Attached

No

Previous Contracts

No

Total Contract Value

Original Approved Amount:	$0.00
Previous Adjustments:	$0.00
This Request:	$225,000.00
TOTAL:	$225,000.00

Fiscal Impact / Funding Source

Funding Line 1:

100-520-5221-1116: General, Real Estate and Asset Management, Building Maintenance- $225,000.00
“Subject to availability of funding adopted for FY2026 by BOC”

Key Contract Terms	
Start Date: 1/1/2026	**End Date:** 12/31/2026
Cost Adjustment:	**Renewal/Extension Terms**: Tv one-year renewal options

Overall Contractor Performance Rating:

Acom Integrated Solutions	New Vendor
Twelve & Associates, Inc.	New Vendor

Would you select/recommend this vendor again?
Yes

Agenda Item No.: 25-0717 **Meeting Date:** 9/17/2025

Report Period Start:
N/A

Report Period End:
N/A

BID NUMBER:#25ITB1406667C-JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

					VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.				
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS
					105 Andrew Dr., Ste 400 Stockbridge, GA 30281	2270 Northwest Parkway SE, Suite 195 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052				
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE
					(800) 323-2264	(770) 953-5595	770-554-5004 ext. 106				
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:
						John Jolley	Kayla Hubbard				
No	Building Name	Address	Type of System	# of Device	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing
	CENTRAL FULTON										
1	Justice Center Complex	185 Central Ave	Honeywell S3 Series	1619	$ 14,607.50	$ 18,222.00					
2	Juvenile Justice Center	395 Pryor Street	Notifier NFS 3030	400	$ 3,678.00	$ 6,754.00	$ -				
3	Medical Examiner's Office	430 Pryor St.	SK5207	22	$ 424.00	$ 629.00	$ -				
4	Government Center	141 Pryor Street	Notifier	2932	$ 26,191.50	$ 32,728.00	$ -				
5	Central Library	1 Margaret Mitchell Sq	Notifier Vesfire	341	$ 3,178.50	$ 5,907.00	$ -				
6	Auburn Research Library	101 Auburn Ave	Notifier NFS2 640XE	130	$ 1,180.50	$ 2,421.00	$ -				
7	Peachtree Branch Library	1315 Peachtree St., NE	SK 4720	24	$ 610.00	$ 661.00	$ -				
8	Ponce de Leon Branch	1 Ponce de Leon Ave., NE	SK4720	16	$ 291.00	$ 728.00	$ -				
9	East Atlanta Library	457 Flat Shoals Rd, SE	SK 5700	27	$ 401.50	$ 709.00	$ -				
10	Helene S. Mills Senior MP Center	515 John Wesley Dobbs	SK5208	43	$ 502.00	$ 1,025.00	$ -				
11	Southeast Senior Center	1550 Newton Circle	SK5207	40	$ 698.00	$ 917.00	$ -				
12	Auburn Senior Center	300 Edgewood Ave., NE	SK2020	25	$ 465.00	$ 677.00	$ -				
13	Center for Rehabilitation	265 Boulevard	SKIFF 1000	155	$ 1,393.00	$ 2,883.00	$ -				
14	Health/Human Services	137 Peachtree St. SW	SK 5820 XL	80	$ 940.00	$ 1,679.00					
	GREATER FULTON-NORTH										
15	Robert Fulton Library	5090 Abbotts Bridge Rd	SK5207	35	$ 483.00	$ 808.00	$ -				
16	Buckhead Branch Library	269 Buckhead Ave., NE	SK4720	11	$ 263.00	$ 462.00	$ -				
17	Northeast Regional Library	4720 Old Alabama Rd	SK5207	31	$ 348.00	$ 841.00	$ -				

BID NUMBER:#25ITB1406667C-JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

					VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.					
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	
					105 Andrew Dr., Ste 400 Rockmart, GA 30201	2270 Northwest Parkway SE, Suite 105 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052					
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	
					(800) 323-2266	(770) 953-9595	770-554-5004 ext. 106					
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	
						John Jolley	Kayla Hubbard					
No	Building Name	Address	Type of System	# of Devics	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	
18	Northside Branch Library	3295 Northside Pkwy, NW	SK4720	11	$ 288.50	$ 452.00	$ -					
19	Alpharetta Library	15 Park Plaza	Firelite 9300 UD	30	$ 518.00	$ 987.00	$ -					
20	Milton Library	800 Mayfield Rd	Firelite 9300UDLS	33	$ 472.00	$ 870.00	$ -					
21	East Roswell Library	2301 Holcomb Bridge Rd	Siemens FC2025/2090	35	$ 520.50	$ 808.00	$ -					
22	North West Atlanta Library	2489 Perry Blvd	Notifier	42	$ 409.00	$ 1,065.00	$ -					
23	Dogwood Senior Center	1953 Donald Lee Hollowell	SK5207	28	$ 407.00	$ 725.00	$ -					
24	H.G. Darnell Senior MP Center	477 Fairburn Rd	SK5207	158	$ 1,222.00	$ 2,011.00	$ -					
25	New Horizons	745 Orr St.	SK5207	34	$ 552.50	$ 821.00	$ -					
26	D.C. Benson	6800 Vernon Woods Rd	SK5207	58	$ 547.00	$ 1,206.00	$ -					
27	Roswell Senior Center	1250 Warsaw Rd	SK2020	20	$ 563.00	$ 996.00	$ -					
28	Drug Court Treatment Facility	1134 A Jefferson St.	SK 5820	19	$ 320.00	$ 705.00	$ -					
29	North Training Center	5025 Roswell Rd	SK4720	49	$ 635.00	$ 1,062.00	$ -					
30	North Fulton Service Center	7741 Roswell Rd	NOTIFIER Dialer	40	$ 573.00	$ 917.00	$ -					
31	FCPD Tactical Operations Center	4701 Fulton Industrial Blvd	SK4720	22	$ 386.50	$ 629.00	$ -					
32	Fire Department Administration	3977 Aviation Circle	SK2020	14	$ 330.00	$ 500.00	$ -					
33	Aviation Community Center	3909 Aviation Cir NW	SK 5820XL	7	$ 229.00	$ 508.00	$ -					
34	Central Maintenance Facility	995 Marietta Blvd	SK5207	43	$ 652.00	$ 965.00	$ -					

BID NUMBER:#25ITB1406667C-JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

No	Building Name	Address	Type of System	# of Device	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.				
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS
					105 Andrew Dr., Ste 400 Stockbridge, GA 30281	2270 North west Parkway SE, Suite 100 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052				
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE
					(800) 323-2266	(770) 953-9585	770-554-5004 ext. 106				
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:
						John Jolley	Kayla Hubbard				
					Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing
35	D A Pearson Maint. Complex, A,B,C	3929 Aviation Circle	SK4720	20	$ 588.00	$ 996.00	$ -				
	GREATER FULTON-SOUTH										
36	Adams Park Branch	2231 Campbellton Rd	SK5207	22	$ 436.50	$ 610.00	$ -				
37	Adamsville/Collier Hts.	3424 M.L. King Arnold	SK4720	7	$ 241.50	$ 388.00	$ -				
38	Cleveland Branch	47 Cleveland Ave	SK4820	15	$ 273.00	$ 516.00	$ -				
39	College Park Branch Library	3647 Main St.	Edwards IO	22	$ 474.00	$ 610.00	$ -				
40	Hapeville Branch Library	525 King Arnold St.	SK4720	22	$ 434.00	$ 629.00	$ -				
41	Library	4055 Flat Shoals Rd, SW	SK5809	17	$ 371.50	$ 1,162.00	$ -				
42	Metropolitan Library	1332 Metropolitan Pkwy, SW	ESL IO 64	26	$ 488.50	$ 716.00	$ -				
43	Wolf Creek Library	3100 Enon Road	Notifier	27	$ 389.00	$ 769.00	$ -				
44	Palmetto Library	9111 Cascade Palmetto	Firelite	24	$ 397.50	$ 701.00	$ -				
45	Southeast Library	1463 Pryor Rd	SK IFP 2080	15	$ 323.00	$ 696.00	$ -				
46	H.J.C. Bowden Senior Center	2865 Church St.	SK5207	43	$ 602.00	$ 965.00	$ -				
47	Camp Truitt Senior Center	4320 Herschel Rd	SK5207	20	$ 420.50	$ 996.00	$ -				
48	New Beginnings	66 Brooks Drive	SK5820	48	$ 567.00	$ 1,166.00	$ -				
49	Quality Living Services	4901 Danforth Rd, SW	SK4720	42	$ 621.50	$ 949.00	$ -				
50	Palmetto Senior Center	205 School St.	SK5207	30	$ 395.50	$ 757.00	$ -				
51	Hapeville Senior Center	Central Park Drive	SK5205	52	$ 801.50	$ 1,170.00	$ -				
52	Coop. Extension Service Office	1767 Washington Rd	SK4720	20	$ 375.50	$ 896.00	$ -				
53	Central Training Ctr.	435 Langhorn St.	SK5207	45	$ 600.50	$ 996.00	$ -				

NON-RESPONSIVE VENDORS AND OTHER INFORMATION

BID NUMBER:#25ITB1406667C-JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

					VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.				
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS
					105 Andrew Dr., Ste 400 Stockbridge, GA 30281	2270 Northwest Parkway SE, Suite 105 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052				
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE
					(800) 323-2266	(770) 953-0585	770-554-5004 ext. 106				
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:
						John Jolley	Kayla Hubbard				
No	Building Name	Address	Type of System	# of Device	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing
54	South Training Ctr.	2905 Fairburn Rd, SW	SK5207	45	$ 700.50	$ 998.00	$ -				
55	Oak Hill Homes Complex	2799 Metropolitan Pkwy	Firelite MS-9600UDLS	91	$ 1,041.00	$ 1,796.00	$ -				
56	Adamsville Regional Health Ctr	3700 MLK Jr., SW	SKIFP1000	82	$ 966.50	$ 1,711.00	$ -				
57	South Fulton Mental Health	1636 Connally Dr	SK5208	66	$ 848.50	$ 1,234.00	$ -				
58	West Mental Health	475 Fairburn Rd, SW	SK4720	30	$ 455.00	$ 757.00	$ -				
59	College Park Health Ctr.	1920 John Wesley Ave	SK5207	106	$ 1,348.50	$ 1,976.00	$ -				
60	Neighborhood Union Health Ctr.	186 Sunset Ave., NW	SK 5207	68	$ 1,099.50	$ 1,206.00	$ -				
61	North Point Parkway	4700 North Point Parkway	EST-2/SK5230	42	$ 409.00	$ 1,009.00	$ -				
62	David Hegins Shooting Range - Trailer	5301 Aldredge Rd	SK4720	9	$ 302.50	$ 420.00	$ -				
63	Public Safety Training (Wolf Creek)	3025 Merk Rd	SK5207	68	$ 714.50	$ 1,367.00	$ -				
64	F.C. Club House For Youth	1408 Delowe Dr	SK5808	19	$ 420.00	$ 640.00	$ -				
65	Tom Lowe Shooting Clubhouse	3070 Merk Rd	SK4720	6	$ 211.00	$ 372.00	$ -				
66	Hammond House	103 Peoples Str.	SK4720	5	$ 288.00	$ 396.00	$ -				
67	Camp Truitt Education	4300 Herschel Rd	SK5207	14	$ 330.00	$ 500.00	$ -				
68	South Fulton Service Center	5800 Stonewall Tell	SIMPLEX	45	$ 488.00	$ 998.00	$ -				
69	Grounds Division Office	128 Willis Mill Rd., SW	SK4720	23	$ 529.50	$ 645.00	$ -				
70	South Zone Maintenance	5592 Stone Wall Tell	SK 4720	9	$ 352.50	$ 420.00	$ -				
71	Kirkwood Branch Library	1woe Kirkwood Rd., NE	SSA	19	$ 407.50	$ 900.00	$ -				

BID NUMBER:#25ITB1406667C-JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

No	Building Name	Address	Type of System	# of Device	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.				
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS
					105 Andrew Dr., Ste 400 Rockmart, GA 30201	2270 Northwest Parkway SE, Suite 195 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052				
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE
					(800) 323-2264	(770) 953-0595	770-554-5004 ext. 106				
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:
						John Jolley	Kayla Hubbard				
72	Dogwood Branch Library	1838 Donald Lee Hollowell P	FireLite ES-50X	12	$ 396.50	$ 496.00	$ -				
73	Roswell Branch Library	115 Norcross St.	FireLite ES-50X	8	$ 247.00	$ 836.00	$ -				
74	Sandy Springs Regional	395 Mt. Vernon Hwy., NE	FireLite ES-50X	18	$ 402.00	$ 564.00	$ -				
75	Washington Park	1116 M.L. King Dr.	SK2820	11	$ 301.00	$ 462.00	$ -				
76	West End Branch	525 Peoples St., SW	Node	10	$ 295.50	$ 406.00	$ -				
77	Southwest Regional Library	3665 Cascade Rd., SW	FireLite ES-50X	32	$ 479.00	$ 882.00	$ -				
78	East Point Library	2757 Main St.	FireNet Plus	34	$ 490.00	$ 821.00	$ -				
79	Fairburn Holgood-Palmer	60 Valley View Dr.	FireNet Plus	42	$ 534.00	$ 949.00	$ -				
80	TOTAL OF ALL LINES 1 THRU 79				$ 86,917.00	$ 130,544.00	$ -				
81	Labor Rate for tasks other than testing and maintenance				$150.00/hr	$125.00/hr	$ -				
82	Overtime labor rate for other tasks than testing and maintenance (shall not exceed 1.5 times the labor rate indicated in Special Conditions/Instruction, Section Parts Pricing, Paragraph B.				$225.00/hr	$187.50/hr	$ -				
83	Indicate any other charges that will apply, in addition to the above. Please describle each item. Charges not mentioned in the bid will not be approved is a contract is awarded.				Lift Fee excluded	$ 85.00	$ -				

BID NUMBER:#25TB140666 7C - JNJ

BID DESCRIPTION: Maintenance and Testing of Fire-Intrusion Alarm Systems

REQUESTING DEPARTMENT: Department of Real Estate and Asset Management

Due Date: 7/1/2025

No	Building Name	Address	Type of System	# of Device	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE	VENDOR CODE
					VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME	VENDOR NAME
					Acorn Integrated Solutions	Twelve & Associates, Inc.	Alliance Fire Protection Services, Inc.				
					ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS	ADDRESS
					105 Andrew Dr., Ste 400 Stockbridge, GA 30281	2270 Northwest Parkway SE, Suite 105 Marietta, GA 30067	6100 GA 20 Loganville, GA 30052				
					TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE	TELEPHONE
					(800) 323-2266	(770) 953-8585	770-554-5004 ext. 106				
					CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:	CONTACT:
						John Jolley	Kayla Hubbard				
	Please state what will be your total bill, for a labor only services call of four (4) hours. Please include labor charges based on rayes quoted on line 81 above per hour, other incidentals like service charge or truck charges, if any, as quoted on line (83 above.				Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing	Cost for Annual Testing
	*Labor Charges for four (4) hours				$20 25.00 $600.00	$595.00 $500.00	$ -				
	*Any other incidentals (please state)				$1,200.00	$85.00					
84	*Any charge not included above (please state)				$225.00/hr after hours	$0.00					
85	Base Bid Amount				$ 89,217.00	$ 131,129.00	Deemed non-responsive				
	BIDS MAILED										
	BIDS RECEIVED:				3						
					CONTACT: Jaleiah Johnson, APA Team C						

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM JD

DATE: July 24, 2025

SUBJECT: Contractor's Performance Report – Acom Integrated Solutions – ITB #25ITB1406667C-JNJ -GS, Maintenance and Testing of Fire Intrusion Alarm Systems-FY2026

The Contractor listed below to our knowledge has never provided any professional goods or services to Fulton County's Department of Real Estate and Asset Management:

PROJECT: Maintenance and Testing of Fire Intrusion Alarm Systems-

PROJECT NO.: 25ITB1406667C-JNJ

CONTRACTOR: Acom Integrated Solutions
105 Andrew Drive
Atlanta, GA 30281

POC: James Carreker

PHONE: (678) 588-6567

EMAIL: jcarreker@acom.us

If you have any questions, please contact Khandi Flowers (404) 612-7944.

JD/TD/JA/kf

C: Tim Dimond, DREAM Deputy Director
John Adams, DREAM Administrator
Harry Jordan, Contract Administrator, DREAM
Khandi Flowers, Contract Administrator, Purchasing/DREAM

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Chief Purchasing Agent, Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM JD

DATE: July 24, 2025

SUBJECT: Contractor's Performance Report – Acom Integrated Solutions – ITB #25ITB1406667C-JNJ -GS, Maintenance and Testing of Fire Intrusion Alarm Systems-FY2026

The Contractor listed below to our knowledge has never provided any professional goods or services to Fulton County's Department of Real Estate and Asset Management:

PROJECT: Maintenance and Testing of Fire Intrusion Alarm Systems-

PROJECT NO.: 25ITB1406667C-JNJ

CONTRACTOR: Twelve & Associates, Inc.
2270 Northwest Parkway SE, Suite 185
Marietta, GA 30067

POC: John Jolley

PHONE: (770) 953-8585

EMAIL:

If you have any questions, please contact Khandi Flowers (404) 612-7944.

JD/TD/JA/kf

C: Tim Dimond, DREAM Deputy Director
John Adams, DREAM Administrator
Harry Jordan, Contract Administrator, DREAM
Khandi Flowers, Contract Administrator, Purchasing/DREAM

INTEROFFICE MEMORANDUM

TO: Felicia Strong-Whitaker, Director, Purchasing and Contract Compliance

FROM: Joseph Davis, Director, DREAM

DATE: July 30, 2026

SUBJECT: Recommendation Award – ITB #25ITB1406667C-JNJ - GS, Maintenance and Testing of Fire Intrusion Alarm Systems-FY2026

RECOMMENDATION: We are recommending approval of the lowest bidder for, ITB#25ITB1406667C-JNJ, Maintenance and Testing of Fire Intrusion Alarm Systems in the total amount not to exceed $220,000.00 with (A) Acom Integrated Solutions (Stockbridge, GA), in the amount not to exceed $150,000.00 and (B) Twelve & Associates, Inc. (Marietta, GA) in the amount not to exceed $75,000.00, to provide on-site maintenance and testing of fire-intrusion alarm systems on annual/or an "as-needed" basis for Fulton County facilities. Effective dates: January 1, 2026, through December 31, 2026, with two renewal options

SCOPE OF WORK: This contract furnishes all materials, parts, labor, equipment, and appurtenances necessary to provide on-site preventive maintenance and testing of fire-intrusion alarm systems tasks for all system components to include fire alarm main and sub panels including intrusion alarm connections for Fulton County facilities.

The scope of work also includes, but not limited to:

- LED lamp & batteries
- Smoke and heat detectors
- Horns and strobes
- Duck smoke detector
- Pull stations
- Fireman phone jacks
- Override panels

DISCUSSION:

Procedure for Basis of Award:

The recommendation for the award was based on the bidders' prices for annual testing of fire intrusion alarm devices to include sub panels and smoke detectors located throughout each facility; per hourly labor rates for tasks other than testing and maintenance repairs cost

and overtime; and totaling up all costs for Based Bid Amount to determine the lowest responsible bidder(s) complying with the provisions of this ITB.

The recommendation was also based on the bidder's submittal of required professional certifications/licenses on fire alarm control systems such as: Notifier IFC 2020, Simplex Controls, Edwards Controls and Silent Knight which is a requirement to be considered for an award with Fulton County.

Award Recommendation:

The County received and evaluated three (3) bid responses to the solicitation. Acom Integrated Solutions submitted the overall lowest base bid in the total amount of $89,217.00 and Twelve & Associates, Inc. submitted the next lowest base bid amount at $131,129.00 (see Exhibit 1, Bid Tabulation Sheet). The third bidder, Sales@ Alliance Fire was deemed non-responsive by Purchasing for failure to provide required bid documents at the time of submission prior to time for bid opening (see Exhibit 3, Non-Responsive Letter).

Therefore, after careful review, we recommend awards to Acom Integrated Solutions and Twelve & Associates, Inc. as the lowest and next responsible and responsive bidders, to provide on-site maintenance and testing of fire-intrusion alarm systems on annual/or an "as-needed" basis for Fulton County, in the total amount not to exceed $225,000.00 for FY2026. The additional total authority for FY2026 is an increase of $95,000.00 compared to 2025 ($130,000.00). This is due largely from the impact of new base amount costs for annual testing services for FY2026. Also, we have identified additional projects such as the replacement of malfunctional fire alarms that are beyond repair in several County facilities.

Recommended Bidder	Base Bid Amount	Award Authority
Acom Integrated Solutions	$89,217.00	**$150,000.00-Lowest Bidder**
Twelve & Associates, Inc.	$130,544.00	**$75,000.00- Next Lowest Bidder**
Sales@ Alliance Fire	N/A	Deemed Non-Responsive

These are time and material contracts. The requested total spending authority of $225,000.00 is sufficient to cover the costs for replacement of all parts/components and labor costs for annual inspections and required maintenance repairs mandated by the State Fire Marshal for FY2026.

Authorized Signature: *Joseph Davis* Joseph N. Davis Date: 7-30-2025

(By Director/Deputy Director)

If you require additional information, contact Khandi Flowers at (404) 612-7944.

ATTACHMENT: Bid Tabulation Sheet

Cc. Tim Dimond, Deputy Director, DREAM
John W. Adams, Administrator, DREAM
Ben Wright, Trades Supervisor, DREAM
Mark Hawks, CAPA, Team C, Purchasing & Contract Compliance
Jakeiah Johnson, APA, Team C, Purchasing & Contract Compliance
Harry Jordan, Contract Administrator, DREAM
Khandi Flowers, Contract Administrator, Purchasing/DREAM
Florene Thornton, Financial Administrator, DREAM
April Pye, Administrator, DREAM Administration Division

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0718 **Meeting Date:** 9/17/2025

Department
Public Works

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval to utilize cooperative purchasing - Department of Public Works, Sourcewell-GapVax Contract # 101221-GPV, MC1312-3S3X, Combination Jet/Vac Truck in the amount not to exceed $654,797.09 with Aquip, LLC (Rock Hill, SC), to provide the cleaning and maintaining of sewer lines, storm drains, and pipelines. This is a one-time procurement.

Requirement for Board Action *(Cite specific Board policy, statute or code requirement)*
In accordance with Purchasing Code Section 102-462, requests for approval to utilize cooperative purchasing or state contracts of more than $100,000 shall be forwarded to the Board of Commissioners for approval.

Strategic Priority Area related to this item *(If yes, note strategic priority area below)*
Health and Human Services

Commission Districts Affected
All Districts ☐
District 1 ☒
District 2 ☒
District 3 ☒
District 4 ☐
District 5 ☒
District 6 ☒

Is this a purchasing item?
Yes

Summary & Background: The Department of Public Works is requesting approval to utilize cooperative purchasing, Sourcewell Contract # 101221-GPV, MC1312-3S3X with GapVax through Sourcewell's Authorized Representative Aquip, LLC (Rock Hill, SC), to provide a MC1312-3S3X-Combination Jet/Vac Truck.

Scope of Work: The combination Jet Vacuum Truck is used for cleaning sewer mains, removing blockages, vacuuming debris, hydro-excavation, and spill remediation. The piece of equipment has been specified to meet the needs of the North and South Fulton sewer system maintenance

protocols and will be used to allow the Public Works Department to comply with the Capacity, Management, Operations and Maintenance (CMOM) program that is required by the Georgia Environmental Protection Division (EPD).

Community Impact: The Vacuum Truck will be used daily to clean and remove blockages within sewer lines throughout the community, increasing the effectiveness of the sewer system. The truck will clean approximately 750,000 feet of pipe annually.

Department Recommendation: The Department of Public Works requests the purchase of a MC1312-3S3X-Combination Jet/Vac Truck.

Project Implications: Without an operational vacuum/Jetter truck, sewer cleaning and CCTV activities will suffer and there is an increased likelihood of sanitary sewer overflows.

Community Issues/Concerns: None have been raised to the Department from the community.

Department Issues/Concerns: None have been raised by the Department of Public Works.

Contract Modification: This is a new request.

Contract & Compliance Information *(Provide Contractor and Subcontractor details.)*

Not Applicable

Exhibits Attached *(Provide copies of originals, number exhibits consecutively, and label all exhibits in the upper right corner.)*

Exhibit 1: Sourcewell Contract # 101221-GPV
Exhibit 2: Copy of Quote

Contact Information *(Type Name, Title, Agency and Phone)*

Roy Barnes, Deputy Director, Public Works, 404-612-6317

Contract Attached

No

Previous Contracts

No

Total Contract Value

Original Approved Amount:	$0.00
Previous Adjustments:	$0.00
This Request:	$654,797.09

TOTAL: $654,797.09

Grant Information Summary

Amount Requested:
Match Required:
Start Date:
End Date:
Match Account $:

☐ Cash
☐ In-Kind
☐ Approval to Award
☐ Apply & Accept

Fiscal Impact / Funding Source

Funding Line 1:

201-540-5469-1410: Water & Sewer Revenue, Public Works, Equipment - $654,797.09.

Key Contract Terms	
Start Date: Upon BOC Approval	**End Date:** 12/31/2025
Cost Adjustment:	**Renewal/Extension Terms**: N Renewal Options

Overall Contractor Performance Rating: N/A

Would you select/recommend this vendor again?
Choose an item.

Report Period Start: **N/A**
Report Period End: **N/A**

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Sourcewell

Solicitation Number: RFP #101221

CONTRACT

This Contract is between Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 (Sourcewell) and GapVax Inc., 575 Central Avenue, Johnstown, PA 15902 (Supplier).

Sourcewell is a State of Minnesota local government unit and service cooperative created under the laws of the State of Minnesota (Minnesota Statutes Section 123A.21) that offers cooperative procurement solutions to government entities. Participation is open to eligible federal, state/province, and municipal governmental entities, higher education, K-12 education, nonprofit, tribal government, and other public entities located in the United States and Canada. Sourcewell issued a public solicitation for Sewer Vacuum, Hydro-Excavation, and Municipal Pumping Equipment with Related Accessories and Supplies from which Supplier was awarded a contract.

Supplier desires to contract with Sourcewell to provide equipment, products, or services to Sourcewell and the entities that access Sourcewell's cooperative purchasing contracts (Participating Entities).

1. TERM OF CONTRACT

A. EFFECTIVE DATE. This Contract is effective upon the date of the final signature below.

B. EXPIRATION DATE AND EXTENSION. This Contract expires November 29, 2025, unless it is cancelled sooner pursuant to Article 22. This Contract may be extended one additional year upon the request of Sourcewell and written agreement by Supplier.

C. SURVIVAL OF TERMS. Notwithstanding any expiration or termination of this Contract, all payment obligations incurred prior to expiration or termination will survive, as will the following: Articles 11 through 14 survive the expiration or cancellation of this Contract. All rights will cease upon expiration or termination of this Contract.

2. EQUIPMENT, PRODUCTS, OR SERVICES

A. EQUIPMENT, PRODUCTS, OR SERVICES. Supplier will provide the Equipment, Products, or Services as stated in its Proposal submitted under the Solicitation Number listed above.

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Supplier's Equipment, Products, or Services Proposal (Proposal) is attached and incorporated into this Contract.

All Equipment and Products provided under this Contract must be new and the current model. Supplier may offer close-out or refurbished Equipment or Products if they are clearly indicated in Supplier's product and pricing list. Unless agreed to by the Participating Entities in advance, Equipment or Products must be delivered as operational to the Participating Entity's site.

This Contract offers an indefinite quantity of sales, and while substantial volume is anticipated, sales and sales volume are not guaranteed.

B. WARRANTY. Supplier warrants that all Equipment, Products, and Services furnished are free from liens and encumbrances, and are free from defects in design, materials, and workmanship. In addition, Supplier warrants the Equipment, Products, and Services are suitable for and will perform in accordance with the ordinary use for which they are intended. Supplier's dealers and distributors must agree to assist the Participating Entity in reaching a resolution in any dispute over warranty terms with the manufacturer. Any manufacturer's warranty that extends beyond the expiration of the Supplier's warranty will be passed on to the Participating Entity.

C. DEALERS, DISTRIBUTORS, AND/OR RESELLERS. Upon Contract execution and throughout the Contract term, Supplier must provide to Sourcewell a current means to validate or authenticate Supplier's authorized dealers, distributors, or resellers relative to the Equipment, Products, and Services offered under this Contract, which will be incorporated into this Contract by reference. It is the Supplier's responsibility to ensure Sourcewell receives the most current information.

3. PRICING

All Equipment, Products, or Services under this Contract will be priced at or below the price stated in Supplier's Proposal.

When providing pricing quotes to Participating Entities, all pricing quoted must reflect a Participating Entity's total cost of acquisition. This means that the quoted cost is for delivered Equipment, Products, and Services that are operational for their intended purpose, and includes all costs to the Participating Entity's requested delivery location.

Regardless of the payment method chosen by the Participating Entity, the total cost associated with any purchase option of the Equipment, Products, or Services must always be disclosed in the pricing quote to the applicable Participating Entity at the time of purchase.

A. SHIPPING AND SHIPPING COSTS. All delivered Equipment and Products must be properly packaged. Damaged Equipment and Products may be rejected. If the damage is not readily apparent at the time of delivery, Supplier must permit the Equipment and Products to be

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returned within a reasonable time at no cost to Sourcewell or its Participating Entities. Participating Entities reserve the right to inspect the Equipment and Products at a reasonable time after delivery where circumstances or conditions prevent effective inspection of the Equipment and Products at the time of delivery. In the event of the delivery of nonconforming Equipment and Products, the Participating Entity will notify the Supplier as soon as possible and the Supplier will replace nonconforming Equipment and Products with conforming Equipment and Products that are acceptable to the Participating Entity.

Supplier must arrange for and pay for the return shipment on Equipment and Products that arrive in a defective or inoperable condition.

Sourcewell may declare the Supplier in breach of this Contract if the Supplier intentionally delivers substandard or inferior Equipment or Products.

B. SALES TAX. Each Participating Entity is responsible for supplying the Supplier with valid tax-exemption certification(s). When ordering, a Participating Entity must indicate if it is a tax-exempt entity.

C. HOT LIST PRICING. At any time during this Contract, Supplier may offer a specific selection of Equipment, Products, or Services at discounts greater than those listed in the Contract. When Supplier determines it will offer Hot List Pricing, it must be submitted electronically to Sourcewell in a line-item format. Equipment, Products, or Services may be added or removed from the Hot List at any time through a Sourcewell Price and Product Change Form as defined in Article 4 below.

Hot List program and pricing may also be used to discount and liquidate close-out and discontinued Equipment and Products as long as those close-out and discontinued items are clearly identified as such. Current ordering process and administrative fees apply. Hot List Pricing must be published and made available to all Participating Entities.

4. PRODUCT AND PRICING CHANGE REQUESTS

Supplier may request Equipment, Product, or Service changes, additions, or deletions at any time. All requests must be made in writing by submitting a signed Sourcewell Price and Product Change Request Form to the assigned Sourcewell Supplier Development Administrator. This approved form is available from the assigned Sourcewell Supplier Development Administrator. At a minimum, the request must:

- Identify the applicable Sourcewell contract number;
- Clearly specify the requested change;
- Provide sufficient detail to justify the requested change;

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- Individually list all Equipment, Products, or Services affected by the requested change, along with the requested change (e.g., addition, deletion, price change); and
- Include a complete restatement of pricing documentation in Microsoft Excel with the effective date of the modified pricing, or product addition or deletion. The new pricing restatement must include all Equipment, Products, and Services offered, even for those items where pricing remains unchanged.

A fully executed Sourcewell Price and Product Change Request Form will become an amendment to this Contract and will be incorporated by reference.

5. PARTICIPATION, CONTRACT ACCESS, AND PARTICIPATING ENTITY REQUIREMENTS

A. PARTICIPATION. Sourcewell's cooperative contracts are available and open to public and nonprofit entities across the United States and Canada; such as federal, state/province, municipal, K-12 and higher education, tribal government, and other public entities.

The benefits of this Contract should be available to all Participating Entities that can legally access the Equipment, Products, or Services under this Contract. A Participating Entity's authority to access this Contract is determined through its cooperative purchasing, interlocal, or joint powers laws. Any entity accessing benefits of this Contract will be considered a Service Member of Sourcewell during such time of access. Supplier understands that a Participating Entity's use of this Contract is at the Participating Entity's sole convenience and Participating Entities reserve the right to obtain like Equipment, Products, or Services from any other source.

Supplier is responsible for familiarizing its sales and service forces with Sourcewell contract use eligibility requirements and documentation and will encourage potential participating entities to join Sourcewell. Sourcewell reserves the right to add and remove Participating Entities to its roster during the term of this Contract.

B. PUBLIC FACILITIES. Supplier's employees may be required to perform work at government-owned facilities, including schools. Supplier's employees and agents must conduct themselves in a professional manner while on the premises, and in accordance with Participating Entity policies and procedures, and all applicable laws.

6. PARTICIPATING ENTITY USE AND PURCHASING

A. ORDERS AND PAYMENT. To access the contracted Equipment, Products, or Services under this Contract, a Participating Entity must clearly indicate to Supplier that it intends to access this Contract; however, order flow and procedure will be developed jointly between Sourcewell and Supplier. Typically, a Participating Entity will issue an order directly to Supplier or its authorized subsidiary, distributor, dealer, or reseller. If a Participating Entity issues a purchase order, it may use its own forms, but the purchase order should clearly note the applicable Sourcewell

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contract number. All Participating Entity orders under this Contract must be issued prior to expiration or cancellation of this Contract; however, Supplier performance, Participating Entity payment obligations, and any applicable warranty periods or other Supplier or Participating Entity obligations may extend beyond the term of this Contract.

Supplier's acceptable forms of payment are included in its attached Proposal. Participating Entities will be solely responsible for payment and Sourcewell will have no liability for any unpaid invoice of any Participating Entity.

B. ADDITIONAL TERMS AND CONDITIONS/PARTICIPATING ADDENDUM. Additional terms and conditions to a purchase order, or other required transaction documentation, may be negotiated between a Participating Entity and Supplier, such as job or industry-specific requirements, legal requirements (e.g., affirmative action or immigration status requirements), or specific local policy requirements. Some Participating Entities may require the use of a Participating Addendum; the terms of which will be negotiated directly between the Participating Entity and the Supplier. Any negotiated additional terms and conditions must never be less favorable to the Participating Entity than what is contained in this Contract.

C. SPECIALIZED SERVICE REQUIREMENTS. In the event that the Participating Entity requires service or specialized performance requirements not addressed in this Contract (such as e-commerce specifications, specialized delivery requirements, or other specifications and requirements), the Participating Entity and the Supplier may enter into a separate, standalone agreement, apart from this Contract. Sourcewell, including its agents and employees, will not be made a party to a claim for breach of such agreement.

D. TERMINATION OF ORDERS. Participating Entities may terminate an order, in whole or in part, immediately upon notice to Supplier in the event of any of the following events:

1. The Participating Entity fails to receive funding or appropriation from its governing body at levels sufficient to pay for the equipment, products, or services to be purchased; or
2. Federal, state, or provincial laws or regulations prohibit the purchase or change the Participating Entity's requirements.

E. GOVERNING LAW AND VENUE. The governing law and venue for any action related to a Participating Entity's order will be determined by the Participating Entity making the purchase.

7. CUSTOMER SERVICE

A. PRIMARY ACCOUNT REPRESENTATIVE. Supplier will assign an Account Representative to Sourcewell for this Contract and must provide prompt notice to Sourcewell if that person is changed. The Account Representative will be responsible for:

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- Maintenance and management of this Contract;
- Timely response to all Sourcewell and Participating Entity inquiries; and
- Business reviews to Sourcewell and Participating Entities, if applicable.

B. BUSINESS REVIEWS. Supplier must perform a minimum of one business review with Sourcewell per contract year. The business review will cover sales to Participating Entities, pricing and contract terms, administrative fees, sales data reports, supply issues, customer issues, and any other necessary information.

8. REPORT ON CONTRACT SALES ACTIVITY AND ADMINISTRATIVE FEE PAYMENT

A. CONTRACT SALES ACTIVITY REPORT. Each calendar quarter, Supplier must provide a contract sales activity report (Report) to the Sourcewell Supplier Development Administrator assigned to this Contract. Reports are due no later than 45 days after the end of each calendar quarter. A Report must be provided regardless of the number or amount of sales during that quarter (i.e., if there are no sales, Supplier must submit a report indicating no sales were made).

The Report must contain the following fields:

- Participating Entity Name (e.g., City of Staples Highway Department);
- Participating Entity Physical Street Address;
- Participating Entity City;
- Participating Entity State/Province;
- Participating Entity Zip/Postal Code;
- Participating Entity Contact Name;
- Participating Entity Contact Email Address;
- Participating Entity Contact Telephone Number;
- Sourcewell Assigned Entity/Participating Entity Number;
- Item Purchased Description;
- Item Purchased Price;
- Sourcewell Administrative Fee Applied; and
- Date Purchase was invoiced/sale was recognized as revenue by Supplier.

B. ADMINISTRATIVE FEE. In consideration for the support and services provided by Sourcewell, the Supplier will pay an administrative fee to Sourcewell on all Equipment, Products, and Services provided to Participating Entities. The Administrative Fee must be included in, and not added to, the pricing. Supplier may not charge Participating Entities more than the contracted price to offset the Administrative Fee.

The Supplier will submit payment to Sourcewell for the percentage of administrative fee stated in the Proposal multiplied by the total sales of all Equipment, Products, and Services purchased

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by Participating Entities under this Contract during each calendar quarter. Payments should note the Supplier's name and Sourcewell-assigned contract number in the memo; and must be mailed to the address above "Attn: Accounts Receivable" or remitted electronically to Sourcewell's banking institution per Sourcewell's Finance department instructions. Payments must be received no later than 45 calendar days after the end of each calendar quarter.

Supplier agrees to cooperate with Sourcewell in auditing transactions under this Contract to ensure that the administrative fee is paid on all items purchased under this Contract.

In the event the Supplier is delinquent in any undisputed administrative fees, Sourcewell reserves the right to cancel this Contract and reject any proposal submitted by the Supplier in any subsequent solicitation. In the event this Contract is cancelled by either party prior to the Contract's expiration date, the administrative fee payment will be due no more than 30 days from the cancellation date.

9. AUTHORIZED REPRESENTATIVE

Sourcewell's Authorized Representative is its Chief Procurement Officer.

Supplier's Authorized Representative is the person named in the Supplier's Proposal. If Supplier's Authorized Representative changes at any time during this Contract, Supplier must promptly notify Sourcewell in writing.

10. AUDIT, ASSIGNMENT, AMENDMENTS, WAIVER, AND CONTRACT COMPLETE

A. AUDIT. Pursuant to Minnesota Statutes Section 16C.05, subdivision 5, the books, records, documents, and accounting procedures and practices relevant to this Agreement are subject to examination by Sourcewell or the Minnesota State Auditor for a minimum of six years from the end of this Contract. This clause extends to Participating Entities as it relates to business conducted by that Participating Entity under this Contract.

B. ASSIGNMENT. Neither party may assign or otherwise transfer its rights or obligations under this Contract without the prior written consent of the other party and a fully executed assignment agreement. Such consent will not be unreasonably withheld. Any prohibited assignment will be invalid.

C. AMENDMENTS. Any amendment to this Contract must be in writing and will not be effective until it has been duly executed by the parties.

D. WAIVER. Failure by either party to take action or assert any right under this Contract will not be deemed a waiver of such right in the event of the continuation or repetition of the circumstances giving rise to such right. Any such waiver must be in writing and signed by the parties.

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E. CONTRACT COMPLETE. This Contract represents the complete agreement between the parties. No other understanding regarding this Contract, whether written or oral, may be used to bind either party.For any conflict between the attached Proposal and the terms set out in Articles 1-22 of this Contract, the terms of Articles 1-22 will govern.

F. RELATIONSHIP OF THE PARTIES. The relationship of the parties is one of independent contractors, each free to exercise judgment and discretion with regard to the conduct of their respective businesses. This Contract does not create a partnership, joint venture, or any other relationship such as master-servant, or principal-agent.

11. INDEMNITY AND HOLD HARMLESS

Supplier must indemnify, defend, save, and hold Sourcewell and its Participating Entities, including their agents and employees, harmless from any claims or causes of action, including attorneys' fees incurred by Sourcewell or its Participating Entities, arising out of any act or omission in the performance of this Contract by the Supplier or its agents or employees; this indemnification includes injury or death to person(s) or property alleged to have been caused by some defect in the Equipment, Products, or Services under this Contract to the extent the Equipment, Product, or Service has been used according to its specifications. Sourcewell's responsibility will be governed by the State of Minnesota's Tort Liability Act (Minnesota Statutes Chapter 466) and other applicable law.

12. GOVERNMENT DATA PRACTICES

Supplier and Sourcewell must comply with the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13, as it applies to all data provided by or provided to Sourcewell under this Contract and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the Supplier under this Contract.

13. INTELLECTUAL PROPERTY, PUBLICITY, MARKETING, AND ENDORSEMENT

A. INTELLECTUAL PROPERTY

1. *Grant of License.* During the term of this Contract:
   a. Sourcewell grants to Supplier a royalty-free, worldwide, non-exclusive right and license to use thetrademark(s) provided to Supplier by Sourcewell in advertising and promotional materials for the purpose of marketing Sourcewell's relationship with Supplier.
   b. Supplier grants to Sourcewell a royalty-free, worldwide, non-exclusive right and license to use Supplier's trademarks in advertising and promotional materials for the purpose of marketing Supplier's relationship with Sourcewell.
2. *Limited Right of Sublicense*. The right and license granted herein includes a limited right of each party to grant sublicenses to their respective subsidiaries, distributors, dealers,

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resellers, marketing representatives, and agents (collectively "Permitted Sublicensees") in advertising and promotional materials for the purpose of marketing the Parties' relationship to Participating Entities. Any sublicense granted will be subject to the terms and conditions of this Article. Each party will be responsible for any breach of this Article by any of their respective sublicensees.

3. *Use; Quality Control.*

a. Neither party may alter the other party's trademarks from the form provided and must comply with removal requests as to specific uses of its trademarks or logos.

b. Each party agrees to use, and to cause its Permitted Sublicensees to use, the other party's trademarks only in good faith and in a dignified manner consistent with such party's use of the trademarks. Upon written notice to the breaching party, the breaching party has 30 days of the date of the written notice to cure the breach or the license will be terminated.

4. As applicable, Supplier agrees to indemnify and hold harmless Sourcewell and its Participating Entities against any and all suits, claims, judgments, and costs instituted or recovered against Sourcewell or Participating Entities by any person on account of the use of any Equipment or Products by Sourcewell or its Participating Entities supplied by Supplier in violation of applicable patent or copyright laws.

5. Termination. Upon the termination of this Contract for any reason, each party, including Permitted Sublicensees, will have 30 days to remove all Trademarks from signage, websites, and the like bearing the other party's name or logo (excepting Sourcewell's pre-printed catalog of suppliers which may be used until the next printing). Supplier must return all marketing and promotional materials, including signage, provided by Sourcewell, or dispose of it according to Sourcewell's written directions.

B. PUBLICITY. Any publicity regarding the subject matter of this Contract must not be released without prior written approval from the Authorized Representatives. Publicity includes notices, informational pamphlets, press releases, research, reports, signs, and similar public notices prepared by or for the Supplier individually or jointly with others, or any subcontractors, with respect to the program, publications, or services provided resulting from this Contract.

C. MARKETING. Any direct advertising, marketing, or offers with Participating Entities must be approved by Sourcewell. Send all approval requests to the Sourcewell Supplier Development Administrator assigned to this Contract.

D. ENDORSEMENT. The Supplier must not claim that Sourcewell endorses its Equipment, Products, or Services.

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14. GOVERNING LAW, JURISDICTION, AND VENUE

The substantive and procedural laws of the State of Minnesota will govern this Contract. Venue for all legal proceedings arising out of this Contract, or its breach, must be in the appropriate state court in Todd County, Minnesota or federal court in Fergus Falls, Minnesota.

15. FORCE MAJEURE

Neither party to this Contract will be held responsible for delay or default caused by acts of God or other conditions that are beyond that party's reasonable control. A party defaulting under this provision must provide the other party prompt written notice of the default.

16. SEVERABILITY

If any provision of this Contract is found by a court of competent jurisdiction to be illegal, unenforceable, or void then both parties will be relieved from all obligations arising from that provision. If the remainder of this Contract is capable of being performed, it will not be affected by such determination or finding and must be fully performed.

17. PERFORMANCE, DEFAULT, AND REMEDIES

A. PERFORMANCE. During the term of this Contract, the parties will monitor performance and address unresolved contract issues as follows:

1. *Notification.* The parties must promptly notify each other of any known dispute and work in good faith to resolve such dispute within a reasonable period of time. If necessary, Sourcewell and the Supplier will jointly develop a short briefing document that describes the issue(s), relevant impact, and positions of both parties.
2. *Escalation.* If parties are unable to resolve the issue in a timely manner, as specified above, either Sourcewell or Supplier may escalate the resolution of the issue to a higher level of management. The Supplier will have 30 calendar days to cure an outstanding issue.
3. *Performance while Dispute is Pending*. Notwithstanding the existence of a dispute, the Supplier must continue without delay to carry out all of its responsibilities under the Contract that are not affected by the dispute. If the Supplier fails to continue without delay to perform its responsibilities under the Contract, in the accomplishment of all undisputed work, the Supplier will bear any additional costs incurred by Sourcewell and/or its Participating Entities as a result of such failure to proceed.

B. DEFAULT AND REMEDIES. Either of the following constitutes cause to declare this Contract, or any Participating Entity order under this Contract, in default:

1. Nonperformance of contractual requirements, or
2. A material breach of any term or condition of this Contract.

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The party claiming default must provide written notice of the default, with 30 calendar days to cure the default. Time allowed for cure will not diminish or eliminate any liability for liquidated or other damages. If the default remains after the opportunity for cure, the non-defaulting party may:

- Exercise any remedy provided by law or equity, or
- Terminate the Contract or any portion thereof, including any orders issued against the Contract.

18. INSURANCE

A. REQUIREMENTS. At its own expense, Supplier must maintain insurance policy(ies) in effect at all times during the performance of this Contract with insurance company(ies) licensed or authorized to do business in the State of Minnesota having an "AM BEST" rating of A- or better, with coverage and limits of insurance not less than the following:

1. *Workers' Compensation and Employer's Liability.*
Workers' Compensation: As required by any applicable law or regulation.
Employer's Liability Insurance: must be provided in amounts not less than listed below:
Minimum limits:
$500,000 each accident for bodily injury by accident
$500,000 policy limit for bodily injury by disease
$500,000 each employee for bodily injury by disease

2. *Commercial General Liability Insurance.* Supplier will maintain insurance covering its operations, with coverage on an occurrence basis, and must be subject to terms no less broad than the Insurance Services Office ("ISO") Commercial General Liability Form CG0001 (2001 or newer edition), or equivalent. At a minimum, coverage must include liability arising from premises, operations, bodily injury and property damage, independent contractors, products-completed operations including construction defect, contractual liability, blanket contractual liability, and personal injury and advertising injury. All required limits, terms and conditions of coverage must be maintained during the term of this Contract.
Minimum Limits:
$1,000,000 each occurrence Bodily Injury and Property Damage
$1,000,000 Personal and Advertising Injury
$2,000,000 aggregate for Products-Completed operations
$2,000,000 general aggregate

3. *Commercial Automobile Liability Insurance.* During the term of this Contract, Supplier will maintain insurance covering all owned, hired, and non-owned automobiles in limits of liability not less than indicated below. The coverage must be subject to terms

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no less broad than ISO Business Auto Coverage Form CA 0001 (2010 edition or newer), or equivalent.

Minimum Limits:
$1,000,000 each accident, combined single limit

4. *Umbrella Insurance*. During the term of this Contract, Supplier will maintain umbrella coverage over Employer's Liability, Commercial General Liability, and Commercial Automobile.

Minimum Limits:
$2,000,000

5. *Network Security and Privacy Liability Insurance*. During the term of this Contract, Supplier will maintain coverage for network security and privacy liability. The coverage may be endorsed on another form of liability coverage or written on a standalone policy. The insurance must cover claims which may arise from failure of Supplier's security resulting in, but not limited to, computer attacks, unauthorized access, disclosure of not public data – including but not limited to, confidential or private information, transmission of a computer virus, or denial of service.

Minimum limits:
$2,000,000 per occurrence
$2,000,000 annual aggregate

Failure of Supplier to maintain the required insurance will constitute a material breach entitling Sourcewell to immediately terminate this Contract for default.

B. CERTIFICATES OF INSURANCE. Prior to commencing under this Contract, Supplier must furnish to Sourcewell a certificate of insurance, as evidence of the insurance required under this Contract. Prior to expiration of the policy(ies), renewal certificates must be mailed to Sourcewell, 202 12th Street Northeast, P.O. Box 219, Staples, MN 56479 or sent to the Sourcewell Supplier Development Administrator assigned to this Contract. The certificates must be signed by a person authorized by the insurer(s) to bind coverage on their behalf.

Failure to request certificates of insurance by Sourcewell, or failure of Supplier to provide certificates of insurance, in no way limits or relieves Supplier of its duties and responsibilities in this Contract.

C. ADDITIONAL INSURED ENDORSEMENT AND PRIMARY AND NON-CONTRIBUTORY INSURANCE CLAUSE. Supplier agrees to list Sourcewell and its Participating Entities, including their officers, agents, and employees, as an additional insured under the Supplier's commercial general liability insurance policy with respect to liability arising out of activities, "operations," or "work" performed by or on behalf of Supplier, and products and completed operations of Supplier. The policy provision(s) or endorsement(s) must further provide that coverage is

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primary and not excess over or contributory with any other valid, applicable, and collectible insurance or self-insurance in force for the additional insureds.

D. WAIVER OF SUBROGATION. Supplier waives and must require (by endorsement or otherwise) all its insurers to waive subrogation rights against Sourcewell and other additional insureds for losses paid under the insurance policies required by this Contract or other insurance applicable to the Supplier or its subcontractors. The waiver must apply to all deductibles and/or self-insured retentions applicable to the required or any other insurance maintained by the Supplier or its subcontractors. Where permitted by law, Supplier must require similar written express waivers of subrogation and insurance clauses from each of its subcontractors.

E. UMBRELLA/EXCESS LIABILITY/SELF-INSURED RETENTION. The limits required by this Contract can be met by either providing a primary policy or in combination with umbrella/excess liability policy(ies), or self-insured retention.

19. COMPLIANCE

A. LAWS AND REGULATIONS. All Equipment, Products, or Services provided under this Contract must comply fully with applicable federal laws and regulations, and with the laws in the states and provinces in which the Equipment, Products, or Services are sold.

B. LICENSES. Supplier must maintain a valid and current status on all required federal, state/provincial, and local licenses, bonds, and permits required for the operation of the business that the Supplier conducts with Sourcewell and Participating Entities.

20. BANKRUPTCY, DEBARMENT, OR SUSPENSION CERTIFICATION

Supplier certifies and warrants that it is not in bankruptcy or that it has previously disclosed in writing certain information to Sourcewell related to bankruptcy actions. If at any time during this Contract Supplier declares bankruptcy, Supplier must immediately notify Sourcewell in writing.

Supplier certifies and warrants that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated by the State of Minnesota; the United States federal government or the Canadian government, as applicable; or any Participating Entity. Supplier certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this Contract. Supplier further warrants that it will provide immediate written notice to Sourcewell if this certification changes at any time.

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21. PROVISIONS FOR NON-UNITED STATES FEDERAL ENTITY PROCUREMENTS UNDER UNITED STATES FEDERAL AWARDS OR OTHER AWARDS

Participating Entities that use United States federal grant or FEMA funds to purchase goods or services from this Contract may be subject to additional requirements including the procurement standards of the Uniform Administrative Requirements, Cost Principles and Audit Requirements for Federal Awards, 2 C.F.R. § 200. Participating Entities may have additional requirements based on specific funding source terms or conditions. Within this Article, all references to "federal" should be interpreted to mean the United States federal government. The following list only applies when a Participating Entity accesses Supplier's Equipment, Products, or Services with United States federal funds.

A. EQUAL EMPLOYMENT OPPORTUNITY. Except as otherwise provided under 41 C.F.R. § 60, all contracts that meet the definition of "federally assisted construction contract" in 41 C.F.R. § 60-1.3 must include the equal opportunity clause provided under 41 C.F.R. §60-1.4(b), in accordance with Executive Order 11246, "Equal Employment Opportunity" (30 FR 12319, 12935, 3 C.F.R. §, 1964-1965 Comp., p. 339), as amended by Executive Order 11375, "Amending Executive Order 11246 Relating to Equal Employment Opportunity," and implementing regulations at 41 C.F.R. § 60, "Office of Federal Contract Compliance Programs, Equal Employment Opportunity, Department of Labor." The equal opportunity clause is incorporated herein by reference.

B. DAVIS-BACON ACT, AS AMENDED (40 U.S.C. § 3141-3148). When required by federal program legislation, all prime construction contracts in excess of $2,000 awarded by non-federal entities must include a provision for compliance with the Davis-Bacon Act (40 U.S.C. § 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 C.F.R. § 5, "Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must be required to pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must be required to pay wages not less than once a week. The non-federal entity must place a copy of the current prevailing wage determination issued by the Department of Labor in each solicitation. The decision to award a contract or subcontract must be conditioned upon the acceptance of the wage determination. The non-federal entity must report all suspected or reported violations to the federal awarding agency. The contracts must also include a provision for compliance with the Copeland "Anti-Kickback" Act (40 U.S.C. § 3145), as supplemented by Department of Labor regulations (29 C.F.R. § 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each contractor or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled. The non-federal entity must report all suspected or reported violations to the federal awarding agency. Supplier must be in compliance with all applicable Davis-Bacon Act provisions.

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C. CONTRACT WORK HOURS AND SAFETY STANDARDS ACT (40 U.S.C. § 3701-3708). Where applicable, all contracts awarded by the non-federal entity in excess of $100,000 that involve the employment of mechanics or laborers must include a provision for compliance with 40 U.S.C. §§ 3702 and 3704, as supplemented by Department of Labor regulations (29 C.F.R. § 5). Under 40 U.S.C. § 3702 of the Act, each contractor must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The requirements of 40 U.S.C. § 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence. This provision is hereby incorporated by reference into this Contract. Supplier certifies that during the term of an award for all contracts by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

D. RIGHTS TO INVENTIONS MADE UNDER A CONTRACT OR AGREEMENT. If the federal award meets the definition of “funding agreement” under 37 C.F.R. § 401.2(a) and the recipient or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that “funding agreement,” the recipient or subrecipient must comply with the requirements of 37 C.F.R. § 401, “Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements,” and any implementing regulations issued by the awarding agency. Supplier certifies that during the term of an award for all contracts by Sourcewell resulting from this procurement process, Supplier must comply with applicable requirements as referenced above.

E. CLEAN AIR ACT (42 U.S.C. § 7401-7671Q.) AND THE FEDERAL WATER POLLUTION CONTROL ACT (33 U.S.C. § 1251-1387). Contracts and subgrants of amounts in excess of $150,000 require the non-federal award to agree to comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. § 7401- 7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. § 1251- 1387). Violations must be reported to the Federal awarding agency and the Regional Office of the Environmental Protection Agency (EPA). Supplier certifies that during the term of this Contract will comply with applicable requirements as referenced above.

F. DEBARMENT AND SUSPENSION (EXECUTIVE ORDERS 12549 AND 12689). A contract award (see 2 C.F.R. § 180.220) must not be made to parties listed on the government wide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 C.F.R. §180 that implement Executive Orders 12549 (3 C.F.R. § 1986 Comp., p. 189) and 12689 (3 C.F.R. § 1989 Comp., p. 235), “Debarment and Suspension.” SAM Exclusions contains the names

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of parties debarred, suspended, or otherwise excluded by agencies, as well as parties declared ineligible under statutory or regulatory authority other than Executive Order 12549. Supplier certifies that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation by any federal department or agency.

G. BYRD ANTI-LOBBYING AMENDMENT, AS AMENDED (31 U.S.C. § 1352). Suppliers must file any required certifications. Suppliers must not have used federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any federal contract, grant, or any other award covered by 31 U.S.C. § 1352. Suppliers must disclose any lobbying with non-federal funds that takes place in connection with obtaining any federal award. Such disclosures are forwarded from tier to tier up to the non-federal award. Suppliers must file all certifications and disclosures required by, and otherwise comply with, the Byrd Anti-Lobbying Amendment (31 U.S.C. § 1352).

H. RECORD RETENTION REQUIREMENTS. To the extent applicable, Supplier must comply with the record retention requirements detailed in 2 C.F.R. § 200.333. The Supplier further certifies that it will retain all records as required by 2 C.F.R. § 200.333 for a period of 3 years after grantees or subgrantees submit final expenditure reports or quarterly or annual financial reports, as applicable, and all other pending matters are closed.

I. ENERGY POLICY AND CONSERVATION ACT COMPLIANCE. To the extent applicable, Supplier must comply with the mandatory standards and policies relating to energy efficiency which are contained in the state energy conservation plan issued in compliance with the Energy Policy and Conservation Act.

J. BUY AMERICAN PROVISIONS COMPLIANCE. To the extent applicable, Supplier must comply with all applicable provisions of the Buy American Act. Purchases made in accordance with the Buy American Act must follow the applicable procurement rules calling for free and open competition.

K. ACCESS TO RECORDS (2 C.F.R. § 200.336). Supplier agrees that duly authorized representatives of a federal agency must have access to any books, documents, papers and records of Supplier that are directly pertinent to Supplier's discharge of its obligations under this Contract for the purpose of making audits, examinations, excerpts, and transcriptions. The right also includes timely and reasonable access to Supplier's personnel for the purpose of interview and discussion relating to such documents.

L. PROCUREMENT OF RECOVERED MATERIALS (2 C.F.R. § 200.322). A non-federal entity that is a state agency or agency of a political subdivision of a state and its contractors must comply with Section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation

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and Recovery Act. The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 C.F.R. § 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds $10,000 or the value of the quantity acquired during the preceding fiscal year exceeded $10,000; procuring solid waste management services in a manner that maximizes energy and resource recovery; and establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines.

M. FEDERAL SEAL(S), LOGOS, AND FLAGS. The Supplier not use the seal(s), logos, crests, or reproductions of flags or likenesses of Federal agency officials without specific pre-approval.

N. NO OBLIGATION BY FEDERAL GOVERNMENT. The U.S. federal government is not a party to this Contract or any purchase by an Participating Entity and is not subject to any obligations or liabilities to the Participating Entity, Supplier, or any other party pertaining to any matter resulting from the Contract or any purchase by an authorized user.

O. PROGRAM FRAUD AND FALSE OR FRAUDULENT STATEMENTS OR RELATED ACTS. The Contractor acknowledges that 31 U.S.C. 38 (Administrative Remedies for False Claims and Statements) applies to the Supplier's actions pertaining to this Contract or any purchase by a Participating Entity.

P. FEDERAL DEBT. The Supplier certifies that it is non-delinquent in its repayment of any federal debt. Examples of relevant debt include delinquent payroll and other taxes, audit disallowance, and benefit overpayments.

Q. CONFLICTS OF INTEREST. The Supplier must notify the U.S. Office of General Services, Sourcewell, and Participating Entity as soon as possible if this Contract or any aspect related to the anticipated work under this Contract raises an actual or potential conflict of interest (as described in 2 C.F.R. Part 200). The Supplier must explain the actual or potential conflict in writing in sufficient detail so that the U.S. Office of General Services, Sourcewell, and Participating Entity are able to assess the actual or potential conflict; and provide any additional information as necessary or requested.

R. U.S. EXECUTIVE ORDER 13224. The Supplier, and its subcontractors, must comply with U.S. Executive Order 13224 and U.S. Laws that prohibit transactions with and provision of resources and support to individuals and organizations associated with terrorism.

S. PROHIBITION ON CERTAIN TELECOMMUNICATIONS AND VIDEO SURVEILLANCE SERVICES OR EQUIPMENT. To the extent applicable, Supplier certifies that during the term of this Contract it will comply with applicable requirements of 2 C.F.R. § 200.216.

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T. DOMESTIC PREFERENCES FOR PROCUREMENTS. To the extent applicable, Supplier certifies that during the term of this Contract will comply with applicable requirements of 2 C.F.R. § 200.322.

22. CANCELLATION

Sourcewell or Supplier may cancel this Contract at any time, with or without cause, upon 60 days' written notice to the other party. However, Sourcewell may cancel this Contract immediately upon discovery of a material defect in any certification made in Supplier's Proposal. Cancellation of this Contract does not relieve either party of financial, product, or service obligations incurred or accrued prior to cancellation.

Sourcewell	GapVax Inc.
DocuSigned by: Jeremy Schwartz C0FD2A139D06489...	DocuSigned by: Gary A. Poborsky 97DECE6A2796467...
By: _____	By: _____
Jeremy Schwartz	Gary A. Poborsky
Title: Chief Procurement Officer	Title: President
Date: 11/23/2021 | 8:50 PM CST	Date: 12/20/2021 | 11:24 AM CST

Approved:

DocuSigned by: Chad Coauette 7E42B8F817A64CC...

By: _____

Chad Coauette

Title: Executive Director/CEO

Date: 12/20/2021 | 11:25 AM CST

RFP 101221 - Sewer Vacuum, Hydro-Excavation, and Municipal Pumping Equipment with Related Accessories and Supplies

Vendor Details

Company Name:	GapVax Inc
Address:	575 Central Ave. Johnstown, PA 15902
Contact:	Matt Hughes
Email:	mhughes@gapvax.com
Phone:	814-535-6766 357
Fax:	814-539-3617
HST#:	25-1633228

Submission Details

Created On:	Wednesday September 01, 2021 09:42:15
Submitted On:	Tuesday October 12, 2021 14:06:26
Submitted By:	Matt Hughes
Email:	mhughes@gapvax.com
Transaction #:	8fa7ef9f-d273-42c6-9d49-164f2c639801
Submitter's IP Address:	207.255.5.150

Specifications

Table 1: Proposer Identity & Authorized Representatives

General Instructions (applies to all Tables) Sourcewell prefers a brief but thorough response to each question. Do not merely attach additional documents to your response without also providing a substantive response. Do not leave answers blank; respond "N/A" if the question does not apply to you (preferably with an explanation).

Line Item	Question	Response *	
1	Proposer Legal Name (one legal entity only): (In the event of award, will execute the resulting contract as "Supplier")	GapVax Inc.	*
2	Identify all subsidiary entities of the Proposer whose equipment, products, or services are included in the Proposal.	There are no subsidiary entities.	*
3	Identify all applicable assumed names or DBA names of the Proposer or Proposer's subsidiaries in Line 1 or Line 2 above.	There are no assumed names or DBA names.	*
4	Proposer Physical Address:	GapVax Inc. 575 Central Avenue Johnstown, PA 15902	*
5	Proposer website address (or addresses):	www.gapvax.com	*
6	Proposer's Authorized Representative (name, title, address, email address & phone) (The representative must have authority to sign the "Proposer's Assurance of Compliance" on behalf of the Proposer and, in the event of award, will be expected to execute the resulting contract):	Gary A. Poborsky President GapVax Inc. 575 Central Ave. Johnstown, PA 15902 gary@gapvax.com M 814-242-4140	*
7	Proposer's primary contact for this proposal (name, title, address, email address & phone):	Matt Hughes Senior Vice President, Sales GapVax Inc. 575 Central Ave. Johnstown, PA 15902 mhughes@gapvax.com M 814-322-7724	*
8	Proposer's other contacts for this proposal, if any (name, title, address, email address & phone):	Betty Smith Vice President, Administration GapVax Inc. 575 Central Ave. Johnstown, PA 15902 betty@gapvax.com 814-535-6766 x322	

Table 2: Company Information and Financial Strength

Line Item	Question	Response *	
9	Provide a brief history of your company, including your company's core values, business philosophy, and industry longevity related to the requested equipment, products or services.	GapVax Inc. can trace its history back to one of the worst natural disasters in Pennsylvania's history. The Johnstown Flood of 1977 resulted from 11 ½ inches of rain falling in 10 hours and the failure of 6 area dams, pouring 128 million gallons of water into the small steel town. Not long after the devastating flood, a soon-to-be entrepreneur named Gary Poborsky sprang into action. He quit his job, purchased a used septic pumper truck, and went to work in his hometown helping clean flooded factories and churches, cleaning storm and sanitary sewers, and assisting with other clean-up work within Johnstown's residential and industrial community. Gary's modest venture eventually became GAP Pollution & Environmental Control, Inc. Through tireless effort and unwavering support from his wife Rose, Gary turned his one-truck start-up into an entire fleet of industrial vacuum and municipal sewer cleaning trucks. To this day, GAP Pollution & Environmental Control is an industry leader offering wet/dry vacuuming, hydro excavation, and sewer cleaning throughout North America. Several years after starting their service business, Gary and Rose were so frustrated with maintenance issues and costly downtime associated with the products they were purchasing, they decided to try their hand at building a better mousetrap. As a result, in 1989, the first GapVax vacuum truck was introduced to the market. By 1994, GapVax Inc. was a full-fledged corporation. Since its inception, Gary has operated GapVax with this business philosophy: We will design and build the highest quality hydro excavation and sewer cleaning equipment that requires the least maintenance costs and the lowest long-term ownership cost. As Gary and Rose approach their 45th year in business, they remind their employees, dealers, vendors, and family members that every company will succeed if they focus on the people -- not just our valued employees and customers, but the people in our community -- just like Gary did after the Johnstown flood. So as we continue to grow into new markets and develop new products, we do so with the corporate mission of "Being good stewards of the communities where we work, live, and play."	*

10	What are your company's expectations in the event of an award?	We expect current and future Sourcewell members to purchase GapVax products to add industry-leading equipment to their fleet and achieve their goals of safely exposing and cleaning underground utilities, storm sewers, and sanitary sewers. Our ever-growing dealer network stands ready to support Sourcewell members with a standard of excellence that aligns with our corporate mission. By doing so, we expect to create new relationships with Sourcewell members and grow our government and education market share.	*
11	Demonstrate your financial strength and stability with meaningful data. This could include such items as financial statements, SEC filings, credit and bond ratings, letters of credit, and detailed reference letters. Upload supporting documents (as applicable) in the document upload section of your response.	Please see the GapVax Financial Information file that has been uploaded as part of our proposal.	*
12	What is your US market share for the solutions that you are proposing?	As a privately held, family-owned business, GapVax considers our market data confidential. However, we are very proud of the growth we've experienced since our first Sourcewell contract in 2018 and feel this is vital information to share. Before 2017, we manufactured between 60 to 90 machines a year and were at maximum capacity due to facility constraints. To help with our goal of continued growth, we completed two major capital expansion projects, one in 2017 and another in 2020. This investment gained a total of 160,000 sq. ft. of additional manufacturing space. As a result, our sales increased an average of 17.3% each year from 2017 to 2020. We attribute this growth to two main factors: 1) The sales acceleration from our initial Sourcewell contract award, and 2) The manufacturing space added to support the increased sales.	*
13	What is your Canadian market share for the solutions that you are proposing?	As a privately held, family-owned business, GapVax considers our market data confidential. However, we are very proud of the growth we've experienced since our first Sourcewell contract in 2018 and feel this is vital information to share. Before 2017, we manufactured between 60 to 90 machines a year and were at maximum capacity due to facility constraints. To help with our goal of continued growth, we completed two major capital expansion projects, one in 2017 and another in 2020. This investment gained a total of 160,000 sq. ft. of additional manufacturing space. As a result, our sales increased an average of 17.3% each year from 2017 to 2020. We attribute this growth to two main factors: 1) The sales acceleration from our initial Sourcewell contract award, and 2) The manufacturing space added to support the increased sales.	*
14	Has your business ever petitioned for bankruptcy protection? If so, explain in detail.	No, GapVax Inc. never petitioned for bankruptcy.	*
15	How is your organization best described: is it a manufacturer, a distributor/dealer/reseller, or a service provider? Answer whichever question (either a) or b) just below) best applies to your organization. a) If your company is best described as a distributor/dealer/reseller (or similar entity), provide your written authorization to act as a distributor/dealer/reseller for the manufacturer of the products proposed in this RFP. If applicable, is your dealer network independent or company owned? b) If your company is best described as a manufacturer or service provider, describe your relationship with your sales and service force and with your dealer network in delivering the products and services proposed in this RFP. Are these individuals your employees, or the employees of a third party?	b) GapVax Inc. is the manufacturer of GapVax branded equipment. Our dealers are independently owned and operated, not owned by GapVax Inc. The dealers handle most of the sales process, including equipment demonstrations, quotation, fulfillment, and all service work associated with GapVax products.	*
16	If applicable, provide a detailed explanation outlining the licenses and certifications that are both required to be held, and actually held, by your organization (including third parties and subcontractors that you use) in pursuit of the business contemplated by this RFP.	The Commonwealth of Pennsylvania licenses GapVax Inc. as a "VEHICLE MANUFACTURER" and a "VEHICLE DEALER." In addition, our Pennsylvania-based sales force has "VEHICLE REPRESENTATIVE" licenses also issued by the Commonwealth of Pennsylvania. Other licenses include State Sales Tax License, Business Privilege License, Pennsylvania State Vehicle Inspection License, State of Texas Converters License, State of Texas Vehicle Dealer License, Florida Manufacturer License, Louisiana Converter License, Kentucky Motor Vehicle Component License, National Association of Trailer Manufacturers Certificate of Compliance, and a Minnesota Workforce Certificate of Compliance. GapVax Inc. is registered with the Secretary of State in each state that is required.	*
17	Provide all "Suspension or Debarment" information that has applied to your organization during the past ten years.	GapVax Inc. has no Suspension or Disbarment notices to report.	*

Table 3: Industry Recognition & Marketplace Success

Line Item	Question	Response *	
18	Describe any relevant industry awards or recognition that your company has received in the past five years	2021 - Ralph Macchio Lifetime Achievement Award - The pumping industry's highest honor was awarded this year during the WEQ Fair in York, Pennsylvania, recognizing Gary Poborsky, owner of GapVax, for his 44 years of dedication and commitment to the industry. This award epitomizes the saying, "The best compliment any professional can receive is praise from another within their discipline." More information can be found at https://www.plumbermag.com/how-to-articles/gapvax-weq-fair-inc/macchio-achievement-award-to-be-presented-at-upcoming-weq-fair 2016 - Gary & Rose Poborsky, Cambria Regional Chamber of Commerce Business Hall of Fame Inductees - The Cambria Regional Chamber of Commerce, and Junior Achievement of Western Pennsylvania sponsor an annual award ceremony to celebrate the lives of extraordinary leaders whose achievements have enhanced the cultural, civic and economic growth of our region. The following link is the video submitted for their induction ceremony https://youtu.be/5plz7v45LsU	*
19	What percentage of your sales are to the governmental sector in the past three years	Our percentage of sales in the last three years to the government sector is: 2018 = 34% 2019 = 28% 2020 = 44% Average 35%	*
20	What percentage of your sales are to the education sector in the past three years	GapVax Inc. chooses to combine the education sector into government sales. Our percentage of sales in the last three years to the government sector is: 2018 = 34% 2019 = 28% 2020 = 44% Average 35%	*
21	List any state, provincial, or cooperative purchasing contracts that you hold. What is the annual sales volume for each of these contracts over the past three years?	Please see our GapVax Cooperative Purchasing Contract list that has been uploaded as part of our proposal.	*
22	List any GSA contracts or Standing Offers and Supply Arrangements (SOSA) that you hold. What is the annual sales volume for each of these contracts over the past three years?	GapVax Inc. does not currently hold a GSA Contract. However, we have a dealer that holds a GSA multiple award schedule that we utilize.	*

Table 4: References/Testimonials

Line Item 23. Supply reference information from three customers who are eligible to be Sourcewell participating entities.

Entity Name *	Contact Name *	Phone Number *	
City of Ventura	Frank Palmer	805-652-4573	*
City of Santa Ana	Edwin Sosa	714-472-7106	*
Santa Margarita Water District	Bill Webster	949-289-3327	*
Cape May County MUA	John Reardon Jr.	609-465-3968	

Table 5: Top Five Government or Education Customers

Line Item 24. Provide a list of your top five government, education, or non-profit customers (entity name is optional), including entity type, the state or province the entity is located in, scope of the project(s), size of transaction(s), and dollar volumes from the past three years.

Entity Name	Entity Type *	State / Province *	Scope of Work *	Size of Transactions *	Dollar Volume Past Three Years *	
City in TX	Government	Texas - TX	Sewer Cleaner, Hydro-Excavation	Avg $338,350.00	$1,015,054.00	*
County in CA	Government	California - CA	Sewer Cleaner	Avg $316,962.00	$950,888.00	*
State Transportation Agency, PA	Government	Pennsylvania - PA	Sewer Cleaner	Avg $306,000.00	$918,005.00	*
City in OH	Government	Ohio - OH	Sewer Cleaner	Avg $290,248.00	$870,745.00	*
City in KY	Government	Kentucky - KY	Hydro-Excavation	Avg $244,730.00	$489,461.00	*

Table 6: Ability to Sell and Deliver Service

Describe your company's capability to meet the needs of Sourcewell participating entities across the US and Canada, as applicable. Your response should address in detail at least the following areas: locations of your network of sales and service providers, the number of workers (full-time equivalents) involved in each sector, whether these workers are your direct employees (or employees of a third party), and any overlap between the sales and service functions.

Line Item	Question	Response *	

25	Sales force.	The GapVax sales team relies heavily on government markets to achieve corporate sales goals. Our teams consist of 6 Regional Sales Managers that oversee 22 Municipal Government dealers and two Federal Government dealers in the North American market. The Regional Sales Managers (RSM) go through an extensive factory training program that includes a minimum of 30-days on the shop floor, shadowing various disciplines. They spend most of their time working with the Quality Control team learning deep-dive inspection techniques that include testing, verification, adjustment, validation, test drives, and standard field repairs. Our customers and dealers value our rigorous internal training program and often refer to our RSM's as the most knowledgeable Subject Matter Experts in the industry. After training, the RSM's are deployed into the government sector to develop relationships with city, county, and state fleet managers, sewer, water, and wastewater department heads, and customers in the federal and educational markets. The RSM's also work with GapVax dealers to provide product training and a greater understanding of the Sourcewell sales process. The GapVax dealer is ultimately responsible for promoting and supporting the GapVax products they sell. In reference to the potential Sourcewell Sewer, Vacuum, Hydro-Excavation Equipment contract, the RSM's would promote the contract to state and local government officials who either do not have their own state purchasing contract or have limited products in their existing state contracts. If awarded, the RSM's will promote these resources to their dealers and partners throughout North America: 1) Sourcewell Sales Accelerator Seminar 2) Sourcewell University 3) Sourcewell New & Reclaimed Participating Agency Update
26	Dealer network or other distribution methods.	GapVax dealers are known for their dedication to providing best-in-class sales and customer service. Our ever-growing dealer network stands ready to support Sourcewell members with a standard of excellence that aligns with our corporate mission of "Being good stewards of the communities where we work, live, and play." GapVax dealers are privately-owned companies that are the link between GapVax and the end-user. Our dealers' sales managers oversee a team of representatives responsible for selling and marketing in their exclusive territories. In addition, each dealer is required to stock replacement parts and provide in-house and (or) on-site service and repair. GapVax dealer Tina and Cory McDonough of One.7 in Ravensdale, WA, are excellent examples of "Being good stewards of the communities where we work, live, and play." Their tireless pursuit of cancer awareness led them to start the Valley Girls & Guys foundation. Their once-small endeavor has grown into a thriving community service organization in the pacific northwest. More information on their public service can be found at: https://www.1point7.com/breast-cancer-awareness-wa-ca-az-nv-ak-nj-ut--three-day and https://valleygirlsandguys.org/ Having 22 GapVax dealer locations across North America, the likelihood of each of them establishing a thriving non-profit charity is not realistic, but that doesn't stop us from promoting the success of Cory and Tina McDonough and using community service as criteria for evaluating dealer success. For a complete list of Dealers, please reference the attached file GAPVAX DEALER AND SERVICE MAP. For more information on our dealer One.7 please see file GAPVAX MEET THE DEALER - ONE7
27	Service force.	In addition to two factory-owned service centers, one in Pennsylvania and the other outside of Houston, TX, GapVax uses channel partners as our service force to provide service, repair, and warranty support to our end-user customers. Our government sales sector has 22 dealers in the United States and Canada to meet the vast needs of Sourcewell members. We also utilize 16 factory-authorized service and repair facilities to offer added support outside our dealer network. The independently owned facilities provide in-house and (or) on-site service, repair, warranty, and equipment rental. Often our service force will act as a "force-multiplier" by identifying additional sales opportunities while providing first class service, repair, and warranty. For a complete list of service providers, please reference the attached file GAPVAX DEALER AND SERVICE MAP.
28	Describe the ordering process. If orders will be handled by distributors, dealers or others, explain the respective roles of the Proposer and others.	Sourcewell members will follow our Dealer-to-Government order process. The order process begins with the GapVax quote document. It is available on our web-based GapVax dealer portal and updated as needed. The dealer will download the current document revision and work with the Sourcewell member to develop a quotation that best suits their needs. Next, the finalized quotation is sent to GapVax Inc for engineering review. After engineering's final approval, the quote is logged into our document control system, awaiting the purchase order. Finally, the Sourcewell member or GapVax dealer is notified of engineering approval and submits the purchase order to the GapVax Regional Sales Manager for processing, noting the Sourcewell contract number on the PO. After the product is built, the dealer or GapVax Inc. will coordinate the delivery to the Sourcewell member. Upon final acceptance of the product, GapVax Inc., at its discretion, can invoice the Sourcewell member directly or elect to have the dealer invoice them (referencing the Sourcewell contract number.) Having all PO's sent to our Regional Sales Managers ensures the orders are correctly entered and monitored for accurate quarterly reporting.

29	Describe in detail the process and procedure of your customer service program, if applicable. Include your response-time capabilities and commitments, as well as any incentives that help your providers meet your stated service goals or promises.	Unless the Sourcewell member is within the geographic parameters of our two factory-direct service centers, the support of GapVax equipment occurs at our nationwide dealer network or our 16 factory-authorized service, warranty, and repair centers. The preferred method for scheduling warranty, service, or repair is to call ahead. Some locations offer drive-in service, and some provide field service capabilities that allow service work at the customer's site. Our directive is to respond within 24 hours of the customer's initial contact. Turnaround time is based on the scope of work required for the repair or service. The corporate office has trained service representatives on-call 24 hours a day, seven days a week, to support the customer, dealer, or service centers. While the post-sale customer service ultimately falls to the dealer or service network, the around-the-clock support offered by GapVax to our service and repair technicians ensures each member receives a consistent customer experience. When appropriate, customer service issues are elevated to the Regional Sales Managers, General Manager of Warranty and Service, Vice President of Sales, and, if necessary, the company President for resolution. For a complete list of dealers and service centers, please reference the attached file GAPVAX DEALER AND SERVICE MAP.	*
30	Describe your ability and willingness to provide your products and services to Sourcewell participating entities in the United States.	As described in some of the earlier questions, the GapVax government sales team utilizes 6 Regional Sales Managers that oversee 22 Municipal Government dealers and two Federal Government dealers. GapVax will promote the awarded Sourcewell contract to all current and future members of the government and educational sectors across North America. GapVax also utilizes factory-authorized service and repair facilities to offer added support outside our dealer network. Often our service force will act as a "force-multiplier" by identifying additional sales opportunities while providing first class service, repair, and warranty.	*
31	Describe your ability and willingness to provide your products and services to Sourcewell participating entities in Canada.	As described in some of the earlier questions, the GapVax government sales team utilizes 6 Regional Sales Managers that oversee 22 Municipal Government dealers and two Federal Government dealers. GapVax will promote the awarded Sourcewell contract to all current and future members of the government and educational sectors across North America. Pre-pandemic, GapVax was negotiating with dealers in Canada to promote the Canoe Procurement Group, a Sourcewell partner in Canada. Unfortunately, international travel restrictions have temporarily sidelined the project. However, we fully intend to move forward with this plan and look forward to improving our coverage in Canada.	*
32	Identify any geographic areas of the United States or Canada that you will NOT be fully serving through the proposed contract.	GapVax will promote the use of the awarded Sourcewell contract to all current and future members in the United States, including Alaska and Hawaii, and Canada.	*
33	Identify any Sourcewell participating entity sectors (i.e., government, education, not-for-profit) that you will NOT be fully serving through the proposed contract. Explain in detail. For example, does your company have only a regional presence, or do other cooperative purchasing contracts limit your ability to promote another contract?	GapVax will promote the use of the awarded Sourcewell contract to all current and future members in all participating entity sectors.	*
34	Define any specific contract requirements or restrictions that would apply to our participating entities in Hawaii and Alaska and in US Territories.	GapVax will serve all current and future Sourcewell members and market segments in Hawaii, Alaska, US Territories, and Canada. Factory freight will be calculated at quoting and will be included on the quote to the Sourcewell member.	*

Table 7: Marketing Plan

Line Item	Question	Response *	
35	Describe your marketing strategy for promoting this contract opportunity. Upload representative samples of your marketing materials (if applicable) in the document upload section of your response.	GapVax will market the proposed Sourcewell contract through: a) Marketing staff and dedicated budget for marketing material and collateral items b) Internal and external staff communicating with government, end-users, and dealers c) Marketing campaigns using print media, digital media, online display ads, online and print buyers guides, e-blasts, e-newsletter, and social media (samples uploaded) d) Training of GapVax staff and dealers at annual dealer meeting, regional dealer meetings, corporate open house, and GapVax dealer's open house e) Maintaining a robust GapVax presence at tradeshows and association events such as WWETT, APWA Regional Shows, CWEA, WJTA, WEQ, Utility Expo, PA Safety Days, Tri State Seminar, NASTT No-Dig Show, TWUA, and TML, etc. f) Continued GapVax dealer network expansion g) GapVax dealer-only portal to access government sales tools such as the Sourcewell Contract, explanation of benefits, product offering and who to contact with quoting or ordering questions. h) GapVax.com public website to access Sourcewell Contract video and general description of cooperative purchasing advantages. Visit www.gapvax.com/purchasing i) Marketing material and literature with product offerings to include Sourcewell logos and contract numbers (samples uploaded)	*
36	Describe your use of technology and digital data (e.g., social media, metadata usage) to enhance marketing effectiveness.	GapVax Inc's marketing department, Regional Sales Managers, dealers, and partner contributors will continue to use social media platforms, including Facebook, Instagram, LinkedIn, TikTok, and Twitter, to build brand awareness, display customer affinity, communicate best-in-class value, and drive leads to our channel partners who sell and support our products locally. In addition, we will utilize Digital Media, Online Display Ads, E-Blasts, E-newsletters, and other digital communications to deliver our message to Sourcewell members. For a sample of our digital communications, please reference the attached file GAPVAX E-NEWSLETTER SAMPLE.	*
37	In your view, what is Sourcewell's role in promoting contracts arising out of this RFP? How will you integrate a Sourcewell-awarded contract into your sales process?	Our view of Sourcewell's role in promoting contracts from this RFP includes a broad-coverage PR event announcing the contract award. Additionally, for optimum coverage, Sourcewell should issue individual news releases to each contract holder so they can distribute them through their PR channels. The integration of Sourcewell into our sales process is an ongoing activity that currently exists today. Sourcewell plays a key role in supporting our Regional Sales Managers in their pursuit of capturing new Sourcewell members, supporting existing Sourcewell members, and continuously educating our dealer network. If awarded, we will include the following tools in our plan: 1) Sourcewell Sales Accelerator Seminar 2) Sourcewell University 3) Sourcewell New & Reclaimed Participating Agency Update Further, we will invite our Sourcewell Contract Administrator to present Sourcewell's advantages at our annual dealer meeting, regional dealer meetings, and corporate open house.	*
38	Are your products or services available through an e-procurement ordering process? If so, describe your e-procurement system and how governmental and educational customers have used it.	GapVax products are currently not available through e-procurement for government and education customers. However, we expect technology to advance to the degree that e-procurement platforms will one day easily adapt to our customer's procurement systems and have the capacity to configure very complex equipment combinations. When it comes to GapVax equipment, there are thousands of equipment configurations that could potentially overwhelm the end-user without the aid of a knowledgeable GapVax dealer. For the most part, government agencies still feel that working directly with the dealer will ensure they're getting equipment that best suits their needs.	*

Table 8: Value-Added Attributes

Line Item	Question	Response *	
39	Describe any product, equipment, maintenance, or operator training programs that you offer to Sourcewell participating entities. Include details, such as whether training is standard or optional, who provides training, and any costs that apply.	A large portion of our government sales occurs through our dealer network. These dealers are independent business owners and offer varying degrees of training. The minimum training included with purchase is one day on-site. However, most dealers provide an additional day of classroom training. Sourcewell members needing phone support can call GapVax 24 hours a day. Calls received after standard business hours are answered by an answering service. The answering service will contact an "on-call" GapVax employee to help attend to any pressing customer needs. GapVax also offers in-depth factory training at a reasonable cost to the end-user. This training takes place our newly expanded training department at GapVax's Headquarters in Johnstown, PA. The dates vary year by year. Topics include the following: Operator Basic Maintenance Operator Basic Troubleshooting Mechanic Basic Maintenance Mechanic Basic Troubleshooting When necessary, this training can be provided at the end-user's location. Please see the file GAPVAX TRAINING ANNOUNCEMENT for information on our newly expanded training department.	*

40	Describe any technological advances that your proposed products or services offer.	GapVax's most advanced technological offering is based on the "less is more" concept. Today's agencies are constantly pushed to save water. Seeing this as the wave of the future, GapVax partnered with German-based manufacturer Wiedemann Enviro-Tec, the inventors of water recycling technology for sewer cleaning equipment, to bring the GapVax Recycle JetVac to North America. Our Recycle JetVac is the only sewer cleaning recycling truck on the market that does not use mechanical filter screens or disposable filter cartridges as part of the water cleaning system. Instead, by using Wiedemann's tried-and-true "sedimentation system" for recycling the collected water, operators can work without interruptions from filter cleaning or filter failure from grease, sand or clay. As a result, pipe cleaning that once took several hours and wasted countless gallons of water can now be accomplished fast and efficiently. New to the GapVax product line is our VHX hydro excavator. Much like our GapVax HV, the most significant difference of the VHX is its ability to haul payload over the road legally. For example, government agencies can now legally move 15,000 pounds of wet or dry excavation spoils in states that strictly adhere to federal bridge laws. This ultra-light solution, combined with onboard weight scale technology, allows the operator to achieve maximum legal payload, reduce inefficiency from transporting partial loads, and ensures over-the-road safety by eliminating dangerously overweight loads.	*
41	Describe any “green” initiatives that relate to your company or to your products or services, and include a list of the certifying agency for each.	By following our corporate mission of "Being good stewards of the communities where we work, live, and play," our decision to utilize brownfield sites for our expansion plan was an easy one. According to the Johnstown Redevelopment Authority, "Cleaning up and reinvesting in brownfields increases the local tax base, facilitates job growth, utilizes existing infrastructure, takes development pressures off of undeveloped open land, and improves and protects the environment. Brownfield redevelopment is particularly critical in Johnstown because of the city's unique geography as a landlocked municipality. Adaptive reuse of Johnstown's limited available sites prevents urban sprawl and the destruction of one of Pennsylvania's biggest assets, its natural landscape." By one estimate, for every one acre of redeveloped brownfields, we save 4.5 acres of open space! Our capital expansion projects, one in 2017 and the other in 2020, reused turn-of-the-century steel mill buildings that were in disrepair, converting them into state-of-the-art manufacturing facilities encompassing 160,000 sq. ft. Several green initiatives, starting from the ground up, were considered when planning these projects. We designed our shop floors with radiant heat fed by high-efficiency 95% AFUE boilers that use significantly less energy than traditional methods. Radiant heat is also more efficient and requires less energy during winter, especially in manufacturing environments that utilize large overhead doors to reposition trucks. Any Pennsylvania trout fisherman will tell you the role that cool, clean water plays in the life cycle of our once-prolific State Fish, the native Brook trout. When choosing our roofing material, GapVax considered the impact of water runoff temperature and its harmful effect on the historic Stonycreek River that runs behind our facility. Using light-colored roofing material creates less heat; less heat means cooler water outflow from rainfall captured on our factory roofs. The Stonycreek, a once-damaged river that fell victim to decades of coal mining, steel making, and logging, is now making a comeback. In a report published by the Somerset Conservation District, the impact of public and private conservation initiatives are starting to pay off. "The comeback of water quality in the Stonycreek River watershed is one of Pennsylvania's greatest conservation success stories. The effort has taken nearly two decades, millions of dollars, and untold numbers of hours from professionals and volunteers alike to restore significant portions of the 486 square mile watershed. The public-private partnerships established to accomplish the task stand as a testimonial to innovation and determination in the broad field of resource conservation." Other efforts include a plant-wide use of energy-efficient LED lighting, a 4 million dollar investment in a high efficiency, state-of-the-art paint system designed to reduce VOC emissions, a computer-controlled paint mixing system that reduces waste by mixing precise quantities of paint, converting outdated cranes from inefficient DC power to highly efficient AC power, and a closed-loop water system designed to capture and reuse water in our QC test bays.	*
42	Identify any third-party issued eco-labels, ratings or certifications that your company has received for the equipment or products included in your Proposal related to energy efficiency or conservation, life-cycle design (cradle-to-cradle), or other green/sustainability factors.	All GapVax products offered will be compliant with the EPA (Environmental Protection Agency) Tier 4 requirements and CARB (California Air Resource Board), including products offered on clean-burning CNG (compressed natural gas) as an alternative to diesel engines.	*
43	Describe any Women or Minority Business Entity (WMBE), Small Business Entity (SBE), or veteran owned business certifications that your company or hub partners have obtained. Upload documentation of certification (as applicable) in the document upload section of your response.	GapVax does not qualify as a WMBE, SBE, or veteran-owned business. However, most of our distributor/dealer partners are designated Small Businesses. Our support of Woman/Minority-owned business is evident in our partnership with Anna Johnson from AQUIP LLC. AQUIP was founded in October of 2018 and is the first and only known independently female-owned vacuum truck and environmental products dealership in the United States. You can learn more about AQUIP at https://www.aquipco.com/about Gary And Rose Poborsky founded GapVax Inc as an equal business partnership. Though the legal definition of Woman-Owned does not apply, Rose has played an active role in GapVax's success and will continue to guide our organization into the future. For more information on dealer AQUIP, please see the attached file GAPVAX MEET THE DEALER - AQUIP	*
44	What unique attributes does your company, your products, or your services offer to Sourcewell participating entities? What makes your proposed solutions unique in your industry as it applies to Sourcewell participating entities?	Our most unique attribute that will appeal to Sourcewell members is that our ownership structure is now and always has been a family-owned business. We are also proud to promote that GapVax employees have partial ownership of the company through our ESOP program. This program incentifies our employees to have a "customer-first" mentality while doing their jobs. Unlike most of our competition, GapVax is not owned and managed by an equity group or publicly traded company. This unique position allows us to change direction quickly based on our customer's needs. This flexibility, combined with our passionate pursuit of "Being good stewards of the communities where we work, live, and play," is how we've continued to grow in a highly competitive space. These beliefs may get overlooked at companies with absentee investors or a board of directors who have a "bottom line first" mentality when making decisions about customers and employees.	*

Table 9A: Warranty

Describe in detail your manufacturer warranty program, including conditions and requirements to qualify, claims procedure, and overall structure. You may upload representative samples of your warranty materials (if applicable) in the document upload section of your response in addition to responding to the questions below.

Line Item	Question	Response *	
45	Do your warranties cover all products, parts, and labor?	Yes, our warranty covers all the products we are proposing within the specified warranty period. Warranty coverage on GapVax products sold through our dealers includes parts and labor (or partial labor in some circumstances.) In addition, optional extended warranties are available to meet the needs of current and future Sourcewell members. For a sample of our warranty policy, please reference the attached file GAPVAX WARRANTY.	*
46	Do your warranties impose usage restrictions or other limitations that adversely affect coverage?	The standard municipal equipment warranty covers the equipment for one year. Optional extended warranties are available to meet the needs of current and future Sourcewell members. The limited warranty does not cover chassis components, defects due to misuse, abuse, and neglect, nor does it supersede the warranty of an original component manufacturer.	*
47	Do your warranties cover the expense of technicians' travel time and mileage to perform warranty repairs?	Warranty on GapVax products sold through our dealers covers parts and labor or partial labor, depending on the claim. The labor and travel reimbursement varies from dealer to dealer.	*
48	Are there any geographic regions of the United States or Canada (as applicable) for which you cannot provide a certified technician to perform warranty repairs? How will Sourcewell participating entities in these regions be provided service for warranty repair?	Certain areas of North America do not have dealer coverage. These areas function as factory-direct regions. In these regions, parts associated with warranty claims are covered, but labor is not. There are certain instances that GapVax will dispatch a factory technician to a customer's site. GapVax evaluates each instance on a case-by-case basis. For a complete list of dealers and service centers, please reference the attached file GAPVAX DEALER AND SERVICE MAP.	*
49	Will you cover warranty service for items made by other manufacturers that are part of your proposal, or are these warranties issues typically passed on to the original equipment manufacturer?	The standard municipal equipment warranty covers the equipment for one year. The limited warranty does not supersede the warranty of an original component manufacturer. Note: all items offered in response to this RFP will be covered by the warranty of GapVax Inc.	*
50	What are your proposed exchange and return programs and policies?	To date, no exchanges or returns have occurred on GapVax products ordered from a government entity. However, if the situation arises, GapVax Inc. will work with the customer and dealer on a case-by-case basis. We intend to provide the customer with the best-in-class value that is synonymous with GapVax products. In the event that a new and unused GapVax is shipped and delivered to a Sourcewell member and it is found that the unit does not meet the customer's intent, and the unit was quoted and ordered per the Sourcewell member's request or quote, GapVax Inc. may initiate up to a 30% restocking fee on the new and unused unit to cover additional transportation and costs associated with reselling the unit.	*
51	Describe any service contract options for the items included in your proposal.	GapVax dealers and service partners offer a variety of maintenance programs depending on the need of the Sourcewell member. Plans range from preventive maintenance contracts, full-service maintenance and repair contracts, or customer-specific service intervals based on the region of operation. Dealers and service partners provide pricing for these programs on a local level. Therefore, GapVax Inc. is not including service contract options with our proposal.	*

Table 9B: Performance Standards or Guarantees

Describe in detail your performance standards or guarantees, including conditions and requirements to qualify, claims procedure, and overall structure. You may upload representative samples of your performance materials (if applicable) in the document upload section of your response in addition to responding to the questions below.

Line Item	Question	Response *	
52	Describe any performance standards or guarantees that apply to your services	GapVax Inc is offering manufactured goods only. Therefore, no services are being quoted in this RFP, and service performance standards and guarantees do not apply.	*
53	Describe any service standards or guarantees that apply to your services (policies, metrics, KPIs, etc.)	GapVax Inc is offering manufactured goods only. Therefore, no services are being quoted in this RFP, and service performance standards and guarantees do not apply.	*

Table 10: Payment Terms and Financing Options

Line Item	Question	Response *	
54	Describe your payment terms and accepted payment methods?	GapVax Inc's payment terms are NET 30 with authorized municipal, government, or dealer purchase orders. We accept bank checks, ACH, and wire transfers.	*
55	Describe any leasing or financing options available for use by educational or governmental entities.	GapVax Inc. does not directly finance or lease equipment; we utilize third-party finance companies to assist our customers with their financing needs. When a finance need arises with a Sourcewell member, we try to partner with Sourcewell contract holders like NCL Government Capital.	*
56	Describe any standard transaction documents that you propose to use in connection with an awarded contract (order forms, terms and conditions, service level agreements, etc.). Upload a sample of each (as applicable) in the document upload section of your response.	The GapVax quote document is the beginning of the purchase process for a Sourcewell member. Document revision control is facilitated through the GapVax dealer portal, which is password protected for dealer-only access. The GapVax dealer portal ensures that the dealer presents the Sourcewell member with the most up-to-date quote version and avoids rejection due to an out-of-date document. To begin the quotation, the dealer selects the "Yes box" next to the question asking if the purchase occurs through Sourcewell. By selecting yes, the custom program populates the Sourcewell contract number on the cover page and automatically chooses the Sourcewell discounted price column, ensuring the Sourcewell member receives the preferred pricing promised. From there, the quotation process is relatively simple, and the Sourcewell member has a bonafide, binding, quote document in a matter of minutes. In addition, the opportunity for human error is significantly reduced because the custom-programmed quote document has unique identifiers alerting the GapVax Regional Sales Manager and accounting team to invoice and report all Sourcewell contract sales accurately. For a sample of our quote document, please reference the attached file GAPVAX QUOTE DOCUMENT.	*
57	Do you accept the P-card procurement and payment process? If so, is there any additional cost to Sourcewell participating entities for using this process?	GapVax Inc. currently does not accept the P-card procurement and payment process.	*

Table 11: Pricing and Delivery

Provide detailed pricing information in the questions that follow below. Keep in mind that reasonable price and product adjustments can be made during the term of an awarded Contract as described in the RFP, the template Contract, and the Sourcewell Price and Product Change Request Form.

Line Item	Question	Response *	
58	Describe your pricing model (e.g., line-item discounts or product-category discounts). Provide detailed pricing data (including standard or list pricing and the Sourcewell discounted price) on all of the items that you want Sourcewell to consider as part of your RFP response. If applicable, provide a SKU for each item in your proposal. Upload your pricing materials (if applicable) in the document upload section of your response.	The GapVax Inc. pricing model is ceiling based with Sourcewell members receiving a percentage discount off of MSRP for each product category. For a complete price list, please reference the attached file GAPVAX SOURCEWELL PRICE LIST.	*
59	Quantify the pricing discount represented by the pricing proposal in this response. For example, if the pricing in your response represents a percentage discount from MSRP or list, state the percentage or percentage range.	The percentage of discount for Sourcewell members is 2% off MSRP. In addition, GapVax dealers understand that the Sourcewell contract is ceiling price based and may offer additional discounts throughout the contract's life.	*
60	Describe any quantity or volume discounts or rebate programs that you offer.	GapVax dealers understand that the Sourcewell contract is ceiling price based and may offer additional discounts based on unit quantity.	*
61	Propose a method of facilitating “sourced” products or related services, which may be referred to as “open market” items or “nonstandard options”. For example, you may supply such items “at cost” or “at cost plus a percentage,” or you may supply a quote for each such request.	GapVax will utilize open market pricing for the chassis portion of our equipment. The chassis is a sourced good that we will offer at Invoice + 3%. GapVax will also consider customization requests by Sourcewell members as open market or sourced goods negotiated between the GapVax dealer and Sourcewell member.	*
62	Identify any element of the total cost of acquisition that is NOT included in the pricing submitted with your response. This includes all additional charges associated with a purchase that are not directly identified as freight or shipping charges. For example, list costs for items like pre-delivery inspection, installation, set up, mandatory training, or initial inspection. Identify any parties that impose such costs and their relationship to the Proposer.	Outside of the chassis cost (as identified in question #61 regarding sourced goods), the other cost not included in the price list is delivery. Factory freight to the Sourcewell member is known at quoting and will be listed on their quote. Government agency requirements vary significantly from one agency to the next, as do the costs associated with these requirements. As a result, GapVax dealers may be required to offer pre-delivery inspections, on-site training, extended warranties, and service and repair contracts, which will be priced to the Sourcewell member at the time of quoting.	*
63	If freight, delivery, or shipping is an additional cost to the Sourcewell participating entity, describe in detail the complete freight, shipping, and delivery program.	Freight costs from the factory to customers in the contiguous United States and adjoining Canadian provinces will be itemized on the quote and paid by the customer. GapVax may charge up to $4.00 per loaded mile to deliver the equipment. The dealer decides if the product will ship directly to the customer or the dealer's location. The dealer will be responsible for making contact with the customer to arrange final delivery and start-up training. Exceptions to this delivery fee are GapVax units built on truck chassis powered by CNG (compressed natural gas.) They require unique transportation methods and will be quoted at the time of the proposal.	*
64	Specifically describe freight, shipping, and delivery terms or programs available for Alaska, Hawaii, Canada, or any offshore delivery.	When deliveries are made to Alaska, Hawaii, Canadian territories, or offshore, the customer is responsible for the freight costs. GapVax Inc. and the customer will review these charges at the time of quoting. It is common for GapVax to work with the customer and utilize any specific delivery methods that work best for them.	*
65	Describe any unique distribution and/or delivery methods or options offered in your proposal.	Other than the delivery methods mentioned in #63 and #64, if a unique delivery situation exists that is better overall for the Sourcewell member, GapVax will work closely with them to attain the best possible solution.	*

Table 12: Pricing Offered

Line Item	The Pricing Offered in this Proposal is: *	Comments
66	c. better than the Proposer typically offers to GPOs, cooperative procurement organizations, or state purchasing departments.	Pricing offered in response to this Sourcewell RFP is similar or is better than some pricing offered to other cooperative procurement organizations or state purchasing departments. In addition, our discount structure offered will allow for best value, more flexibility, and volume discount considerations provided through our dealers because of the ceiling-based pricing.

Table 13: Audit and Administrative Fee

Line Item	Question	Response *	
67	Specifically describe any self-audit process or program that you plan to employ to verify compliance with your proposed Contract with Sourcewell. This process includes ensuring that Sourcewell participating entities obtain the proper pricing, that the Vendor reports all sales under the Contract each quarter, and that the Vendor remits the proper administrative fee to Sourcewell. Provide sufficient detail to support your ability to report quarterly sales to Sourcewell as described in the Contract template.	GapVax will be paying Sourcewell directly for all administrative fees associated with this contract. Pricing and discounts will be loaded into the GapVax quote document as detailed in our response to question #56. This document is controlled on a password-protected website known as the GapVax Dealer Portal. Dealers are required to submit all orders using the quote document they download from the dealer portal. Submitted orders will be verified against the customer's PO and processed by the GapVax Regional Sales Manager to ensure consistency and process compliance. Opportunity for error is significantly reduced because the custom-programmed quote document includes unique identifiers that alert the GapVax Regional Sales Manager, the order management team, and the accounting team that the order is through the Sourcewell contract, which ultimately triggers quarterly reporting and remittance activity. For a sample of the quote document mentioned above, please reference the attached file GAPVAX QUOTE DOCUMENT	*
68	If you are awarded a contract, provide a few examples of internal metrics that will be tracked to measure whether you are having success with the contract.	As with most businesses, GapVax projects its yearly sales forecast at the beginning of our fiscal year. This forecast includes a Government sales budget listed by month and quarter. The executive team reviews our sales budgets monthly, including sales through our cooperative purchasing contracts. A few examples of KPI's used to measure success are "quote to close ratio," "government sales budget vs. actual" and "Soucrewell sales budget vs. actual." We also review our dealers every year and evaluate them on their use of cooperative purchasing contracts.	*
69	Identify a proposed administrative fee that you will pay to Sourcewell for facilitating, managing, and promoting the Sourcewell Contract in the event that you are awarded a Contract. This fee is typically calculated as a percentage of Vendor's sales under the Contract or as a per-unit fee; it is not a line-item addition to the Member's cost of goods. (See the RFP and template Contract for additional details.)	If we are awarded a contract, GapVax will pay Sourcewell a 2% administrative fee for facilitating, managing, and promoting the Sourcewell Contract.	*

Table 14A: Depth and Breadth of Offered Equipment Products and Services

Line Item	Question	Response *
70	Provide a detailed description of the equipment, products, and services that you are offering in your proposal.	Unlike many cookie cutter-type manufacturers, GapVax Inc. is known as a customer-focused builder of industrial and municipal equipment. We pride ourselves in our ability to address a customer's needs and create a solution (that's often customized) to meet those needs. The following products were born from a passionate pursuit of building equipment "the way we'd want it" if we were the customer: The GapVax MC is a combination vacuum and sewer flushing machine designed to wash and remove debris from sewer drains. With a wide variety of sizes available, this is an ideal candidate for any size municipality, water and sewer district, or government agency that is cleaning storm drains, catch basins, and sewers. GapVax offers truck-mounted configuration available on a single-axle and a double-axle chassis. The single-axle gives you the choice of a 4-8 cubic yard debris body and a water tank capacity of 500-1,200 gallons. The Double Axle MC ranges from 8-13 cubic yards, and water tank sizes up to 2,000 gallons. In addition, our custom-configured units allow for various arrangements not currently available through our competition. GapVax VHE hydro excavators use non-destructive pressurized water combined with an industrial-strength vacuum to safely expose buried utilities or excavate near objects easily damaged by traditional mechanical digging. The operator directs the pressure stream to the ground to break up the soil, positions the vacuum hose at the excavation area, and conveys the loosened soil into the debris body through the vacuum hose. The hydro excavation process results in safe, fast, precise excavations that require less backfill and site restoration, and has less environmental impact than traditional excavation techniques. This system is ideal for any size municipality, water and sewer district, public or private utility, or contractor that needs to locate buried objects or safely excavate around underground utilities. The GapVax HV is a "next level" hydro excavator compared to the VHE. The HV series is a true wet and dry unit that offers high-pressure water and compressed air for excavating. The use of compressed air is becoming more common for unearthing buried utilities. Unlike water, compressed air does not increase the waste stream, and the excavated soil can be quickly backfilled into the same hole. However, unlike wet-only units, a very stringent filtration system is required to protect the truck's vacuum pump when vacuuming dry product. The HV uses cyclone and baghouse technology to provides ultimate vacuum pump protection. New to the GapVax product line is our VHX hydro excavator. Much like our GapVax HV, the most significant difference of the VHX is its ability to haul payload over the road legally. For example, government agencies can now legally move 15,000 pounds of wet or dry excavation spoils in states that strictly adhere to federal bridge laws. The GapVax GJET is a truck-mounted high-pressure water Jet designed to remove sand, dirt, grease, detergents, and materials typically found in sanitary and storm drain pipes. The GJET's single-engine design uses the chassis engine to power all functions. The hydraulically powered water pump pressurizes the onboard water supply and conveys the water into the sewer through a high-pressure hose. The hose is spooled in and out by a hydraulically powered hose reel mounted on the truck's front. The GJET's efficient design surpasses competitive units that utilize multiple engines by reducing weight, fuel costs, emissions, and maintenance costs. Our G7 is a trailer-mounted version of our GJET. It has a distinct non-cdl weight advantage over truck-mounted jetters, making it an ideal pipe cleaning solution for government agencies that struggle to find drivers with a commercial driver's license. Its compact design is an added benefit for tight, hard-to-reach areas. GapVax's most advanced technological offering is based on the "less is more" concept. Today's agencies are constantly pushed to save water. Seeing this as the wave of the future, GapVax partnered with German-based manufacturer Wiedemann Enviro-Tec, the inventors of water recycling technology for sewer cleaning equipment, to bring the GapVax Recycle JetVac to North America. Our Recycle JetVac is the only sewer cleaning recycling truck on the market that does not use mechanical filter screens or disposable filter cartridges as part of the water cleaning system. Instead, by using Wiedemann's tried-and-true "sedimentation system" for recycling the collected water, operators can work without interruptions from filter cleaning or filter failure from grease, sand or clay. As a result, pipe cleaning that once took several hours and wasted countless gallons of water, can now be accomplished fast and efficiently.
71	Within this RFP category there may be subcategories of solutions. List subcategory titles that best describe your products and services.	“RFP 101221 - Sewer Vacuum, Hydro-Excavation, and Municipal Pumping Equipment with Related Accessories and Supplies” accurately describes the products GapVax Inc. is offering. Therefore, no subcategories are needed for our submission.

Table 14B: Depth and Breadth of Offered Equipment Products and Services

Indicate below if the listed types or classes of equipment, products, and services are offered within your proposal. Provide additional comments in the text box provided, as necessary.

Line Item	Category or Type	Offered *	Comments	
72	Sewer vacuums or combination sewer cleaners	(•) Yes ( ) No	GapVax MC JetVac GapVax Recycle JetVac Please reference the attached file GAPVAX SOURCEWELL LITERATURE	*
73	Hydro or air excavation equipment	(•) Yes ( ) No	GapVax VHE, Hydro Excavation GapVax VHX, Hydro/Air Excavation GapVax HV, Hydro/Air Excavation Please reference the attached file GAPVAX SOURCEWELL LITERATURE	*
74	Jetters and rodders	(•) Yes ( ) No	GapVax GJET Jetter Truck GapVax G7 Jetter Trailer Please reference the attached file GAPVAX SOURCEWELL LITERATURE	*
75	Dewatering, mud, trash, and centrifugal pumps	( ) Yes (•) No	Not applicable to GapVax Inc. product offerings.	*
76	Pumps used in lift stations, sewage treatment, water treatment, or water collection facilities	( ) Yes (•) No	Not applicable to GapVax Inc. product offerings.	*
77	Accessories, supplies and replacement or wear parts related to the offerings above.	( ) Yes (•) No	Accessories, supplies and replacement or wear parts related to the offerings above will be supplied at the local level through GapVax dealers and service centers and are not included in this RFP.	

Table 15: Industry Specific Questions

Line Item	Question	Response *	
78	Describe any product or equipment features that improve operator safety.	Several improvements have been made to GapVax models that improve operator's safety. These items include: 1) Standard chassis requirements to include additional entry grab handles, wider entry steps, and a two-speed or viscous engine fan drive to reduce noise in the cab and at the front operator station. 2) MC Front hose reel operation to include remote hose reel in/out options, front reel power articulation upgrade, remote or cab controls for front reel articulation upgrade, new and improved autowinder mounting for increased ground clearance, and hose tracking, and a new digital footage counter with very accurate hose measurement 3) New vacuum pump mounting and noise reduction silencers, mid-ship gearbox mounting, and ergonomic controls. 4) More accessible operator daily checks with ground-level cyclone and filter cleanouts, ground-level remote lubrication manifolds, and options for auto lube systems for the vacuum module, chassis, or both. 5) Camera system options to include single to quad-camera packages and new mounting positions to reduce/eliminate blind spots. 6) Simplified systems engagement, disengagement, console layout, and operational features with the GapVax G2 logic control system. 7) Improved wireless control systems, including charging stations, spare transmitters, and failsafe interlocks. Also, the new wireless transmitter safety features include LED indicators, feedback displays, integrated remote body dump options, remote body wash-out options, and remote water flow/pressure control options. 8) Better HX Water systems to include new hydraulically driven packages, new mounting arrangements to enclose all moving parts and reduce hoses, reduce the number of operation valves, and the development of a new multi-flow HX water system that is integrated with the new wireless remote system. 9) LED lighting options to illuminate perimeter work areas, operation controls, dumping / clean out areas, and SAE or CA Title 13 compliant beacon lights, directional lights, and flashers. 10) Ergonomic storage boxes, changing over to swing forward doors where possible in place of fold-down doors. In addition, pump enclosures now have an option to upgrade to a roll-up style door to keep the open door out of the operator work area. 11) Enhanced connectivity of the electrical controls with improved sunlight, oil, and abrasion-resistant engineered cord sets and over-molded, weather-tight electrical connectors. 12) New and improved hydraulic hose, water hose, electrical cord, and control wire routing and clipping on the frame and body. Also, a new hydraulic hose and wire support has been developed for the rear-mounted loading boom. 13) Improved operator manuals by customizing each manual to the system controls of each exact unit. 14) Air-actuated MC body safety prop that is safely engaged and disengaged at a safe distance from an elevated collector body 15) Rear-mounted MC float shut-offs eliminating the operator's need to enter the tank	*
79	Describe any product or equipment innovations that increase uptime and operator productivity.	GapVax's most advanced technological offering is based on the "less is more" concept. Today's agencies are constantly pushed to save water. Seeing this as the wave of the future, GapVax partnered with German-based manufacturer Wiedemann Enviro-Tec, the inventors of water recycling technology for sewer cleaning equipment, to bring the GapVax Recycle JetVac to North America. Our Recycle JetVac is the only sewer cleaning recycling truck on the market that does not use mechanical filter screens or disposable filter cartridges as part of the water cleaning system. Instead, by using Wiedemann's tried-and-true "sedimentation system" for recycling the collected water, operators can work without interruptions from filter clogging or filter failure from grease, sand or clay. As a result, pipe cleaning that once took several hours and wasted countless gallons of water can now be accomplished fast and efficiently. New to the GapVax 2021 product line is our VHX hydro excavator. Much like our GapVax HV, the most significant difference of the VHX is its ability to haul payload over the road legally. For example, government agencies can now legally move 15,000 pounds of wet or dry excavation spoils in states that strictly adhere to federal bridge laws. This ultra-light solution, combined with onboard weight scale technology, allows the operator to achieve maximum legal payload, reduce inefficiency from transporting partial loads, and ensures over-the-road safety by eliminating dangerously overweight loads.	

Table 16: Exceptions to Terms, Conditions, or Specifications Form

Line Item 80. **NOTICE**: To identify any exception, or to request any modification, to the Sourcewell template Contract terms, conditions, or specifications, a Proposer must submit the exception or requested modification on the **Exceptions to Terms, Conditions, or Specifications Form** immediately below. The contract section, the specific text addressed by the exception or requested modification, and the proposed modification must be identified in detail. Proposer's exceptions and proposed modifications are subject to review and approval of Sourcewell and will not automatically be included in the contract.

Contract Section	Term, Condition, or Specification	Exception or Proposed Modification
N/A	N/A	N/A

Documents

Ensure your submission document(s) conforms to the following:

1. Documents in PDF format are preferred. Documents in Word, Excel, or compatible formats may also be provided.

2. Documents should NOT have a security password, as Sourcewell may not be able to open the file. It is your sole responsibility to ensure that the uploaded document(s) are not either defective, corrupted or blank and that the documents can be opened and viewed by Sourcewell.

3. Sourcewell may reject any response where any document(s) cannot be opened and viewed by Sourcewell.

4. If you need to upload more than one (1) document for a single item, you should combine the documents into one zipped file. If the zipped file contains more than one (1) document, ensure each document is named, in relation to the submission format item responding to. For example, if responding to the Marketing Plan category save the document as “Marketing Plan.”

- Pricing - GAPVAX SOURCEWELL PRICE 2022.xlsx - Tuesday October 12, 2021 12:51:15
- Financial Strength and Stability - GAPVAX FINANCIAL INFORMATION AND COOPERATIVE PURCHASING CONTRACT LIST.zip - Thursday October 07, 2021 12:37:04
- Marketing Plan/Samples - GAPVAX SOURCEWELL MARKETING.zip - Thursday October 07, 2021 17:31:10
- WMBE/MBE/SBE or Related Certificates - GAPVAX LITERATURE.zip - Tuesday October 12, 2021 14:02:44
- Warranty Information - GAPVAX WARRANTY.pdf - Thursday October 07, 2021 12:19:03
- Standard Transaction Document Samples - GAPVAX QUOTE DOCUMENT.pdf - Thursday October 07, 2021 12:19:45
- Upload Additional Document - GAPVAX DEALER AND SERVICE MAP -TRAINING.zip - Thursday October 07, 2021 17:31:50

Addenda, Terms and Conditions

PROPOSER AFFIDAVIT AND ASSURANCE OF COMPLIANCE

I certify that I am the authorized representative of the Proposer submitting the foregoing Proposal with the legal authority to bind the Proposer to this Affidavit and Assurance of Compliance:

1. The Proposer is submitting this Proposal under its full and complete legal name, and the Proposer legally exists in good standing in the jurisdiction of its residence.

2. The Proposer warrants that the information provided in this Proposal is true, correct, and reliable for purposes of evaluation for contract award.

3. The Proposer, including any person assisting with the creation of this Proposal, has arrived at this Proposal independently and the Proposal has been created without colluding with any other person, company, or parties that have or will submit a proposal under this solicitation; and the Proposal has in all respects been created fairly without any fraud or dishonesty. The Proposer has not directly or indirectly entered into any agreement or arrangement with any person or business in an effort to influence any part of this solicitation or operations of a resulting contract; and the Proposer has not taken any action in restraint of free trade or competitiveness in connection with this solicitation. Additionally, if Proposer has worked with a consultant on the Proposal, the consultant (an individual or a company) has not assisted any other entity that has submitted or will submit a proposal for this solicitation.

4. To the best of its knowledge and belief, and except as otherwise disclosed in the Proposal, there are no relevant facts or circumstances which could give rise to an organizational conflict of interest. An organizational conflict of interest exists when a vendor has an unfair competitive advantage or the vendor's objectivity in performing the contract is, or might be, impaired.

5. The contents of the Proposal have not been communicated by the Proposer or its employees or agents to any person not an employee or legally authorized agent of the Proposer and will not be communicated to any such persons prior to Due Date of this solicitation.

6. If awarded a contract, the Proposer will provide to Sourcewell Participating Entities the equipment, products, and services in accordance with the terms, conditions, and scope of a resulting contract.

7. The Proposer possesses, or will possess before delivering any equipment, products, or services, all applicable licenses or certifications necessary to deliver such equipment, products, or services under any resulting contract.

8. The Proposer agrees to deliver equipment, products, and services through valid contracts, purchase orders, or means that are acceptable to Sourcewell Members. Unless otherwise agreed to, the Proposer must provide only new and first-quality products and related services to Sourcewell Members under an awarded Contract.

9. The Proposer will comply with all applicable provisions of federal, state, and local laws, regulations, rules, and orders.

10. The Proposer understands that Sourcewell will reject RFP proposals that are marked "confidential" (or "nonpublic," etc.), either substantially or in their entirety. Under Minnesota Statutes Section 13.591, subdivision 4, all proposals are considered nonpublic data until the evaluation is complete and a Contract is awarded. At that point, proposals become public data. Minnesota Statutes Section 13.37 permits only certain narrowly defined data to be considered a "trade secret," and thus nonpublic data under Minnesota's Data Practices Act.

11. Proposer its employees, agents, and subcontractors are not:

    1. Included on the "Specially Designated Nationals and Blocked Persons" list maintained by the Office of Foreign Assets Control of the United States Department of the Treasury found at: https://www.treasury.gov/ofac/downloads/sdnlist.pdf;

    2. Included on the government-wide exclusions lists in the United States System for Award Management found at: https://sam.gov/SAM/; or

    3. Presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from programs operated by the State of Minnesota; the United States federal government or the Canadian government, as applicable; or any Participating Entity. Vendor certifies and warrants that neither it nor its principals have been convicted of a criminal offense related to the subject matter of this solicitation.

☑ By checking this box I acknowledge that I am bound by the terms of the Proposer's Affidavit, have the legal authority to submit this Proposal on behalf of the Proposer, and that this electronic acknowledgment has the same legal effect, validity, and enforceability as if I had hand signed the Proposal. This signature will not be denied such legal effect, validity, or enforceability solely because an electronic signature or electronic record was used in its formation. - Gary Poborsky, President, GapVax Inc.

The Proposer declares that there is an actual or potential Conflict of Interest relating to the preparation of its submission, and/or the Proposer foresees an actual or potential Conflict of Interest in performing the contractual obligations contemplated in the bid.

○ **Yes** ◉ **No**

The Bidder acknowledges and agrees that the addendum/addenda below form part of the Bid Document.

Check the box in the column "**I have reviewed this addendum"** below to acknowledge each of the addenda.

File Name	I have reviewed the below addendum and attachments (if applicable)	Pages
Addendum_3_Sewer_Vac_Hydro-Excavation_Pumps_RFP_101221 Thu September 30 2021 03:29 PM	☑	2
Addendum_2_Sewer_Vac_Hydro-Excavation_Pumps_RFP_101221 Fri September 10 2021 02:40 PM	☑	2
Addendum_1_Sewer_Vac_Hydro-Excavation_Pumps_RFP_101221 Thu August 26 2021 05:40 PM	☑	1

SOURCEWELL CONTRACT NO. 101221-GPV

GapVax®

PREPARED BY

AQUIP

PREPARED FOR

FULTON COUNTY GA

TRAVIS PROCTOR

QUOTE

GapVax®



QUOTE ID
25xxx

UPDATED:
2/5/25

GapVax



2025 MC1312-3S3X COMBINATION JET/VAC

QUOTE ID: 25xxx

February 25, 2025

NOTE: THE GAPVAX MC UNIT MAY EXCEED FEDERAL BRIDGE ALLOWABLE WEIGHTS WHEN LOADED WITH WATER, OR DEBRIS, AND/OR BOTH WATER AND DEBRIS COMBINED. PLEASE CONSULT FACTORY.

	OPTION DESCRIPTION	NOTES	QTY
	CHASSIS OPTIONS		
CHA001	**FREIGHTLINER 114SD (6 X 4) - 370 HP - 62,000 LB. GVWR - AUTO**	MODEL YEAR 2025	1
	CUMMINS L9 RATED FOR 370 HP	CONSULT FACTORY	
	ALLISON 6 SPEED AUTOMATIC	PRICES MAY VARY	
	22,000 LB FRONT AXLE		
	46,000 LB REAR AXLE		
	DEBRIS BODY OPTIONS		
STD	12 USABLE YARD DEBRIS TANK MADE OF 3/16" ASTM A-572 GRADE 50 EXTEN STEEL		STANDARD
STD	FULL-OPENING REAR TAILGATE		STANDARD
STD	STAINLESS STEEL TAILGATE SEALING ROD		STANDARD
STD	FOUR HYDRAULIC REAR DOOR LOCKS		STANDARD
STD	DUAL TAILGATE LIFT CYLINDERS		STANDARD
STD	FRONT MOUNTED HOIST CYLINDER, POWER UP AND DOWN, 55,000 LB CAPACITY		STANDARD
STD	THREE TIE-OFF ANCHORS ON TOP OF BODY		STANDARD
STD	FIVE YEAR WARRANTY ON DEBRIS TANK AGAINST RUST THROUGH, DISTORTION AND CRACKS		STANDARD
STD	THREE TIE-OFF ANCHORS ON TOP OF THE BODY 6' APART		STANDARD
A1C	STAINLESS DEBRIS BODY FLUSH OUT SYSTEM, **MOUNTED AT MID-LEVEL IN DEBRIS TANK**	INCLUDES LOW POINT DRAIN	1
A2A	DRAIN AT BOTTOM OF TAILGATE - 6" BRASS LEVER VALVE WITH 15' OF LAYFLAT HOSE	VALVE IS NOT 100% LEAK PROOF	1
A6A	TRASH PUMP - 4" RATED UP TO 800 GPM WITH LAY-FLAT HOSE AND CAM-LOC FITTINGS	NOT RECOMMENDED FOR CONTINUOUS USE	1
A11A	FILTER SCREEN FOR DRAIN VALVE (SHORT BOX)	REQUIRES A2	1
A12A	FILTER SCREEN FOR DRAIN VALVE (LONG BOX)	REQUIRES A2	1
A21	CURBSIDE LADDER TO PORT INSPECTION AREA		1
A21B	ADD FOLDING LADDER EXTENSION	REQUIRES A21	1
A22A	GALVANIZED BOLT ON TAILGATE SPLASH SHIELDS		1
A37A	UPGRADE BODY INLET CANNON TO HX STYLE WITH CLEANOUT		1
A44	PNEUMATIC TAILGATE PROP (IN ADDITION TO STANDARD TAILGATE PROP ROD)		1
	WATER TANK OPTIONS		
STD	1300 GALLON WATER TANK MADE OF 3/16" 304 STAINLESS STEEL		STANDAR

STD	4" HIGH ANTI-SIPHON RING WITH (4) 2-1/2" HOLES		STANDARD
STD	WATER TANK LEVEL SIGHT TUBE ON CURBSIDE		STANDARD
STD	DRAIN VALVE AT BOTTOM OF WATER TANK		STANDARD
STD	3" FILL LINE WITH 2-1/2" FIRE HOSE CONNECTION CURBSIDE		STANDARD
STD	3" WATER STRAINER WITH STAINLESS STEEL SCREEN ON WATER TANK FILL LINE		STANDARD
STD	3" SUPPLY LINE TO WATER PUMP MOUNTED AT REAR HINGE PIN		STANDARD
STD	FIVE YEAR WARRANTY ON WATER TANK AGAINST RUST THROUGH, DISTORTION AND CRACKS		STANDARD
B23A	GALVANIZED BAFFLES IN THE WATER TANK		1
B30	UPGRADE TO BUTTERFLY VALVE IN 3" SUPPLY LINE		STANDARD
	VACUUM SYSTEM OPTIONS		
STD	TRUE 8" DIAMETER VACUUM SYSTEM		STANDARD
STD	VACUUM PUMP DRIVEN VIA MID-SHIP MOUNTED SPLIT SHAFT TRANSFER CASE GEARBOX	(PTO)	STANDARD
STD	NOISE & VIBRATION DAMPENING MOUNTS ON VACUUM PUMP AND TRANSFER CASE		STANDARD
STD	NOISE ATTENUATED VACUUM PUMP DISCHARGE SILENCER WITH RAIN CAP AND DRAIN		STANDARD
STD	24" CENTRIFUGAL CYCLONE SEPARATOR WITH 20" CHAMBER		STANDARD
STD	DUAL STAINLESS STEEL SHUTOFF FLOAT BALLS MOUNTED AT THE REAR OF DEBRIS TANK		STANDARD
STD	STAINLESS STEEL VEE-WIRE SAFETY SCREEN		STANDARD
STD	6" SAFETY VACUUM RELIEF		STANDARD
STD	PANIC SWITCH FUNCTION FOR VACUUM		STANDARD
C8	UPGRADE TO ROOTS TYPE VACUUM PUMP 4,500 CFM AND 18" HG	(4) 18" Hg VACUUM RELIEF VALVES	1
C2	6" MANUAL VACUUM RELIEF VALVE	RECOMMENDED WITH PUMP-OFF SYSTEM	1
C19	UPGRADE TO XL TRANSFER CASE	9-LITER ENGINE = UP TO 5300 CFM, REQUIRES OPTION C8	1
	WATER SYSTEM OPTIONS		
STD	TRI-PLEX WATER PUMP SYSTEM		STANDARD
STD	AIR PURGE SYSTEM FOR PRIMARY CIRCUIT		STANDARD
STD	LOW POINT DRAIN VALVES ON WATER LINES		STANDARD
D4	MULTIFLOW CONTROL AND SAFETY REGULATOR VALVE (MSUV)		1
STD	WASHDOWN CIRCUIT WITH 50' X 1/2" HOSE, QUICK CONNECT, AND WASHDOWN HAND GUN	**50-FT HOSE REEL**	STANDARD
STD	WASHDOWN CIRCUIT(S) WILL INCLUDE A SAFETY FLOW RESTRICTOR (1/4" HOSE)		STANDARD
D7A	HOSE REEL FOR STANDARD WASHDOWN CIRCUIT, 50' X 1/2"		1
D3B	GENERAL MKS "2" SERIES WATER PUMP RATED AT 80 GPM @ 2500 PSI	(P/N: PUM022755)	1
D-GPVC	VIBRATION DAMPENING COUPLER - WATER PUMP		**REQUIRED**
D27A	10 GPM / 2,500 PSI HYDRAULICALLY DRIVEN PUMP (COMMON WITH BODY HYDRAULIC SYSTEM)	**REQUIRES OPTION J303 HYDRAULIC OIL COOLER**	1
D20A	NON-REMOVABLE LATERAL HOSE REEL - 150' X 1/2" HOSE		1

D21	WATER RECIRCULATION VIA AUTOMATIC TRANSMISSION (INCLUDES WASHDOWN, ADDITIONAL CIRCUITS, AND LATERAL REEL)	**JETTER SYSTEM ONLY**	1
D28A	GLYCOL INJECTION SYSTEM - JETTER PUMP ONLY		1
D4-HX+RA	PNEUMATICALLY OPERATED HX WATER PRESSURE RELIEF VALVE WITH ACTUATED HOSE REEL VALVE (P/N: VAL022790) (G2B)	HX SYSTEM	1
D7B	50' X 1/2" HOSE REEL FOR HX SYSTEM		1
D18	AIR OUT FOR HX SYSTEM / HX CIRCUIT		1
D28	GLYCOL INJECTION SYSTEM - HX SYSTEM		1
	NOTE: IF GLYCOL IS SELECTED FOR BOTH THE JETTER SYSTEM (OPTION D28A) AND THE HX SYSTEM (OPTION D28B), ONLY ONE COMMON GLYCOL TANK WILL BE PROVIDED		1
D35C	1/2" "DIG PIG" HX LANCE WITH 6' EXTENSION AND "DIG PIG" HX NOZZLE		1
	BOOM OPTIONS		
STD	8" FRONT MOUNTED TELESCOPING BOOM WITH 26' REACH AND 180 DEG. ROTATION		STANDARD
STD	180 DEGREE POWER ROTATION VIA WORM DRIVE		STANDARD
STD	DUAL 4" LIFT CYLINDERS		STANDARD
STD	CAB PROTECTION RACK		STANDARD
E6	REMOTE LUBE FOR BOOM LIFT AND ROTATION		1
	HOSE REEL OPTIONS		
STD	FRONT FRAME MOUNTED HOSE REEL WITH 180 DEGREE ARTICULATION		STANDARD
STD	HOSE REEL RATED FOR 800' OF HOSE AND 3,000 PSI		STANDARD
STD	EXTERIOR HOSE EXPANSION RIBS		STANDARD
F1C	DIGITAL FOOTAGE COUNTER - SHAFT-MOUNTED		1
F11	AUTOMATIC HOSE LEVEL WINDER (INCLUDES "J-HOOK" STLYE HOSE GUIDE)		1
	CONTROLS, GAUGES, ACCESSORIES OPTIONS		
STD	CAB-MOUNTED CONTROLS FOR BLOWER AND HYDRAULICS		STANDARD
STD	CONTROL PANEL MOUNTED AT FRONT HOSE REEL WITH WATER PUMP CONTROLS		STANDARD
STD	OPERATOR CONTROL PANEL INCLUDES GAUGES FOR ENGINE, HYDRAULICS, VACUUM, AND WATER PUMP		STANDARD
STD	PANIC SWITCH TO RELIEVE WATER PRESSURE AND VACUUM ON FRONT PANEL AND CURB SIDE OF UNIT		STANDARD
G2B	**G2B** CONTROL SYSTEM WITH DM430 DISPLAY INCLUDES:	***WIRELESS CONTROL REQUIRED***	1
	LOW WATER SHUTDOWN PROTECTION		1
	HIGH WATER TEMPERATURE SHUTDOWN PROTECTION		1
	ENGINE OVERSPEED PROTECTION		1
	ON-SCREEN DIAGNOSTICS FOR WATER, PTO AND ENGINE LEVELS		1
G6	BLOWER TEMPERATURE GAUGE WIRED TO VACUUM RELIEF	**NOT AVAILABLE WITH OPTION C17**	1
NOTE:	WIRELESS TO INCLUDE HX WATER PRESSURE (ON/OFF) CONTROL		1
G21D	WIRELESS REMOTE WITH BOOM, VACUUM, FRONT HOSE REEL WATER ON/OFF, AND FRONT HOSE REEL IN/OUT (*HOSE REEL ROTATE INCLUDED ONLY IF OPTION F6 IS SELECTED*)		1

G21-TD	AARCOMM TRIDENT REMOTE		1
G21-AWR	ADDITIONAL WIRELESS TRANSMITTER		1
	LIGHTING		
STD	TRUCK-LITE LED RUNNING (MARKER) LIGHTS		STANDARD
STD	LED STOP/TAIL/TURN LIGHT WITH POLISHED STAINLESS STEEL BOXES		STANDARD
H1	ONE LED STROBE BEACON LIGHT - FRONT (**SAE CLASS-1** (SAE J595) COMPLIANT)	(WHELEN L10 OR EQUAL)	1
H5B	(2) BOOM WORK LIGHTS - HELLA LED WORK LIGHTS (PN: LHT022429)		1
H6B	(2) REAR WORK LIGHTS - HELLA LED WORK LIGHTS (PN: LHT022429)		1
H7BA	(2) SIDE WORK LIGHTS - HELLA LED WORK LIGHTS (PN: LHT022429) (1 PER SIDE)		1
H18C	REAR WHELEN ION SUPER LED FLASHERS - 6 LIGHT HEADS		1
	3 ON EACH SIDE REAR (1 @ 45 DEGREES)		1
H22	REAR ARROW LIGHT - LOW PROFILE LED ARROW STICK (**CLASS-1** (SAE J595))	WHELEN TAM85 OR EQUAL	1
	STORAGE OPTIONS		
STD	25' FIRE HOSE BASKET		STANDARD
I22	UPGRADE TUBE TRAYS TO STAINLESS STEEL		1
I8B-DS	30" TOOL BOX - ALUMINUM, 30" WIDE X 24" TALL X 24" DEEP, MOUNTED ON THE DRIVER'S SIDE		1
I9B	48" TOOL BOX - ALUMINUM, 48" WIDE X 24" TALL X 24" DEEP, MOUNTED ON THE CURBSIDE		1
I25B	TUNNEL TOOLBOX - ALUMINUM, 30" HIGH X 24" WIDE X 50" DEEP		1
I14	TRAFFIC CONE HOLDER ON DRIVER'S SIDE		1
I16A	WHEEL CHOCK HOLDER (PER SIDE) - DRIVER'S SIDE		1
I16B	WHEEL CHOCK HOLDER (PER SIDE) - CURBSIDE		1
I17A	NOZZLE RACK - SIX (6) NOZZLES, 1"		1
I26B	TWO BUMPER TOOL BOXES - ALUMINUM, 16" HIGH X 12" WIDE X 18" DEEP WITH FOLD DOWN DOOR		1
	CHASSIS OPTIONS		
STD	DOT LIGHTING / FENDERS / MUD FLAPS / TAILGATE SAFETY PROP, ICC LIGHTS		STANDARD
STD	REMOTE ACTUATED BODY SAFETY PROP		STANDARD
STD	70 GALLONS AW-46 HYDRAULIC OIL, LEVEL/TEMPERATURE GAUGE, SHUTOFF ON SUCTION		STANDARD
STD	REAR BUMPER, TRIANGLE KIT, FIRE EXTINGUISHER, BACKUP ALARM		STANDARD
STD	ALLISON 10-BOLT PTO UPGRADE		STANDARD
J000	MID-SHIP MOUNTED (SPLIT-SHAFT) TRANSFER CASE WITH TOP DISCONNECT		1
J0	FRONT BUMPER		1
J3	TOW HOOKS FRONT		1
J4B	TOW HOOKS REAR - FRAME MOUNTED		1
J12-SS	STAINLESS STEEL METAL MUD FLAPS IN FRONT OF REAR TIRES	**SS MUD FLAP UPGRADE**	1
J303	ADD HYDRAULIC OIL COOLER TO CIRCUIT		1

	PAINT OPTIONS	
STD	PAINTED WITH PPG URETHANE PAINT	STANDARD
STD	PAINT BODY WHITE	STANDARD
STD	PAINT FRAME AND PARTS BLACK	STANDARD
STD	PAINT HOSE REEL AND BOOM BLACK	STANDARD
STD	FLEET FINISH	STANDARD
	MISCELLANEOUS OPTIONS	
STD	25 FEET OF VACUUM TUBING (5) AND CLAMPS	STANDARD
STD	TIGER TAIL HOSE GUIDE	STANDARD
STD	TWO SEWER CLEANING NOZZLES	STANDARD
M3	FILL HOSE 25' X 2 1/2"	1
M8G	1" PIRHANA SEWER HOSE - 2,500 PSI X 600 FT PLASTIC (ORANGE) (PN: HOS022393)	1
M12	MANHOLE LIFTING HOOK	1
M13	HYDRANT WRENCH	1
M28	(5) TRAFFIC CONES - 28" LIME GREEN WITH REFLECTIVE STRIPE	1
M29	ONE CAMERA - BACK-UP CAMERA SYSTEM WITH 7" COLOR MONITOR (RV-505A), INCLUDES DVR-916 REAR CAMERA	1

GapVax®



PRICING SUMMARY

PRICE OF BASE UNIT WITH OPTIONS:		$	725,863.86
SOURCWELL DISCOUNT:		$	71,066.78
DELIVERY: ($1,000.00 MINIMUM)	**@ $4.00 PER MILE**	$	-
ESTIMATED SUBTOTAL:		$	654,797.09
SALES TAX:		$	-
FEDERAL EXCISE TAX (BODY):		$	-
FEDERAL EXCISE TAX (CHASSIS):		$	-
TOTAL PRICE (PER UNIT):		$	654,797.09

ALL PRICES ARE IN US DOLLARS

ALL ORDERS ARE SUBJECT TO CURRENT PRICES IN EFFECT AT THE TIME OF ORDER ACKNOWLEDGMENT. PRICES AND SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE. PRICING DISCLAIMER: WHILE WE MAKE EVERY EFFORT TO MAINTAIN AND PRESERVE PRICING ACCURACY, ALL COST INCREASES INCURRED AFTER ORDER ACKNOWLEDGMENT FOR MAJOR COMPONENTS AND GOVERNMENT MANDATED REQUIREMENTS, TARIFFS, AND RAW MATERIAL SURCHARGES WILL BE PASSED THROUGH AND ADDED TO CUSTOMER INVOICES WITH OR WITHOUT NOTICE. ALTHOUGH THE INFORMATION ON THIS QUOTATION IS PRESENTED IN GOOD FAITH AND BELIEVED TO BE CORRECT AT THE TIME OF PRINTING, WE MAKE NO REPRESENTATIONS OR WARRANTIES AS TO THE COMPLETENESS OR ACCURACY OF THIS INFORMATION. WE RESERVE THE RIGHT TO CHANGE, DELETE, OR OTHERWISE MODIFY THE PRICING INFORMATION WHICH IS REPRESENTED HEREIN WITHOUT ANY PRIOR NOTICE. WE CAREFULLY CHECK PRICING SPECIFICATIONS, BUT OCCASIONALLY ERRORS CAN OCCUR, THEREFORE WE RESERVE THE RIGHT TO CHANGE SUCH PRICES WITHOUT NOTICE. WE DISCLAIM ALL LIABILITY FOR ANY ERRORS OR OMISSIONS IN THE MATERIALS. IN NO EVENT WILL WE BE RESPONSIBLE FOR ANY DAMAGES OF ANY NATURE WHATSOEVER FROM THE RELIANCE UPON INFORMATION FROM THESE MATERIALS. PLEASE CHECK YOUR ORDER TO CONFIRM YOUR PRICING INFORMATION

***** FOB FACTORY, JOHNSTOWN, PA *****

TERMS: 15% DOWN PAYMENT BALANCE DUE UPON COMPLETION. IN THE EVENT OF THE PURCHASERS DEFAULT AND THE TERMINATION OF THIS SALES PROPOSAL AGREEMENT PRIOR TO START OF PRODUCTION, 25% OF THE DOWN PAYMENT SHALL BE FORFEITED AND APPLIED TO GAPVAX, INC. AS PART OF ITS DAMAGES. ONCE PRODUCTION HAS COMMENCED ON THIS SALES PROPOSAL AGREEMENT, IN THE EVENT OF THE PURCHASERS CANCELLING THE SALES PROPOSAL AGREEMENT, OR FAILING TO ACCEPT DELIVERY, OR FAILING TO COMPLETE THE SALES PROPOSAL AGREEMENT, THE ENTIRE DEPOSIT SHALL BE FORFEITED TO GAPVAX, INC. BUT SUCH FORFEITURE SHALL NOT PREJUDICE ANY OTHER REMEDY WHICH GAPVAX, INC. MAY HAVE FOR BREACH OF ANY OF THE SALES PROPOSAL AGREEMENT. IN THE EVENT OF A COMPLETED UNIT NOT BEING FUNDED IN A PROMPT AND TIMELY MANNER, AN ADDITIONAL FEE WILL OCCUR TO COVER THE ADDITIONAL FLOOR PLAN EXPENSE. FEDERAL EXCISE TAX AND DELIVERY ARE LISTED. STATE SALES TAX IS NOT INCLUDED. STATE SALES TAX AND VEHICLE REGISTRATION IS THE RESPONSIBILITY OF THE PURCHASER. EXCLUDES ALL OTHER APPLICABLE TAXES, DUTIES, TARIFFS, BROKERAGE, OR DOCUMENTATION FEES. DELIVERY, IF COORDINATED BY GAPVAX, IS $4.00 PER MILE, $1,000.00 MINIMUM.

DELIVERY TERMS: TERMS OF DELIVERY SHALL BE F.O.B. SHIPPING POINT, JOHNSTOWN, PENNSYLVANIA, U.S.A. THIS PROPOSAL WILL REMAIN IN EFFECT FOR 30 DAYS, UNLESS CHANGED IN THE INTERIM UPON WRITTEN NOTICE FROM THE COMPANY. PLEASE RETURN ONE SIGNED COPY OF THIS PROPOSAL, AND ANY FUTURE CORRESPONDENCE TO: GAPVAX, INCORPORATED, 575 CENTRAL AVE., JOHNSTOWN, PA 15902. BY SIGNING THIS PROPOSAL, PURCHASER THEREBY EXPRESSES ACCEPTANCE OF EACH AND EVERY TERM AND CONDITION SET FORTH HEREIN. ANY PURCHASE ORDER OR ACKNOWLEDGMENT OFFERING TERMS INCONSISTENT WITH THE TERMS AND CONDITIONS HEREOF SHALL HAVE NO BINDING EFFECT WHATSOEVER ON GAPVAX INCORPORATED (THE "COMPANY") OR THE TERMS AND CONDITIONS HEREOF. THIS DOCUMENT AND THE OTHER DOCUMENTS SPECIFICALLY REFERRED TO AS BEING A PART HEREOF, CONSTITUTE THE ENTIRE CONTRACT ON THE SUBJECT MATTER, AND SHALL NOT BE MODIFIED EXCEPT IN WRITING SIGNED BY BOTH PARTIES. ASSIGNMENT MAY BE MADE ONLY WITH WRITTEN CONSENT OF THE OTHER PARTY.

SIGNATURE DATE

Please return a signed copy to betty@gapvax.com

Chassis and Demo Units are SUBJECT TO PRIOR SALE, a 15% deposit is required with signed proposal

GapVax Incorporated
Terms and Conditions of Sale

1. ORDERS. All orders are subject to acceptance by an officer of GapVax Inc. Orders for products not regularly carried in stock or requiring special engineering or manufacture are in every case subject to approval by an officer of GapVax.

2. PERFORMANCE. GapVax Inc. shall not be liable for failure to complete the contract in accordance with its terms if failure is due to wars, strikes, fires, floods, accidents, delays in transportation or other causes beyond its reasonable control.

3. EXPERIMENTAL WORK. Work performed at customer's request such as sketches, drawings, design, testing, fabrication and materials shall be charged at current rates.

4. SKETCHES, ENGINEERING DRAWINGS, MODELS and all preparatory work created or furnished by GapVax Inc. shall remain its exclusive property; and no use of same shall be made, nor may ideas obtained therefrom be used, except with the consent of and on terms acceptable to GapVax Inc.

5. CANCELLATION. Orders regularly entered cannot be canceled except upon terms that will compensate GapVax Inc. for any loss or damage sustained.

6. SHIPMENT. All proposals are based on continuous and uninterrupted delivery of the order upon completion unless specifications distinctly state otherwise. In the event that an agreement is reached for GapVax Inc. to store completed items, they will be immediately invoiced to the customer and become due and payable. Storage shall be at the risk of the customer and GapVax Inc. shall be liable only for ordinary care of the property.

7. CUSTOMER'S PROPERTY. GapVax Inc. shall charge the customer at current rates, for handling and storing customer's property (e.g., truck chassis) held for more than thirty (30) days after notification of availability for shipment. All customer's property, or third party's property, that is stored by GapVax Inc. is at the customer's or other party's risk. GapVax is not liable for any loss or damage thereto caused by fire, water, corrosion, theft, negligence, or any cause beyond its reasonable control.

8. PRICES. All orders are subject to current prices in effect at the time of order acknowledgment. Prices and Specifications are Subject to Change Without Notice. PRICING DISCLAIMER: While we make every effort to maintain and preserve pricing accuracy, prices are subject to change without notice. Although the information on this quotation is presented in good faith and believed to be correct at the time of printing, we make no representations or warranties as to the completeness or accuracy of this information. We reserve the right to change, delete, or otherwise modify the pricing information which is represented herein without any prior notice. We carefully check pricing specifications, but occasionally errors can occur, therefore we reserve the right to change such prices without notice. We disclaim all liability for any errors or omissions in the materials. In no event will we be responsible for any damages of any nature whatsoever from the reliance upon information from these materials. Please check your order to confirm your pricing information.

9. F.O.B. POINT. Unless otherwise stated, all prices listed are F.O.B. point of manufacture.

10. TAXES. Unless specifically stated, prices listed do not include Federal, State, City or other excise occupation, sales, use or similar taxes which are extra and are to be added at rates in effect at time of shipment. If federal Excise Taxes are included or listed on the reverse side of this paper, they are stated at the rates and regulations in effect at the time this order is written and are subject to revision in accordance with rates and regulations in effect at time of shipment.

11. PRODUCT IMPROVEMENT. GapVax Inc. reserves the right to change manufacturing specifications and procedures without incurring any responsibility for modifying previously shipped products.

12. MOUNTING PRICES. Mounting prices assumes normal factory installation on a truck chassis suitable for the unit purchased. Relocation of batteries, gas tanks, mufflers, air tanks, etc. will be an additional charge, billed at the standard factory labor rate.

13. WARRANTY. GapVax Inc. warrants its products to be free from defects in material and workmanship, subject to the limitations and conditions set forth in its current published warranty but makes no warranty of merchantability or fitness for any particular purpose. GapVax Inc. does not assume liability for any loss of product, time or any direct, indirect, or consequential damage, losses or delay or any nature whatsoever. No warranty, express or implied, is made or authorized to be made and no obligation is assumed or authorized to be assumed with respect to products of GapVax Inc. other than that set forth in the current, published warranty. It is to be understood that the acceptance this order is expressly conditioned upon your acceptance of GapVax Inc. standard written warranty for the products sold hereunder GapVax Inc. hereby disclaims any responsibility or liability for any consequential losses delays or downtime resulting from orders hereunder the use of its products. GapVax does not and will not warranty any tank coating or tank lining. PTO damage is not covered when the PTO protection system or low water shut down system is not selected / installed / and operational. GapVax does not and will not warranty any water system component(s) that show any sign or indication of ice or freeze damage.

14. This agreement shall be construed according to the laws of the State of Pennsylvania. Our failure at any time to exercise any right we may have under the agreement shall not constitute a waiver thereof nor prejudice our right to enforce same thereafter.

15. This order, including the above terms and conditions contains the complete and final agreement between the parties hereto and no other agreement in any way modifying any of said terms and conditions will be binding on us unless in writing and agreed to by authorized representative of this company.

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0648 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a Resolution to amend Fulton County's current budget to increase the departmental budget for the department of Arts and Culture in the amount of $1,700,000.00, based on current underruns in the County's overall 2025 fiscal year budget; and for other purposes. **(Ivory)**
(MOTION TO APPROVE FAILED ON 9/3/25)

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE DEPARTMENT OF ARTS AND CULTURE IN THE AMOUNT OF $1,700,000, BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> (2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $6,090,899 for the

Department of Arts and Culture; and

WHEREAS, the 2025 fiscal year budget for the Department of Arts and Culture does not include the requested $1,700,000 budget enhancement for the CFS Program as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Department of Arts and Culture to fund the CFS Program.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,700,000 from available resources to the Department of Arts and Culture to fund the CFS Program.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY
BOARD OF COMMISSIONERS

Sponsored by:

_____
Moraima Ivory, Commissioner
District 4

ATTEST:

_____
Tonya Grier
Clerk to the Commission

APPROVED AS TO FORM:

_____
Y. Soo Jo
County Attorney

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE DEPARTMENT OF ARTS AND CULTURE IN THE AMOUNT OF $1,700,000, BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> (2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $6,090,899 for the

Department of Arts and Culture; and

WHEREAS, the 2025 fiscal year budget for the Department of Arts and Culture does not include the requested $1,700,000 budget enhancement for the CFS Program as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Department of Arts and Culture to fund the CFS Program.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,700,000 from available resources to the Department of Arts and Culture to fund the CFS Program.

BE IT FURTHER RESOLVED that the Department of Arts and Culture is directed to follow its established practice of reviewing and recommending recipients of funding under the CFS Program, and to submit the recipients for approval by the Board of Commissioners.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY
BOARD OF COMMISSIONERS

Sponsored by:

_____
Moraima Ivory, Commissioner
District 4

ATTEST:

_____
Tonya Grier
Clerk to the Commission

APPROVED AS TO FORM:

_____
Y. Soo Jo
County Attorney

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE DEPARTMENT OF ARTS AND CULTURE IN THE AMOUNT OF $1,700,000, BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> (2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $6,090,899 for the

Department of Arts and Culture; and

WHEREAS, the 2025 fiscal year budget for the Department of Arts and Culture does not include the requested $1,700,000 budget enhancement for the CFS Program as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Department of Arts and Culture to fund the CFS Program.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,700,000 from available resources to the Department of Arts and Culture to fund the CFS Program.

BE IT FURTHER RESOLVED that the Department of Arts and Culture is directed to follow its established practice of reviewing and recommending recipients of funding under the CFS Program, and to submit the recipients for approval by the Board of Commissioners.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY
BOARD OF COMMISSIONERS

Sponsored by:

_____
Moraima Ivory, Commissioner
District 4

ATTEST:

_____
Tonya Grier
Clerk to the Commission

APPROVED AS TO FORM:

_____
Y. Soo Jo
County Attorney

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE DEPARTMENT OF ARTS AND CULTURE IN THE AMOUNT OF $1,700,000, BASED ON CURRENTUNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND TO ESTABLISH A RECURRING ANNUAL INVESTMENT OF $3,000,000 INTO THE DEPARTMENT OF ARTS AND CULTURE BEGINNING IN 2026; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> 2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $6,090,899 for the Department of Arts and Culture; and

WHEREAS, the 2025 fiscal year budget for the Department of Arts and Culture does not include the requested $1,700,000 budget enhancement for the CFS Program as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Department of Arts and Culture to fund the CFS Program; and

WHEREAS, in previous years, a reoccurring enhancement of $3,000,000 has been granted to the Department of Arts and Culture to fund the CFS Program; and

WHEREAS, the BOC finds it to be in the best interests of the County to establish an automatic, recurring, addition of $3,000,000 annually to the departmental budget for the Department of Arts and Culture to fund the CFS Program, beginning in 2026.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,700,000 from available resources to the Department of Arts and Culture to fund the CFS Program.

BE IT FURTHER RESOLVED that the Department of Arts and Culture is directed to follow its established practice of reviewing and recommending recipients of funding under the CFS Program, and to submit the recipients for approval by the Board of Commissioners.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FURTHER RESOLVED that the Finance Department is directed to include a recurring annual budget item of $3,000,000 to the Department of Arts and Culture to fund the CFS program beginning in 2026.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY

BOARD OF COMMISSIONERS

Sponsored by:

_____

Moraima Ivory, Commissioner

District 4

_____

Dana Barrett, Commissioner

District 3

_____

Marvin Arrington, Jr., Commissioner

District 5

ATTEST:

_____

Tonya Grier

Clerk to the Commission

APPROVED AS TO FORM:

_____

Y. Soo Jo

County Attorney

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0719 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval a Resolution to amend Fulton County's current budget to increase the departmental budget for Magistrate Court by $178,000.00 based on current underruns in the County's overall 2025 fiscal year budget; and for other purposes. **(Ivory/Barrett/Arrington)**

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR MAGISTRATE COURT BY $178,000 BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

(1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;

(2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and

(3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $5,161,258 for Magistrate Court; and

WHEREAS, the 2025 fiscal year budget for Magistrate Court does not include the requested $611,939 budget enhancement for staffing needs for the entirety of 2025 as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for Magistrate Court to fund staffing needs.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $178,000 from available resources to the Magistrate Court to fund staffing needs for the last three and a half months of 2025.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY

BOARD OF COMMISSIONERS

Sponsored by:

_____

_____

Moraima Ivory, Commissioner

District 4

_____

_____

Dana Barrett, Commissioner

District 3

_____

Marvin Arrington, Jr.,
Commissioner

District 5

ATTEST:

_____

Tonya Grier

Clerk to the Commission

APPROVED AS TO FORM:

_____

Y. Soo Jo

County Attorney

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0720 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a Resolution to amend Fulton County's current budget to increase the departmental budget for the office of the Public Defender, Atlanta Judicial Circuit, by $1,428,000.00, based on current underruns in the County's overall 2025 fiscal year budget; and for other purposes. **(Ivory/Barrett/Arrington)**

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE OFFICE OF THE PUBLIC DEFENDER, ATLANTA JUDICIAL CIRCUIT, BY $1,428,000, BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL 2025 FISCAL YEAR BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to adapt to changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> (2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the 2025 fiscal year budget; and

WHEREAS, the 2025 fiscal year budget includes a budget of $27,547,416 for the Office of the Public Defender, Atlanta Judicial Circuit ("Public Defender"); and

WHEREAS, the 2025 fiscal year budget for the Public Defender does not include the requested $4,897,313 budget enhancement for staffing and professional services for the entirety of 2025 as identified in the Proposed Budget submitted on November 15, 2024; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0564, which indicated the County is currently projected to have $69 million in underruns in the 2025 fiscal year budget due to projected actual revenue being greater than earlier estimates and projected actual expenses being less than earlier estimates; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Public Defender to fund staffing and professional services.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,428,000 from available resources to the Public Defender to fund staffing and professional services for the last three and a half months of 2025.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify the appropriate departments and funding lines for effectuating such transfer and place the resulting budget soundings item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

SO PASSED AND ADOPTED, this __ day of September, 2025.

FULTON COUNTY

BOARD OF COMMISSIONERS

Sponsored by:

_____

_____

Moraima Ivory, Commissioner

District 4

_____

_____

Dana Barrett, Commissioner

District 3

_____

_____

Marvin Arrington, Jr.,
Commissioner

District 5

ATTEST:

_____

_____

Tonya Grier

Clerk to the Commission

APPROVED AS TO FORM:

_____

Y. Soo Jo

County Attorney

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0721 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a Resolution to amend Fulton County's current budget to increase the departmental budget for the department of Arts and Culture based on current underruns in the County's overall Fiscal Year 2025 budget; to direct identification of a recurring funding source to support funding the department of Arts and Culture at $3,000,000.00 in the Fiscal Year 2026 budget; and for other purposes. **(Abdur-Rahman/Arrington/Thorne/Ellis)**

A RESOLUTION TO AMEND FULTON COUNTY'S CURRENT BUDGET TO INCREASE THE DEPARTMENTAL BUDGET FOR THE DEPARTMENT OF ARTS AND CULTURE BASED ON CURRENT UNDERRUNS IN THE COUNTY'S OVERALL FISCAL YEAR 2025 BUDGET; TO DIRECT IDENTIFICATION OF A RECURRING FUNDING SOURCE TO SUPPORT FUNDING THE DEPARTMENT OF ARTS AND CULTURE AT $3,000,000 IN THE FISCAL YEAR 2026 BUDGET; AND FOR OTHER PURPOSES.

WHEREAS, O.C.G.A. § 36-81-3 provides that counties "shall establish by ordinance, local law, or appropriate resolution a fiscal year for the operations of the local government" and that counties "shall adopt and operate under an annual balanced budget" to be adopted by ordinance or resolution; and

WHEREAS, O.C.G.A. § 36-81-3 further provides that a county may amend its budget to address changing governmental needs during the budget period; and

WHEREAS, O.C.G.A. § 36-81-3(d) provides that amendments shall be made as follows:

> (1) Any increase in appropriation at the legal level of control of the local government, whether accomplished through a change in anticipated revenues in any fund or through a transfer of appropriations among departments, shall require the approval of the governing authority. Such amendment shall be adopted by ordinance or resolution;
>
> (2) Transfers of appropriations within any fund below the local government's legal level of control shall require only the approval of the budget officer; and
>
> (3) The governing authority of a local government may amend the legal level of control to establish a more detailed level of budgetary control at any time during the budget period. Said amendment shall be adopted by ordinance or resolution; and

WHEREAS, the legal level of control for Fulton County is the departmental level; and

WHEREAS, the Fulton County Department of Arts and Culture ("Department of Arts and Culture") was established in 1991 as a Fulton County department consisting of

full-time professional staff members who recommend policy to the Board of Commissioners on arts-related programs and administer Fulton County's arts programs, facilities, and contracts; and

WHEREAS, it is the function of the Department of Arts and Culture to pursue quality arts programming by supporting the development of local artists, arts organizations, arts institutions, and cultural programming for Fulton County residents; and

WHEREAS, on January 29, 2025 via Item 25-0070, the Board of Commissioners of Fulton County ("BOC") adopted the fiscal year 2025 budget; and

WHEREAS, the fiscal year 2025 budget includes an allocation of $6,090,899 for the Department of Arts and Culture; and

WHEREAS, the Department of Arts and Culture requires additional funding to provide necessary cultural programs and arts-related services to Fulton County residents through the Contracts for Services ("CFS") Program; and

WHEREAS, on August 6, 2025, the Finance Department presented the mid-year budget review via Item 25-0654, indicating that the County is currently projected to realize $69 million in underruns in the fiscal year 2025 budget due to actual revenues exceeding estimates and actual expenditures being less than projected; and

WHEREAS, according to the Finance Department's presentation, the excess underruns will increase the fund balance beyond the amount of 16.66% of budgeted expenses as required by Fulton County Code Section 102-290; and

WHEREAS, the BOC finds it to be in the best interests of the County to utilize a portion of the underruns to increase the departmental budget for the Department of Arts and Culture to fund the CFS Program.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Fulton County that, pursuant to O.C.G.A. § 36-81-3(d), the current budget is to be amended by transferring $1,700,000 from available resources to the Department of Arts and Culture to fund the CFS Program.

BE IT FURTHER RESOLVED that the Finance Department is directed to identify a funding source within the fiscal year 2025 budget and to place the resulting budget amendment item on the agenda of the next Board of Commissioners meeting for approval.

BE IT FURTHER RESOLVED that the County Manager is to identify a recurring funding source to support funding the Department of Arts and Culture at $3,000,000 in the fiscal year 2026 budget which shall be presented for consideration and approval by the Board of Commissioners.

BE IT FURTHER RESOLVED that the Board of Commissioners will consider no further funding enhancements to any department for fiscal year 2025.

BE IT FINALLY RESOLVED THAT all resolutions or parts thereof in conflict herewith are hereby repealed.

PASSED AND ADOPTED by the Board of Commissioners of Fulton County, Georgia this _____ day of _____, 2025.

FULTON COUNTY BOARD OF COMMISSIONERS

SPONSORED BY:

_____
Khadijah Abdur-Rahman, Commissioner
District 6

_____
Marvin S. Arrington, Jr., Commissioner
District 5

_____
Bridget Thorne, Commissioner
District 1

ATTEST:

_____
Tonya R. Grier, Clerk to the Commission

APPROVED AS TO FORM:

_____
Y. Soo Jo, County Attorney

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0722 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*

Request approval of an Ordinance to amend Chapter 101 (General Provisions and County Governing Authority), Article II (County Governing Authority), Division 2 (Rules of Order and Procedure), Section 101-63 (Presiding Officer and Rules for Debate) of the Fulton County Code of Ordinances; and for other purposes. **(Pitts)**

AN ORDINANCE TO AMEND CHAPTER 101 (GENERAL PROVISIONS AND COUNTY GOVERNING AUTHORITY), ARTICLE II (COUNTY GOVERNING AUTHORITY), DIVISION 2 (RULES OF ORDER AND PROCEDURE), SECTION 101-63 (PRESIDING OFFICER AND RULES FOR DEBATE) OF THE FULTON COUNTY CODE OF ORDINANCES; AND FOR OTHER PURPOSES.

WHEREAS, the duly elected governing authority of Fulton County, Georgia (the "County") is the Fulton County Board of Commissioners (the "BOC"); and

WHEREAS, the BOC has the authority, pursuant to the Constitution of the State of Georgia, Article 9, Sec. 2 ¶ 1(a), to adopt reasonable ordinances, resolutions, or regulations relating to the County's affairs for which no provision has been made by general law and which is not inconsistent with the Constitution or any local law applicable thereto; and

WHEREAS, in conformity with the provisions of the Open Meetings Act, O.C.G.A. § 50-14-1 et seq., the BOC enacted certain provisions of its Rules of Order and Procedure (the "Rules") at its Regular Meeting on January 5, 1994, with said regulations being codified in Chapter 101 (General Provisions and County Governing Authority), Article II (County Governing Authority), Division 2 (Rules of Order and Procedure) of the Fulton County Code of Ordinances ("Code") as Section 101-61 et seq.; and

WHEREAS, the rules governing debate and procedures at the meetings of the Board of Commissioners are codified in Fulton County Code Section 101-63; and

WHEREAS, Fulton County Code Section 101-63 provides in part that procedural questions about which the Code Section is silent shall be resolved in accordance with the provisions of Robert's Rules of Order, Newly Revised, so long as the provision used to answer the question is not in violation of local, state, or federal laws; and

WHEREAS, Robert's Rules of Order permit smaller bodies such as the Board of Commissioners to have procedural practices such as motions that are clear to all Commissioners when presented for a vote; and

WHEREAS, in recent Board of Commissioners meetings, questions were asked regarding the meaning of a Motion to File and a Motion to Deny, two motions historically utilized as a practice of the Board of Commissioners; and

WHEREAS, the Board of Commissioners deems it to be in the best interest of orderly proceedings to codify the effect of these longstanding practices by amending the Board's Procedural Rules.

NOW, THEREFORE, BE IT ORDAINED, that the Fulton County Board of Commissioners hereby amends Section 101-63(b) of the Fulton County Code of Ordinances in substantially the form outlined in **Attachment A** hereto, to include provisions defining Motions to File and Motions to Deny.

BE IT FURTHER ORDAINED, that this Ordinance shall become effective when passed and adopted, and that all ordinances and resolutions and parts of ordinances and resolutions in conflict with this Ordinance are hereby repealed to the extent of the conflict.

BE IT FINALLY ORDAINED that, upon the effective date of this Ordinance, the Clerk to the Commission shall update the Board of Commissioners' Procedural Rules to reflect the amendments set forth herein and the Clerk to the Commission shall transmit the updated Board of Commissioners' Procedural Rules to Municode.

PASSED AND ADOPTED by the Board of Commissioners of Fulton County, Georgia this 17th day of September, 2025.

FULTON COUNTY BOARD OF COMMISSIONERS

SPONSORED BY:

_____

Robert L. Pitts, Chairman (At-Large)

ATTEST:

_____

Tonya R. Grier, Clerk to the Commission

APPROVED AS TO FORM:

_____

Y. Soo Jo, County Attorney

ATTACHMENT A

Sec. 101-63. - Presiding officer and rules for debate.

…

(b) *Debate.* All resolutions, contracts, and items of business which require board approval prior to the expenditure of funds, as well as any other item which requires board action, shall be acted upon by the board only after a commissioner makes a motion and receives a second to the motion. A motion and proper second is recorded by the clerk. Each commissioner, by virtue of his/her election to the board, has the right and obligation to debate any and all issues which come before the board for consideration. However, to ensure an orderly and efficient meeting, each commissioner shall observe the following rules in regards to debate:

(1) The chair, as presiding officer (or vice-chair in the chair's absence), shall call for discussion on an item. No debate on an item should begin until the item has been sounded by the clerk to the commission (the clerk), or in the clerk's absence, the chief deputy clerk.

(2) Once the item has been properly moved and seconded, the chair shall call for discussion.

(3) Thereafter, the chair shall open debate by recognizing each commissioner who wishes to speak for a period not to exceed ten total minutes, with the additional stipulation that no commissioner shall hold the floor for more than five consecutive minutes of their allotted time. However, at the opening of each board meeting, a commissioner may ask their colleagues to waive the normal time limits on issues they deem need more time. The board will vote on each request before the agenda begins and decide among themselves what additional amount of time to allot to each commissioner. The developmental services director or the board's designee shall be the official timekeeper for the board.

(4) If a commissioner believes that debate on an issue is too lengthy or that a vote should be called for immediately on an issue, he or she can "call the question" or "move the previous question." This motion is out of order if it is made while another commissioner has the floor or if the maker of the motion is not recognized by the chair. This is a motion that is not debatable and requires a

second. Once the motion has been properly made and seconded, the chair shall immediately stop debate on the issue being debated and announce that there is a call the question motion on the floor. Immediately thereafter, the chair shall call for a vote on the call the question motion, not on the main motion. If the call the question motion fails, debate on the issue may continue, and then the chair may allow debate on the issue to resume. If it passes, the chair must immediately call for a vote on the issue which was the subject of the call the question motion.

(5) Any commissioner, after being recognized by the chair, may make a motion to file an item presently before the board. A motion to file is a substitute motion. This motion requires a second. Once the motion has been properly made and seconded, the chair shall open debate on the motion to file. Once an affirmative vote of at least four commissioners is made, the commissioner who presented the item shall not present the same item to the board.

(6) Any commissioner, after being recognized by the chair, may make a motion to deny an item presently before the board. A motion to deny may be made directly or may be presented as a substitute motion. This motion requires a second. Once the motion has been properly made and seconded, the chair shall open debate on the motion to deny. Once an affirmative vote of at least four members is made, the clerk to the commission is not to automatically carry the item to a future agenda.

(7) Any action by the board, including final action on applications for changes in land use status, but excluding a reconsideration of any action previously considered, i.e., motions to adjourn, motions to suspend the rules, an affirmative vote to lay on the table, or to take from the table, shall be subject to a motion to reconsider. After a motion to reconsider is made, a motion to rescind must also be made. After the motion to rescind is made, the matter would be appropriate for an additional passed motion and discussion thereon. Such motions can only be made by a member of the prevailing side on the original action. A motion to reconsider may be made immediately after it fails to prevail but in no case can it be made any later than the next scheduled board of commissioners meeting. A

motion to reconsider is debatable only if the action being reconsidered is debatable. Upon passage of a motion to reconsider, the subject matter shall be considered anew without regard to previous board action. No reconsideration can be made on a zoning request at a subsequent meeting.

(8) Any zoning matter which is deferred or on which discussion is otherwise postponed by the board shall be heard at the next appropriate scheduled zoning meeting. Zoning matters are heard only on the first regular meeting of the month, in accordance with a schedule set by the director of developmental services. Ordinarily, no new zoning cases are heard in January.

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0723 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Request approval of a Resolution designating certain days in December 2025 and January 2026 as Administrative Holidays for Fulton County. **(Pitts)**

A RESOLUTION DESIGNATING CERTAIN DAYS IN DECEMBER 2025 AND JANUARY 2026 AS ADMINISTRATIVE HOLIDAYS FOR FULTON COUNTY.

WHEREAS, the duly elected governing authority of Fulton County, Georgia is the Fulton County Board of Commissioners ("BOC"); and

WHEREAS, the BOC has the authority, pursuant to the Constitution of the State of Georgia, Article 9, Sec. 2 ¶ 1(a), to adopt reasonable ordinances, resolutions, or regulations relating to the County's affairs for which no provision has been made by general law and which is not inconsistent with the Constitution or any local law applicable thereto; and

WHEREAS, pursuant to the Fulton County Observed Holidays Personnel Policy (No. 202-16), December 24th through 25th and December 31st through January 1st are holidays for Fulton County Government; and

WHEREAS, in December 2025 and January 2026, both sets of holidays fall on Wednesday through Thursday of the calendar week, therefore, requiring most employees to return and the government to reopen for one day—Friday—before the weekend; and

WHEREAS, the BOC understands that time off provides employees the opportunity to rest, recharge, and bond with friends and family which are vital to maintaining long-term engagement, productivity, loyalty and job satisfaction; and

WHEREAS, it is also more practical to allow employees to continue their holidays on the Friday following the December 25th holiday and the Friday following the January 1st holiday.

NOW THEREFORE BE IT RESOLVED, that the Fulton County Board of Commissioners hereby designates Friday, December 26, 2025, and Friday, January 2, 2026, as Administrative Holidays for Fulton County Government.

BE IT FURTHER RESOLVED, that Fulton County Government Offices, including the government centers and courthouse, will close on Friday, December 26, 2025 and Friday, January 2, 2026 in observance of the proclaimed administrative holidays.

BE IT FURTHER RESOLVED, that essential employees who are eligible to earn leave and required to work Friday, December 26, 2025 and Friday, January 2, 2026 will accrue earned holiday leave for each hour worked.

BE IT FINALLY RESOLVED that this Resolution shall become effective upon its adoption, and that all resolutions and ordinances and parts of resolutions and ordinances in conflict with this Resolution are hereby repealed to the extent of the conflict.

SO PASSED AND ADOPTED, this ___ day of September, 2025.

FULTON COUNTY BOARD OF COMMISSIONERS

Sponsored by:

_____
Robert L. Pitts, Chairman (At-Large)

ATTEST:

_____
Tonya R. Grier
Clerk to the Commission

APPROVED AS TO FORM:

_____
Y. Soo Jo
County Attorney

Fulton County Board of Commissioners

Agenda Item Summary

Agenda Item No.: 25-0724 **Meeting Date:** 9/17/2025

Requested Action *(Identify appropriate Action or Motion, purpose, cost, timeframe, etc.)*
Executive **(CLOSED)** Sessions regarding litigation **(County Attorney)**, real estate **(County Manager)**, and personnel **(Pitts)**.