



DEPARTMENT OF PURCHASING & CONTRACT COMPLIANCE

CONTRACT RENEWAL AGREEMENT

DEPARTMENT: Real Estate and Asset Management

BID/RFP# NUMBER: 24ITB110124C-MH

BID/RFP# TITLE: Janitorial Services for Groups E, F, G, H, & I

ORIGINAL APPROVAL DATE: April 2, 2025

RENEWAL EFFECTIVE DATES: January 1, 2026

RENEWAL OPTION #: 1 OF 2

NUMBER OF RENEWAL OPTIONS: 2

RENEWAL AMOUNT: \$826,357.00

COMPANY'S NAME: QCS Cleaning, Inc. dba Quality Cleaning Services

ADDRESS: 6308 Linecrest Drive

CITY: Douglasville

STATE: Georgia

ZIP: 30134

**This Renewal Agreement No. 1 was approved by the Fulton County Board of
Commissioners on BOC DATE: 11/19/2025 BOC NUMBER: 25-0868**

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

Robert L. Pitts, Chairman
Fulton County Board of Commissioners

ATTEST:

Tonya R. Grier

Tonya R. Grier
Clerk to the Commission

(Affix County Seal)



**QCS CLEANING, INC. DBA QUALITY
CLEANING SERVICES**

Clifford Featherstone

Clifford Featherstone
President/CEO

ATTEST:

Joseph N. Davis

Joseph N. Davis, Director
**Department of Real Estate and Asset
Management**

ITEM#: _____ RM: _____
FIRST REGULAR MEETING

ITEM#: 25-0868 2nd RM: 11/19/2025
SECOND REGULAR MEETING

CERTIFICATE OF INSURANCE



ACORD™

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YY)
11/24/2025

PRODUCER

King & French Insurance Agency, Inc.
2080-B Fairburn Road

Douglasville, GA 30134

Phone: _____ Fax: _____

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERNS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURED

Quality Cleaning Services
6308 Linecrest Drive

Douglasville, GA 30134

INSURERS AFFORDING COVERAGE

INSURER A: Occidental Fire & Casualty of NC

INSURER B: Westfield

INSURER C: Western Surety

INSURER D: Commercial Union-NCCI

INSURER E:

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED, NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN. THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS	
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> OWNER'S & CONTRACTOR'S PROT <input type="checkbox"/> <input type="checkbox"/>	BDR04122010	11/24/2025	12/31/2026	EACH OCCURRENCE	3,000,000
	FIRE DAMAGE (Any one fire)				100,000	
	MEDICAL EXPENSE (Any one person)				5,000	
	PERSONAL & ADVERTISING INJURY				1,000,000	
	GENERAL AGGREGATE				3,000,000	
	PRODUCTS-COM/OP AGGREGATE				2,000,000	
B	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS <input type="checkbox"/> <input type="checkbox"/>	CW3717849	11/24/2025	12/31/2026	COMBINED SINGLE LIMIT (Each accident)	1,000,000
	BODILY INJURY (Per person)					
	BODILY INJURY (Per accident)					
	PROPERTY DAMAGE (Per accident)					
C	GARAGE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> <input type="checkbox"/>	CW3717849	11/24/2025	12/31/2026	AUTO ONLY - EACH ACCIDENT	
	OTHER THAN AUTO ONLY:				EA. ACC.	
					AGG.	
D	EXCESS LIABILITY <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE <input type="checkbox"/> DEDUCTIBLE <input type="checkbox"/> RETENTION	CW3717849	11/24/2025	12/31/2026	EACH OCCURRENCE	2,000,000
	AGGREGATE					
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	MZ(98)H603185	11/24/2025	12/31/2026	<input type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER	
	E.L. EACH ACCIDENT				1,000,000	
	E.L. DISEASE - EACH EMPLOYEE				1,000,000	
	E.L. DISEASE - POLICY LIMIT				1,000,000	
	OTHER <input type="checkbox"/>					

DESCRIPTION OF OPERATIONS/LOCATIONS/VEHICLES/EXCLUSIONS ADDED BY ENDORSEMENT/SPECIAL PROVISIONS

24ITB110124C-MH Janitorial Services for Fulton County Facilities (Groups E,F,G,H)

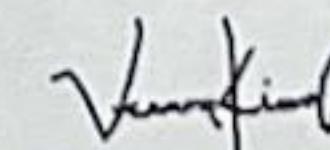
CERTIFICATE HOLDER

ADDITIONAL INSURED; INSURER LETTER:

CANCELLATION

Fulton County Department of Purchasing & Contract Compliance
130 Peachtree Street, S.W. Suite 1168
Atlanta, GA 30303SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING COMPANY WILL ENDEAVOR TO MAIL 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO MAIL SUCH NOTICE SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE COMPANY, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE



Certificate Of Completion

Envelope Id: B58ABA12-1CBB-4242-9A30-44CDE3F18189

Status: Completed

Subject: Contract QCS (A) Cleaning Janitorial Services 24ITB110124C-MH BOC#25-0868 BOC Date - 11-19-25

Parcel ID:

Source Envelope:

Document Pages: 4

Signatures: 4

Envelope Originator:

Certificate Pages: 6

Initials: 0

Mark Hawks

AutoNav: Enabled

Stamps: 1

141 Pryor Street

Enveloped Stamping: Enabled

Purchasing & Contract Compliance, Suite 1168

Time Zone: (UTC-08:00) Pacific Time (US & Canada)

Atlanta, GA 30303

mark.hawks@fultoncountyga.gov

IP Address: 144.125.34.76

Record Tracking

Status: Original

Holder: Mark Hawks

Location: DocuSign

11/20/2025 6:27:09 AM

mark.hawks@fultoncountyga.gov

Security Appliance Status: Connected

Pool: StateLocal

Storage Appliance Status: Connected

Pool: Fulton County Government

Location: Docusign

Signer Events

Signature

Timestamp

Clifford Featherstone



Sent: 11/20/2025 6:36:57 AM

QcsCleaning.cf@gmail.com

President

Security Level: Email, Account Authentication (None)

Signature Adoption: Drawn on Device

Viewed: 11/22/2025 3:16:35 AM

Using IP Address:

Signed: 11/24/2025 10:13:09 AM

2601:c2:1380:840:9547:c0f1:f74d:cb6b

Signed using mobile

Electronic Record and Signature Disclosure:

Accepted: 11/22/2025 3:16:35 AM

ID: 97edab14-22b6-436b-a4f1-e02a2d4f03bd

Completed

Sent: 11/24/2025 10:13:11 AM

Mark Hawks

mark.hawks@fultoncountyga.gov

Chief Assistant Purchasing Agent

Using IP Address: 74.174.59.4

Viewed: 11/24/2025 1:31:58 PM

Purchasing and Contract Compliance

Signed: 11/24/2025 1:32:20 PM

Security Level: Email, Account Authentication (None)

Signature Adoption: Pre-selected Style

Not Offered via Docusign

Using IP Address:

2600:1702:7490:78e0:a8df:dec1:cd62:5351

Signed using mobile

Sent: 11/24/2025 1:32:21 PM

Joseph Davis



Viewed: 11/24/2025 2:34:42 PM

joseph.davis@fultoncountyga.gov

Signed: 11/24/2025 2:34:55 PM

Director

Security Level: Email, Account Authentication (None)

Signature Adoption: Pre-selected Style

Not Offered via Docusign

Using IP Address:

2600:1702:7490:78e0:a8df:dec1:cd62:5351

Signed using mobile

Sent: 11/24/2025 2:34:42 PM

Electronic Record and Signature Disclosure:

Accepted: 11/24/2025 2:34:42 PM

ID: 7a0dfbd0-e7e9-43e4-944e-bf02e28a13cc

Completed

Sent: 11/24/2025 2:34:56 PM

Nikki Peterson

Using IP Address: 74.174.59.10

Viewed: 11/25/2025 6:51:59 AM

nikki.peterson@fultoncountyga.gov

Signed: 11/25/2025 6:52:42 AM

Chief Deputy Clerk to the Board of Commissioners

Fulton County Government

Security Level: Email, Account Authentication (None)

Signer Events	Signature	Timestamp
Electronic Record and Signature Disclosure:		
Accepted: 11/27/2017 10:39:37 AM ID: b7ce88ee-0c66-4f3a-bfee-705e0af602d8		
Robert L. Pitts harriet.thomas@fultoncountyga.gov Chairman Fulton County Security Level: Email, Account Authentication (None)	<i>Robert L. Pitts</i>	Sent: 11/25/2025 6:52:43 AM Viewed: 11/25/2025 7:38:15 AM Signed: 11/25/2025 7:38:28 AM
Electronic Record and Signature Disclosure:		
Accepted: 11/25/2025 7:38:15 AM ID: 8f3dbe8f-c389-46b5-a0c7-8d7d4dc02759		
Tonya Grier tonya.grier@fultoncountyga.gov Clerk to the Commission Fulton County Government Security Level: Email, Account Authentication (None)	<i>Tonya Grier</i>	Sent: 11/25/2025 7:38:30 AM Viewed: 11/25/2025 10:59:36 AM Signed: 11/27/2025 8:03:08 AM
Electronic Record and Signature Disclosure:		
Accepted: 10/27/2025 8:21:47 AM ID: 4889b84d-8ea3-4ba9-bf87-bf4c309e21ab		
In Person Signer Events	Signature	Timestamp
Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Dian DeVaughn dian.devaughn@fultoncountyga.gov Security Level: Email, Account Authentication (None)	COPIED	Sent: 11/27/2025 8:03:13 AM
Electronic Record and Signature Disclosure:		
Not Offered via Docusign		
Harry Jordan harry.jordan@fultoncountyga.gov Security Level: Email, Account Authentication (None)	COPIED	Sent: 11/27/2025 8:03:14 AM
Electronic Record and Signature Disclosure:		
Accepted: 10/11/2023 7:29:22 AM ID: ec358950-fb77-42fa-8eaa-e8c74aa6b034		
Khandi Flowers khandi.flowers@fultoncountyga.gov Security Level: Email, Account Authentication (None)	COPIED	Sent: 11/27/2025 8:03:15 AM
Electronic Record and Signature Disclosure:		
Not Offered via Docusign		

Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	11/20/2025 6:36:57 AM
Certified Delivered	Security Checked	11/25/2025 10:59:36 AM
Signing Complete	Security Checked	11/27/2025 8:03:08 AM
Completed	Security Checked	11/27/2025 8:03:15 AM
Payment Events	Status	Timestamps
Electronic Record and Signature Disclosure		

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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.

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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.

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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.