

**CONTINUING CONTRACT FOR
PROFESSIONAL SERVICES
BETWEEN THE
DEKALB COUNTY BOARD OF EDUCATION
AND**

**Design
Professional:** LDDBlueline, Inc.

**Design
Professional Address:** 1640 Powers Ferry Road

Building 1, Suite 100
Marietta, GA 30067

Solicitation No.: RFQu No. 24-752-017

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CONTINUING CONTRACT FOR PROFESSIONAL SERVICES

This contract (the "Contract") is made and entered into by and between the DeKalb County Board of Education (the "Owner") and LDDBlueline, Inc., authorized to do business in the State of Georgia, whose business address is 1640 Powers Ferry Road, Building 1, Suite 100, Marietta, GA 30067 (hereinafter referred to as the "DESIGN PROFESSIONAL"). This Contract shall be effective on the date executed by the last party to execute it.

WITNESSETH:

WHEREAS, it is in the best interests of OWNER to be able to obtain professional architectural and **engineering** services expeditiously when a need arises in connection with a study or a partial or entire DeKalb County School District construction project; and

WHEREAS, Board Policy DJE, Section III, makes provisions for contracts for professional services; and

WHEREAS, OWNER has selected DESIGN PROFESSIONAL in accordance with the provisions of Board Policy DJE, and DESIGN PROFESSIONAL will provide professional architectural engineering **services** as directed by OWNER for such projects and tasks as may be required on an as needed basis by OWNER.

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements stated herein, and for other good and valuable consideration, the sufficiency of which is hereby acknowledged, the Owner and the DESIGN PROFESSIONAL agree:

ARTICLE 1

DESIGN PROFESSIONAL'S RESPONSIBILITIES

1.1 From time to time upon request or direction of the OWNER as hereinafter provided, DESIGN PROFESSIONAL shall provide to OWNER professional architectural engineering services (hereinafter the "Services"). All Services to be provided by DESIGN PROFESSIONAL pursuant to this Contract shall be in conformance with the scope of services, which shall be described in a Work Authorization issued pursuant to the procedures described herein. The form of the Work Authorization is set forth in **Exhibit B** attached hereto and incorporated herein by reference. Any proposed deviation from the Services set forth in the Work Authorization must be brought to OWNER'S attention in writing by DESIGN PROFESSIONAL and all such deviations must be expressly approved by OWNER in writing in advance.

1.1.1 All Services must be authorized in writing by OWNER in the form of a Work Authorization, and DESIGN PROFESSIONAL shall not provide any Services to OWNER unless and to the extent they are required in a written Work Authorization. Any Services provided by DESIGN PROFESSIONAL without a written Work Authorization shall be at DESIGN PROFESSIONAL'S own risk and OWNER shall have no liability or responsibility for payment for such Services.

1.1.2 As OWNER identifies certain Services it wishes DESIGN PROFESSIONAL to provide pursuant to the terms of this Contract, OWNER shall request a proposal from DESIGN PROFESSIONAL for such Services, said proposal to be in compliance with the terms

of this Contract and in the form of **Exhibit G** attached hereto and incorporated herein by reference. If the parties reach an agreement with respect to such Services, including, but not limited to the scope of those Services and the compensation to be paid for such Services, then Owner shall prepare a Work Authorization which incorporates the terms of the understanding reached by the parties with respect to such Services, and if both parties are in agreement therewith, they shall jointly execute the Work Authorization. The OWNER's proposal documents for each Project shall be attached hereto as **Exhibit A** and incorporated herein by reference.

- 1.1.3 Upon execution of a Work Authorization as aforesaid, DESIGN PROFESSIONAL agrees to promptly provide the Services required thereby, in accordance with the terms of this Contract, the subject Work Authorization, the Schedule (as defined in Paragraph 3.1 hereof), and all applicable laws, ordinances, rules and regulations.
- 1.1.4 It is mutually understood and agreed that the nature, amount, and frequency of the Services shall be determined solely by OWNER and that OWNER does not represent or guarantee unto DESIGN PROFESSIONAL that any specific or minimum number of Services will be requested or required of DESIGN PROFESSIONAL pursuant to this Contract.
- 1.1.5 DESIGN PROFESSIONAL agrees that upon request of OWNER under this Contract Design Professional will provide bidding assistance and construction contract administration services as needed.
- 1.1.5 DESIGN PROFESSIONAL shall have no authority to act as the agent of OWNER under this Contract or to obligate OWNER in any manner or way. DESIGN PROFESSIONAL is an independent contractor, and neither it nor any of its agents, servants or employees will be an employee or agent of the Owner. Nothing contained in this Contract shall constitute or be deemed or construed to create a partnership or joint venture, or any agency relationship, between OWNER and DESIGN PROFESSIONAL.
- 1.1.6 All duly executed Work Authorizations shall be and are hereby incorporated into and made a part of this Contract by reference.
- 1.2 DESIGN PROFESSIONAL agrees to obtain and maintain throughout the period of this Contract all such licenses and permits as are required for DESIGN PROFESSIONAL to do business in the State of Georgia and in DeKalb County, including, but not limited to, all licenses and permits required by the respective state boards and other governmental agencies responsible for regulating and licensing the professional Services to be provided and performed by DESIGN PROFESSIONAL pursuant to this Contract.
- 1.3 DESIGN PROFESSIONAL agrees that, when the Services to be provided hereunder relate to a professional service which, under the laws of the State of Georgia, requires a license, certificate of authorization or other form of legal entitlement to practice such Services, it shall employ and/or retain only qualified personnel to provide such Services.
- 1.4 DESIGN PROFESSIONAL hereby designates David McBrayer as its Principal in Charge (hereinafter referred to as the "Principal in Charge"), who has full authority to bind and obligate DESIGN PROFESSIONAL on all matters arising out of or relating to this Contract. For each Work Authorization, DESIGN PROFESSIONAL will designate in writing an individual to serve as DESIGN PROFESSIONAL'S representative (hereinafter referred to as the "Representative"), who may be the same as the Principal in Charge. The Representative is authorized and responsible to act on behalf of DESIGN PROFESSIONAL with respect to directing, coordinating and administering all aspects of the Services to be provided and performed under the Work Authorization. By execution of this Contract, DESIGN PROFESSIONAL acknowledges that the Principal in Charge and Representative(s)

have full authority to bind and obligate DESIGN PROFESSIONAL on all matters arising out of or relating to this Contract and the Work Authorization, respectively. DESIGN PROFESSIONAL agrees that the Principal in Charge and the Representatives shall devote whatever time is required to satisfactorily and diligently manage the Services to be provided and performed by DESIGN PROFESSIONAL under the Work Authorization. Further, DESIGN PROFESSIONAL agrees that the Principal in Charge and the Representatives shall not be removed by DESIGN PROFESSIONAL without OWNER'S prior approval, and if so removed must be immediately replaced with a person acceptable to OWNER, which approval and acceptance shall not be unreasonably withheld by OWNER.

- 1.5 The DESIGN PROFESSIONAL shall assign only qualified personnel to perform any service concerning the Project (as defined in Paragraph 3.1 hereof). The DESIGN PROFESSIONAL management, design, and construction administration staff assigned to the Project shall have experience in K-12 school design and construction. The Owner shall have the right, but not the obligation, to interview the management, design, and construction administration staff that will be assigned to the Project.
- 1.6 DESIGN PROFESSIONAL agrees that its senior staff, subconsultants and subcontractors who will perform any Services under this Contract are subject to OWNER'S reasonable approval. Attached hereto as **Exhibit C** is a listing of DESIGN PROFESSIONAL'S senior staff, subconsultants and subcontractors who have been assigned to provide the services required under this Contract. None of the senior staff, subconsultants and subcontractors identified in **Exhibit C** shall be removed from a Project by DESIGN PROFESSIONAL without OWNER'S prior approval (such approval not to be unreasonably withheld), and if so removed shall be immediately replaced with a person or firm reasonably acceptable to OWNER. DESIGN PROFESSIONAL further agrees, within fourteen (14) calendar days of receipt of a written request from OWNER, to promptly remove from a Project and replace the Representative, or any other personnel employed or retained by DESIGN PROFESSIONAL, or any subconsultants or subcontractors or any personnel of any such subconsultants or subcontractors engaged by DESIGN PROFESSIONAL to provide and perform any of the Services pursuant to the requirements of this Contract, whom OWNER shall request in writing to be removed, which request may be made by OWNER with or without cause. If DESIGN PROFESSIONAL is required to remove and replace a subconsultant or subcontractor without cause, an equitable adjustment shall be made to the compensation provided for in any Work Authorization to which such subcontractor or subconsultant may have been assigned.
- 1.7 DESIGN PROFESSIONAL represents to OWNER that it has expertise in the type of professional Services that will be required under this Contract. Drawings shall be prepared in electronic AutoCAD 2014 format and a project manual for each Project (the "Project Manual") shall be prepared as an electronic Word 2010 document. By execution of this Contract and each subsequent Work Authorization issued hereafter, if any, DESIGN PROFESSIONAL acknowledges it has received the most recent version of the DCSD 2020 VISION – Educational Specifications and Design Guidelines as of the date of this Contract or such subsequent Work Authorization and will follow, observe and design in accordance with the standards, requirements and conventions set forth therein. DESIGN PROFESSIONAL agrees that all Services to be provided by DESIGN PROFESSIONAL pursuant to this Contract shall be subject to OWNER'S reasonable review and approval and shall be in accordance with all applicable laws, statutes, ordinances, codes, rules, regulations (including utility regulations), local and state fire marshal requirements and the Georgia Department of Education requirements, Georgia Construction Code, as well as the requirements of any governmental agencies which regulate or have jurisdiction over the Project (as defined in Paragraph 3.1 hereof) or the Services to be provided and performed by DESIGN PROFESSIONAL hereunder. In the event of any conflicts in these requirements, DESIGN PROFESSIONAL shall promptly notify OWNER of such conflict in writing and utilize its best professional judgment to resolve the conflict. OWNER'S approval of any design documents in no way relieves DESIGN PROFESSIONAL of its obligation to deliver complete

and accurate documents necessary for successful completion of the subject Project pursuant to the Work Authorization.

- 1.8 DESIGN PROFESSIONAL agrees not to divulge, furnish or make available to any third person, firm or organization, without OWNER'S prior written consent, or unless incident to the proper performance of DESIGN PROFESSIONAL'S obligations hereunder, or in the course of judicial or legislative proceedings where such information has been properly subpoenaed, any non-public information concerning the Services to be rendered by DESIGN PROFESSIONAL hereunder, and DESIGN PROFESSIONAL shall require all of its employees, agents, sub-consultants and subcontractors to comply with the provisions of this paragraph. This paragraph shall survive the expiration or earlier termination of this Contract.
- 1.9 DESIGN PROFESSIONAL acknowledges that OWNER may contract with a construction manager or general contractor who, if retained, shall be responsible for any construction identified in the Work Authorization (hereinafter referred to as "CONSTRUCTION CONTRACTOR"). If a CONSTRUCTION CONTRACTOR is retained, DESIGN PROFESSIONAL agrees to cooperate with CONSTRUCTION CONTRACTOR with respect to CONSTRUCTION CONTRACTOR'S delivery of work and services to OWNER. Also, in such event, DESIGN PROFESSIONAL agrees to incorporate, whenever reasonably practicable and consistent with good design principles, and after OWNER'S written approval, all suggestions or recommendations timely made by CONSTRUCTION CONTRACTOR with respect to any design set forth in the Work Authorization.
- 1.10 DESIGN PROFESSIONAL agrees to comply with all of OWNER's rules and regulations with respect to safety and security at the OWNER's facilities, including OWNER's drug program, as said rules and regulations may be modified and amended by OWNER from time to time. DESIGN PROFESSIONAL further agrees to enforce compliance with such rules and regulations by all of DESIGN PROFESSIONAL's subconsultants and subcontractors.
- 1.11 OWNER may have one or more representatives visit the site of the Project (as defined in Paragraph 3.1 hereof) from time to time, or on a full-time basis, and DESIGN PROFESSIONAL shall not interfere with the functions of said representatives and will cooperate and work with said representatives. No action or failure to act by a representative of OWNER shall relieve DESIGN PROFESSIONAL from any of its duties or obligations hereunder.
- 1.12 DESIGN PROFESSIONAL shall be responsible for obtaining and reviewing all geological reports obtained by OWNER with respect to the Project (as defined in Paragraph 3.1 hereof). DESIGN PROFESSIONAL's design documents shall be consistent and coordinated with the information set forth in all such geological reports. In the event DESIGN PROFESSIONAL has any questions or concerns about the contents of any such reports, DESIGN PROFESSIONAL shall notify OWNER in writing within ten (10) days of DESIGN PROFESSIONAL's receipt of any such geological reports. DESIGN PROFESSIONAL and OWNER will work in good faith to mutually resolve any such questions or concerns.

ARTICLE 2

OWNER'S RESPONSIBILITIES

- 2.1 For each Work Authorization, OWNER shall designate in writing a project coordinator to act as OWNER'S representative with respect to the Services to be rendered under the Work Authorization (hereinafter referred to as the "Project Manager"). The Project Manager shall have authority to transmit instructions, receive information, interpret and define OWNER'S policies and decisions with respect to DESIGN PROFESSIONAL'S Services under the Work Authorization. However, except as may be otherwise expressly authorized in writing by the DeKalb County School District, neither the Project Manager nor any other party is authorized to issue any oral or written orders or instructions to DESIGN PROFESSIONAL that would

have the effect, or be interpreted to have the effect, of modifying or changing in any way whatever the: (1) Services to be provided and performed by DESIGN PROFESSIONAL as set forth in the Work Authorization; (2) the time in which DESIGN PROFESSIONAL is obligated to complete all such Services as set forth in the Work Authorization or in the Schedule (as defined in Paragraph 3.1 hereof) submitted and approved pursuant to this Contract; (3) the amount of compensation OWNER is obligated or committed to pay DESIGN PROFESSIONAL as set forth in the Work Authorization; or (4) the indemnification obligations of DESIGN PROFESSIONAL under the Contract or the Work Authorization. Any additional services (hereinafter the "Additional Services") must be approved in writing in the form of a written and executed amendment to this Contract or applicable Work Authorization prior to starting such Additional Services. OWNER will not be liable or responsible for the costs of Additional Services commenced without its express prior written approval.

- 2.2 Within a reasonable time after request from DESIGN PROFESSIONAL, OWNER shall provide, if available, all criteria and information requested by DESIGN PROFESSIONAL necessary for DESIGN PROFESSIONAL to comply with OWNER'S requirements for the Services specified in the Work Authorization, including design objectives and constraints, space, capacity and performance requirements, flexibility and expendability, and any budgetary limitations, which may affect the Services.
- 2.3 Within a reasonable time after request from DESIGN PROFESSIONAL, OWNER will make available to DESIGN PROFESSIONAL all reasonably available information in OWNER'S possession pertinent to the Services specified in the Work Authorization, including existing drawings, specifications, shop drawings, product literature, previous reports and any other data relative to design or construction set forth in the Work Authorization necessary for DESIGN PROFESSIONAL to comply with Owner's requirements for the Services specified in the Work Authorization.
- 2.4 OWNER shall arrange for access to and make all reasonable provisions for DESIGN PROFESSIONAL to enter the site set forth in the Work Authorization (if any) to perform the Services to be provided by DESIGN PROFESSIONAL under this Contract. DESIGN PROFESSIONAL acknowledges that such access may be provided during times that are not the normal business hours of DESIGN PROFESSIONAL.
- 2.5 OWNER shall provide written notice to DESIGN PROFESSIONAL of any deficiencies or defects discovered by OWNER with respect to the Services to be rendered by DESIGN PROFESSIONAL hereunder.
- 2.6 Wherever the terms of this Contract refer to some action, consent, or approval (excluding approvals of Additional Services or changes to this Contract) to be provided by OWNER or some notice, report or document is to be provided to OWNER, such reference to "OWNER" shall mean OWNER, OWNER'S staff, or OWNER'S designee, including Project Manager, unless otherwise stated.

ARTICLE 3

SCHEDULE

- 3.1 Within ten (10) days of receiving a written Work Authorization from OWNER to perform Services hereunder for a particular project ("Project"), DESIGN PROFESSIONAL agrees to submit to OWNER a computer-generated bar graph time schedule ("Schedule") for the performance of such Services to be provided with respect to the Project. Said Schedule shall be of a form and content satisfactory to OWNER. Services to be rendered by DESIGN PROFESSIONAL shall be commenced, performed and completed in accordance with the

Work Authorization and the Schedule. Time is of the essence with respect to the performance of this Contract, including any and all Projects assigned to DESIGN PROFESSIONAL.

- 3.2 Should DESIGN PROFESSIONAL be obstructed or delayed in the prosecution or completion of its Services as a result of unforeseeable causes beyond the control of DESIGN PROFESSIONAL, including but not restricted to acts of God or of public enemy, acts of government or negligent or intentionally wrongful conduct of OWNER, fires, floods, epidemics, quarantine regulations, strikes or lock-outs, and not due to DESIGN PROFESSIONAL's own fault or neglect, then DESIGN PROFESSIONAL shall notify OWNER in writing within three (3) business days (unless OWNER expressly agrees in writing to a longer period of time) after commencement of such delay, stating the cause or causes thereof and requesting a reasonable extension of time, or be deemed to have waived any right which DESIGN PROFESSIONAL may have had to request a time extension.
- 3.3 Unless otherwise expressly provided for in the Work Authorization, no interruption, interference, inefficiency, suspension or delay in the commencement or progress of DESIGN PROFESSIONAL'S Services from any cause whatsoever, including those for which OWNER may be responsible in whole or in part, shall relieve DESIGN PROFESSIONAL of its duty to perform or give rise to any right to damages or additional compensation from OWNER. DESIGN PROFESSIONAL expressly acknowledges and agrees that it shall receive no damages for delay. DESIGN PROFESSIONAL'S sole remedy, if any, against OWNER will be the right to seek an extension of time to its Schedule; provided, however, the granting of any such time extension shall not be a condition precedent to the aforementioned "No Damage For Delay" provision. This paragraph shall expressly apply to claims for early completion, as well as claims based on late completion. Provided, however, if through no fault and neglect of DESIGN PROFESSIONAL, the Services to be provided hereunder have been delayed for a total of six (6) months or more, DESIGN PROFESSIONAL'S compensation shall be equitably adjusted, with respect to those Services that have not yet been performed, to reflect the incremental increase in costs actually experienced by DESIGN PROFESSIONAL, if any, as a result of such delays.
- 3.4 Should DESIGN PROFESSIONAL fail to commence, provide, perform or complete any of the Services to be provided hereunder in a timely and diligent manner in compliance with this Contract, the Work Authorization and all applicable laws, then, in addition to any other rights or remedies available to OWNER hereunder, OWNER at its sole discretion and option may withhold any and all payments due and owing to DESIGN PROFESSIONAL until such time as DESIGN PROFESSIONAL resumes performance of its obligations hereunder in such a manner so as to establish to OWNER'S satisfaction that DESIGN PROFESSIONAL'S performance is or will shortly be back on schedule and in compliance with this Contract, the Work Authorization and all applicable laws.
- 3.5 Notwithstanding anything herein to the contrary, this Contract may be renewed annually by OWNER at its sole discretion. If OWNER elects not to renew this Contract, it shall send written notice thereof to DESIGN PROFESSIONAL at least ten (10) days prior to the annual anniversary date of this Contract. If OWNER fails to send said written nonrenewal notice as herein provided, OWNER shall be deemed to have elected to renew this Contract. In the event OWNER sends said written nonrenewal notice, OWNER may provide for either the termination or continued performance of any Services under any outstanding Work Authorizations. If OWNER directs DESIGN PROFESSIONAL to continue to perform any such Services, DESIGN PROFESSIONAL shall continue performance of such Services in accordance with OWNER'S directions, and this Contract and the applicable Work Authorization(s) shall continue as to such Services until completion.

ARTICLE 4

COMPENSATION

- 4.1 Compensation and the manner of payment of such compensation by OWNER for Services rendered hereunder by DESIGN PROFESSIONAL shall be as prescribed in each written Work Authorization. DESIGN PROFESSIONAL agrees to furnish to OWNER, within three (3) days after the end of each calendar month, or as specified in the Work Authorization, a comprehensive and itemized statement of charges for the Services performed and rendered by DESIGN PROFESSIONAL during that time period, and for any OWNER authorized Reimbursable Expenses (as hereinbelow defined), incurred and/or paid by DESIGN PROFESSIONAL during that time period. The monthly statement shall be in such form and supported by such documentation as may be required by OWNER. All such statements shall indicate the Contract Number, Work Authorization Number, Purchase Order Number and Project Site description (School or Facility Name).
- 4.2 The compensation (whether based upon lump sum, hourly, hourly with a cap or some other agreed-upon formula) contained in each separate Work Authorization shall be based on the hourly rates as set forth and identified in **Exhibit D**, which is attached hereto and incorporated herein by this reference (the "Rate Schedule"), for the time reasonably expended by DESIGN PROFESSIONAL'S personnel in performing the Services in accordance with the Schedule, the Contract, and the Work Authorization. The Rate Schedule shall be updated by mutual agreement on a yearly basis, in conjunction with the annual renewal of this Contract provided for in paragraph 3.5 above.
- 4.3 OWNER agrees to reimburse DESIGN PROFESSIONAL for all necessary and reasonable Reimbursable Expenses incurred or paid by DESIGN PROFESSIONAL in connection with DESIGN PROFESSIONAL'S performance of the Services, at its direct cost with no markup, to the extent such reimbursement is permitted in the Work Authorization. For the purposes hereof, the term "Reimbursable Expenses " shall be deemed to include the following unless otherwise agreed to by Owner or set forth in the Work Authorization:
- 4.3.1 All necessary fees paid by DESIGN PROFESSIONAL to governmental authorities having jurisdiction over any Project specified in a Work Authorization, for securing required approval or permitting of the Project or any part of it.
- 4.3.2 The actual, direct cost to DESIGN PROFESSIONAL without markup for necessary copying/reproduction of plans and other documents required in connection with any Project specified in the Work Authorization.
- DESIGN PROFESSIONAL shall obtain the prior written approval of OWNER before incurring any expenses other than the aforesaid Reimbursable Expenses , and absent such prior approval, no expenses incurred by DESIGN PROFESSIONAL will be deemed to be a Reimbursable Expense.
- 4.4 DESIGN PROFESSIONAL shall bear and pay all overhead and other expenses, except for the Reimbursable Expenses specified and defined above, incurred by DESIGN PROFESSIONAL in the performance of the Services.
- 4.5 Prior to authorizing DESIGN PROFESSIONAL to provide any Services or to incur any Reimbursable Expenses under a Work Authorization pursuant to this Contract, OWNER shall request that DESIGN PROFESSIONAL in writing advise OWNER of (i) the estimated time required of DESIGN PROFESSIONAL'S personnel and the estimated fees thereof for the proposed Services to be specified in the Work Authorization; and (ii) the estimated charge to OWNER for the Reimbursable Expenses applicable to the contemplated Services to be

performed by DESIGN PROFESSIONAL under the proposed Work Authorization. DESIGN PROFESSIONAL shall promptly supply such estimate to OWNER based on DESIGN PROFESSIONAL'S good faith analysis.

- 4.6 DESIGN PROFESSIONAL agrees that, with respect to any subconsultant or subcontractor to be utilized by DESIGN PROFESSIONAL under any particular Work Authorization, DESIGN PROFESSIONAL shall be limited to a maximum markup of ___% on the fees and expenses associated with such subconsultants and subcontractors.

ARTICLE 5

OWNERSHIP AND LICENSE OF DOCUMENTS AND INTELLECTUAL PROPERTY

- 5.1 The Preliminary Design and the Construction Documents shall become "Instruments of Service" and include all Drawings, Plans, Specifications, and other documents, including those in electronic form, prepared specifically for the subject Project by the DESIGN PROFESSIONAL and its consultants. The DESIGN PROFESSIONAL agrees to, and DESIGN PROFESSIONAL and its consultants shall be deemed to have prepared their respective Instruments of Service as architectural works and works made for hire as defined in 17 U.S.C. §§ 101, 102(a)(8) and 201(b), thereby transferring and vesting in the Owner, pursuant to 17 U.S.C. § 201(d), all common law, statutory, and other reserved rights, including copyrights in the Instruments of Service and in the buildings, improvements, and structures constituting the Project. The Instruments of Service shall include the Space Plan and Design Concept, if any.
- 5.2 DESIGN PROFESSIONAL hereby expressly grants, assigns, transfers, and otherwise quitclaims to the Owner, its successors, and assigns, pursuant to 17 U.S.C. § 201(d), all common law, statutory, and other reserved rights, including copyrights in both the Instruments of Service and in the buildings, improvements, and structures embodying the architectural and engineering works that constitute the Project, provided that the Owner shall comply with all obligations, including prompt payment of all sums, when due, under this Contract. The DESIGN PROFESSIONAL shall obtain similar grants, assignments, transfers, and quitclaims from its consultants consistent with this Contract. The DESIGN PROFESSIONAL warrants (and shall cause each of the DESIGN PROFESSIONAL consultants to warrant also) that this transfer of copyright and other rights is valid against the world.
- 5.3 The DESIGN PROFESSIONAL hereby grants, assigns, transfers, and otherwise quitclaims to the Owner, without reservation, all copyrights to all Project-related documents, models, computer drawings, and other electronic expressions, photographs, and other expression or Instruments of Service produced by the DESIGN PROFESSIONAL. However, the DESIGN PROFESSIONAL will retain all rights to any pre-existing intellectual property or standard construction details or conventions contained in the Instruments of Service.
- 5.4 All licenses granted herein or pursuant to this Contract are worldwide, perpetual and irrevocable and shall continue even in the event this Contract expires or is terminated for any reason. DESIGN PROFESSIONAL hereby consents to any use of any and all Project Documents by any replacement architects, contractors, engineers or other professionals retained by OWNER in the event of any such expiration or termination; provided, however, DESIGN PROFESSIONAL shall not be liable for any of the design work performed by such replacement architects, engineers or other professionals. This paragraph shall survive the expiration or termination of this Contract.
- 5.5 DESIGN PROFESSIONAL, upon reasonable request by OWNER, even if such request is made after termination or expiration of this Contract for any reason, shall take all steps

reasonably required by OWNER to memorialize, perfect, substantiate, record, or evidence all licenses, assignments, and rights OWNER has, is due, or may have under or pursuant to this Contract, and shall do so at no additional charge to OWNER. This paragraph shall survive the expiration or termination of this Contract.

- 5.6 The Owner hereby grants to the DESIGN PROFESSIONAL a nonexclusive license to reproduce such documents for purposes relating directly to the DESIGN PROFESSIONAL's performance of any Project, for the DESIGN PROFESSIONAL's archival records, and for the DESIGN PROFESSIONAL's reproduction of drawings and photographs for the DESIGN PROFESSIONAL's marketing materials provided that the content of those materials, as to each such Project, are approved by the Owner prior to publication. No other Project-related documents may be reproduced for any other purpose without the express written permission of the Owner or unless otherwise required by law. The publication of the DESIGN PROFESSIONAL materials shall not include the Owner's confidential or proprietary information.
- 5.7 DESIGN PROFESSIONAL shall, upon reasonable request by OWNER, even if such request is made after termination or expiration of this Contract for any reason, or upon completion of the Project should no such request be made by the OWNER, provide to OWNER (i) reproducible copies of all Project Documents, (ii) written copies of all licenses and assignments obtained by DESIGN PROFESSIONAL from DESIGN PROFESSIONAL's consultants pursuant to Paragraph 6.1, and (iii) a written license from DESIGN PROFESSIONAL to OWNER pursuant to Paragraph 6.2. Wherever practical, all such copies of the Project Documents shall be provided in both editable electronic form and in hard paper form. DESIGN PROFESSIONAL shall not be responsible for inadvertent errors caused by the electronic transmission of Project Documents, unless it knew or reasonably should have known of such errors and failed to promptly notify OWNER in writing. In the event of any discrepancies between any such electronic copies and hard paper copies issued by DESIGN PROFESSIONAL, the hard paper copy shall control. This paragraph shall survive the expiration or termination of this Contract.

ARTICLE 6

MAINTENANCE OF RECORDS

- 6.1 DESIGN PROFESSIONAL shall keep adequate records and supporting documentation which concern or reflect its Services hereunder. The records and documentation shall be retained by DESIGN PROFESSIONAL for a minimum of three (3) years from the date of termination of this Contract or the date the Services under each Work Authorization are completed, or such longer period of time as may be required by this Contract or applicable law, whichever is later. OWNER, or any duly authorized agents or representatives of OWNER, shall have the right to audit, inspect and copy all such records and documentation as often as they deem necessary during the period of this Contract and during the period noted above in which the records are to be retained; provided, however, such activity shall be conducted only during normal business hours. This paragraph shall survive the expiration or termination of this Contract.
- 6.2 The records specified above in paragraph 6.1 include accurate time records, which DESIGN PROFESSIONAL agrees to keep and maintain, from day to day, showing the time expended by each principal and employee of DESIGN PROFESSIONAL in performing the Services and therein specifying the work performed by each, with all such time records to be kept within one-half of an hour. At the request of OWNER, or as specified in the Work Authorization, DESIGN PROFESSIONAL shall furnish to OWNER any of the aforesaid time records, as well as invoices or proofs showing DESIGN PROFESSIONAL'S incurrence and/or payment of any Reimbursable Expenses.

ARTICLE 7

INDEMNITY

- 7.1 To the fullest extent permitted by law, the DESIGN PROFESSIONAL shall indemnify and hold harmless the OWNER from and against all liability, claims, damage, loss, liens, costs and expenses, including without limitation attorneys' fees and litigation expenses, to the extent caused by or resulting from the negligence, recklessness, or intentionally wrongful conduct of the DESIGN PROFESSIONAL or other persons employed or utilized by the DESIGN PROFESSIONAL in the performance of the Contract. In the event the OWNER is alleged to be liable on account of alleged acts or omissions, or both, of the DESIGN PROFESSIONAL, the DESIGN PROFESSIONAL shall defend such allegations through counsel chosen by the OWNER, and the DESIGN PROFESSIONAL shall bear all costs, fees, and expenses of such defense, including but not limited to, all attorneys' fees and expenses, court costs, expert witness fees and expenses. The DESIGN PROFESSIONAL shall not be required to indemnify or hold harmless the OWNER against claims for damages, losses, or expenses, including attorneys' fees, to the extent caused by or resulting from the negligence of the OWNER.

ARTICLE 8

ERRORS AND OMISSIONS INSURANCE

- 8.1 The DESIGN PROFESSIONAL shall obtain and maintain, at its sole cost and expense, the following errors and omissions insurance at all times this Contract is in effect and for a period of three (3) years after Final Completion of each Project:
- 8.1.1 Within five (5) days after the execution of this Contract the DESIGN PROFESSIONAL shall file with the Owner the certificate from an insurance company authorized to do business in the State of Georgia showing issuance to DESIGN PROFESSIONAL of errors and omissions insurance (professional liability insurance) with minimum limits per claim of 20% of the stated cost limitation set forth in the Work Authorization but not less than the minimum limits of \$2,000,000 per claim coverage, \$2,000,000 aggregate. Such errors and omissions insurance shall have a deductible amount of no more than \$50,000 per claim unless a different deductible amount is (i) agreed upon in writing by the Owner and (ii), if necessary for the benefit of the Owner, approved by the Georgia Department of Education.
- 8.1.2 The insurance policy maintained in accordance with this Contract shall contain an endorsement providing thirty (30) days' notice to the Owner prior to any cancellation of said policy. Said policy shall be written by an insurer acceptable to the Owner and shall be in a form acceptable to the Owner.

ARTICLE 9

OTHER INSURANCE

- 9.1 The Architect shall also obtain and maintain, at its sole cost and expense, all insurance in accordance with the requirements of **Exhibit E** attached hereto and incorporated herein by reference.

ARTICLE 10

SERVICES BY DESIGN PROFESSIONAL'S OWN STAFF

- 10.1 The Services to be performed hereunder shall be performed by the staff, subconsultants and subcontractors identified in **Exhibit C** attached hereto and incorporated herein by reference, unless otherwise authorized in writing by OWNER. The employment of, contract with, or use of the services of any other person or firm by DESIGN PROFESSIONAL, as independent consultant or otherwise, shall be subject to the prior written approval of OWNER. No provision of this Contract shall, however, be construed as constituting an agreement between OWNER and any such other person or firm. Nor shall anything contained herein be deemed to give any such party or any third party any claim or right of action against OWNER.

ARTICLE 11

WAIVER OF CLAIMS

- 11.1 DESIGN PROFESSIONAL'S acceptance of final payment for Services provided under any Work Authorization shall constitute a full waiver of any and all claims by it against OWNER arising out of the Work Authorization or otherwise related to those Services, except those previously made in writing and identified by DESIGN PROFESSIONAL as unsettled at the time of the final payment. DESIGN PROFESSIONAL agrees to execute such lien waivers and other necessary documentation reasonably required by OWNER in order to waive such claims of record. Neither the acceptance of DESIGN PROFESSIONAL'S Services nor payment by OWNER shall be deemed to be a waiver of any of OWNER'S rights against DESIGN PROFESSIONAL.

ARTICLE 12

TERMINATION OR SUSPENSION

- 12.1 This Contract is a "continuing contract" for the services of DESIGN PROFESSIONAL. It is agreed that either party hereto shall at any and all times have the right and option to terminate this Contract by giving to the other party not less than sixty (60) days' prior written notice of such termination. Upon this Contract being so terminated by either party hereto, neither party hereto shall have any further rights or obligations under this Contract subsequent to the date of termination except for those provisions expressly stated to survive the expiration or termination of this Contract, and except that Owner may require that Services specified to be performed under a previously issued Work Authorization shall proceed to completion under the terms of this Contract.
- 12.2 DESIGN PROFESSIONAL shall be considered in material default of this Contract and such default will be considered cause for OWNER to terminate this Contract and any Work Authorizations in effect, in whole or in part, as further set forth herein, for any of the following reasons: (a) failure to begin work under the Contract within the times specified under the Work Authorization(s), or (b) failure to properly and timely perform the Services to be provided hereunder or as directed by OWNER, or (c) the bankruptcy or insolvency or a general assignment for the benefit of creditors by DESIGN PROFESSIONAL or by any of DESIGN PROFESSIONAL'S principals, partners, officers or directors, or (d) failure to obey laws, ordinances, regulations, OWNER's policies and procedures or other codes of conduct, or (e) DESIGN PROFESSIONAL otherwise materially breaches this Contract including the terms of any Work Authorization. OWNER may so terminate this Contract, in whole or in part, by giving DESIGN PROFESSIONAL five (5) business days' written notice.

- 12.3 If, after notice of termination of this Contract as provided for in Paragraph 12.2 above, it is determined for any reason that DESIGN PROFESSIONAL was not in default, or that its default was excusable, or that OWNER otherwise was not entitled to the remedy against DESIGN PROFESSIONAL provided for in Paragraph 12.2, and the parties mutually agree to such determination in writing, then the notice of termination given pursuant to Paragraph 12.2 shall be deemed to be the notice of termination provided for in Paragraph 12.4 below and DESIGN PROFESSIONAL'S remedies against OWNER shall be the same as and limited to those afforded DESIGN PROFESSIONAL under Paragraph 12.4 below.
- 12.4 Notwithstanding anything herein to the contrary (including the provisions of Paragraph 12.1 above), OWNER shall have the right to terminate this Contract and any Work Authorization(s) then in effect, in whole or in part, with or without cause upon five (5) business days' written notice to DESIGN PROFESSIONAL. In the event of such termination for convenience, DESIGN PROFESSIONAL'S recovery against OWNER shall be limited to that portion of DESIGN PROFESSIONAL'S compensation earned through the date of termination, for any Work Authorizations so cancelled, together with any retainage withheld and any costs reasonably incurred by DESIGN PROFESSIONAL that are directly attributable to the termination, but DESIGN PROFESSIONAL shall not be entitled to any other or further recovery against OWNER, including, but not limited to, anticipated fees or profit on Services not required to be performed.
- 12.5 Upon termination, DESIGN PROFESSIONAL shall deliver to OWNER, as set forth in Paragraph 5.1 herein, all papers, records, documents, Auto CADD files, drawings, calculations, models, and other materials in DESIGN PROFESSIONAL'S possession or control arising out of or relating to this Contract.
- 12.6 OWNER shall have the authority to suspend all or any portions of the Services to be provided by DESIGN PROFESSIONAL hereunder upon giving DESIGN PROFESSIONAL two (2) business days' prior written notice of such suspension. If all or any portion of the Services to be rendered hereunder are so suspended, DESIGN PROFESSIONAL'S sole and exclusive remedy shall be to seek an extension of time to its Schedule subject to the procedures set forth in Article 3 herein.

ARTICLE 13

PROHIBITION AGAINST CONTINGENT FEES

- 13.1 The DESIGN PROFESSIONAL by execution of this Contract warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for it, to solicit or secure this Contract and that DESIGN PROFESSIONAL has not paid or agreed to pay any person, company, corporation, individual, or firm, other than a bona fide employee working solely for it, any fees, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this Contract.

ARTICLE 14

CONFLICT OF INTEREST

- 14.1 DESIGN PROFESSIONAL represents that it presently has no interest and shall acquire no interest, either direct or indirect, which would conflict in any manner with the performance of Services required hereunder. DESIGN PROFESSIONAL further represents that no persons having any such interest shall be employed to perform those Services.

ARTICLE 15

APPLICABLE LAW

- 15.1 This Contract shall be governed and construed under the laws of the State of Georgia. Each and every provision required by law to be inserted in this Contract shall be deemed to be inserted herein and the Contract shall be read and enforced as though it were included herein. DESIGN PROFESSIONAL irrevocably consents to the non-exclusive venue of the courts sitting in the county in which the Project is located regarding any matter arising out of or relating to this Contract.

ARTICLE 16

SUCCESSORS AND ASSIGNS

- 16.1 The Architect shall not assign its rights hereunder, excepting its right to payment, nor shall it delegate any of its duties hereunder without the written consent of the Owner. Subject to the provisions of the immediately preceding sentence, this Contract shall be binding upon each party and its respective successors, assigns and legal representatives.

ARTICLE 17

NO THIRD-PARTY BENEFICIARIES

- 17.1 Nothing contained herein shall create any relationship, contractual or otherwise, with, or any rights in favor of, any third party.

ARTICLE 18

COOPERATION WITH PROGRAM MANAGER AND CONSTRUCTION MANAGER

- 18.1 In the event the Owner gives the DESIGN PROFESSIONAL written notice that Owner will employ the services of a program manager or construction manager, then the terms of this Article 18 shall apply to the services provided by the DESIGN PROFESSIONAL.
- 18.2 In the event the Owner gives the DESIGN PROFESSIONAL written notice that Owner will employ the services of a construction manager, the term "contractor" as used in this Contract shall mean "construction manager" and the term "Construction Contract" as used in this Contract shall mean "Construction Management Contract".
- 18.3 The DESIGN PROFESSIONAL shall fully cooperate with the Owner's program manager ("Program Manager") and, if applicable, the construction manager ("Construction Manager"). Such cooperation shall include, without limitation, providing any requested information to the Program Manager and, if applicable, the Construction Manager, and advising, meeting with, consulting with, and coordinating with the Program Manager and, if applicable, the Construction Manager.
- 18.4 The DESIGN PROFESSIONAL acknowledges that it has received, reviewed, and studied the contract between the Owner and Program Manager. To the extent that the Program Manager is authorized by its contract with Owner to act as the agent of the Owner, DESIGN PROFESSIONAL agrees to comply with all directions and instructions given by the Program Manager. To the extent that the Program Manager is authorized and responsible for providing certain services delegated to the DESIGN PROFESSIONAL hereinabove, the DESIGN PROFESSIONAL's role with reference thereto shall be to advise, consult, and cooperate with the Program Manager in its provisions of such services.

- 18.5 The DESIGN PROFESSIONAL is not a third-party beneficiary of any agreement by and between Owner and the Program Manager or any Construction Manager. It is expressly acknowledged and agreed that DESIGN PROFESSIONAL's duties to Owner are independent of, and are not diminished by, any duties owed to Owner by the Program Manager or any Construction Manager.

ARTICLE 19

ASBESTOS STATEMENT

- 19.1 The DESIGN PROFESSIONAL shall sign and deliver to the Owner the Asbestos Exclusion Certification, attached hereto as **Exhibit F** and incorporated herein by reference, or in such other form as may be required by Owner or the Georgia Department of Education, at such time as the Owner may require.

ARTICLE 20

MANDATORY ADDENDUM TO THE OWNER/DESIGN PROFESSIONAL AGREEMENT

- 20.1 Pursuant to the requirements of the Georgia Department of Education, the "Mandatory Addendum to the Owner/Design Professional Agreement For Projects Funded in Whole or in Part with State Capital Outlay Funds" attached hereto as **Exhibit H** is hereby incorporated herein and made a part hereof to the extent that the DESIGN PROFESSIONAL'S Services are for the design and supervision of a state-funded capital outlay construction project.

ARTICLE 21

ENTIRE AGREEMENT

- 21.1 With the exception of any future Work Authorizations, which are incorporated herein by reference, this Contract constitutes the entire and exclusive agreement between the parties with reference to the Services and supersedes any and all prior communications, discussions, negotiations, understandings, or agreements between the parties, whether oral or written.

ARTICLE 22

MODIFICATION

- 22.1 No modification, amendment, or change to this Contract shall be valid or binding upon the parties unless in writing and executed by both OWNER and the DESIGN PROFESSIONAL.

ARTICLE 23

NOTICES AND ADDRESS OF RECORD

- 23.1 All notices required or permitted pursuant to this Contract to be given by DESIGN PROFESSIONAL to OWNER shall be in writing and shall be delivered by hand or by United States Postal Service, first class registered or certified mail, postage pre-paid, return receipt requested, or by overnight delivery by a nationally recognized carrier such as FedEx or UPS, addressed to the following OWNER'S address of record:

DeKalb County School District Facilities Services
Sam A. Moss Service Center
1780 Montreal Road
Tucker, Georgia 30084
Attention: Chief Operating Officer

- 23.2 All notices required or permitted pursuant to this Contract to be given by OWNER to DESIGN PROFESSIONAL shall be made in writing and shall be delivered by hand or by the United States Postal Service, first class registered or certified mail, postage pre-paid, return receipt requested, or by overnight delivery by a nationally recognized carrier such as FedEx or UPS, addressed to the following DESIGN PROFESSIONAL'S address of record:

**LDDBlueline, Inc.
1640 Powers Ferry Road, Building 1, Suite 100
Marietta, GA 30067**

ATTENTION: David McBrayer

- 23.3 Either party may change its address of record by written notice to the other party given in accordance with requirements of this Article.
- 23.4 All notices shall be deemed received, whether or not actually received: i) if by personal delivery, on the date of acceptance or refusal of such delivery, ii) if by registered or certified mail, three (3) business days after deposit with the United States Postal Service, and iii) if by overnight delivery, one (1) business day after deposit with the overnight delivery service.

ARTICLE 24

MISCELLANEOUS

- 24.1 Throughout the performance of its duties under this Contract, the DESIGN PROFESSIONAL shall comply with, and shall provide all services necessary for the Owner to comply with, all laws applicable to the design of the Project or the administration of the Construction Contract (as defined in Paragraph 18 hereof), including without limitation the rules, guidelines, and other requirements of the State of Georgia Environmental Protection Division, the State of Georgia Department of Education and the ordinances and codes of DeKalb County, Georgia and any applicable municipality.
- 24.2 Unless otherwise expressly provided to the contrary in this Contract, the term "day" shall mean calendar day. The term "business day" shall mean all days of the week excluding Saturdays and Sundays and all legal holidays observed by OWNER.
- 24.3 In addition to, and not in limitation of, the DESIGN PROFESSIONAL's other obligations under this Contract, the DESIGN PROFESSIONAL shall, without additional compensation, promptly assist the Owner in resolving any problems arising out of, resulting from or relating to the design of the Project or the materials or equipment specified by the DESIGN PROFESSIONAL or its consultant(s).
- 24.4 Any claim, dispute or other matter in question arising out of or related to this Contract shall be subject to mediation as a condition precedent to the institution of legal or equitable proceedings by either party. If such matter relates to or is the subject of a lien arising out of the DESIGN PROFESSIONAL's services, the DESIGN PROFESSIONAL may proceed in accordance with applicable law to comply with the lien notice or filing deadlines prior to resolution of the matter by mediation. The Owner and DESIGN PROFESSIONAL shall endeavor to resolve claims, disputes and other matters in question between them by mediation which, unless the parties mutually agree otherwise, shall be in accordance with the Construction Industry Mediation Rules of the American Arbitration Association currently in effect. Request for mediation shall be filed in writing with the other party to this Contract and with the American Arbitration Association. The request may be made concurrently with the filing of a civil action but, in such event, mediation shall proceed in advance of legal or equitable proceedings, which may be stayed pending mediation for a period of 60 days from the date of filing, unless stayed for a longer period by agreement of the parties or a court

order. The parties shall share the responsibility for the mediator's fee and any filing fees equally. The mediation shall be held in the place where the Project is located, unless another location is mutually agreed upon. Subject to the express approval of the DeKalb County Board of Education, agreements reached in mediation shall be enforceable as settlement agreements in any court having jurisdiction thereof.

- 24.5 GEORGIA SECURITY AND IMMIGRATION COMPLIANCE ACT REQUIREMENTS. DESIGN PROFESSIONAL certifies its compliance with Illegal Immigration Reform and Enforcement Act of 2011 and specifically those provisions codified at O.C.G.A. § 13-10-90, *et seq.* DESIGN PROFESSIONAL warrants that it has registered with and uses the federal work authorization program commonly known as "E-Verify." DESIGN PROFESSIONAL further agrees that if it contracts for the physical performance of Services in satisfaction of this Contract, it will do so only with firms who present an affidavit as required by O.C.G.A. § 13-10-91. Design Professional warrants that it will include a similar provision in all contracts entered into with subcontractors for the physical performance of Services in satisfaction of this Contract. The DESIGN PROFESSIONAL shall sign and deliver to the Owner a Design Professional Affidavit, in the form attached hereto as **Exhibit I** and shall have any subcontractors sign and deliver to the DESIGN PROFESSIONAL a Subcontractor Affidavit in the form attached hereto as **Exhibit J**.
- 24.6 DESIGN PROFESSIONAL acknowledges that pursuant to state law, as well as OWNER's policies, any person listed on the Georgia Violent Sex Offender Registry maintained by the Georgia Bureau of Investigation is prohibited from being within 1,000 feet of the site of any Project. Grantee shall comply with all relevant laws, rules and regulations, including without limitation, the aforementioned state law, in the performance of any activities on the site.
- 24.6 No failure of OWNER to exercise any power given OWNER under this Contract, or to insist upon strict compliance by DESIGN PROFESSIONAL of DESIGN PROFESSIONAL's obligations hereunder, and no custom or practice of the parties at variance with the terms hereof will constitute a waiver of OWNER's right to demand strict compliance with the terms hereof.
- 24.7 OWNER shall be excused from the performance of any of its obligations under this Contract for the period of any delay resulting from any cause beyond its control, including, without limitation, labor disputes, governmental regulations or controls, fires or other casualties, natural disasters, acts of God, or any inability to obtain supplies or other difficulties beyond the reasonable control of OWNER.
- 24.8 If any clause or provision of this Contract is found by a court of competent jurisdiction to be illegal, invalid, or unenforceable, then such terms shall be stricken from the Contract and the unaffected terms and provisions shall remain in full force and effect.
- 24.9 Each covenant, agreement, obligation or other provision of this Contract on DESIGN PROFESSIONAL's part to be performed shall be deemed and construed as independent covenants of DESIGN PROFESSIONAL, not dependent on any other provisions of this Contract.
- 24.10 This Contract may be executed in multiple counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument. For purposes of this Contract, any signature transmitted by facsimile or electronically via e-mail shall be considered to have the same legal and binding effect as any original signature.
- 24.11 Each individual executing this Contract on behalf of DESIGN PROFESSIONAL represents and warrants that he or she is duly authorized to execute this Contract on behalf of DESIGN PROFESSIONAL, and that DESIGN PROFESSIONAL has full right and authority to execute and deliver this Contract.

[SIGNATURES ON NEXT PAGE]

OWNER:

DEKALB COUNTY BOARD OF EDUCATION

By: 
[Signature]

Mr. Dijon DaCosta, Sr., Board Chairperson
[Printed Name, Title]

By: 
[Signature]

Dr. Devon Q. Horton, Superintendent
[Printed Name, Title]

1701 Mountain Industrial Blvd.

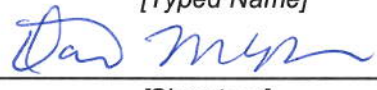
Stone Mountain, Georgia 30083
[Printed Address]

6-13-24
[Date of Execution]


Erick Hofstetter, Chief Operating Officer

DESIGN PROFESSIONAL:

DAVID MCBRAYER
[Typed Name]

By: 
[Signature]

DAVID MCBRAYER, VP & PRINCIPAL
[Printed Name, Title]

1640 POWERS FERRY RD, BLDG 1, STE. 100
MARIETTA, GA 30067
[Printed Address]

5/29/2024
[Date of Execution]

EXHIBIT "A"

LIST OF PROPOSAL DOCUMENTS FOR THE PROJECT

RFQu 24-752-017

RFQu 24-752-017 Attachment Package

RFQu 24-752-017 Appendices Package

Addendum No. 1 Dated January 8, 2024

Addendum No. 2 Dated January 12, 2024

Attachments:

A. Professional Architectural and Engineering Services

Revised Appendix B Design Review-Minimum Submittal Requirements (SCL<\$5M)
(11 pages)

B. Professional Architectural and Engineering Services

Revised Appendix C1 DCSD Elementary School Educational Specifications (9 pages)

C. Professional Architectural and Engineering Services

Revised Appendix C2 DCSD Middle School Educational Specifications (9 Pages)

D. Professional Architectural and Engineering Services

Revised Appendix C3 DCSD High School Educational Specifications (8 Pages)

E. Professional Architectural and Engineering Services

Revised Appendix D Design Guidelines (54 Pages)

F. Professional Architectural and Engineering Services Mandatory Pre-Proposal
Conference Meeting Minutes (4 Pages)

G. Professional Architectural and Engineering Services Mandatory Pre-Proposal
Conference Sign-In Sheet (5 Pages)

Addendum No. 3 Dated January 24, 2024

Attachments:

A. Professional Architectural and Engineering Services

RFC No. 1 (2 Pages)

EXHIBIT "B"

WORK AUTHORIZATION FORM

This Work Authorization, dated _____ 20_____, is hereby issued pursuant to that certain Continuing Contract for Professional Services ("Contract"), dated _____ 20_____, between The DeKalb County Board of Education ("Owner") and _____ ("Design Professional").

All terms used herein shall have the same meaning as defined in the Contract unless otherwise noted herein. In consideration of the mutual covenants and agreements set forth below, Owner and Design Professional agree as follows:

PROJECT NAME AND NUMBER

Owner is undergoing a project for the _____ ***[describe project]*** known as _____ ***[school or facility name/project name]*** and having project number _____ ***[project number, if applicable]*** (hereinafter, the "Project").

SCOPE OF SERVICES

Owner hereby authorizes Design Professional to provide the following Services for the Project:

SCHEDULE

The Services under this Work Authorization shall commence by _____ and shall be completed by _____. A detailed Services schedule is attached.

COMPENSATION

The compensation for the Services under this Work Authorization shall be as follows:

EXHIBIT "C"

STAFFING SCHEDULE

<u>Name</u>	<u>Function</u>
David McBrayer	Principal-in-Charge/Senior PM
Patrick Whalen	Project Manager
Milli Dunkin	Senior Interior Designer
Landscape Architect:	Breedlove Land Planning
Structural:	Sykes Engineering Consulting
Mechanical/Plumbing:	MBA Consulting Engineers
Estimator:	ADE Construction Consultants

EXHIBIT “D”

RATE SCHEDULE

ATTACHMENT C: DESIGN PROFESSIONAL RATE SCHEDULE

Project Name: Professional Architectural/Engineering Services

RFQu No: 24-752-017

Project No: N/A

RFQu Date: December 14, 2023

Page 1 of 5

DeKalb County Board of Education
Sam A. Moss Service Center
1780 Montreal Road
Tucker, Georgia 30084

In compliance with DCSD's Request for Qualifications, the undersigned Architect,

LDDBlueline, Inc.

[legal name of Architect]

1640 Powers Ferry Road, Bldg 1, Suite 100

Marietta, GA 30067

[address of Architect]

770-850-8494

[telephone number of Architect]

david.mcbrayer@lddbline.com

[email address of Architect]

having carefully examined the site of the Project and the Owner's Criteria, and having carefully examined the proposed Continuing Contract Form for Professional Services between the DeKalb County Board of Education and the Architect; (Appendix I and the Owner's standard forms and other documents included in the Request for Qualifications and any Addenda thereto for **DCSD Project Nos. N/A Architectural/Engineering Services** proposes and agrees, if this proposal is accepted, to enter into a contract with the Owner in the exact form provided in the Request for Qualifications and to perform the Design Services and Work in conformance with the Contract Documents, in the time stated therein, for the Contract Price set forth below, and submits the following proposed compensations and fees and other matters set forth below:

- a. Please provide the hourly rates as required in Section 4.2. of the Agreement (Appendix I) in the following manner as indicated below. (These hourly rates will be added to the contract as Exhibit D for this project):

Title/Position	Hourly Rate
Principal:	\$ <u>210.00</u> per hour
Director:	\$ <u>155.00</u> per hour
Sr. Project Architect/Project Manager:	\$ <u>110.00</u> per hour
Project Architect:	\$ <u>110.00</u> per hour
Project Manager:	\$ <u>110.00</u> per hour
Project Coordinator:	\$ <u>100.00</u> per hour
Interior Designer:	\$ <u>110.00</u> per hour
Project Captain:	\$ <u>90.00</u> per hour
Technical Staff:	\$ <u>110.00</u> per hour
Contract Administrator:	\$ <u>85.00</u> per hour
Clerical:	\$ <u>50.00</u> per hour

Project Name: **Professional Architectural/Engineering Services**

RFQu No: **24-752-017**

Project No: **N/A**

RFQu Date: **December 14, 2023**

Page 2 of 5

Estimator:	\$ <u>110.00</u> per hour
Scheduler:	\$ <u>90.00</u> per hour
Designer:	\$ <u>85.00</u> per hour
CADD:	\$ <u>65.00</u> per hour
Civil Engineer	\$ <u>175.00</u> per hour
Junior Civil Engineer	\$ <u>140.00</u> per hour
Civil Draftsman	\$ <u>110.00</u> per hour
Structural Engineer	\$ <u>225.00</u> per hour
Junior Structural Engineer	\$ <u>165.00</u> per hour
Structural Draftsman	\$ <u>135.00</u> per hour
Mechanical Engineer	\$ <u>190.00</u> per hour
Junior Mechanical Engineer	\$ <u>150.00</u> per hour
Mechanical Draftsman	\$ <u>105.00</u> per hour
Electrical Engineer	\$ <u>190.00</u> per hour
Junior Electrical Engineer	\$ <u>150.00</u> per hour
Electrical Draftsman	\$ <u>105.00</u> per hour
Fire Protection Engineer	\$ <u>190.00</u> per hour
Junior Fire Protection Engineer	\$ <u>150.00</u> per hour
Fire Protection Draftsman	\$ <u>105.00</u> per hour
FF&E Coordinator	\$ <u>80.00</u> per hour
Others as appropriate	\$ _____ per hour

- b. Please provide a list of Design Professional's senior staff, subconsultants and subcontractors who will be assigned to provide the services required under this contract. This list will be included as Exhibit C in the contract.

<u>NAME</u>	<u>FUNCTION</u>
<u>David McBrayer, AIA, LEED AP</u>	<u>Principal in Charge / Senior PM</u>
<u>Patrick Whalen</u>	<u>Project Manager</u>
<u>Milli Dunkin, RID, IIDA, LEED AP</u>	<u>Senior Interior Designer</u>
<u>Gary Caraway (sub-consultant if needed)</u>	<u>Landscape Architect</u>
<u>Dan Ergle, CPE (sub-consultant)</u>	<u>Estimator</u>
<u> </u>	<u> </u>
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Project Name: **Professional Architectural/Engineering Services**

RFQu No: 24-752-017

Project No: **N/A**

RFQu Date: **December 14, 2023**

Page 4 of 5

By submission of this Proposal, the Architect certifies that this Proposal has been derived independently, without consultation, communication or agreement as to any matter relating to this Proposal with any other Architect or with any competitor. The Architect hereby certifies that this Proposal is made without prior understanding, agreement or connection with any corporation, firm or person submitting a proposal for the same Project and is in all respects fair and without collusion or fraud. The Architect agrees to abide by all conditions of the Request for Proposal.

Respectfully submitted,

LDDBlueline, Inc.

[typed name of Architect]

By:



[signature]



David McBrayer, AIA, LEED AP, Vice President and Education Studio Director

[typed name and title]

1640 Powers Ferry Road, Bldg 1, Suite 100, Marietta, GA 30067

[address of Architect]

(770)850-8494

[business telephone number]

January 31, 2024

[date of execution]

[If the Architect is a joint venture, utilize the following page of this proposal form for signatures.]

Project Name: **Professional Architectural/Engineering Services**

RFQu No: 24-752-017

Project No: N/A

RFQu Date: **December 14, 2023**

Page 5 of 5

(For Joint Venture Proposals)

By submission of this Proposal, the Architect certifies that this Proposal has been derived independently, without consultation, communication or agreement as to any matter relating to this Proposal with any other Architect or with any competitor. The Architect hereby certifies that this Proposal is made without prior understanding, agreement or connection with any corporation, firm or person submitting a proposal for the same Project and is in all respects fair and without collusion or fraud. The Architect agrees to abide by all conditions of the Request for Proposal.

Respectfully submitted _____
[typed name of Joint Venture]

By: _____
[typed name of Joint Venture partner]

By: _____ [seal]
[signature]

[typed name and title]

[address of Joint Venture partner]

(_____) _____
[business telephone number]

[date of execution]

By: _____
[typed name of Joint Venture partner]

By: _____ [seal]
[signature]

[typed name and title]

[address of Joint Venture partner]

(_____) _____
[business telephone number]

[date of execution]

EXHIBIT "E"

OTHER INSURANCE

1.1 The DESIGN PROFESSIONAL shall maintain the following other insurance at all times this Contract is in effect and for a period of six (6) years after Final Completion of the Project. The DESIGN PROFESSIONAL shall secure the following insurance at his own expense and shall file Certificates of Insurance with the Owner within five (5) days after the execution of this Contract. Insurance will not be acceptable unless written by a Company licensed by the State Insurance Department to do business in Georgia at the time the policy is issued and the company must in addition be acceptable to the Owner.

1.1.1 Workmen's Compensation and Employer's Liability to statutory limits.

1.1.2 Comprehensive Commercial General Liability ("CGL") including Owner's & Contractor's Protective with the following limits;

- (a) General Aggregate: \$2,000,000, which shall apply on a per-project basis;
- (b) Products and Completed Operations Aggregate: \$1,000,000;
- (c) Personal & Advertising Injury: \$1,000,000;
- (d) Each Occurrence: \$1,000,000;
- (e) Fire Damage (Any one fire): \$50,000; and,
- (f) Medical Expense (Any one person): \$5,000.

1.1.3 Automobile Liability (owned, non-owned, hired) with combined single limit of \$2,000,000 annual aggregate, \$1,000,000 per occurrence.

1.1.4 Professional Liability (Errors and Omissions); as per Article 8 of the Contract.

1.1.5 Excess/Umbrella Liability Insurance with limits of at least \$5,000,000 per occurrence and in the aggregate which shall provide excess coverage above all insurance described in this Section 1.1.

1.1.6 The Owner and the DESIGN PROFESSIONAL waive all rights against (1) each other and any of their subcontractors, subconsultants, agents and employees, each of the other, and (2) the Contractor, the Contractor subcontractors, if any, and any of their subcontractors, sub-contractors, agents and employees, for damages caused by fire or other causes of loss to the extent fully covered by property insurance obtained pursuant to Paragraph 1.1.2(e) above or other property insurance applicable to the Project, except such rights as they have to proceeds of such insurance held by the DESIGN PROFESSIONAL as fiduciary.

1.2 The Owner and DeKalb County School District shall be included as additional insured on the coverages specified in subparagraphs 1.1.2, 1.1.3 and 1.1.5 and shall be indicated as such on certificates of insurance required herein.

1.2.1 With respect to CGL Insurance only, all CGL insurance policies shall contain additional insured endorsements forms CG 20 10 11 85, CG 20 10 10 01, CG 20 37 10 01, or their substantial equivalents, so that the policies provide additional insured coverage for (a) both ongoing and completed operations; and (b) liability "arising out of" DESIGN PROFESSIONAL's work.

1.2.2 Each certificate shall contain a provision that coverages afforded under the policies will not be canceled, changed or allowed to expire until thirty (30) days after the Owner has received written notice evidenced by return receipt of registered letter.

1.2.3 Each primary and excess/umbrella CGL and Automobile Liability insurance policy required to be maintained by the DESIGN PROFESSIONAL and any of its subcontractors or subconsultants shall be primary to and non-contributory with any insurance carried by the Owner and DeKalb County School District, such that no primary, excess or umbrella insurance carried by the Owner or DeKalb County School District shall be required to respond to any claim, suit or demand, if at all, until all applicable primary and excess/umbrella CGL and Automobile Liability insurance policies maintained by the DESIGN PROFESSIONAL and any of its subcontractors and subconsultants have been exhausted.

1.2.4 The primary, excess/umbrella CGL and Automobile Liability insurance policies maintained by the DESIGN PROFESSIONAL and any of its subcontractors or subconsultants shall not contain any insured vs. insured, cross-liability or cross-claim exclusion or endorsement barring coverage for any claims by the Owner or DeKalb County School District against the DESIGN PROFESSIONAL or any other insured under said policies.

1.3 In the event that the DESIGN PROFESSIONAL elects to retain subcontractors or subconsultants and the Owner approves said retention, the DESIGN PROFESSIONAL shall require all such subcontractors and subconsultants to comply with the insurance and notice requirements of this **Exhibit E**, including but not limited to (a) maintaining the types and amounts of insurance described in this **Exhibit E**; and (b) having the DeKalb County Board of Education and DeKalb County School District named as additional insureds on all such insurance pursuant to Paragraph 1.2 of this **Exhibit E**. The DESIGN PROFESSIONAL assumes all liability for its subcontractors' and subconsultants' failure to comply with insurance provisions of this **Exhibit E**.

EXHIBIT "F"

**ASBESTOS EXCLUSION CERTIFICATION FORM
(NEW CONSTRUCTION & ADDITIONS ONLY)**

In compliance with Asbestos Hazard Emergency Response Act (AHERA) Part 763 "Asbestos", Subpart E "Asbestos-Containing Materials in Schools", Section 763.99 "Exclusions" paragraph (a) (7), I _____, the Design Professional
(Design Professional)

of record for _____, _____
(Project Name) (Substantial Completion Date)

located in _____ DeKalb County School District, _____ (the "Project")
(School System Name) (State Project Number)

certify that ***[initial one of the following]:***

(i) to my actual knowledge, no Asbestos Containing Building Material (ACBM) was specified as a building material in any construction document for the Project. ***[initial if applicable]:*** _____

or

(ii) to the best of my knowledge, no ACBM was used as a building material on the Project. ***[initial if applicable]:*** _____

(Architectural or Engineering Firm)

(Signature of Architect or Engineer)

(Date)

(Georgia Architectural or Engineering License Number)

(Seal and Signature)

EXHIBIT "G"

DESIGN PROFESSIONAL PROPOSAL



STATEMENT OF QUALIFICATIONS
Professional Architect/Engineering Services
RFQ No. 24-752-017
DeKalb County, Georgia

February 1, 2024, 2:00 pm



LDD Blueline™
Discover | Design | Deliver



4.1 Letter of Introduction and Interest

LDDBlueline™

February 1, 2024

DeKalb County School District
Sam A. Moss Service Center
1780 Montreal Road
Tucker, GA 30084

**Re: Request for Qualification for Professional A/E Services
RFQ No. 24-752-017**

Dear Selection Committee:

LDDBlueline, Inc. is pleased to submit our architectural and engineering qualifications and experience for **Architectural and Engineering Services** projects. We have a dedicated Education Studio that will address the needs of each component of your program on a very high level. We take great pride in listening to and working closely with school boards and neighborhoods in the Community Interaction process to get buy-in from all involved stakeholders in this process to produce results that are pleasing to all that are involved.

LDDBlueline attended the pre-qualifications meeting, reviewed the RFQ, supporting documents, and Addenda (3) to become familiar with the scope of the projects. We have formed a team of professionals, most have worked with LDDBlueline in the past, as well as DeKalb County School District (DCSD). They are:

Civil and Landscape Architecture: Breedlove Land Planning
Structural Engineer: Sykes Consulting, Inc.
Mechanical/Plumbing: MBA Consulting Engineers
Electrical Engineering: Bolden-Williams
Estimator: ADE Construction Services

We believe the LDDBlueline team is the right choice for DCSD for the following reasons:

- A dedicated Education Studio that focuses on and has relevant projects experience with DeKalb County School District;
- Senior Project Manager who possesses nearly 40 years of education facility design experience;
- Local Team that can be on site within 30 minutes;
- Ability to keep projects on time and within budget and get projects constructed to a high quality standard;

LDDBlueline™

- 1 -



DeKalb County School District
RFQu 24-752-017
February 1, 2024

- Collaborative Design Workshop Process that will speed up completion of your project;
- A mindset to produce energy efficient and sustainable designed projects;
- A workload that will enable the Team to begin work immediately upon notice to proceed;
- Strong desire to assist the School District with school improvements to make the educational experience exceptional for students and pleasing to faculty.
- Experience with DCSD that LDDBlueline would like to build upon; we are excited about this opportunity!

If you have any questions regarding our information presented in our response to the RFQu, please contact your Point of Contact, David McBrayer. Again, thank you for this opportunity. We look forward to the possibility to continue working with DCSD.

Contact information:

Entity Submitting:	LDDBlueline, Inc.
Address:	1640 Powers Ferry Road, Building 1, Suite 100 Marietta, GA 30067
Phone	770-850-8494
Fax	770-956-9030
Contact:	David McBrayer
Email	david.mcbrayer@lddbline.com

Sincerely,
LDDBlueline, Inc.



David L. McBrayer, AIA, LEED AP
Vice President and Education Studio Director

4.2 Table of Contents

4.0 Statement of Qualifications

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- 4.3 Compliance Information | Page 4
 - 4.3.1 Secretary of State License | Separate upload
 - 4.3.2 Licenses of Team Members | Separate upload
 - 4.3.3 Years in Business | Page 4
 - 4.3.4 Conflict of Interest | Page 4

5.0 Initial Screening Criteria

- 5.1 Individual Review | Page 5
 - 5.1.1 Related Experience | Pages 6-11
 - 5.1.2 Proposed Project Staff | Pages 12-23
 - 5.1.3 Workload | Pages 24-26
 - 5.1.4 Equitable Distribution | Page 27
 - 5.1.5 Financial Capabilities and Cost Control Measures | Page 27
(financials included in separate upload)
 - 5.1.6 Design Fees (included in separate upload)
 - 5.1.7 References | Pages 27-32

4.3 COMPLIANCE INFORMATION

4.3.1 The firm must be properly certified by the Georgia Secretary of State to do business in Georgia at the time of submission.

4.3.1.1 Legal Name of the Entity: LDDBlueline, Inc. - Corporation

4.3.1.2 Provide a copy of certification for proper incorporation or registration from Georgia Secretary of State.

Provided under a separate uploaded document.

4.3.2 The Firm must be property registered, licensed, and certified at the time of submission.

4.3.2.1 Firms and sub-consultants must be properly licensed.

Provided under a separate uploaded document

4.3.2.2 Firm is not a joint venture.

4.3.3 The Firm must have been in continuous business for a minimum of five (5) years.

4.3.3.1 Years in Business:
Established in August 1988 (35.5 years)

4.3.3.2 Firm's Office:

Marietta:
1640 Powers Ferry Road
Building 1, Suite 100
Marietta, GA 30067
770-850-8494

4.3.3.3 Owners and Principals:

Owners: Charlie Pecchio, CEO, Randy Seitz, COO, Jay Arnold, CRO
Principals: David McBrayer; Dave McCauley; Phil Laney; Steve Barthlow;
Milli Dunkin

4.3.4. Conflicts of Interest

There are no existing or potential conflicts of interest.

5.0 INITIAL SCREENING CRITERIA

5.1 Individual Review

Proposal Evaluation Committee members shall use the Proposal Evaluation Form (Exhibit A) for the RFQ to document their review and evaluation of each Proposals in accordance with the criteria listed below, within their respective areas of experience and knowledge.

No documentation required by the proposer.

5.1.1 Related Experience

5.1.1.1 List the projects which best illustrate the experience of the firm which utilized the current staff which is being assigned to this Project.

A. PROJECT NAME AND LOCATION:

**Warren Technical School Renovations
Chamblee, GA**

B. NATURE OF FIRM'S RESPONSIBILITY:

This project consists of renovations to the existing facility at 3075 Alton Road. The renovations included exterior and interior modifications to make the school ADA compliant, hazardous materials flooring replacement, added an ADA-compliant lift for the stage, security vestibule, mechanical upgrades, modifications to ramps and restrooms to make them ADA compliant, design accessible routes to all site features (fields, gardens, structures, etc.), and re placement of cooling tower and the boiler.



Ms. Eno Aboagye-Atta

C. OWNER:

DeKalb County Board of Education
Sam A. Moss Service Center
1780 Montreal Road
Tucker, GA 30084-6705
(678) 676-1420
2018-2020

D. PROJECT USER'S INFORMATION:

Elgin D. Neal, Principal
Warren Technical School
3075 Alton Road
Chamblee, GA 30341
(678) 898-7517

E. DATE PROJECT CONSTRUCTION COMPLETED:

Elgin_Neal@dekalbschoolsga.org
August 2020

F. SIZE OF PROJECT:

8,398 s.f. renovation; 43,563 building s.f.

G. CONSTRUCTION COST:

\$870,000

H. WORK FOR WHICH FIRM WAS RESPONSIBLE:

Full architectural design

I. PRESENT STATUS OF PROJECT:

Complete

J. FIRM'S KEY PROFESSIONALS

Rowland Davidson, Principal
David McBrayer, Project Manager*
Patrick Whalen, Production Designer*
Milli Dunkin, Senior Interior Designer*
Patrice Garrett, C.A. Assistant (no longer with LDDBlueline)

*individuals who will be assigned to the project(s) covered by this RFQ.



A. PROJECT NAME AND LOCATION: **Coffee High School Performing Arts Center
Douglas, GA**

B. NATURE OF FIRM'S RESPONSIBILITY: This 900-seat, Performing Arts Center is sited adjacent to the gymnasium and takes advantage of existing parking. The sloped floor system also works with existing contours to save on grading costs. The layout creates a "through lobby" providing easy access from within the school and both parking areas while creating a new courtyard. The black box theater/classroom with a control booth was included in Phase 1; Phase 2 will include music and art suites.



C. OWNER: Dr. Morris Leis, Superintendent
Coffee County School System
1311 South Peterson Avenue
Douglas, GA 31533
(912) 384-2086 - phone
(912) 383-5333

D. PROJECT USER'S INFORMATION: Dr. Rowland Cummings, Principal
Coffee High School
159 Trojan Way
Douglas, GA 31533
(912) 384-2094 - phone
(912) 383-4142 - fax

E. DATE PROJECT CONSTRUCTION COMPLETED: September 2020

F. SIZE OF PROJECT: 49,748 s.f. addition

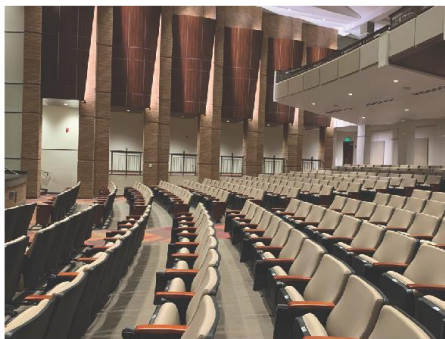
G. CONSTRUCTION COST: \$10,735,000

H. WORK FOR WHICH FIRM WAS RESPONSIBLE: Full architecture and interior design services

I. PRESENT STATUS OF PROJECT: Complete

J. FIRM'S KEY PROFESSIONALS: Rowland Davidson, Principal
David McBrayer, Project Manager*
Patrick Whalen, Production Designer*
Milli Dunkin, Senior Interior Designer*
*individuals who will be assigned to the project(s) covered by this RFQu.

Suttles & Associates, Vic Suttles, Architect of Record



A. PROJECT NAME AND LOCATION: **Pinecrest Academy Lower School Classroom Building Cumming, GA**

B. NATURE OF FIRM'S RESPONSIBILITY: Following LDDBlueline's master plan for Pinecrest Academy, we were selected to provide full architectural and interior design services for the new Lower School Classroom Building. This building houses classrooms, oratory/chapel, nursing clinic, teacher's workrooms, and administrative offices. LDDBlueline continues to work with the Academy to develop and adapt master plans and corresponding design as needs of the school and fundraising efforts evolve.



C. OWNER: Mr. Mark Tollett, Facilities Manager
Pinecrest Academy
955 Peachtree Parkway
Cumming, GA 30041
(404) 391-8621 - mobile
(770) 888-0404 - fax
mtollett@pinecrestacademy.org

D. PROJECT USER'S INFORMATION: Same as Owner

E. DATE PROJECT CONSTRUCTION COMPLETED: June 2019

F. SIZE OF PROJECT: 19,125 S.F.

G. CONSTRUCTION COST: \$4,550,000

H. WORK FOR WHICH FIRM WAS RESPONSIBLE: Full architecture and interior design services

I. PRESENT STATUS OF PROJECT: Complete

J. FIRM'S KEY PROFESSIONALS: Rowland Davidson, Principal

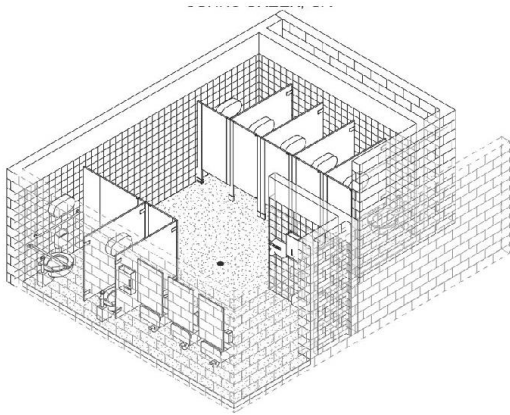
David McBrayer, Senior Project Manager*

Milli Dunkin, Senior Interior Designer*

*individuals who will be assigned to the project(s) covered by this RFQ.



- A. PROJECT NAME AND LOCATION: **Barnwell Elementary School Restrooms Renovations, Johns Creek, GA**
- B. NATURE OF FIRM'S RESPONSIBILITY: LDDBlueline provided architectural services for 19 restroom renovations at Barnwell Elementary School to bring them up to the current Fulton County School design guidelines.
- C. OWNER: Mr. William Pastor
Fulton County Schools
6201 Powers Ferry Road
Atlanta, GA 30339-5401
(470) 254-2219
pastorw@fultoncountyschool.org
- D. PROJECT USER'S INFORMATION: Takisha Benning, Principal
Barnwell Elementary School
9425 Barnwell road
Johns Creek, GA 30022
(470) 254-4960
Benning@fultonschools.org
- E. DATE PROJECT CONSTRUCTION COMPLETED: August 2023
- F. SIZE OF PROJECT: 19 restroom renovations; 2,860 sf
- G. CONSTRUCTION COST: \$1,300,000
- H. WORK FOR WHICH FIRM WAS RESPONSIBLE: Full architecture and interior design services
- I. PRESENT STATUS OF PROJECT: Complete
- J. FIRM'S KEY PROFESSIONALS: David McBrayer, Senior Project Manager*
Milli Dunkin, Senior Interior Designer*
Pat Whalen, Project Manager*
*individuals who will be assigned to the project(s) covered by this RFQ.



A. PROJECT NAME AND LOCATION:

**St. John the Evangelist Catholic School
Enrichment Center - Hapeville, GA**

B. NATURE OF FIRM'S RESPONSIBILITY:

LDDBlueline was selected for this two-phase project to provide a master plan of the school and parish site, and full architectural and interior design services for the new Enrichment Center at St. John the Evangelist Catholic School. The new Center is a two-story facility and includes a gymnasium/multi-purpose space, supporting spaces, and new parking. Renovation of the current gymnasium (approximately 4,200 square feet) has been converted into a Fine Arts Center. The project was completed on time and within budget.



C. OWNER:

Mr. Randy Hood, Program Manager
Catholic Construction Services, Inc.
2401 Lake Park Drive, SE
Smyrna, GA 30080-7609
(404) 920-7860 - phone
(404) 920-7861 - fax

D. PROJECT USER'S INFORMATION:

Ms. Karen Vogtner
St. John the Evangelist Catholic School
240 Arnold Street
Hapeville, GA 30354
(404) 767-4312, Ext. 25 - phone
(404) 767-0359 - fax

E. DATE PROJECT CONSTRUCTION COMPLETED:

August 2016

F. SIZE OF PROJECT:

14,687 s.f. Enrichment Center; 4,190 sf conversion of gym into a Fine Arts Center

G. CONSTRUCTION COST:

\$3,772,341

H. WORK FOR WHICH FIRM WAS RESPONSIBLE:

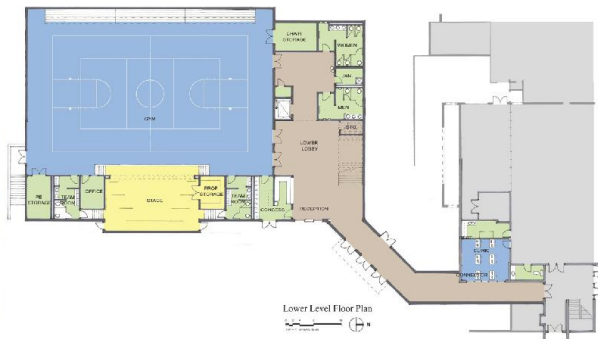
Full architecture and interior design services

I. PRESENT STATUS OF PROJECT:

Complete

J. FIRM'S KEY PROFESSIONALS:

Rowland Davidson, Principal
David McBrayer, Project Manager
Milli Dunkin, Senior Interior Designer



Since its inception, LDDBlueline has been providing professional planning and design services for K-12 and higher education facilities. Additional K-12 projects are listed below.

- DeKalb County School District
 - Rock Chapel Major Building Systems Replacement
- Atlanta Public Schools
 - Hank Aaron Academy (underway)
- Cobb County School District, GA
 - Acworth Elementary School Renovation
 - Austell Elementary School Renovation
 - Awtrey Middle School Renovations
 - Bells Ferry Elementary School Renovation
 - Campbell High School Press Box
 - Clarkdale Elementary School Renovation
 - Clay Elementary School Renovation
 - East Valley Elementary School Renovation
 - Harmony-Leland Elementary School Renovation
 - Keheley Elementary School Renovation
 - Mableton Elementary School Renovation
 - Milford Elementary School Renovation
 - Mt. Bethel Elementary School Renovation
 - Pope High School Field House Feasibility Study
 - Powers Ferry Elementary School Renovation
 - Skyview Elementary School Renovation
- Fulton County Public Schools, GA
 - Alpharetta Elementary School Renovation
 - Alpharetta High School Football Turf Renovation
 - Banneker High School Football Turf Renovation
 - Barnwell Elementary School Restrooms
 - Centennial High School Football Turf Renovation
 - Chattahoochee High School Football Turf Renovation
 - Conley Hills Elementary School Renovation
 - Creekside High School Football Turf Renovation
 - Elementary Schools (4) Media Center Renovations (underway)
 - Johns Creek High School Track & Field
 - Langston Hughes High School Track & Field
 - Mimosa Elementary School Renovation / Addition
 - North Springs High School Football Turf Renovation
 - North Springs High School Track & Field Improvements
 - Northview High School Concession/Restroom Building
 - Spalding Drive Charter Elementary School Renovation
 - Tri-Cities High School Football Turf Renovation
- International Academy of Smyrna
 - Renovations
- Dawson County High School Stadium

5.1.2 Proposed Project Staff and Functions

5.1.2.1 The organization of our team is highlighted below. Each professionals' qualifications and experience are described in the resumes that follow.

In addition to our well-developed in-house team, LDDBlueline has assembled a team of skilled and experienced planners, designers, and engineers experienced with K-12 education facilities. Our team will strive to make your project as seamless as possible by engaging the owner and project team in each phase of this project. We have worked together successfully on projects up to \$30 million in construction cost. Our ability to maintain communications from start-to-finish will ensure that any issues which may arise can be taken care of in a timely manner without delaying the project schedule. They are:



David McBrayer, AIA, LEED AP
Senior Project Manager



Patrick Whalen
Project Manager



Milli Dunkin, RID, IIDA LEED AP
Senior Interior Designer

Breedlove Land Planning

Gary Caroway, PLA, LEED AP, Landscape Architect
Matt Tanner, PE, ASCE, AEES, LEED AP, Civil Engineer

Sykes Engineering Consulting

Darien Sykes, PE, SE, Structural Engineer

MBA Consulting Engineers

Gregg Cox, PE, LEED AP, Mechanical Engineer
Michael Kicher, CPD, LEED AP, Plumbing and Fire Protection

ADE Construction Services

Dan Ergle, CPE, Estimator

Bolden-Williams (sub-consultant to MBA Consulting Engineers)

5.1.2.2 The firm shall name the actual staff to be assigned to this Project, describe their ability and experience, and indicate the function of each within their organization and their proposed role on this project. *(See resumes on the following pages)*

5.1.2.3 Give brief resumes of key person to be assigned to the Project.

*David L. McBrayer, AIA, LEED® AP, /Principal and Education Studio Director
Assignment: Senior Project Manager / Design Team Point of Contact
Years with LDDBlueline: 33 / Years with Others: 6*

David is a Principal and Education Studio Director for LDDBlueline. For your project, he will guide the team through the architectural design and work closely with Pat Whalen during the design process. As an architect for nearly 40 years, David has the necessary skills and experience to manage and coordinate the team throughout all phases of education design projects, including renovations, alterations, and modification projects. He is building a business relationship with DeKalb County School District by gaining project experience with you.



EDUCATION:

Bachelor of Science in Architecture, 1983, Georgia Institute of Technology
Master of Architecture, 1986, Georgia Institute of Technology

REGISTRATION/CERTIFICATION:

Registered Architect: GA
LEED® Accredited Professional

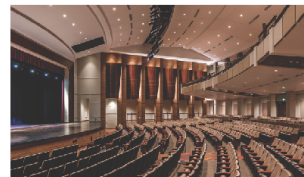
PROJECT EXPERIENCE:

As Senior Project Manager and Point of Contact on all of the projects listed below, David's responsibilities on the projects below are the same as the description given above for your project.

Senior Project Manager - DeKalb County School Board, Warren Technical School, Chamblee, GA - This project consists of renovations to the existing facility at 3075 Alton Road. The renovations includes new flooring, building envelope replacements, modifications to ramps and restrooms to make them ADA compliant, design accessible routes to all site features (fields, gardens, structures, etc.), and replacement of cooling tower and the boiler. Project Value: \$870,000.

Senior Project Manager - Atlanta Public Schools, Hank Aaron New Beginnings Academy, Atlanta, GA This on-going project consists of approximately 20,000 s.f. additions, including a gymnasium, cafeteria, class rooms, connecting corridors, and support spaces.as well as upgrades to and reorganization of classrooms, support and administrative spaces, system upgrades, and doors and hardware upgrades. Project Value: \$5,745,000.

Senior Project Manager - Coffee High School Performing Arts Center, Douglas, GA - The project 50,000 s.f. project consists of a new performing arts center as an addition and features a performance auditorium with a second story balcony totalling 900 seats. The building will also include a 100-seat black box theater/instructional classroom and support spaces, featuring state-of-the-art audio/video/lighting systems. LDDBlueline designed an outdoor plaza to connect the existing structures to the new Performing Arts Center. Project Value: \$11,000,000.



Senior Project Manager - Pincrest Academy, Cumming, GA (multiple projects)
Master plan; football field; bleacher expansion (2,000 seats); lower school gymnasium (7,700 s.f.); main entrance sign; administration building renovation; restroom building, bandroom; lower school classroom building, lower school admissions building, middle and high school waterproofing and restoration; lower school classroom building (19,125 s.f.); restroom/locker/concession building; counseling suite; cafeteria and common area finishes). Projects Value: \$10,000,000

*Milli Dunkin, RID, IIDA, LEED® AP, Principal and Interior Studio Director
Assignment: Senior Interior Designer / Years with LDDBlueline: 16 / Years with Others: 15*



Milli will serve as the Senior Interior Designer for your project. She has over 30 years of interior design experience on various types of projects including educational projects. Milli will direct the interior designers during all aspects of design and provide QA/QC review for all interior design-related work. She will work hand in hand with David McBrayer, Senior Project Manager, and attend planning meetings as well as OAC meetings.

EDUCATION:

Bachelor of Science, Interior Design, 1994, Indiana University, Bloomington, IN
Bachelor of Administration, Sociology, Indiana University, Bloomington, IN

REGISTRATIONS:

Registered Interior Designer: GA
LEED® Accredited Professional

PROJECT EXPERIENCE:

As Senior Interior Designer on all of the projects listed below, Milli's responsibilities on the projects below are the same as the description given above for your project.

Senior Interior Designer - Coffee High School Performing Arts Center, Douglas, GA

The project consists of a new performing arts center as an addition to Coffee High School. The building features a performance auditorium with a second story balcony totalling 900 seats. The building will also include a 100-seat black box theater/instructional classroom and support spaces, featuring state-of-the-art audio/video/lighting systems. The project is 50,000 sf. LDDBlueline designed an outdoor plaza to connect the existing structures to the new Performing Arts Center. Project Value - \$11,000,000

Senior Interior Designer - DeKalb County Schools Board, Warren Technical School Renovations, Chamblee, GA - The renovations included new flooring, an ADA lift for the stage, modifications to ramps and restrooms to make them ADA compliant, design accessible routes to all site features (fields, gardens, structures, etc.), and replacement of cooling tower and boiler. Project Value: \$870,000

Senior Interior Designer - Pinecrest Academy, Cumming, GA (multiple projects) - Master plan; football field; bleacher expansion (2,000 seats); lower school gymnasium (7,700 s.f.); main entrance sign; administration building renovation; restroom building, bandroom; lower school classroom building, lower school ad missions building, middle and high school waterproofing and restoration; lower school classroom building (19,125 s.f.); restroom/locker/concession building; counseling suite; cafeteria and common area finishes). Projects value - \$10,000,000



Senior Interior Designer - Atlanta Public Schools, Hank Aaron New Beginnings Academy, Atlanta, GA - This on-going project consists of approximately 20,000 s.f. additions, including a gymnasium, cafeteria, classrooms, connecting corridors, and support spaces as well as upgrades to and reorganization of classrooms, support and administrative spaces, system upgrades, and doors and hardware upgrades. Project Value: \$5,745,000.

REQUEST FOR QUALIFICATION (RFQ No. 24-752-017) FOR PROFESSIONAL ARCHITECTURAL / ENGINEERING SERVICES



Patrick "Pat" Whalen, Senior Project Leader

Assignment: Project Manager / Years with LDDBlueline: 11 / Years with Others: 20

As Project Manager, Pat has over 30 years of architectural design experience. He will collaborate with David McBrayer and Milli Dunkin as well as the rest of the design team to produce schematic design through completion of construction documents, communicate with David and Milli throughout the process. David, Milli and Pat will work through the construction Administration phase, attending OAC Meetings and site visits.



EDUCATION:

Bachelor of Science in Architecture Engineering Technology, 1990, Southern Polytechnic State University

PROJECT EXPERIENCE:

As Project Manager on all of the projects listed below, Pat's responsibilities on the projects below are the same as the description given above for your project.

Project Manager - DeKalb County School Board, Rock Chapel Major Building Systems Replacement, Lithonia, GA (underway)

The scope of this project includes full replacement of mechanical, electrical, lighting and fire alarm systems along with the addition of a fire sprinkler system for all buildings. Site improvements include a new entry plaza, ADA improvements, pavement replacement, new fencing and a new 35 car parking lot. Architectural improvements include new ceiling grid and tiles, window and door improvements, new paint/finishes and new stage curtains. Estimated Project Value: \$2,400,000.

Project Manager - Atlanta Public Schools, Hank Aaron New Beginnings Academy, Atlanta, GA (underway)

This on-going project consists of approximately 20,000 s.f. additions, including a gymnasium, cafeteria, classrooms, connecting corridors, and support spaces, as well as upgrades to and reorganization of classrooms, support and administrative spaces, system upgrades, and doors and hardware upgrades. Estimated Project Value: \$5,745,000.

Project Manager - Fulton County Schools, Four Elementary School Media Center Renovations, Atlanta, GA (underway)

Under LDDBlueline's current IDIQ contract with Fulton County Schools, we are currently providing full architectural and interior design services for updates and renovations of four (4) media centers to bring them up to the current Fulton County Schools guidelines with a reduction of printed materials and having more collaboration and learning lab spaces for students to share. We are also updating IT rooms with air conditioning and giving each space a refresh look. Estimated Project Value: \$2,581,800.

Project Manager - Fulton County School, Barnwell Elementary School Restrooms, Renovations, Atlanta, GA

Renovations of faculty and student restrooms (19) at Barnwell Elementary School to bring them up to the current Fulton County School design guidelines. Project Value: \$13,000,000.



Breedlove Land Planning - Civil and Landscape Architecture

Gary Caraway, PLA, LEED AP
PROJECT EXECUTIVE, ASSOCIATE



EDUCATION

Bachelor of Landscape Architecture,
University of Georgia

REGISTRATIONS

Professional Landscape Architect
- Georgia, North Carolina, South Carolina & Tennessee

GSWCC - Level II Certified Design Professional

LEED AP

CLARB Certified Landscape Architect

EXPERIENCE

With Current Firm: 9 Years
Total: 18 Years



Osborne High School Replacement



Innovation Academy

PROFESSIONAL BACKGROUND

Gary Caraway serves the firm as a landscape architect with the ability to transition from project executive to lead designer to meet various project needs. Gary specializes in the activation of public spaces, master planning and sustainable site design. His ability to optimize the balance between function and aesthetics is possibly his greatest strength. Gary currently serves on the United States Green Building Council's Georgia Market Leadership Advisory Board. He also serves as the Northeast Georgia Section Chair for the Georgia Chapter of the American Society of Landscape Architects.

PROJECT EXPERIENCE

DeKalb County Bus Parking Facility - DeKalb County, Georgia
Senior Landscape Architect, 2,160 SF Bldg. (+/-) 9 acres of parking,
Unknown Dollar Value

Cross Keys North Elementary School - DeKalb County, Georgia
Senior Landscape Architect, 118,911 SF, Unknown Dollar Value

Cobb County School District - Instructional Support Center - Cobb County, Georgia
Senior Landscape Architect, 100,000 SF, \$23 Million

Greek Orthodox Cathedral of the Annunciation-Sports Field - Atlanta, Georgia
Project Manager & Sr. Landscape Architect, 11,744 SF, \$12.5 Million

Walton High School Replacement Stage 2 - Cobb County, Georgia
Senior Landscape Architect, 458,860 SF, \$87 Million

Dove Creek Elementary School - Oconee County, Georgia
Senior Landscape Architect, 90,000 SF, \$13 Million

Clarke Middle School - Clarke County, Georgia
Project Manager & Sr. Landscape Architect, 219,939 SF, \$60 Million

Osborne High School Replacement - Cobb County, Georgia
Senior Landscape Architect, 386,335 SF, \$82 Million

Cobb County Career Academy - Cobb County, Georgia
Senior Landscape Architect, 50,000 SF, \$14.5 Million

Innovation Academy - Fulton County, Georgia
Project Manager & Sr. Landscape Architect, 245,000 SF, \$68 Million

Denmark High School - Design, Construction Documents - Forsyth County, Georgia
Senior Landscape Architect, 250,000 SF, Unknown Dollar Value

Breedlove Land Planning - Civil and Landscape Architecture (continued)

J. Matthew Tanner, P.E., ASCE, AEES, LEED AP
PRINCIPAL CIVIL ENGINEER



EDUCATION

Bachelor of Science in Agricultural Engineering, University of Georgia

REGISTRATIONS

Professional Engineer- State of Georgia

GSWCC Level II Certified Design Professional

LEED Accredited Professional

EXPERIENCE

With Current Firm: 23 Years
Total: 23 Years



Fernbank Elementary School



Osborne High School Replacement

PROFESSIONAL BACKGROUND

Matt Tanner, PE, M. ASCE, LEED AP, is an Owner and Principal of Breedlove Land Planning. His engineering background has accommodated a focused interest in site drainage, water quality, and storm water detention design, which has contributed to many of his projects being recognized for progressive and sustainable storm water systems. Matt's diverse project experience has included preliminary site design, construction documents, hydrology studies, permitting, construction administration, and site inspections for many K-12 educational and athletic facilities. He serves as the past President of the Northeast Georgia Branch as well as the Georgia Section of American Society of Civil Engineers (ASCE).

PROJECT EXPERIENCE

DeKalb County Schools Elementary School Prototype Facilities
Principal Civil Engineer, 159,000 SF, \$25 Million

- Indian Creek Elementary School
- Fernbank Elementary School
- Peachcrest Elementary School
- Barack Obama Elementary School
- Rockbridge Elementary School
- John R. Lewis Elementary School
- Austin Elementary School
- Smokerise Elementary School

Dunwoody High School Addition & Modifications - DeKalb County, Georgia
Principal Civil Engineer, Unknown SF, \$13 Million

Tucker High School Turf Conversion - DeKalb County, Georgia
Principal Civil Engineer, Unknown SF & Dollar Value

Martin Luther King Jr. High School Renovation & Additions - DeKalb County, Georgia
Principal Civil Engineer, 70,000 SF, \$11 Million

Chamblee High School - DeKalb County, Georgia
Principal Civil Engineer, 287,000 SF, \$63 Million

Druid Hills High School Renovation & Addition - DeKalb County, Georgia
Civil Engineer, 31,117 SF, \$21 Million

Arabia Mountain High School - LEED Silver - DeKalb County, Georgia
Civil Engineer, 231,603 SF, \$35 Million

Walton High School Replacement Stage 2 - Cobb County, Georgia
Principal Civil Engineer, 458,860 SF, \$87 Million

Osborne High School Replacement - Cobb County, Georgia
Principal Civil Engineer, 386,335 SF, \$82 Million

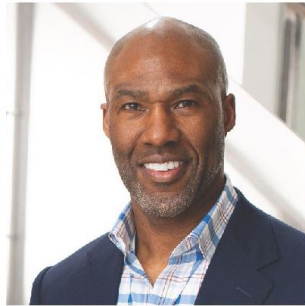
Breedlove Land Planning Projects Completed with LDDBlueline

- DeKalb County School District, Warren Technical School Upgrades
- DeKalb County Senior Center
- Ebster Outdoor Pool and Poolhouse Renovation, Decatur
- McKoy Park Support Building
- Newton County Judicial Center
- Legacy Park Track and Field
- Wildhorse Creek Park Pool
- George Smith State Park Large Comfort Station
- Clarence Brown Conference Center
- Seminole State Park Large Comfort Station
- Chattahoochee Bend State Park Cottages
- Ft. Yargo State Park Group Shelter
- Vogel State Park Comfort Stations
- Georgia Department of Natural Resources Region 2 Headquarters Building
- Gordonia State Park Large Comfort Station



Sykes Consulting, Inc. - Structural Engineer

SYKES | DARIEN M. SYKES, P.E., S.E.



PRESIDENT & CEO

Darien has over 26 years of strategic management and diverse structural design experience. As the President and CEO of Sykes Consulting, Inc., he utilizes a proven design and management approach that produces innovative and efficient structural systems. Darien ensures clear communication throughout the project teams, so project goals are understood, and challenges can be immediately addressed. Darien and his team perform continuous quality reviews throughout the design process, resulting in successful projects that are delivered on time and within budget.

EDUCATION

Bachelor of Science in Civil Engineering
Purdue University (1995)
West Lafayette, Indiana

Master of Science in Civil Engineering (Structures)
Georgia Institute of Technology (1997)
Atlanta, Georgia

WORK EXPERIENCE

Sykes Consulting, Inc.	2001 – Present
Walter P Moore	1997 – 2001
Anderson & Associates	1996-1997

LICENSURE

Professional Engineering Licenses

- Alabama
- Arkansas
- Colorado
- Georgia
- New York
- North Carolina
- Pennsylvania
- Tennessee
- Washington DC
- Kentucky

AFFILIATIONS

- Structural Engineering Association of Georgia (SEAOG)
- American Council of Engineering Companies (ACEC)
- American Institute of Steel Construction (AISC)
- American Concrete Institute (ACI)
- Professional Engineering and Land Surveyors (PELS) Board Member

PUBLICATIONS

“Second and Goal”
National College Football Hall of Fame
Modern Steel Magazine – October 2014

EXPERIENCE

PROJECT: Oakhurst Medical Center
(with LDDBlueline)
LOCATION: Atlanta, Georgia
ROLE: Senior Principal in Charge

PROJECT: Dekalb County School District -
Warren Technical School
(with LDDBlueline)
LOCATION: Chamblee, Georgia
ROLE: Senior Principal in Charge

PROJECT: David T. Howard
Middle School
LOCATION: Atlanta, Georgia
ROLE: Senior Principal in Charge

PROJECT: Charles Drew High School
LOCATION: Riverdale, Georgia
ROLE: Senior Principal in Charge

PROJECT: MARTA Multiple Station
Rehabilitation – Arts Center, H. E. Holmes,
Five Points, and East Lake
LOCATION: Atlanta, Georgia
ROLE: Senior Principal in Charge

MBA Consulting Engineers - Mechanical/Plumbing, Fire Protection



Gregg Cox, PE, LEED AP
MBA Consulting Engineers
Engineer of Record

CAREER SUMMARY

Mr. Cox is a registered professional engineer with extensive experience in the design of heating, ventilating and air conditioning (HVAC) systems for educational, commercial, institutional, industrial, health care, and governmental clients. During the past 36 years, he has demonstrated an understanding of HVAC systems and their relationship to the total building program. He has been involved in the study and design of systems for many HVAC system and control schemes. Typical HVAC system designs for educational facilities have ranged from water source heat pump systems, DX packaged units, to Variable Air Volume (VAV) air handling units with chilled and/or hot water heating systems as well as dedicated outdoor air systems with energy recovery. He has worked on many projects requiring construction phasing on renovated buildings. He has performed load calculations; site surveys of existing conditions; performed life cycle cost analysis and energy studies; prepared cost estimates; and completed detailed design analyses.

YEARS IN THE INDUSTRY:
36

EDUCATION

Bachelor of Science Mechanical Engineering Technology, Southern Polytechnic

REGISTRATIONS/CERTIFICATIONS

Professional Engineer – Georgia #023289

LEED Accredited Professional

AFFILIATIONS

American Society of Heating, Refrigerating, and Air-Conditioning Engineers (ASHRAE)

American Society of Plumbing Engineers (ASPE)

Chamblee High School, Chamblee, GA: Engineer of Record. This new 285,000 sq. ft., 54 million dollar facility replaced an older facility to provide the district with updated programs and resources. Mr. Cox oversaw system design, project management, and conducted construction administration services.

Cedar Grove High School Performing Arts Center, DeKalb County Schools: Engineer of Record. The project will provide a new 25,000 sq. ft., 12 million dollar performing arts center for the existing high school. Mr. Cox oversaw system design, project management, and is conducting construction administration services.

Discovery High School, Lawrenceville, GA: Engineer of Record. This new 650,000 sq. ft., 70 million dollar high school includes specialty program tracks and a middle school Junior Achievement Discovery Center. Mr. Cox oversaw system design and project management.

Seckinger High School, Buford, GA: Engineer of Record. This new 500,000 sq. ft., 97 million dollar project provided the Owner with a new high school to serve the northern area of the county. Mr. Cox oversaw system design and project management.

Paul Duke STEM High School, Norcross, GA: Engineer of Record. The project consisted of a new 300,000 sq. ft., 40 million dollar specialty high school for the Norcross area. Mr. Cox oversaw system design, project management, and conducted construction administration services.

East Forsyth High School, Gainesville, GA: Engineer of Record. This new 430,000 sq. ft., 90 million dollar project provided the Owner with a facility to serve the over-crowded northeast portion of the county. Mr. Cox oversaw system design, project management, and conducted construction administration services.

Fulton County School System, Four Elementary School Media Center Renovations, Atlanta, GA: Updates and renovations of four (4) media centers to bring them up to the current Fulton County Schools guidelines (with LDDBlueline).

Atlanta Public School Hank Aaron New Beginnings Academy, Atlanta, GA: approximately 20,000 s.f. additions, including a gymnasium, cafeteria, classrooms, connecting corridors, and support spaces, as well as upgrades to and reorganization of classrooms, support and administrative spaces, system upgrades, and doors and hardware upgrades (with LDDBlueline).

MBA Consulting Engineers - Mechanical/Plumbing, Fire Protection



Michael Kicher, CPD, LEED AP
MBA Consulting Engineers
Plumbing and Fire Protection Principal in Charge

CAREER SUMMARY

Mr. Kicher has been a mechanical and plumbing designer and project manager with extensive experience in the design of heating, ventilating and air conditioning (HVAC) systems, as well as plumbing systems, for educational, commercial, institutional, industrial, health care, and governmental clients. During the past 17 years he has demonstrated an understanding of HVAC and plumbing systems and their relationship to the total building program. He has been involved in the study and design of systems for many HVAC, plumbing, and control schemes. Typical HVAC system designs have ranged from water source heat pump systems, DX packaged units, and variable refrigerant flow (VRF) systems to Variable Air Volume (VAV) air handling units with chilled and/or hot water heating systems as well as dedicated outdoor air systems with energy recovery. The plumbing systems he has designed include hot and cold water, sanitary waste and vent, acid waste, storm drain, lab gases, and fuel gases. He has also worked on many projects requiring construction phasing on renovated buildings. He has performed load calculations; site surveys of existing conditions; performed life cycle cost analysis and energy studies; prepared cost estimates; and completed detailed design analyses.

YEARS IN THE INDUSTRY:
17

EDUCATION

Bachelor of Science Finance
with Physics & Mathematics,
Bob Jones University

REGISTRATIONS/CERTIFICATIONS

Certified Plumbing Designer –
Georgia #86216
LEED Accredited Professional

AFFILIATIONS

American Society of Heating,
Refrigerating, and Air-
Conditioning Engineers
(ASHRAE)
American Society of Plumbing
Engineers (ASPE)

Chamblee Replacement High School, Chamblee, GA: Project Designer. This new 285,000 sq. ft., 54 million dollar facility replaced the existing high school with a new charter high school. Mr. Kicher oversaw system design, project management, and conducted construction administration services.

Cedar Grove High School Performing Arts Center, DeKalb County Schools: Project Administrator. The project will provide a new 25,000 sq. ft. performing arts center for the existing high school. Mr. Kicher oversaw system design, project management, and conducted construction administration services.

Paul Duke STEM High School, Norcross, GA: Project Administrator. The project consisted of a new 300,000 sq. ft., 40 million dollar specialty high school for the Norcross area. Mr. Kicher oversaw system design, project management, and conducted construction administration services.

New Cherokee County High School, Canton, GA: Project Manager. The project is a replacement 500,000 sq. ft., 160 million dollar high school. Mr. Kicher oversaw system design, project management, and will conduct construction administration services.

Seckinger High School, Buford, GA: Project Engineer. This new 500,000 sq. ft., 97 million dollar project provided the Owner with a new high school to serve the northern area of the county. Mr. Kicher oversaw system design, project management, and conducted construction administration services.

Fulton County School System, Four Elementary School Media Center Renovations, Atlanta, GA: Updates and renovations of four (4) media centers to bring them up to the current Fulton County Schools guidelines (with LDDBlueline).

Atlanta Public School Hank Aaron New Beginnings Academy, Atlanta, GA: approximately 20,000 s.f. additions, including a gymnasium, cafeteria, classrooms, connecting corridors, and support spaces, as well as upgrades to and reorganization of classrooms, support and administrative spaces, system upgrades, and doors and hardware upgrades (with LDDBlueline).

Bolden-Williams - Electrical Engineer

KEY PERSONNEL RESUME

Jeffrey B. Williams

ROLE:

Project Manager & Electrical Designer

EDUCATION:

Bachelor of Arts
West Georgia College, 1987

REGISTRATIONS:

- Registered Communications Distribution Designer (RCDD)

ASSOCIATIONS:

- The Illuminating Engineering Society
- Institute of Electrical and Electronics Engineer
- Building Industry Consulting Services International

PROFESSIONAL HISTORY

QUALIFICATIONS:

Jeff Williams has 32 years' experience in Electrical Engineering with Bolden-Williams & Associates, Inc. His consulting background includes electrical design for educational facilities, manufacturing, residential, warehouse projects, office buildings, hotels, religious buildings, banks, medical facilities, and recreational facilities. Jeff's vast experience and extensive knowledge of lighting and the newest light sources allows us to provide clients with the latest information and techniques available in the lighting field. Jeff is also a Registered Communications Distribution Designer where his proficiency continues into the area of low-voltage systems design.

EXPERIENCE:

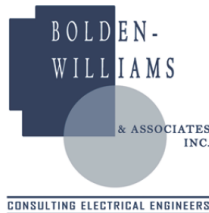
1987-1990 Applications Engineer for Phillips Lighting Corporation. Responsible for technical sales support and introducing new lighting technologies in the market.

1991-Present Project Manager and Electrical Design Engineer with Bolden-Williams & Associates, Inc. Responsible for complete power, lighting, and telecommunications design for a wide variety of projects. Responsibilities of specific projects include lighting design and calculations, power distribution, single line diagrams, fault current calculations and voltage drop. Jeff's position includes design of special systems such as fire alarm, data/voice cabling, voice evacuation, nurse call, security, intercom, television, and dimming systems.

Projects with LDDBlueline:

Fulton County Schools, Four Elementary School Media Center Renovations, Atlanta, GA (underway)

Atlanta Public Schools, Hank Aaron New Beginnings Academy, Atlanta, GA (underway)



3066 Highway 29 South ♦ Lawrenceville, GA 30044 ♦ 770-279-0413

ADE Construction Consultants - Estimator

Dan Ergle, CPE **President**



EDUCATION

Associate in Engineering, 1972, Southern Technical Institute

YEARS OF EXPERIENCE

53 Years; 27 with ADE Construction Consultants, Inc.

PROFESSIONAL CERTIFICATIONS

Certified Professional Estimator (CPE) – American Society of Professional Estimators
Construction Document Technician (CDT) – Construction Specification Institute

PROFESSIONAL AFFILIATIONS

Past Chairperson, National Certification Committee, American Society of Professional Estimators
Past SE Region Representative, National Certification Committee, American Society of Prof Est
Past Chapter Certification Chairman, American Society of Professional Estimators, Atlanta Chapter
Past Board of Directors, American Society of Professional Estimators, Atlanta Chapter
Seminar Instructor, National Convention, American Society of Professional Estimators
Active Member, American Society of Professional Estimators, Atlanta Chapter
Past Treasurer, Construction Specification Institute, Atlanta Chapter
Active Member, Construction Specification Institute, Atlanta Chapter

PROFESSIONAL EXPERIENCE

Dan Ergle's construction experience includes Engineering, Surveying, Project Management, and Estimating. Projects have included churches, schools, gymnasiums, health care facilities, college facilities, commercial structures of all types, municipal facilities, and industrial projects. Work has been performed for public and private owners. Project costs have ranged from less than one hundred thousand to over three hundred twenty-five million. This wide range of experience enables Dan Ergle to successfully lead a team in the preparation of reviews or cost estimates in a detailed and professional manner, providing the Owner or Architect with a knowledge of the total scope of work. Attention to detail and cost issues produces a significant savings to the Owner during contract or change order negotiations.

Market Sectors

Fulton County Schools, Four Elementary School Media Center Renovations, Atlanta, GA (underway with LDDBlueline)

Atlanta Public Schools, Hank Aaron New Beginnings Academy, Atlanta, GA (underway with LDDBlueline)

North Springs High School (Replacement), Sandy Springs

Sequoyah High and Middle School, Doraville, Georgia

Mount Zion High School Renovations/Additions, Jonesboro, Georgia

McClarin High School Renovations, College Park, Georgia

5.1.3 Workload

5.1.3.1 Below are workload charts for each of the team members.

LDDBlueline, Inc.				
PROJECT	CLIENT	STATUS	COMPLETION DATE (Estimate)	TEAM MEMBER
Media Centers Renovations for Four (4) Elementary Schools	Fulton County Schools System	Construction Administration	8/2024	David McBrayer Pat Whalen Milli Dunkin
Hank Aaron New Beginnings Academy Additions and Renovations	Atlanta Public Schools	Construction Documents	5/2025	David McBrayer Pat Whalen Milli Dunkin
Rockdale County Fire Station #10	Rockdale County	Construction Administration	6/2024	David McBrayer Pat Whalen Milli Dunkin
Henry County New Satellite Government Office Building	Henry County	Construction Documents	6/2025	David McBrayer Pat Whalen Milli Dunkin
Rock Chapel Elementary School Systems Replacement	DeKalb County School District	Construction Documents	7/2025	David McBrayer Pat Whalen

Total dollars committed on open project workload: \$1,250,884

Breedlove Land Planning Proposed Staff Current Workload

Matt Tanner

Project	Phase (CD,DD,SD,etc.) % Complete	Anticipated Completed Date	Dollars Committed
UGA West Dining Hall	100% SD	Fall 2024	\$120,000.00
Dresden Elementary School Replacement	30% CD	Spring 2024	\$110,000.00
UGA First Year Residence Hall	100% SD	Fall 2024	\$180,000.00
UGA Park & Ride Phase 5	100% SD	Spring 2024	\$45,000.00
UGA Track & Field	SD	Spring 2024	\$45,000.00
Newton County Turf Conversions	SD	Summer 2024	\$75,000.00
Archer Middle School	CA	Summer 2025	\$40,000.00
Clarke Middle School	CA	Summer 2025	\$40,000.00

Gary Caraway

Project	Phase (CD,DD,SD,etc.) % Complete	Anticipated Completed Date	Dollars Committed
Annunciation Day School Field Conversion	Permitting	Winter 2024	\$3,500.00
Free Home ES	CA	Fall 2024	\$21,000.00
Glenwood Soccer Complex	Permitting	Fall 2024	\$13,000.00
UGA Indoor Tennis Facility	CA	Spring 2024	\$6,000.00
Rockdale County Judicial Complex	SD	Spring 2026	\$351,000.00
KSU ISTEM	CD	Fall 2025	\$34,000.00
UGA Riverbend Farms	CD	Spring 2025	\$31,000.00
George Pierce Park Synthetic Turf	CA	Summer 2024	\$10,000.00

REQUEST FOR QUALIFICATION (RFQ No. 24-752-017) FOR PROFESSIONAL ARCHITECTURAL / ENGINEERING SERVICES



Sykes Engineering Proposed Staff Current Workload

Project	Client Name	Status/Phase	Est Completion Date
Delta Sky Club - Concourse D	CBRE Design	Construction Administration	12/1/2024
PATH Northwest Beltline Trail Segment 4	Pond	Design Development	2/1/2025
Thomas Gamble Bldg Renovation	Greenline Architecture	Construction Documents	5/1/2025
Albany State Univ Bldg F Renovation	McMillan Pazdan Smith	Construction Documents	6/1/2025
Woodruff Arts Center - Rich Theater	Perkins & Will	Design Development	12/1/2025
GT First Year Housing	Lord, Aeck, Sargent	Assessment	8/1/2026
City of Atlanta Police Precinct	Harris + Smith	Construction Documents	6/1/2025
Raleigh-Durham Airport PE-3 Expansion	RS&H	Schematic Design	6/1/2026
HJIA South Deck	HKS	Construction Documents	6/1/2026
Warren Williams and River Homes Renovation	Lord, Aeck, Sargent	Construction Documents	7/1/2025

The total fees for the workload is \$2,117,338.00

MBA Consulting Engineers Proposed Staff Current Workload

OUTSTANDING PROJECTS	CLIENT NAME	STATUS OF COMPLETION	ANTICIPATED COMPLETION DATE	DOLLARS COMMITTED
North Springs High School	Fulton County Schools	50% CDs	May 2024	\$400,000.00
Townes Elementary School Renovation	Atlanta Public Schools	20% CDs	March 2024	\$65,000.00
SL Lewis ES	Fulton County Schools	10% CDs	March 2024	\$85,000.00
Sequoyah MS/HS	DeKalb County School	10% CDs	June 2024	\$700,000.00
Boston Elementary School Renovation	Cherokee County Schools	95% CDs	December 2024	\$125,000.00
Forsyth Cluster 2 Renovation	Forsyth County Schools	5% CDs	March 2024	\$50,000.00

Bolden-Williams Proposed Staff Current Workload

PROJECT	CLIENT	% COMPLETE		ANTICIPATED COMPLETION (YEAR)	DOLLARS COMMITTED
		DESIGN PHASE	CONSTRUCT PHASE		
Fayetteville ES-Addition	Fayette County Schools	100%	80%	2023	\$ 75,000
Kedron ES-Addition	Fayette County Schools	100%	40%	2023	\$ 10,000
Northwest Transportation	Atlanta Public Schools	100%	20%	2023	\$ 18,000
Woodridge Elementary School	DeKalb County Schools	100%	10%	2023	\$ 34,200
Laurel Ridge Elementary School	DeKalb County Schools	100%	10%	2023	\$ 35,500
Conley Elementary School	Fulton County Schools	100%	20%	2024	\$ 76,000
South Cobb High School Gymnasium	Cobb County Schools	100%	20%	2024	\$ 80,000
DeKalb School Lighting Upgrades	DeKalb County Schools	100%	0%	2024	\$ 250,000
FCSS North Maintenance	Fulton County Schools	100%	20%	2024	\$ 30,000
North Springs High School	Fulton County Schools	30%	0%	2025	\$ 275,000
UGA Greenhouses	University of Georgia	50%	0%	2024	\$ 80,000
Heritage Elementary School	Fulton County Schools	100%	0%	2024	\$ 68,000
GA Tech Lab Updates	Georgia Tech	50%	0%	2025	\$ 50,000
Townes Elementary School	Atlanta Public Schools	10%	0%	2025	\$ 65,000
Fulton County IDF/MDF Rooms	Fulton County Schools	100%	0%	2024	\$ 80,000

ADE Construction Consultants Proposed Staff Current Workload

Firm	Outstanding Projects with CCC	Client Names	Status of Completion	Anticipated Completion Date	Dollars Committed
CCC/ADE	North Springs High School (Replacement)	Fulton County Schools	Design	Spring 2025	\$135,000
CCC/ADE	Towns Elementary School Renovations	Atlanta Public Schools	Design	Fall 2024	\$28,000



5.1.4 Equitable Distribution

LDDBlueline has not been awarded a project with DeKalb County School District within the last two (2) years.

5.1.5 Financial Capabilities and Cost Control Measures

5.1.5.1 Financial Statement - A recent tax return and balance sheet is included with this submittal as a separate uploaded attachment.

5.1.5.2 Insurance Capacity: Certificate of Insurance is as a separate uploaded attachment.

5.1.5.3 Litigation - There have been no litigations of any kind involving LDDBlueline within the last five (5) years.

5.1.5.4 Insurance Claims - There have been no Errors & Omissions and/or Professional Liability claims filed against the firms' policy within the last two (2) years.

5.1.6 Design Fee

5.1.6.1 Design fee information is included with the confidential financial statement as a separate uploaded attachment.

5.1.6.2 Design fee information is included with the confidential financial statement as a separate uploaded attachment.

5.1.6.3 Acknowledgement for receipt of addenda is included in a separate uploaded Attachment A.

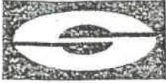
5.1.7 References

5.1.7.1 Submit a minimum of three (3) written recommendations from previous owners and discuss their strategy to provide a positive working relationship with DCSD.

See the following pages.

5.1.7.2 DCSD staff will provide input on a firm's past work performance, this information includes but is not limited to the number of warranty requests and responsiveness, contract and process compliance, and information from the DCSD contractor evaluation process if available.

No response required from submitting firm.



Suttles & Associates, Architects

P. O. Box 190 Phone (912) 384-5533
Douglas, Georgia 31534 Fax (912) 384-1875

October 26, 2020

To Whom it May Concern:

I am writing this letter of recommendation for Lyman, Davidson Dooley and the work they did on the 47,748 square foot **Coffee High School Performing Arts Center** in Douglas, Georgia. We were Architect of Record and brought in LDD as Design Architects. They provided full architectural from master planning and programming and assisted through construction administration services.

Not only was the group easy to work with, but they exceeded expectations in designing this state of the art performing arts center. The team was led by Mr. David McBrayer as Senior Project Manager. He and his team demonstrated great talent and determination in the process to design and construct this project. Throughout the process, LDD was constantly available and accessible, they managed every issue and communicated every detail with me and key Coffee County School System personnel. We could not be more pleased with the final results.

In summary, Lyman Davidson Dooley was a key partner in delivering a top-quality building on time and within budget. I highly recommend them.

Sincerely,



Vic Suttles, RA
Suttles and Associates Architects
912-384-5533



514 Glover Street
Marietta, GA 30060
Telephone: (770) 426-3300
www.cobbk12.org

January 13, 2017

To whom it may concern:

Lyman Davidson Dooley, Inc. provided design and construction administration services for an addition and renovations to Awtrey Middle School. This project consisted of constructing a connecting corridor that connected four individual buildings. The project also included a variety of renovation and maintenance items such as lighting retrofit, theater lighting replacement, replacing toilet partitions, basketball goal retractors, music casework, plumbing piping, water heaters, sanitary sewer, installing a sprinkler system, and repaving the parking lot.

Design for the project began in August of 2010 and the construction was completed on time in July 2012. The project was approximately 12% over budget, but it was determined that it would be completed as designed. It was felt that the wide-ranging and invasive renovation work contributed to the overage.

The staff at Lyman Davidson Dooley, Inc. worked diligently with a contractor who had never done this type of work before. Their hard work made this project a success.

Sincerely,



Daphne Griffin
Program Manager
Cobb County School District

BOARD OF EDUCATION

David Chastain, *Chair* • Scott Sweeney, *Vice Chair*
David Banks • David Morgan • Randy Scarnhorn • Susan Thayer • Brad Wheeler

SUPERINTENDENT

Chris Ragsdale



**Middle Georgia
State University**

Facilities
100 University Parkway, Macon, GA 31206
478.471.2780 mga.edu

Warner
and online ever

October 15, 2018

Mr. David McBrayer
Lyman Davidson Dooley, Inc.
1640 Powers Ferry Road
Building One, Suite 100
Marietta, GA 30067

Dear David:

I appreciate Lyman Davidson Dooley's excellent work on the J-276 Warner Robins Campus STEM Building. While this building functions as a stand-alone building, the entire project was thoughtfully designed and integrated into the Oak Hall footprint and circulation.

Your team did an excellent job of understanding our needs and translating them into a design that we are pleased with and which functions as intended. In addition, I really appreciate Chuck Baxter and his work during construction administration; he did a phenomenal job.

We hope to work with LDD again on future projects.

Sincerely,



David S. Sims
Assistant Vice President for Facilities

A/E REFERENCE FORM

Reference Firm Name: PINECREST ACADEMY

Contact Name & Title: MARK TOLLETT FACILITIES MANAGER
Point-of-Contact Full Name Title

Mailing Address: 955 PEACHTREE PARKWAY CUMMING GA 30041
Street Address or P.O. Box City State Zip Code

Phone: (770) 888-4477 Fax: () - Email: MTOLLETT@PINECRESTACADEMY.ORG

A/E and Project Name: WATER DAMAGE/RESTORATION PROJECT

1. Were the principals in the firm directly involved in your project?
YES RONALD ATTENDED PROJECT MEETINGS
2. Were there unexpected changes in design team members?
NO
3. What was the biggest architectural problem you faced within the project?
RESTORING THE BUILDINGS BACK AS NEW
4. Was project designed to fit the announced budget?
YES
5. Were the architect's estimates reasonably close to the actual cost?
YES
6. Were there any conflicts that were difficult to resolve?
NO
7. Were the construction documents well coordinated?
YES
8. Was there an unusual amount of RFI's and ASI's, and were RFI's responded to in a timely manner?
YES ALWAYS
9. Would you use this architectural firm again?
YES WE ARE USING THEM ON THE NEXT PROJECT
10. Type of project?
All

Authorized Signature:  Date: 9/8/2015

Printed Name & Title: MARK TOLLETT FACILITIES MANAGER
Full Name Title

Strategy to provide a positive working relationship with DCSD.

LDDBlueline welcomes the DeKalb County School District (DCSD) to contact any of the references provided to discuss how the LDDBlueline Team provides a positive, successful working relationship on all projects that we undertake.

The most important element in ensuring that this project is successful and provides a positive relationship with DCSD is teamwork between the A/E Team and with DCSD. Our demonstrated Team experience is evidence of our ability to execute all aspects of this project. Key to our teamwork is communication. Open and candid lines of communication throughout the project will ensure the success of this project. The entire framework of a design project is based on teamwork through:

- Program Development
- Prioritization of Program Requirements
- Initial cost guidelines for the Program
- Cost and value engineering throughout all phases of document development
- Construction phasing that works with adjacent facilities
- Utilizing the skills of an experienced contractor

Additionally, LDDBlueline realizes that quality assurance is a vital part of this project's success. Our Team will carry this philosophy throughout the project by having numerous reviews in place to verify that each stage of the design documents and construction are carried out with the highest quality. Our approach to quality assurance will be implemented by verifying correctness and completeness of the program requirements, cost analysis, document preparation and construction contract administration throughout the entire course of the project.

Prior to issuing documents for DCSD's review or permitting, the Design Team conducts an in-house review of the entire set of drawings and specifications. David McBrayer will review the construction documents for coordination and constructability during all phases of the design. This approach reinforces the team's goal of providing staff continuity for the duration of the project.

Communication during Construction Contract Administration is equally important. The Design Team will remain in close contact with DCSD and the contractor by communicating vital project information, via hardcopy and/or email, which will be included in the final project file. We believe in being proactive during construction and working with the contractor to develop solutions to problems that have the least impact on schedule and cost. At the same time, the Design Team realizes that we will be working for DCSD and not the contractor, so we must keep watch to protect the owner's interest.

Specific examples of our cooperation and satisfaction provided to other Owners are provided through the references included on the previous pages. You will find out first hand how LDDBlueline provides top quality services while keeping the Owner's best interest in mind with each project we undertake.

**COBB COUNTY
OCCUPATION TAX CERTIFICATE**

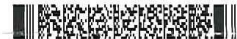
P.O. BOX 649 MARIETTA, GEORGIA 30061-0649
(770) 528-8410



BUSINESS LOCATION
1640 POWERS FERRY RD 1-100
DATE ISSUED
01-01-2024
D/B/A LDDBLUELINE, INC.
1640 POWERS FERRY RD, 1-100
MARIETTA, GA 30067

CERTIFICATE NUMBER
3103
FOR YEAR
2024
CERTIFICATE EXPIRES
12-31-2024

TYPE PROFESSIONAL



CERTIFICATE MUST BE DISPLAYED
THIS CERTIFICATE IS NOT VALID IF OWNERSHIP OR BUSINESS LOCATION CHANGES
PROFESSIONALS & ATTORNEYS AT LAW ARE NOT REQUIRED TO DISPLAY

BUSINESS DESCRIPTION		
CLASSIFICATION CODE	CLASSIFICATION NAME	AMOUNT
871201	ARCHITECT (OCCUPATIONAL TAX)	6409.00

					PAYMENT DATE	01-10-2024						
4332	6,409.00	4312	0.00	4314	0.00	4316	0.00	4318	0.00	SUB TOTAL \$	6,409.00	
4545	0.00										PENALTY \$	0.00
											INTEREST \$	0.00
											TOTAL \$	6,409.00

CD - Bus License Certificate,3103,2024,LDDBLUELINE,INC.

Eunisia Wells

BUSINESS LICENSE DIVISION MANAGER

yl

AUTHORIZED INITIALS

IMPORTANT NOTICE

1. Interest as provided by law will be imposed for failure to renew certificate prior to expiration date.
2. Please document to Cobb County Business License Office when business goes out of business.
3. Please provide written notification of any change in address or ownership change. A fee of \$10 will be charged to reprint certificate.
4. Please contact the business license office if you have not received a renewal notice two weeks prior to expiration of certificate.
5. Interest can not be waived despite failure to receive renewal notice. Contact the business license office for fee information.

75662

PLACE ON DISPLAY

260251



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
07/06/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER RSC Insurance Brokerage, Inc. 1745 N. Brown Road Suite 250 Lawrenceville GA 30043		CONTACT NAME: Megan Willard PHONE (A/C, No, Ext): FAX (A/C, No): E-MAIL ADDRESS: mwillard@risk-strategies.com																						
INSURED LDDBlueline, Inc. 1640 Powers Ferry Rd SE Bldg 1, Suite 100 Marietta, GA 30067		<table border="1"> <thead> <tr> <th colspan="2">INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A:</td> <td>Hartford Underwriters Insurance Company</td> <td>30104</td> </tr> <tr> <td>INSURER B:</td> <td>Travelers Casualty & Surety Company of America</td> <td>31194</td> </tr> <tr> <td>INSURER C:</td> <td></td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> <td></td> </tr> </tbody> </table>		INSURER(S) AFFORDING COVERAGE		NAIC #	INSURER A:	Hartford Underwriters Insurance Company	30104	INSURER B:	Travelers Casualty & Surety Company of America	31194	INSURER C:			INSURER D:			INSURER E:			INSURER F:		
INSURER(S) AFFORDING COVERAGE		NAIC #																						
INSURER A:	Hartford Underwriters Insurance Company	30104																						
INSURER B:	Travelers Casualty & Surety Company of America	31194																						
INSURER C:																								
INSURER D:																								
INSURER E:																								
INSURER F:																								

COVERAGES **CERTIFICATE NUMBER:** CL237663028 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT 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. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	Y	Y	20SBAA7SRK	07/01/2023	07/01/2024	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 1,000,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/POP AGG \$ 2,000,000
A	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY	Y	Y	20SBAA7SRK	07/01/2023	07/01/2024	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED <input checked="" type="checkbox"/> RETENTION \$ 10,000	Y	Y	20SBAA7SRK	07/01/2023	07/01/2024	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
B	Professional Liability			107869147	07/01/2023	07/01/2024	Each Claim \$2,000,000 Aggregate \$4,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Re: Project #28, SPLOST 2020, RFQ #01069, Mental Health Recovery Facility, Unified Government of Athens-Clarke County, Georgia, Jacobs Engineering and the Project Administrator are included as an additional insured as respects the General Liability, Auto Liability and Umbrella Liability. General Liability is primary and non-contributory as per the attached endorsements. Waiver of subrogation applies to General Liability, Auto Liability and Umbrella Liability per the attached endorsements. The umbrella policy follows form with the underlying policies. A 30 day Notice of Cancellation applies, except in the case of non-payment of premium.

CERTIFICATE HOLDER **CANCELLATION**

	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.
	AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03)

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: David Lamar McBrayer

Address:

Cumming GA 30028

Primary Source License Information

Lic #: RA006898	Profession: Architect / Interior Designer	Type: Registered Architect
Secondary:	Method: Examination	Status: Active
Issued: 9/22/1988	Expires: 6/30/2025	Last Renewal Date: 6/23/2023

Associated Licenses

No Prerequisite Information

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: January 31, 2024 16:56:13

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Close Window



PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Amella Y Dunkin

Address:

Kennesaw GA 30152

Primary Source License Information

Lic #: ID000467	Profession: Architect / Interior Designer	Type: Registered Interior Designer
Secondary:	Method: Application	Status: Active
Issued: 7/31/2003	Expires: 3/31/2025	Last Renewal Date: 3/13/2023

Associated Licenses

No Prerequisite Information

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: October 4, 2023 14:29:42

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Gary Keith Caraway

Address:

Watkinsville GA 30677

Primary Source License Information

Lic #: LA001636	Profession: Landscape Architects	Type: Landscape Architect
Secondary:	Method: Reciprocity	Status: Active
Issued: 4/19/2011	Expires: 12/31/2024	Last Renewal Date: 12/5/2022

Associated Licenses

No Prerequisite Information

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: May 22, 2023 14:32:26

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Justin M Tanner

Address:

Atlanta GA 30308

Primary Source License Information

Lic #: PE030454	Profession: Engineers / Land Surveyors	Type: Professional Engineer
Secondary:	Method: Examination	Status: Active
Issued: 6/6/2005	Expires: 12/31/2024	Last Renewal Date: 12/27/2023

Associated Licenses

Relationship: Employment

Licensee: Broadlove Land Planning, Inc.

License Type: Engineer Firm

License #: PEF003134

License Status: Active

Established: 10/26/2005

Association Date:

Expiry:

Type: Prerequisites

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: January 18, 2024 16:24:39

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Darlen M Sykes

Address:

Atlanta GA 30381

Primary Source License Information

Lic #: PEO26746	Profession: Engineers / Land Surveyors	Type: Professional Engineer
Secondary:	Method: Examination	Status: Active
Issued: 1/26/2001	Expires: 12/31/2024	Last Renewal Date: 12/18/2023

Associated Licenses

Relationship: Employment

License: Sykes Consulting, Inc.

License Type: Engineer Firm

License #: PEF004682

License Status: Active

Established: 8/8/2005

Association Date:

Expiry:

Type: Prerequisite

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: December 18, 2023 12:5:10

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Darlen M Sykes

Address:

Peachtree Corners GA 30092

Primary Source License Information

Lic #: SE000001	Profession: Engineers / Land Surveyors	Type: Structural Engineer
Secondary:	Method: Affidavit	Status: Active
Issued: 1/11/2021	Expires: 12/31/2024	Last Renewal Date: 12/19/2023

Associated Licenses

No Prerequisite Information

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: December 19, 2023 12:18:23

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PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Gregg R Cox

Address:

Canton GA 30114

Primary Source License Information

Lic #:	PE023289	Profession:	Engineers / Land Surveyors	Type:	Professional Engineer
Secondary:		Method:	Examination	Status:	Active
Issued:	2/13/1997	Expires:	12/31/2024	Last Renewal Date:	12/14/2023

Associated Licenses

Relationship: Employment

Licensee: Matheson-Ball & Associates Inc.

License Type: Engineer Firm

License #: PEF000868

License Status: Active

Established:

Association Date:

Expiry:

Type: Prerequisite

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: January 24, 2024 9:16:1

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Building Industry Consulting Service International

THE PROFESSIONAL DESIGNATION OF

**REGISTERED COMMUNICATIONS
DISTRIBUTION DESIGNER[®]**

IS AWARDED TO

Jeffrey B Williams

by BICSI in recognition of having successfully completed BICSI's registration and examination requirements.

Designation Number: 123085

Registration Start Date: 01-01-2022

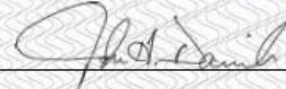
Registration End Date: 12-31-2024



BICSI
RCDD
Since 01-17-2000



David M. Richards, RCDD, NTS, OSP, TECH, CT
BICSI Board President



John H. Daniels, CNM, FACHE, FHIMSS
BICSI Chief Executive Officer

STATE OF GEORGIA

Secretary of State

Corporations Division

313 West Tower

2 Martin Luther King, Jr. Dr.

Atlanta, Georgia 30334-1530

CERTIFICATE OF EXISTENCE

I, **Brad Raffensperger**, the Secretary of State of the State of Georgia, do hereby certify under the seal of my office that

LDDBlueLine, Inc.
a Domestic Profit Corporation

was formed in the jurisdiction stated below or was authorized to transact business in Georgia on the below date. Said entity is in compliance with the applicable filing and annual registration provisions of Title 14 of the Official Code of Georgia Annotated and has not filed articles of dissolution, certificate of cancellation or any other similar document with the office of the Secretary of State.

This certificate relates only to the legal existence of the above-named entity as of the date issued. It does not certify whether or not a notice of intent to dissolve, an application for withdrawal, a statement of commencement of winding up or any other similar document has been filed or is pending with the Secretary of State.

This certificate is issued pursuant to Title 14 of the Official Code of Georgia Annotated and is prima-facie evidence that said entity is in existence or is authorized to transact business in this state.

Docket Number : 26452221
Date Inc/Auth/Filed: 08/01/1988
Jurisdiction : Georgia
Print Date : 01/18/2024
Form Number : 211



Brad Raffensperger

Brad Raffensperger
Secretary of State

STATE OF GEORGIA

Secretary of State
Corporations Division
313 West Tower
2 Martin Luther King, Jr. Dr.
Atlanta, Georgia 30334-1530

CERTIFICATE OF AMENDMENT NAME CHANGE

I, **Brad Raffensperger**, the Secretary of State and the Corporation Commissioner of the State of Georgia, hereby certify under the seal of my office that

LYMAN DAVIDSON DOOLEY, INC.
a Domestic Profit Corporation

has filed articles/certificate of amendment in the Office of the Secretary of State on 01/01/2023 changing its name to

LDDBlueline, Inc.
a Domestic Profit Corporation

and has paid the required fees as provided by Title 14 of the Official Code of Georgia Annotated. Attached hereto is a true and correct copy of said articles/ certificate of amendment.

WITNESS my hand and official seal in the City of Atlanta
and the State of Georgia on 01/13/2023.



Brad Raffensperger

Brad Raffensperger
Secretary of State

STATE OF GEORGIA

Secretary of State

Corporations Division

313 West Tower

2 Martin Luther King, Jr. Dr.

Atlanta, Georgia 30334-1530

ANNUAL REGISTRATION

Electronically Filed

Secretary of State

Filing Date: 3/2/2023 12:47:56 PM

BUSINESS INFORMATION

CONTROL NUMBER	J508286
BUSINESS NAME	BREEDLOVE LAND PLANNING, INC.
BUSINESS TYPE	Domestic Profit Corporation
EFFECTIVE DATE	03/02/2023
ANNUAL REGISTRATION PERIOD	2023, 2024, 2025

PRINCIPAL OFFICE ADDRESS

ADDRESS 15 Simpson Street NW, Atlanta, GA, 30308, USA

REGISTERED AGENT

NAME	ADDRESS	COUNTY
Hugh O. Brown, Jr.	15 Simpson ST NW, Atlanta, GA, 30308, USA	Fulton

OFFICERS INFORMATION

NAME	TITLE	ADDRESS
Hugh O Brown	SECRETARY	1245 Old Jackson Rd, Locust Grove, GA, 30248, USA
HUGH O. BROWN, JR.	CEO	1245 OLD JACKSON RD, LOCUST GROVE, GA, 30248, USA
Justin Matthew Tanner	CFO	1220 Riverwalk Road, Bishop, GA, 30621, USA

AUTHORIZER INFORMATION

AUTHORIZER SIGNATURE	Natalie Chapman
AUTHORIZER TITLE	Officer



STATE OF GEORGIA
BRAD RAFFENSPERGER, Secretary of State
 State Board of Registration for Professional Engineers and
 Land Surveyors
 LICENSE NO. PEF004682
 Sykes Consulting, Inc.
 1175 Peachtree Street
 100 Colony Square, Suite 2300
 Atlanta GA, 30361
Engineer Firm
 EXP DATE - 06/30/2024 Status: Active
 Issue Date: 08/08/2005

A pocket-sized license card is below. Above is an enlarged copy of your pocket card.
 Please make note of the expiration date on your license. It is your responsibility to renew your
 license before it expires. Please notify the Board if you have a change of address.
 Wall certificates suitable for framing are available at cost, see board fee schedule. To order a wall
 certificate, please order from the web site – www.sos.ga.gov/plb.
 Please refer to Board Rules for any continuing education requirements your profession may require.

Georgia State Board of Professional Licensing
 237 Coliseum Drive
 Macon GA 31217
 Phone: (404) 424-9966
www.sos.ga.gov/plb

Sykes Consulting, Inc.
 1175 Peachtree Street NE
 Suite 2300
 Atlanta GA 30361



STATE OF GEORGIA
BRAD RAFFENSPERGER, Secretary of State
 Georgia State Board of Registration for Professional Engineers and
 Land Surveyors
 License No. PEF004682
 Sykes Consulting, Inc.
 1175 Peachtree Street
 100 Colony Square, Suite 2300
 Atlanta GA, 30361
Engineer Firm
 EXP DATE - 06/30/2024 Status: Active
 Issue Date: 08/08/2005



PROFESSIONAL LICENSING

GEORGIA SECRETARY OF STATE BRAD RAFFENSPERGER

CORPORATIONS • ELECTIONS • LICENSING • CHARITIES

Licensee Details

Licensee Information

Name: Matheson-Ball & Associates Inc.	Owner:
Address: 225 Reformation Parkway Suite 200 Canton GA 30114	

Primary Source License Information

Lic #: PEF000868	Profession: Engineers / Land Surveyors	Type: Engineer Firm
Secondary:	Method: Application	Status: Active
Issued: 11/3/1989	Expires: 6/30/2024	Last Renewal Date: 5/24/2022

Associated Licenses

Relationship: Employment			
Licensee: Brown, Robert Scott	License Type: Professional Engineer		
License #: PE035591	License Status: Active		
Established:	Association Date: 4/20/2021		Expiry:
Type: Prerequisite User			
Relationship: Employment			
Licensee: Cox, Gregg R	License Type: Professional Engineer		
License #: PE023289	License Status: Active		
Established:	Association Date:		Expiry:
Type: Prerequisite User			
Relationship: Employment			
Licensee: Matheson, James Edward	License Type: Professional Engineer		
License #: PE013008	License Status: Active		
Established:	Association Date:		Expiry: 4/20/2021
Type: Prerequisite User			

Public Board Orders

Please see Documents section below for any Public Board Orders

Other Documents

No Other Documents

Data current as of: January 24, 2024 15:54:59



3066 Highway 29 South ♦ Lawrenceville, GA 30044 ♦ 770-279-0413

STATE OF GEORGIA

Secretary of State
Corporations Division
313 West Tower
2 Martin Luther King, Jr. Dr.
Atlanta, Georgia 30334-1530

ANNUAL REGISTRATION

Electronically Filed
Secretary of State
Filing Date: 1/9/2024 4:33:19 PM

BUSINESS INFORMATION

CONTROL NUMBER	K735522
BUSINESS NAME	ADE CONSTRUCTION CONSULTANTS, INC.
BUSINESS TYPE	Domestic Profit Corporation
EFFECTIVE DATE	01/09/2024
ANNUAL REGISTRATION PERIOD	2024

PRINCIPAL OFFICE ADDRESS

ADDRESS	1298 ROCKBRIDGE RD STE A, STONE MOUNTAIN, GA, 30087-3165, USA
---------	---

REGISTERED AGENT

NAME	ADDRESS	COUNTY
JAMES D. ERGLE, SR.	1298 ROCKBRIDGE ROAD STE A, STONE MOUNTAIN, GA, 30087, USA	Dekalb

OFFICERS INFORMATION

NAME	TITLE	ADDRESS
DAN ERGLE	CEO	1298 ROCKBRIDGE ROAD STE A, STONE MOUNTAIN, GA, 30087, USA
DAN ERGLE	CFO	1298 ROCKBRIDGE ROAD STE A, STONE MOUNTAIN, GA, 30087, USA
DAN ERGLE	SECRETARY	1298 ROCKBRIDGE ROAD STE A, STONE MOUNTAIN, GA, 30087, USA

AUTHORIZER INFORMATION

AUTHORIZER SIGNATURE	Dan Ergle
AUTHORIZER TITLE	Officer

ATTACHMENT A: ARCHITECT/ENGINEER CHECKLIST AND CERTIFICATION

The undersigned, hereby acknowledges having received **Request for Qualifications (RFQu) No. 24-752-023** for Project No. **N/A**; **Professional A/E Services** containing a full set of documents:

Owner's Project Specific Information

- Appendix B: Design Review-Minimum Submittal Requirements (10 pages)
- Appendix C1: Elementary School Educational Specifications (45 pages)
- Appendix C2: Middle School Educational Specifications (82 pages)
- Appendix C3: High School Educational Specifications (122 pages)
- Appendix D: DCSD 2020 Vision – Educational Specifications and Design Guidelines (85 pages)
- Appendix I: Continuing Contract for Professional Services (37 pages)

IMPORTANT NOTICE: The omission of any of the required items listed below shall cause the bid submission to be declared non-responsive and to be rejected.

Owner's Standard Forms:		Include with Proposal	Check Box to Confirm Inclusion
Attachment A	Architect/Engineer Checklist and Certification (2 pages)	YES	<input checked="" type="checkbox"/>
Attachment B1	Corporate Certificate (1 page)	B1 or B2 or	<input checked="" type="checkbox"/>
Attachment B2	Partnership Certificate (1 page)	B3 as	<input type="checkbox"/>
Attachment B3	Entity Certificate (1 page)	applicable	<input type="checkbox"/>
Attachment C	Design Professional Rate Schedule (5 pages)	YES	<input checked="" type="checkbox"/>
Attachment D	Offeror's and Individuals' Affidavit of Noncollusion (2 pages)	YES	<input checked="" type="checkbox"/>
Attachment E	Conflict of Interest Disclosure Affidavit (2 pages)	YES	<input checked="" type="checkbox"/>
Attachment F	Consent to Release Information (1 page)	YES	<input checked="" type="checkbox"/>
Attachment G	Immigration and Security Certification (2 pages)	YES	<input checked="" type="checkbox"/>
Attachment H	No Submittal Response Form (1 page)	N/A	
Other Requirements:		Include with Proposal	Check Box
Copy of Business License and Certificates		YES	<input checked="" type="checkbox"/>
Certificate of Insurance		YES	<input checked="" type="checkbox"/>
Electronic Version of bid documents		YES	<input checked="" type="checkbox"/>

Indicate **Addenda(s) Nos.** 3 received (**none unless indicated here**). The Architect/Engineer is responsible for reading and understanding all sections of this RFQu, and affirms that the Architect/Engineer shall be bound by all of the terms and conditions contained in this RFQu.

DeKalb County School District
Professional Architectural/Engineering Services
December 14, 2023

RFQu No. 24-752-017
Project No. N/A
Page 2 of 2


Further, the undersigned, being duly sworn, states on oath that no disclosures of ownership have been withheld from the Board, that the information provided herein is current, and Architect/Engineer and its officers and employees have not entered into any agreement with any other Architect/Engineer or prospective Architect/Engineer or with any other person, firm or corporation relating to any prices or other terms named in this RFQu or any other RFQu, nor has it entered into any agreement or arrangement under which a person, firm or corporation is to refrain from responding to this RFQu.

Name of Architect/Engineer: LDDBlueline, Inc.

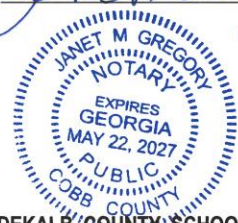
Signature:  Printed Name: David McBrayer, AIA, LEED AP

Title: Vice President and Education Studio Director Date: January 31, 2024

Sworn to and subscribed before me this 31ST day of January, 2024

Notary Public:  My commission expires: 05/22/27

(SEAL)



THE DEKALB COUNTY SCHOOL DISTRICT RESERVES THE RIGHT TO REJECT ANY AND ALL PROPOSALS AND TO WAIVE INFORMALITIES.

ATTACHMENT B1: CORPORATE CERTIFICATE

STATE OF Georgia
COUNTY OF Cobb

I, Steve Barthlow, AIA, certify that I am the Secretary of the corporation named as offeror in the foregoing proposal; that David McBrayer, AIA, LEED AP who signed said proposal on behalf of the offeror was then Vice President and Education Studio Director of said corporation; that said proposal was duly signed for and in behalf of said corporation by authority of its Board of Directors, and is within the scope of its corporate powers; and that said corporation is organized under the laws of the State of Georgia.

[signature]

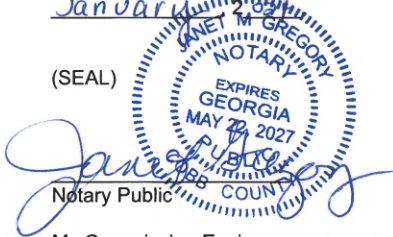
Steven D. Barthlow, AIA

[typed name]

Subscribed and sworn to
before me this 31st day of

January, 2024

(SEAL)



Notary Public

My Commission Expires:

05/22/27

ATTACHMENT C: DESIGN PROFESSIONAL RATE SCHEDULE

Project Name: Professional Architectural/Engineering Services

RFQu No: 24-752-017

Project No: N/A

RFQu Date: December 14, 2023

Page 1 of 5

DeKalb County Board of Education
Sam A. Moss Service Center
1780 Montreal Road
Tucker, Georgia 30084

In compliance with DCSD's Request for Qualifications, the undersigned Architect,

LDDBlueline, Inc.

[legal name of Architect]

1640 Powers Ferry Road, Bldg 1, Suite 100

Marietta, GA 30067

[address of Architect]

770-850-8494

[telephone number of Architect]

david.mcbrayer@lddbline.com

[email address of Architect]

having carefully examined the site of the Project and the Owner's Criteria, and having carefully examined the proposed Continuing Contract Form for Professional Services between the DeKalb County Board of Education and the Architect; (Appendix I and the Owner's standard forms and other documents included in the Request for Qualifications and any Addenda thereto for **DCSD Project Nos. N/A Architectural/Engineering Services** proposes and agrees, if this proposal is accepted, to enter into a contract with the Owner in the exact form provided in the Request for Qualifications and to perform the Design Services and Work in conformance with the Contract Documents, in the time stated therein, for the Contract Price set forth below, and submits the following proposed compensations and fees and other matters set forth below:

- a. Please provide the hourly rates as required in Section 4.2. of the Agreement (Appendix I) in the following manner are indicated below. (These hourly rates will be added to the contract as Exhibit D for this project):

Title/Position	Hourly Rate
Principal:	\$ <u>210.00</u> per hour
Director:	\$ <u>155.00</u> per hour
Sr. Project Architect/Project Manager:	\$ <u>110.00</u> per hour
Project Architect:	\$ <u>110.00</u> per hour
Project Manager:	\$ <u>110.00</u> per hour
Project Coordinator:	\$ <u>100.00</u> per hour
Interior Designer:	\$ <u>110.00</u> per hour
Project Captain:	\$ <u>90.00</u> per hour
Technical Staff:	\$ <u>110.00</u> per hour
Contract Administrator:	\$ <u>85.00</u> per hour
Clerical:	\$ <u>50.00</u> per hour

Estimator:	\$ <u>110.00</u> per hour
Scheduler:	\$ <u>90.00</u> per hour
Designer:	\$ <u>85.00</u> per hour
CADD:	\$ <u>65.00</u> per hour
Civil Engineer	\$ <u>175.00</u> per hour
Junior Civil Engineer	\$ <u>140.00</u> per hour
Civil Draftsman	\$ <u>110.00</u> per hour
Structural Engineer	\$ <u>225.00</u> per hour
Junior Structural Engineer	\$ <u>165.00</u> per hour
Structural Draftsman	\$ <u>135.00</u> per hour
Mechanical Engineer	\$ <u>190.00</u> per hour
Junior Mechanical Engineer	\$ <u>150.00</u> per hour
Mechanical Draftsman	\$ <u>105.00</u> per hour
Electrical Engineer	\$ <u>190.00</u> per hour
Junior Electrical Engineer	\$ <u>150.00</u> per hour
Electrical Draftsman	\$ <u>105.00</u> per hour
Fire Protection Engineer	\$ <u>190.00</u> per hour
Junior Fire Protection Engineer	\$ <u>150.00</u> per hour
Fire Protection Draftsman	\$ <u>105.00</u> per hour
FF&E Coordinator	\$ <u>80.00</u> per hour
Others as appropriate	\$ _____ per hour

- b. Please provide a list of Design Professional's senior staff, subconsultants and subcontractors who will be assigned to provide the services required under this contract. This list will be included as Exhibit C in the contract.

<u>NAME</u>	<u>FUNCTION</u>
<u>David McBrayer, AIA, LEED AP</u>	<u>Principal in Charge / Senior PM</u>
<u>Patrick Whalen</u>	<u>Project Manager</u>
<u>Milli Dunkin, RID, IIDA, LEED AP</u>	<u>Senior Interior Designer</u>
<u>Gary Caraway (sub-consultant if needed)</u>	<u>Landscape Architect</u>
<u>Dan Ergle, CPE (sub-consultant)</u>	<u>Estimator</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Civil: Matt Tanner

Structural: Darren Sykes, PE, SE

Mechanical: Gregg Cox, PE

Plumbing: Michael Kicher

Electrical: Jeff Williams

Kitchen Consultant: N/A

- c. The undersigned Architect hereby acknowledges receipt of the following Addenda:
[insert the number and date of each Addendum; if none, insert "None"]

 #1 - 01/08/2024; #2 - 01/12/2024; #3 - 01/24/2024
- d. The Architect understands that the Owner reserves the right to reject any or all Proposals, and to waive any technicalities or informalities.
- e. The Architect agrees that this Proposal may not be withdrawn for a period of one hundred and twenty (120) calendar days after the date and time fixed for receiving said Proposals.
- f. The undersigned Architect agrees that if it is notified in writing by mail, telegraph, facsimile or hand-delivery of the acceptance of this Proposal, via Notice of Award or otherwise, within ninety (90) calendar days after the date and time fixed for receiving said Proposals, the undersigned Architect will execute, within five (35 business days of the date of the notice, a contract for the Design Services and the Work in accordance with the Request for Qualifications in the exact form provided therein for the Contract Price as agreed upon by the Owner and Architect.
- g. The undersigned Architect agrees to commence the Design Services under the Owner's form of contract after its receipt of a written Work Authorization from the Owner.

By submission of the Proposal, Architect represents and warrants that:

- (1) Architect has read and understands the Proposal Documents and the Proposal is made in accordance therewith;
- (2) Architect has read and understands the bidding or proposal documents or contract documents for other portions of the Project, if any, being bid or offered concurrently or presently under construction, to the extent that such documentation relates to the Design Services or the Work for which the Proposal is submitted;
- (3) the Proposal is based upon furnishing all of the Design Services and the Work, and other things required by the Proposal Documents; and
- (4) all facts stated in the Proposal are true and correct.

Project Name: **Professional Architectural/Engineering Services**

RFQu No: 24-752-017

Project No: **N/A**

RFQu Date: **December 14, 2023**

Page 4 of 5

By submission of this Proposal, the Architect certifies that this Proposal has been derived independently, without consultation, communication or agreement as to any matter relating to this Proposal with any other Architect or with any competitor. The Architect hereby certifies that this Proposal is made without prior understanding, agreement or connection with any corporation, firm or person submitting a proposal for the same Project and is in all respects fair and without collusion or fraud. The Architect agrees to abide by all conditions of the Request for Proposal.

Respectfully submitted,

LDDBlueline, Inc.

[typed name of Architect]

By:



[signature]



David McBrayer, AIA, LEED AP, Vice President and Education Studio Director

[typed name and title]

1640 Powers Ferry Road, Bldg 1, Suite 100, Marietta, GA 30067

[address of Architect]

(770)850-8494

[business telephone number]

January 31, 2024

[date of execution]

[If the Architect is a joint venture, utilize the following page of this proposal form for signatures.]

Project Name: **Professional Architectural/Engineering Services**

RFQu No: 24-752-017

Project No: N/A

RFQu Date: **December 14, 2023**

Page 5 of 5

(For Joint Venture Proposals)

By submission of this Proposal, the Architect certifies that this Proposal has been derived independently, without consultation, communication or agreement as to any matter relating to this Proposal with any other Architect or with any competitor. The Architect hereby certifies that this Proposal is made without prior understanding, agreement or connection with any corporation, firm or person submitting a proposal for the same Project and is in all respects fair and without collusion or fraud. The Architect agrees to abide by all conditions of the Request for Proposal.

Respectfully submitted _____
[typed name of Joint Venture]

By: _____
[typed name of Joint Venture partner]

By: _____ [seal]
[signature]

[typed name and title]

[address of Joint Venture partner]

(_____) _____
[business telephone number]

[date of execution]

By: _____
[typed name of Joint Venture partner]

By: _____ [seal]
[signature]

[typed name and title]

[address of Joint Venture partner]

(_____) _____
[business telephone number]

[date of execution]

ATTACHMENT D: OFFEROR'S and INDIVIDUALS' AFFIDAVIT OF NONCOLLUSION

(This affidavit to be executed in accordance with O.C.G.A. § 36-91-21(e))

STATE OF Georgia

COUNTY OF Cobb

COMES NOW, LDDBlueline, Inc. ("Offeror"),
[Name of Offeror]

appearing by and through David McBrayer, AIA, LEED AP, its Vice President and Education Studio Director
[insert name of individual with authority to bind Offeror] *[title]*

(averring both individually and in his or her representative capacity on behalf of Offeror) (the "Individual and Representative Affiant"), and

[in these blanks insert the names of all those required to give the oath under O.C.G.A. § 36-91-21(e)]

David McBrayer, AIA, LEED AP

(collectively, the "Individual Affiants"), and each of the Individual And Representative Affiant and the Individual Affiants, after first being duly sworn, deposes and says that:

1. He, she or it, as applicable, has not directly or indirectly violated subsection (d) of the Official Code of Georgia Annotated Section 36-91-21, which subsection provides as follows:

(d) Whenever a public works construction contract for any governmental entity subject to the requirements of this chapter is to be let out by competitive sealed bid or proposal, no person, by himself or herself or otherwise, shall prevent or attempt to prevent competition in such bidding or proposals by any means whatever. No person who desires to procure such work for himself or herself or for another shall prevent or endeavor to prevent anyone from making a bid or proposal therefor by any means whatever, nor shall such person so desiring the work cause or induce another to withdraw a bid or proposal for the work.

2. If the Offeror is a partnership, then the Individual and Representative Affiant, together with the Individual Affiants, constitute all of the partners and any officer, agent or other person who may have represented or acted for them in bidding or proposing for or procuring the contract for the DeKalb County Board of Education Professional Architectural/Engineering Services (the "Project").

3. If the Offeror is a corporation or other entity, then the Individual And Representative Affiant,

together with the Individual Affiants, constitute all officers, agents, or other persons who may have acted for or represented the corporation or other entity in bidding for or procuring the contract for the Project.


Further, the Individual And Representative Affiant and the Individual Affiants sayeth not.

This 31st day of January, 2024

LDDBlueline, Inc.
[insert name of Offeror]

and

David McBrayer, AIA, LEED AP
[insert name of Individual And Representative Affiant]

By: , both individually and on behalf of Offeror as its
[signature]

Vice President and Education Studio Director
[insert title]

Individual Affiants' signatures and names:

x 
Name: David McBrayer, AIA, LEED AP

x _____
Name:

x _____
Name:

x _____
Name:

x _____
Name:

x _____
Name:

x _____
Name:

x _____
Name:

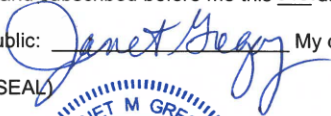
x _____
Name:

x _____
Name:

x _____
Name:

x _____
Name:

Sworn to and subscribed before me this 31st day of January, 2024 .

Notary Public:  My commission expires: 05/22/27.
(SEAL)



4. This disclosure is made without prior understanding, agreement, or connection with any corporation, firm or person submitting a bid, proposal or qualification statement for the same contract or project and is in all respects without collusion or fraud.

Wherefore, the foregoing disclosure is fully complete and true, and may be relied upon by the DeKalb County Board of Education:

Signature: David McBrayer

Printed Name: David McBrayer, AIA, LEED AP

Firm Name: LDDBlueline, Inc.

Date: January 31, 2024

Sworn to and described before me this 31st day of January, 2024

Personally known: Janet Gregory

OR Produced Identification: _____

Type of Identification: _____

Notary Public – State of Georgia

My Commission Expires May 22, 2027

Affix Notary Seal Here:



ATTACHMENT F: CONSENT TO RELEASE INFORMATION

The undersigned, having submitted a competitive sealed Proposal to the DeKalb County Board of Education in respect of a local government entity public works construction project (or being a partner in a joint venture that has submitted such proposal), hereby authorizes any person or entity having in its possession, custody or control any information regarding the undersigned to fully disclose and make available such information to the DeKalb County Board of Education, its agents, attorneys and other representatives.

This 31st day of January, 2024.

LDDBlueline, Inc.

[Printed name of person or entity consenting to release of information]

By: 

Printed name: David McBrayer, AIA, LEED AP

Printed Title: Vice President and Education Studio Director

ATTACHMENT G: IMMIGRATION AND SECURITY CERTIFICATION

If you are providing service, performing work, or delivering goods to the DeKalb County Board of Education/DeKalb County School District including, but not limited to schools, warehouses and central offices, the applicable Georgia Security and Immigration Compliance documents found here must be completed, signed, notarized, and submitted with your bid/proposal. Failure to provide this document with your bid/proposal will result in the disqualification of the bid/proposal.

- 1) Offeror/Bidder shall at all times comply with the Georgia Security and Immigration Compliance Act, as amended, O.C.G.A. § 13-10-90 et. seq.
- 2) In order to insure compliance with the Immigration Reform and Control Act of 1986 (IRCA), D.L. 99-603 and the Georgia Security and Immigration Compliance Act, as amended by the Illegal Immigration Reform Act of 2011, O.C.G.A. § 13-10-90 et. seq. (collectively the "Act"), the Offeror **MUST INITIAL** the statement applicable to Offeror below:

(a) OM (Initial here): Offeror declares under penalties of perjury that, Offeror has registered at <https://e-verify.uscis.gov/enroll/> to verify information of all new employees in order to comply with the Act; is authorized to use and uses the federal authorization program under the federal work authorization user identification number issued on the date of authorization below; will continue to use the authorization program throughout the contract period; Offeror further warrants and agrees Offeror shall execute and return any and all affidavits required by the Act and the rules and regulations issued by the Georgia Department of Labor as set forth at Rule 300-10-1-.01 et. seq. [Offerors who initial (a) must attach and return a signed, notarized Contractor Affidavit and Agreement with the Contract if awarded];

or

(b) _____ (Initial here): Offeror/Bidder warrants that he/she does not employ any other persons, and he/she does not intend to hire any employees or to perform the Contract. [Offerors/Bidders who initial (b) must attach and return a signed, notarized Affidavit of Exception with the Contract if awarded];

or

(c) _____ (Initial here) Offeror/Bidder is an individual who is licensed pursuant to Title 26 or Title 43 or by the State Bar of Georgia and is in good standing when such contract is for services to be rendered by such individual and thus does not have to provide an affidavit.

- 3) Dr (Initial here) Offeror/Bidder will not employ or contract with any subcontractor in connection with a covered contract unless the subcontractor is registered, authorized to use, and uses the federal work authorization program; and provides Offeror/Bidder with all affidavits required by the Act and the rules and regulations issued by the Georgia Department of Labor as set forth at Rule 300-10-1-.01 et. seq.
- 4) Dr (Initial here) Offeror/Bidder agrees that, if Offeror/Bidder employs or contracts with any sub-contractor in connection with the covered contract under the Act and DOL Rules 300-10-1-.01,

et seq that Offeror/Bidder will secure from each sub-contractor at the time of the contract the sub-contractor's name and address, the employee-number applicable to the sub-contractor, the date the authorization to use the federal work authorization program was granted to sub-contractor; the subcontractor's attestation of the subcontractor's compliance with the Act and Georgia Department of Labor Rule 300-10-1-.01, et seq.; and the subcontractor's agreement not to contract with sub-subcontractors unless the sub-subcontractor is registered, authorized to use, and uses the federal work authorization program; and provides subcontractor with all affidavits required by the Act and the rules and regulations issued by the Georgia Department of Labor as set forth at Rule 300-10-1-.01 et. seq.

- 5) DM (Initial here) Offeror/Bidder agrees to provide the DeKalb County School District with all affidavits of compliance as required by O.C.G.A. § 13-10-90 et seq. and Georgia Department of Labor Rules 300-10-1-.01, et seq within five (5) business days of receipt.

<u>David McBrayer</u> Signature	<u>January 31, 2024</u> Date
<u>380242</u> EEV/Basic Pilot Program User Identification Number	<u>December 21, 2010</u> Date of Authorization

Firm Name: LDDBlueline, Inc.
Street/Mailing Address: 1640 Powers Ferry Road, Bldg 1, Suite 100
City, State, Zip Code: Marietta, GA 30067
Telephone Number: 770-850-8494
Email Address: david.mcbrayer@lddbline.com

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE

31st DAY OF January, 2024
Janet Gregory
Notary Public

My Commission Expires: May 22, 2027



EXHIBIT “H”

**MANDATORY ADDENDUM TO THE
OWNER/DESIGN PROFESSIONAL AGREEMENT
(DESIGN AND SUPERVISION OF A STATE-FUNDED CAPITAL OUTLAY CONSTRUCTION
PROJECT ONLY)**

The Owner may use any form of agreement mutually agreed upon by the Owner and Architect to contract for the Architect’s Services for any project funded in whole or in part with State Capital Outlay Funds provided by the Georgia Department of Education (“GaDOE”); provided, however, that this Mandatory Addendum must and shall be incorporated into the Owner and Architect’s selected form of agreement on any such State Capital Outlay Funded project. In the event of a conflict or inconsistency between the terms and conditions of the selected form of agreement and this Mandatory Addendum, the terms and conditions of this Mandatory Addendum shall prevail and govern over conflicting or inconsistent terms and conditions of the selected form of agreement. This Mandatory Addendum shall not be modified without prior written consent of the GaDOE. THE GaDOE SHALL NOT RELEASE ANY STATE CAPITAL OUTLAY FUNDS FOR AN APPROVED CAPITAL OUTLAY PROJECT IF THIS MANDATORY ADDENDUM IS NOT MADE A PART OF THE OWNER/ARCHITECT CONTRACT.

1. For purposes of this Mandatory Addendum, notwithstanding terminology used in the Owner/Architect Contract, the following terms are defined to mean:
 - a. “Architect” shall be the architect, engineer, or architect/engineer, whether individually or as a firm or other legal entity, engaged to perform the Architect’s Services.
 - b. “Architect’s Services” shall be the scope of the Architect’s services for the Project set forth in the Contract, including the services and requirements set forth in this Mandatory Addendum.
 - c. “Owner” shall be the Local Board of Education that is engaging the Architect to perform the Architect’s Services for the Project.
 - d. “Contract” shall be the form of agreement between the Owner and the Architect, to which this Mandatory Addendum is attached and is a part, and shall set forth the Architect’s Services for the Project.
 - e. “Project” shall be the Project for which the Architect’s Services are engaged and performed pursuant to the Contract.
 - f. “Program” shall be the Owner’s policies, purposes, concepts, goals and objectives, and design, construction, scheduling, budgetary or operational needs, restrictions, or requirements for the Project.
 - g. “Stated Cost Limitation” shall be the maximum amount that the Owner is authorized to spend to construct the Project as determined and established by the Owner.
 - h. “Record Plans and Specifications” shall be the as-built plans and specifications including, but not limited to, actual location of utility lines, and any approved change orders.

2. The Architect agrees not to assign or transfer any interest or rights in the Contract to any person or entity without the advanced written consent of the Owner. The Architect agrees to utilize the design and management team represented to the Owner and agrees that no substitutions, additions, or deletions to this team shall occur without the advanced written

consent of the Owner. The Owner agrees to provide a response to the Architect within 14 days of any such request by the Architect.

3. Prior to beginning the "Preliminary Plans and Specifications," the Architect shall first consult in detail with the Owner to determine and understand the Owner's Program. Within 10 days of such consultation, the Architect shall prepare and submit to the Owner a written report detailing and confirming the Architect's understanding of the Owner's Program. The Architect's report must include, but is not limited to, the identification of any design, construction, scheduling, budgetary, operational, or other issues, problems or impediments foreseen by the Architect concerning the Project, the Program, or both. The Architect's report should include proposed solutions or recommendations, for the Owner's consideration, to resolve, eliminate, minimize or mitigate any such issues, problems or impediments. The Architect's report shall also include any applicable educational specifications and GaDOE requirements.
4. The Architect shall obtain written authorization from the Owner before proceeding with each next stage of Architect's Services, including the "Preliminary Plans and Specifications," the "Check Set Plans and Specifications," and the "Final Plans and Specifications," as defined in "Guidelines for Submission of Documents for Review of Planning, Bidding, and Construction of Educational Facilities" (as may be amended from time to time, always using the most recently published edition).
5. The Architect agrees to comply with all applicable federal, state and local laws, codes and ordinances in the design of the Project. The Architect also agrees to comply with all applicable GaDOE rules and guidelines and to make required submittals in a timely manner to GaDOE's Facility Services Unit. The Architect shall respond to GaDOE's Facility Services Unit review report comments in a timely fashion so as to ensure that the review process may proceed orderly, efficiently and does not impede the Project or the Program.
6. The Architect assumes full responsibility to the Owner for the acts and omissions of the Architect and the Architect's consultants, subconsultants and employees in connection with the Contract, the Project and the Program.
7. The Architect agrees to design the Project within the Owner's budgetary limits and consistent with the Owner's Program for the construction of the Project which shall be referred to as the **Stated Cost Limitation**, as follows:

The **Stated Cost Limitation** for the Project shall be \$_____, which is composed of:

State Capital Outlay Funds in the amount of \$_____, and

Required Local Funds in the amount of \$_____, and

Additional Required Local Funds in the amount of \$_____.

8. The Architect shall provide reasonably reliable cost estimates to the Owner at the following design stages: (1) Preliminary Plans and Specifications stage, (2) 65% completion stage, and (3) Check Set Plans and Specifications stage (95% completion).

9. In the event the Architect's final project cost estimate (at Check Set Plans and Specifications stage) exceeds the **Stated Cost Limitation** for the Project, the Owner may require the Architect, at no additional cost to the Owner, to consult with the Owner and to revise the design so as to enable the Owner to obtain a final cost for the Project at or below the **Stated Cost Limitation**. The Architect acknowledges and agrees that the **Stated Cost Limitation** shall not be exceeded except as provided herein; provided, however, the Architect further acknowledges and agrees that budgetary limitations are never a justification for breach, disregard or circumvention of sound principles of architectural and engineering design. Therefore, the Architect shall take no calculated risks in the design of the Project. The Architect agrees that, in the event that the Architect determines that the Project cannot be designed so as to be fully and finally constructed within the **Stated Cost Limitation** and in keeping with sound principles of design, the Architect will give written notice of such determination immediately, and in no event more than seven (7) days after the Architect makes such a determination, to the Owner and to the GaDOE Facilities Services Unit.
10. The **Stated Cost Limitation** may be amended by written mutual agreement signed by the Owner and the Architect at any time after the Contract between the Architect and Owner is executed. Prior to such amendment, the Architect shall provide the Owner with reliable and verifiable evidence through either internal-Architect estimates, third party estimates, materials supplier quotes, or other industry best management practices standards to establish that an increase in the **Stated Cost Limitation** is warranted and justifiable. The Owner reserves the right to request additional supporting documentation substantiating the need to increase the **Stated Cost Limitation**. The Owner reserves and has the right, in its sole discretion, to refuse to increase the **Stated Cost Limitation**.
11. All plans, specifications, design calculations, designs, drawings, or other documents or data produced pursuant to the Contract by the Architect, or the Architect's consultants, subconsultants, or employees shall be the sole property of the Owner regardless of the stage in which the development of the design has progressed, and shall be delivered to the Owner upon request. The Owner shall retain all ownership rights with regard to such plans, specifications, design calculations, designs, drawings, or other documents or data produced pursuant to the Contract.
12. The Architect shall provide and maintain Professional Liability Insurance at all times this Contract is in effect and for a period of six (6) years after execution by the Architect of the "Certificate of Final Completion" indicating final completion of the Project, with a minimum level of coverage as described herein below. Said coverage shall be written by an insurer licensed to do business in the State of Georgia and acceptable to the Owner.

Before the Owner executes the Contract, the Architect shall provide the Owner and the GaDOE Facility Services Unit with a valid Certificate of Insurance showing that the Architect is then insured with Professional Liability (Errors and Omissions) Insurance with limits not less than the following:

- i. With minimum limits per claim of 20% of the stated cost limitation set forth in the Work Authorization but not less than the minimum limits of \$2,000,000 per claim coverage, \$2,000,000 aggregate.
- ii. Workmen's Compensation and Employer's Liability to statutory limits.

- iii. Comprehensive Commercial General Liability (“CGL”) including Owner’s & Contractor’s Protective with the following limits;
 - (a) General Aggregate: \$2,000,000, which shall apply on a per-project basis;
 - (d) Products and Completed Operations Aggregate: \$1,000,000;
 - (e) Personal & Advertising Injury: \$1,000,000;
 - (g) Each Occurrence: \$1,000,000;
 - (h) Fire Damage (Any one fire): \$50,000; and,
 - (i) Medical Expense (Any one person): \$5,000.
- iv. Automobile Liability (owned, non-owned, hired) with combined single limit of \$2,000,000 annual aggregate, \$1,000,000 per occurrence.

For such period of time that Professional Liability insurance is required for the Project, as set forth above, the Architect shall provide the Owner with an updated or renewed Certificate of Insurance at least annually, or more frequently if requested by the Owner, showing the required coverage and limits of coverage remain in place.

- 13. The Architect shall carefully inspect the work of the Contractor within 24 hours of the Owner’s request, and shall also, **at a minimum, inspect work at the Project site** _____, and in any event, no less frequent than once per month. At least once per month, the inspection shall be performed by an architect or engineer licensed in the State of Georgia. The purpose of such inspections, among other things, shall be to determine the quality and quantity of the work in comparison with the requirements of the contract documents for the Project. In performing such inspections, the Architect shall advise the Owner of: deficient or defective work; real or potential delays in the schedule or the work of the Project; and, requests for payment by the Contractor which could constitute overpayment for work not yet performed or completed. Within three (3) days of each site visit, the Architect shall submit a written report of such site visit which, in addition to the information required by the preceding sentence, shall include and convey any relevant information, comments or recommendations to the Owner.
- 14. The Architect shall provide Owner a set of “Record Plans and Specifications” within thirty (30) days after execution by the Architect of the “Certificate of Substantial Completion.” Such “Record Plans and Specifications” shall include any authorized change orders, actual locations of all utility lines, and any other appropriate information. The drawings shall be presented in a Computer Aided Drafting (CAD) format or other format of the Owner’s choice, and the specifications shall be presented in a word processing format of the Owner’s choice.
- 15. The Contract executed between the Owner and the Architect, to which this Mandatory Addendum is a part, shall include a provision for the termination of the Architect’s Services (or be deemed to include this Paragraph 15) giving the Owner the rights of (1) termination of the Architect’s Services with cause and (2) termination of the Architect’s Services without cause. In the event of termination, the Owner shall pay the Architect for the reasonable value of the Architect’s Services performed by the Architect prior to the termination. Payment for the Architect’s Services rendered prior to termination shall be based on statements properly submitted by the Architect to the Owner and supported by time sheets, invoices and such other supporting documentation that the Owner may

reasonably require; provided, however, that in no event shall the total payment to the Architect exceed an amount equal to the percentage of completion of the Architect's Services for the Project at the time of termination.

16. The Architect shall be responsible for the timely submittal and completion of all forms required by GaDOE and shall respond to GaDOE comments on submittals within twenty-one (21) days of receipt of GaDOE comments. Such forms may be obtained from the Facilities Services Unit, Georgia Department of Education, 1670 Twin Towers East, 205 Jesse Hill Jr. Drive, SE, Atlanta, Georgia 30334. At the close of the Project, the Architect shall submit an "**Architectural Certification**" form, as provided by the GaDOE, to the Owner. Unless the Architect's services are terminated by the Owner before final completion of the Project, the completion and submittal of this form is required prior to the Owner's release of the final payment to the Architect.
17. All architectural plans and specifications shall bear the signature and seal of the Architect, which shall be licensed to practice in the State of Georgia. Civil, survey, structural, electrical, and mechanical plans and specifications shall bear the signature and seal of the respective engineer, who shall be licensed to practice in the State of Georgia.
18. A fully executed copy of the Contract between the Owner and the Architect, including a completed copy of this Mandatory Addendum, must be filed with the GaDOE Facilities Services Unit.

OWNER:

DEKALB COUNTY BOARD OF EDUCATION

By: 
[Signature]

Mr. Diijon DaCosta, Sr., Board Chairperson
[Printed Name, Title]

By: 
[Signature]

Dr. Devon Q. Horton, Superintendent
[Printed Name, Title]

1701 Mountain Industrial Blvd.

Stone Mountain, Georgia 30083
[Printed Address]

6-13-24
[Date of Execution]

ARCHITECT:

LDDBLUELINE, INC.

By: 
[Signature]

DAVID MCBRAYER
[Printed Name]

VP & PRINCIPAL
[Title]

1640 POWERS FERRY RD., BLDG-1, STE. 100

MARIETTA, GA 30067
[Printed Address]

5/29/2024
[Date of Execution]

EXHIBIT "I"

CONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned Contractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the individual, firm, or corporation ("Contractor") which is contracting with the DeKalb County Board of Education has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91, as amended. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(2) Contractor's correct user identification number and date of authorization is set forth herein below.

(3) Contractor agrees that the Contractor will not employ or contract with any subcontractor(s) in connection with the physical performance of services pursuant to this contract with the DeKalb County Board of Education, unless at the time of the contract said subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Contractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

(c) agrees to provide Contractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other applicable verification procured by subcontractor at the time of contract with the sub-subcontractor(s) within five (5) business days after receiving the said Affidavit or verification.

Contractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such subcontractor Affidavit or other permissible verification to the DeKalb County Board of Education at the time the subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

(4) Contractor further agrees to and shall provide DeKalb County Board of Education with copies of all other affidavits or other applicable verification received by Contractor (i.e.: sub-contractor affidavits and all other lower tiered affidavits) within five (5) days of receipt.

380242
EEV/Basic Pilot Program User Identification Number

12/21/2010
Date of Authorization

If an applicable Federal work authorization program as described above is used, other than the EV/Basic Pilot Program, please identify the program.

LDDBlueline, Inc.
Company Name / Contractor Name

05/29/2024
Date

David M. Brayer
BY: Signature of Authorized Officer or Agent

5/29/2024
Date

Vice President/Principal
Title of Authorized Officer or Agent of Contractor

David McBrayer, AIA, LEED AP
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
29th DAY OF May, 2024

Janet M. Gregory
Notary Public
My Commission Expires: May 22, 2027



EXHIBIT "J"

SUBCONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the undersigned individual, firm or corporation ("Subcontractor") is engaged in the physical performance of services under a contract with LDDBlueline (*name of Contractor*), which has a contract with the DeKalb County Board of Education.

(2) Subcontractor has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(3) Subcontractor's correct user identification number and date of authorization is set forth herein below.

(4) Subcontractor agrees that the Subcontractor will not employ or contract with any sub-subcontractor(s) in connection with the physical performance of services pursuant to this subcontract or the contract with the DeKalb County Board of Education, unless said sub-subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Subcontractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

(c) agrees to provide Subcontractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other permissible verification procured by sub-subcontractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

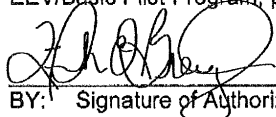
Subcontractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such sub-subcontractor Affidavit or other applicable verification to the Contractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

69324
EEV/Basic Pilot Program User Identification Number

November 2007
Date of Authorization

N/A

If an applicable Federal work authorization program as described above is used, other than the EEV/Basic Pilot Program, please identify the program.

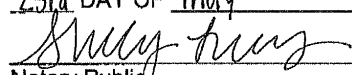

BY: Signature of Authorized Officer or Agent

05/23/2024
Date

Breedlove Land Planning, Inc.
(Subcontractor Company Name)

President
Title of Authorized Officer or Agent of Subcontractor

Hugh O. Brown, Jr.
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
23rd DAY OF May, 2024

Notary Public
My Commission Expires: March 23, 2027

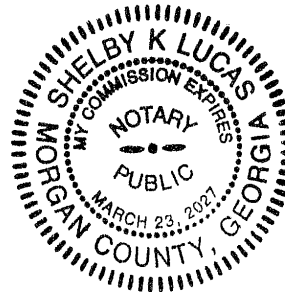


EXHIBIT "J"

SUBCONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the undersigned individual, firm or corporation ("Subcontractor") is engaged in the physical performance of services under a contract with LDDBlueline, Inc. (*name of Contractor*), which has a contract with the DeKalb County Board of Education.

(2) Subcontractor has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(3) Subcontractor's correct user identification number and date of authorization is set forth herein below.

(4) Subcontractor agrees that the Subcontractor will not employ or contract with any sub-subcontractor(s) in connection with the physical performance of services pursuant to this subcontract or the contract with the DeKalb County Board of Education, unless said sub-subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Subcontractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

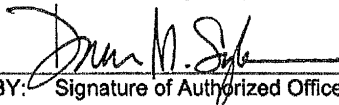
(c) agrees to provide Subcontractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other permissible verification procured by sub-subcontractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

Subcontractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such sub-subcontractor Affidavit or other applicable verification to the Contractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

107974 3/18/2008
EEV/Basic Pilot Program User Identification Number Date of Authorization

E-Verify

If an applicable Federal work authorization program as described above is used, other than the EEV/Basic Pilot Program, please identify the program.

 5/23/2024
BY: Signature of Authorized Officer or Agent Date

Sykes Consulting, Inc.
(Subcontractor Company Name)

President and CEO
Title of Authorized Officer or Agent of Subcontractor

Darien M. Sykes
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
23rd DAY OF May, 2024


Notary Public
My Commission Expires: 8/9/2026

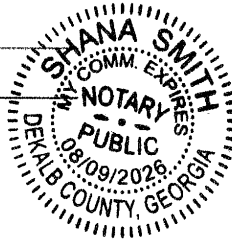


EXHIBIT "J"

SUBCONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the undersigned individual, firm or corporation ("Subcontractor") is engaged in the physical performance of services under a contract with LDD Blueline (*name of Contractor*), which has a contract with the DeKalb County Board of Education.

(2) Subcontractor has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(3) Subcontractor's correct user identification number and date of authorization is set forth herein below.

(4) Subcontractor agrees that the Subcontractor will not employ or contract with any sub-subcontractor(s) in connection with the physical performance of services pursuant to this subcontract or the contract with the DeKalb County Board of Education, unless said sub-subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Subcontractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

(c) agrees to provide Subcontractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other permissible verification procured by sub-subcontractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

Subcontractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such sub-subcontractor Affidavit or other applicable verification to the Contractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

125452
EEV/Basic Pilot Program User Identification Number

June 6, 2008
Date of Authorization

If an applicable Federal work authorization program as described above is used, other than the EEV/Basic Pilot Program, please identify the program.

Gregg Cox
BY: Signature of Authorized Officer or Agent

May 23, 2024
Date

Matheson-Ball & Associates, Inc.
(Subcontractor Company Name)

President
Title of Authorized Officer or Agent of Subcontractor

Gregg Cox
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
23rd DAY OF May, 2024

Scott Brown
Notary Public
My Commission Expires: June 28, 2026



EXHIBIT "J"

SUBCONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the undersigned individual, firm or corporation ("Subcontractor") is engaged in the physical performance of services under a contract with LDD Blueline (*name of Contractor*), which has a contract with the DeKalb County Board of Education.

(2) Subcontractor has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(3) Subcontractor's correct user identification number and date of authorization is set forth herein below.

(4) Subcontractor agrees that the Subcontractor will not employ or contract with any sub-subcontractor(s) in connection with the physical performance of services pursuant to this subcontract or the contract with the DeKalb County Board of Education, unless said sub-subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Subcontractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

(c) agrees to provide Subcontractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other permissible verification procured by sub-subcontractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

Subcontractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such sub-subcontractor Affidavit or other applicable verification to the Contractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

126247 October, 2010
EEV/Basic Pilot Program User Identification Number Date of Authorization

If an applicable Federal work authorization program as described above is used, other than the EEV/Basic Pilot Program, please identify the program.

Jeff Williams May 28, 2024
BY: Signature of Authorized Officer or Agent Date

Bolden-Williams & Associates, Inc.
(Subcontractor Company Name)

Principal
Title of Authorized Officer or Agent of Subcontractor

Jeff Williams
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE
28th DAY OF May, 2024
Judith Ann Bolam
Notary Public
My Commission Expires: 9/16/2026

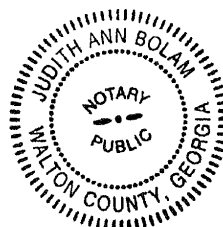


EXHIBIT "J"

SUBCONTRACTOR AFFIDAVIT

By executing this affidavit, the undersigned subcontractor verifies its compliance with O.C.G.A. 13-10-91, and attests **under oath** that:

(1) the undersigned individual, firm or corporation ("Subcontractor") is engaged in the physical performance of services under a contract with Cap Blue Line (name of Contractor), which has a contract with the DeKalb County Board of Education.

(2) Subcontractor has registered with, is authorized to use, uses, and will continue throughout the contract term to use and participate in, a federal work authorization program [any of the electronic verification of work authorization programs operated by the United States Department of Homeland Security or any equivalent federal work authorization program operated by the United States Department of Homeland Security to verify information of newly hired employees, pursuant to the Immigration Reform and Control Act of 1986 (IRCA), P.L. 99-603], in accordance with the applicability provisions and deadlines established in O.C.G.A. 13-10-91. As of the effective date of O.C.G.A. 13-10-91, the applicable federal work authorization program is the "EEV/Basic Pilot Program" operated by the U. S. Citizenship and Immigration Services Bureau of the U.S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA).

(3) Subcontractor's correct user identification number and date of authorization is set forth herein below.

(4) Subcontractor agrees that the Subcontractor will not employ or contract with any sub-subcontractor(s) in connection with the physical performance of services pursuant to this subcontract or the contract with the DeKalb County Board of Education, unless said sub-subcontractor:

(a) is registered with and participates in the federal work authorization program;

(b) provides Subcontractor with a duly executed, notarized affidavit with the same affirmations, agreements, and information as contained herein and in such form as required under applicable law; and

(c) agrees to provide Subcontractor with notice of receipt and a copy of every sub-subcontractor Affidavit or other permissible verification procured by sub-subcontractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

Subcontractor agrees to maintain records of such compliance and to provide notice of receipt and a copy of each such sub-subcontractor Affidavit or other applicable verification to the Contractor at the time the sub-subcontractor(s) is retained to perform such service or within five (5) days after receiving the said Affidavit or verification, whichever first occurs.

290866
EEV/Basic Pilot Program User Identification Number

12/18/2009
Date of Authorization

If an applicable Federal work authorization program as described above is used, other than the EEV/Basic Pilot Program, please identify the program.

[Signature] BY: Signature of Authorized Officer or Agent
12/18/09 Date

ACE Construction Consultants, Inc.
(Subcontractor Company Name)

President
Title of Authorized Officer or Agent of Subcontractor

Dan Evyle
Printed Name of Authorized Officer or Agent

SUBSCRIBED AND SWORN
BEFORE ME ON THIS THE

24th DAY OF MAY, 2024

[Signature]
Notary Public

My Commission Expires: April 26, 2025

