



PURCHASING DEPARTMENT  
1772 County Services Parkway  
Marietta, Georgia 30008-4012  
(770) 528-8400/FAX (770) 528-1154

Mark Kohntopp  
INTERIM DIRECTOR

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**ADDENDUM No. 1**

**Sealed Bid # 11-5581  
Request for Proposal  
Consultant Services for Six Flags Livable Centers Initiative Study**

**DATE: June 6, 2011**

Page 1 of 6

The following addendum hereby amends and/or modifies the Proposal Documents and specifications as originally issued for this project. All proposers are subject to the provisions of this Addendum.

**Proposers shall acknowledge receipt of this addendum.**  
Include this original form inside your proposal package.

**This Addendum consists of:**

- Minutes of the May 24, 2011 Pre-Proposal Conference
- Pre-Proposal Conference Attendee List

**All bids must be received before 12:00 (noon) by the Bid Opening date. Bids shall be delivered to Cobb County Purchasing Department, 1772 County Services Parkway, Marietta, GA 30008.**

**Electronic / faxed bid response will not be considered.**

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**I acknowledge that I have received Addendum No. 1**

**Sealed Bid # 11-5581  
Request for Proposal  
Consultant Services for Six Flags Livable Centers Initiative Study**

\_\_\_\_\_  
Company Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date Sent to Purchasing

\_\_\_\_\_  
Please Print Name

Please sign, date, and return this form ONLY to:  
Cobb County Purchasing Department  
Fax #: 770-528-1154  
E-Mail: [purchasing@cobbcounty.org](mailto:purchasing@cobbcounty.org)

# Consultant Services for the Six Flags Livable Centers Initiative Study

*Request for Proposal, Sealed Bid #11-5581*

*Pre-Bid Conference Minutes, May 24, 2011*

*Responses to Questions submitted through May 31, 2011*

John Flood, Purchasing Tech. II, Purchasing Department began the meeting. We are here for the pre-proposal conference for sealed bid #11-5581. This is a request for proposal for consultant services for the Six Flags Livable Centers Initiative Study. Bids are to be received on June 9, 2011 before 12 o'clock noon at Cobb Purchasing. Late bids will not be accepted and the 12 o'clock deadline will be the clock that is in the lobby of this building. The bids will be opened that same day at 2:00 o'clock. Please submit the original and six copies of your bids. Please mark your original well. A bid bond is not required for this project. Please use the enclosed label that is with your package. Please label your bid with the title of the bid, your company name as well as with the bid number.

The cut-off date for questions for this solicitation is May 31, 2011 at 5:00 p.m. local time. You can send your questions either by fax or by e-mail. If you choose to fax your questions you can fax your questions to 770-528-1154. Or you may Email your questions to [purchasing@cobbcounty.org](mailto:purchasing@cobbcounty.org). Please remember to put your bid number and bid title of the solicitation with your questions so we can match them up and get them with the right bid.

Minutes of this meeting and any addenda will be sent to the plan holders of record. Has everyone signed in? If you have not, please do so before leaving. This bid opening, will be televised. You can watch the bid on local Comcast channel TV23 or you can watch it live stream on the Internet. Please go to [www.cobbcounty.org](http://www.cobbcounty.org) click on the TV23 icon and click on live stream and it should be available to you.

With that being said I would like to introduce the people who are up here with me, to my left is Jason Gaines, with the Department of Transportation, along with Laraine Vance, and Christine, and to my right is Terri Hannah. I am going to turn the meeting now over to Mr. Gaines for questions and details.

Jason: Good morning and thank you for joining us to discuss the bid for the consultant services for the Six Flags LCI Study. I am sure each of you have gone through the RFP document in detail and this is an opportunity for you to ask questions, get clarification on any points that you may have regarding the RFP document. We will not read through the RFP, as I'm sure you have read it, so if there are any questions, the floor is open.

Q1: For clarification, it appears the language says that you would like the study to analyze the feasibility of creating a tax allocation district. It does not say you want the study product to serve as a redevelopment plan for the area; You are not expecting a full redevelopment plan to be included in this, or are you?

A: That is the direction we hope to move in. However, we have other economic development initiatives currently underway in the South Cobb area that extend beyond the Six Flags LCI study area. TAD is being considered as an economic development tool for these areas as well. Market analysis similar to that which will be part of the Six Flags LCI study will have to be done in the targeted areas outside of the LCI study area at a later time. So, at this point, the end product would not be intended to designate the Six Flags LCI area as TAD or an urban development area.

Q2: On page 4 where it mentions being pre-qualified with GDOT... Are there specific areas you are looking for? Some members of our team are qualified in some areas, and some in other areas. Do we provide all of that information (in our submitted bids)?

A: It would be good to provide that information. If we didn't list specific area classes in the RFP document, that means we are not looking for any in particular. But if you are prequalified with GDOT in some area classes, sure by all means, mention those.

Q3: Do we need (to include) the contractor affidavit and agreement mentioned on the first page? It says "not required," but it is listed. I just want to be sure... It just says it's required if we're performing physical services.

A: And that is exactly what Exhibit A is and the exhibit is not included in the solicitations. It is not required.

Q4: On page 11, what do you mean by the competitiveness of work hours?

A: That just gives us an indication of the level of effort that one firm wants to put into the study.

Q5: So I can provide the number of hours we think it would take? Is that sufficient?

A: Yes. And that is by each task.

Q6: Are firms required to bid on providing the services for each area (i.e. tasks within the scope of work)? In other words, would a prime contractor be selected, with subcontractors on board to perform the specialized tasks for the project, or are bidding firms required to cover the entire piece (i.e. all the tasks within the scope of work for the project)?

A: This contract would have only one prime contractor. (Bidders) form teams based on (their) proposals and in (the) proposal(s) you describe which firms would be responsible for which tasks (based on the scope of work outlined within the RFP).

Laraine asked if everyone in the room could identify themselves.

Meeting adjourned.

PRE- BID CONFERENCE

SEALED BID #11 – 5581  
 REQUEST FOR PROPOSAL  
 CONSULTANT SERVICE FOR SIX FLAGS LIVABLE CENTERS INITIATIVE STUDY  
 COBB COUNTY DEPARTMENT OF TRANSPORTATION  
 MAY 24, 2011

REPRESENTATIVE NAME	COMPANY NAME & COMPLETE ADDRESS	PHONE (INCLUDE AREA CODE)	FAX # (INCLUDE AREA CODE)	E-MAIL ADDRESS
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NICK PERGAKES	ROBERT AND COMPANY	(404) 577-4000	(404) 577-7119	n.pergakes@robertco.com
Richard Fangmann	Pond & Company	(678) 336-7440		Fangmann R@Pondco.com
JOHN FLOOD	Purchasing	770-528-8418	770-528-1154	JOHN.FLOOD@COBBCOUNTY.ORG

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REPRESENTATIVE NAME	COMPANY NAME & COMPLETE ADDRESS	PHONE (INCLUDE AREA CODE)	FAX # (INCLUDE AREA CODE)	E-MAIL ADDRESS
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SANFORD 'SANDY' SHULMAN	AMERICAN SPECIALTY SUITE 165-411 4880 LAWREN PENNSLVIA RD MARIETTA, GA 30068	404-281-5372		SANDYSHULMAN@ FILENGEXPERTS.COM
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