

## ITB #26-20 LIBRARY ROOF REPLACEMENT

Addendum #1:

Posted: May 20, 2026

1. Is there an engineer's estimate or budget/range for this project and a plan holders list? Are there any plans and specs other than what is on GPR for this? **No engineer's anything. Budget - \$75,000. No plan holders list. No other specs, but you are welcome to schedule a time to inspect the building. Just let me know.**
2. We are currently reviewing ITB #26-20 – Library Roof Replacement and had a question regarding the workmanship warranty requirement.
  - a. Section III of the specifications requires a 3-year workmanship warranty in addition to the 20-year manufacturer warranty. Our SBA surety program has advised that projects containing workmanship warranty obligations exceeding two (2) years may not qualify for SBA-backed bonding support.
  - b. Would the County consider either of the following options:
    - i. Revising the required workmanship warranty period from three (3) years to two (2) years; or
    - ii. Allowing the contractor to provide: two (2) years of workmanship coverage supported under the bonded contract requirements, and an additional one (1) year company-backed workmanship warranty outside of the surety bond obligation.
  - c. We are seeking clarification to determine whether SBA-bonded small business contractors may remain eligible to participate while still providing the County with meaningful warranty protection. **We will accept and amend the ITB to accept option #2.**
3. Can we schedule a site visit? **Yes, we can schedule a site visit. Give me a better day/time for you and I will get with my director to schedule the appointment.**
4. Is there a specific Manufacturer specified for this project? **Manufacturer - I will get back with you. It must match the current, but I see what information is available.**

5. I see on the bid documents in one section that the project calls for a 110% performance and payment bond, while another section only specifies 100%. Can you clarify which one it is? **It should be 100%. But that is not due until the successful offer is accepted.**
  
6. I was looking over the packet for the Library roof replacement at 436 E College Street Jackson, Georgia 30233. In your Bid packet you have the Roof measured at 11,223sq ft, I have ran a measurement report it reads 17,477sq ft without any waste, With the recommended waste it measures 18,700sq ft. I have attached the roof report **Thank you for helping to update our records.**



Roof Report.pdf