

June 5, 2025

**Subject: RFP #2558-P Elevated Water Storage Tank Maintenance
Addendum #5**

Gentlemen/Ladies:

Below, please find clarification for the above referenced **RFP**. You will need to consider this information when preparing your quote.

- 1. Would the owner consider Quadex Structure Guard-Water an approved interior coating for potable water storage tanks? Structure Guard-Water is a 100% solids epoxy coating made for plural component spray application. NSF 61 certified for pipe as small as 4 inches diameter and tanks 50 gallons and larger. With a 25-minute pot life and extended recoat time, Structure Guard-Water is the perfect product to coat long pipelines and large water tanks.**
Complete coating data sheet and performance data must be provided for review as an alternate to Tnemec. Only one paint manufacturer will be used; therefore, Quadex will not be approved.
- 2. Can the bid opening date and time be extended so that we can properly review the answers and videos, which will affect the proposal amount? It was stated in the second addendum that the proposal due date would be extended, but it did not change in the third addendum.**
The due date and time for proposals is extended to 3:00 pm on Thursday, June 12, 2025.
- 3. Will all color schemes be the same for the tanks?**
The three (3) hydropillar tanks will have the same color scheme, two exterior colors. The Peachtree City Tank will have one exterior color.
- 4. Could we change the maintenance schedule change for the complete renovations of the tanks? Ex: Could we renovate the crabapple tank in year four instead of year five?**
See attached revised schedule. Crabapple tank schedule has been revised to renovate the tank in year four (Attachment 1).
- 5. I know we discussed warranties in the preconstruction meeting, but I wanted to make sure they are answered. What are the required paint labor warranties and paint manufactory warranty?**
The offeror shall provide a warranty letter, and the paint manufacturer shall provide a warranty certificate, stating the substantial completion date and the warranty expiration date for work performed during each one-year term of the five-year contract period. The offeror shall repair defective areas at no charge to the owner for a period of two (2) years

after substantial completion of the work performed (labor warranty). The paint manufacturer warranty shall be with the buyer (contractor) to replace the product in the event a defective condition of the product should be found to exist within a period of two (2) years after the date of substantial completion.

6. Is the intent for our base bid to be solely based off of the information in the request for proposal documents with other unforeseen repairs being completed under a change order?

As stated in the "introduction" portion of the Scope of Services, your offer shall include "labor, materials, equipment, overhead, profit, travel, reimbursements, inflation and all other expenses related to the provision of the necessary service as defined in the Scope of Work and the Schedule of Work." As stated in the "Specifications of Work" section, the annual fee includes any needed repairs or touchup work. As also stated in that section, "The county reserves the right to negotiate a change order with the Contractor for the emergency repair services, or to negotiate such services with another provider."

Work not included in the base bid includes emergency repair services or unforeseen repairs (painting or structural) identified during visual or washout inspections that need to be addressed before scheduled interior and exterior restoration, or outside the scope of interior and exterior restoration.

7. Per the agreement the contract shall initially be through 6/30/2026, with yearly renewals. The P&P bonds will have to renew with the contract. Will you please confirm the P&P bond amount will renew at that years price?

Each contract renewal must include performance & payment bonds for 100% of that year's contract price.

8. Wanted to ask the question about the listing of all customers contact information. Feel like that is excessive and some customers do not want their information shared.

The RFP asks for basic information regarding your current customers, including customer name, contact person & phone number, and the number of elevated storage tanks under contract. It is information that is available to anyone through an Open Records Request. The water systems should not object to your sharing of this information.

9. Next question is listing of cancellations over the last 10 years. Several of the companies attending the pre bid have only been in business for 10 years or less so it would be hard for them to have cancellations going back that far. Would a 5 year span be enough for cancellation requests?

It is understood that, if you have been in business fewer than 10 years, you will not have any cancellations going back that far. In that event, you would list any cancellations you have experienced, which would be all within the last 10 years of course.

10. Who will install the relief valves – the Contractor or the County?

The County will install the relief valves.

11. What is the address of the Highway 92 tank?

The addresses for all four tanks are:

Peachtree City Tank	285 Clover Reach	PTC	30269
Crabapple Tank	459 Crabapple Lane	PTC	30269
Ellis Road Tank	134 Ellis Road	Fay	30214
Highway 92 Tank	109 Lees Mill Road	Fay	30214

12. Will an entirely new logo design be used when re-painting? Can you make it available so that we can price our proposals accordingly?

An entirely new logo design will be used on all four tanks. A total of seven (7) logos will be applied as follows:

Peachtree City Tank	2 Logo
Crabapple Tank	1 logo
Ellis Road Tank	2 logos
Highway 92 Tank	2 logos

New logos will have two colors. The logo design is included with the addendum (See Attachment 2)

13. What are the expectations for the warranty?

See Question 5.

ADDITIONAL INFORMATION:

1. Remove sentence under heading Extended Tank Maintenance Schedule of Work:
"At a minimum, the exteriors shall be painted every twenty (20) years, and the interiors painted every twenty (20) years".
2. Only "low free silica" abrasives such as Black Beauty Abrasives shall be used for abrasive blast cleaning.
3. Contractor will make site available and schedule inspections with third party inspector during exterior and interior renovations and other repair work.
4. Drone videos will be made available through shared One Drive access.
5. Based on condition of the exterior roofs of the Ellis Road tank and the Hwy 92 tank, Tnemec recommends adding an epoxy mastic intermediate coat (Tnemec Series 135) following the Series 1 spot primer. The revised coating system for the Ellis & Hwy 92 tank roofs:
 - **Surface Preparation:** All exterior surfaces—including the dome, bowl, shell walls, balcony, riser columns, ladders, venting, piping, and other appurtenances—should be power washed after a chlorine treatment per SSPC-SP1 "Solvent Cleaning." Pressure should be a minimum of 3,000 PSI at the nozzle tip. Areas with oxidation, peeling paint, or sags should be cleaned to SSPC-SP2 (Hand Tool Cleaning) and SSPC-SP3 (Power Tool Cleaning) standards to remove all loose mill scale, rust, paint, and other contaminants.

- **Spot Primer:** All cleaned bare metal areas and tight visible rust or mill scale shall be primed with one coat of Tnemec Series 1 Omnithane, applied to achieve 2.5–3.5 mils dry film thickness.
- **Epoxy Intermediate Coat:** Apply a full intermediate coat of Tnemec Series 135 Chembuild to all exterior roof surfaces at 3.0–4.0 mils DFT.
- **Urethane Intermediate Coat:** Apply one full coat of Tnemec Series 73 Endura-Shield to all exterior surfaces at 2.0–3.0 mils DFT.
- **Finish Coat:** Apply a full finish coat of Tnemec Series 700 HydroFlon at 2.0–3.0 mils DFT across all exterior surfaces.

This will require extensive power tool cleaning of visibly rusted areas. State in your proposal if your quote in for abrasive blast cleaning instead of power tool cleaning.

Received by (Name): _____ Company _____

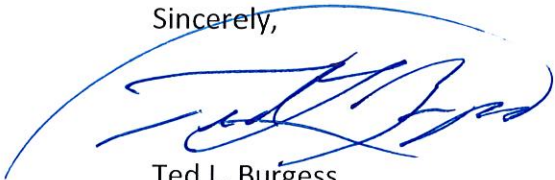
Note: If this addendum is not returned to the Fayette County Purchasing Department or if it is returned not signed, responding individuals, companies or other organizations will still be responsible for the requirements of this addendum and the specifications or changes herein.

The opening date for this RFP has changed. **The opening time and date are 3:00p.m., Thursday, June 12, 2025.** Proposals must be received by the Purchasing Department at the address above, Suite 204, at or before the opening date and time.

The deadline for inquiries has passed, so the Purchasing Department will not be able to accept any additional questions after this time.

If you have questions, please contact Colette Cobb, Contract Administrator at (770) 305-5115, fax (770) 719-5544 or email at ccobb@fayettecountyga.gov.

Sincerely,



Ted L. Burgess
Chief Procurement Officer

Schedule of Work (Initial 5 Years)

1,000,000 Elevated Tank – Peachtree City

Year 1 – Washout Inspection & Repairs
Year 2 – Visual Inspection
Year 3 – Exterior & Interior Renovation
Year 4 – Visual Inspection
Year 5 – Washout Inspection

2,000,000 Hydropillar Tank – Crabapple

Year 1 – Visual Inspection & Repairs
Year 2 – Washout Inspection
Year 3 – Visual Inspection
Year 4 – Exterior & Interior Renovation
Year 5 – Visual Inspection

2,000,000 Hydropillar Tank – Ellis Road

Year 1 – Exterior & Interior Renovation & Repairs
Year 2 – Visual Inspection
Year 3 – Washout Inspection
Year 4 – Visual Inspection
Year 5 – Washout Inspection

2,000,000 Hydropillar Tank – Highway 92

Year 1 – Visual Inspection & Repairs
Year 2 – Exterior & Interior Renovation
Year 3 – Visual Inspection
Year 4 – Washout Inspection
Year 5 – Visual Inspection

FAYETTE

County

Water

system