



To: Pre-Bid Meeting Attendees

From: Roger Washington
City of Mobile Architectural Engineering Department

Re: Various Swimming Pools – Repairs and Improvements
Project #PR-002-26, PR-003-26, PR-004-26 & PR-005-26

Date: January 6, 2026

This Addendum forms a part of, and modifies, the Request for Quotes for the above referenced project, dated December 29, 2025. Acknowledge the receipt of this Addendum No. 2 and all subsequent Addenda, if any, in the space provided on the Bid Form. Failure to do so may subject Bidder to disqualification.

General:

Item 1. Contractor shall install cool deck coating around the perimeter of the pools. The cool deck coating shall be applied to the first joint line or 5' from the edge of the pool. The Owner shall pick the cool deck color from a color chart provided by the Contractor.

Clarifications:

Item 1. The 2nd Pre-Bid Meeting Agenda *with Modifications* and Pre-Bid Meeting Attendance Roster, dated December 30, 2025 are attached and form part of Addendum No. 2. Revisions to the Pre-Bid Agenda are indicated with a strike-through for deletions and ***bold italic*** typeface for additions.

Forms and Specifications: NA

Drawings: NA

RFI's: NA

Attachments:

1. 2nd Pre-Bid Meeting Agenda *with Modifications*
2. 1st Pre-Bid Meeting Attendance Rosters
3. 2nd Pre-Bid Meeting Attendance Rosters

END OF ADDENDUM NO. 2

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VARIOUS SWIMMING POOL REPAIRS AND IMPROVEMENTS

John Kidd Park 800 East St, Mobile, AL 36610	Figures Park & Community Center 658 Donald St, Mobile, AL 36617
Joseph C. Dotch Community Center 3100 Bank Ave, Mobile, AL 36617	Hillsdale Park & Community Center 558 Felhorn Rd E., Mobile, AL 36608

2nd PRE-BID CONFERENCE

1:00 pm January 6, 2026,

AGENDA w/ Modifications

1. Attendance roster. Include a contact person and an e-mail address where any Addenda should be sent. Please write legibly.
2. Introductions - Owner Contacts, AE Project Manager.
3. Pre-Bid requirements: In order to submit a bid, contractors shall be required to obtain a project manual to be on the bidder's list.
4. Discussion of Scope of Work.
 - a. The project consists of the upgrades and demolition of swimming pools at various City of Mobile Community Centers
 - b. There is a \$10,000.00 Contingency Allowance, a \$2,500.00 Third-Party Inspection Allowance, \$5,000.00 Plumbing Allowance and a \$5,000.00 Electrical Allowance for each facility. Allowances shall be utilized only after advance written approval by the Owner. At the end of the project, remaining contingencies will be returned to the City via Change Order.
 - c. Protect all existing non-moveable items through the course of construction. Verify with Project Manager if non-moveable item is in conflict with work areas.
 - d. Contractor must obtain permits and arrange for all permit inspections required by the City of Mobile. There is no charge for the Permit. Subcontractors will need to obtain their own permits.
 - e. Before Bidding, Contractor shall verify their license classification of their General Contractors license with the State of Alabama Licensing Board.
 - f. Contractor shall have access to the site seven days a week, 6:00 am until 6:00 pm unless approved differently by Project Manager.
 - g. Contractor shall keep an exceptionally clean site and act upon any request for specific cleaning of conditions deemed hazardous or unsightly by owner of owner's representative within 72 hours of request. The Community Centers will continue to operate during normal business hours. All Construction and lay down areas must be protected from public and staff.
 - h. Contractor may utilize, without cost: power, electricity, toilet, and handwashing facilities, etc. if available in moderation.
 - i. Protect all concrete sidewalks, pads and paving. Contractor shall be responsible for re-pouring any concrete cracked or damaged through the course of the work. It is advised that the Contractor document the area before beginning Construction.

- j. Remove waste, spoils, surplus materials, rubbish, and construction facilities from the site. On-Site Dumpster location to be coordinated with Owner Contact. Do not use facilities waste bins or dumpsters. Site must be kept clean.
- k. Storm and Wastewater:
 - i. Comply with City of Mobile and Alabama Department of Environmental Management requirements. Pay attention to Water Regulations and Allowable Discharges.
 - ii. See City of Mobile Code, Chapter 17, Storm Water Management and Flood Control.
- l. Any observed ambiguities, discrepancies, omissions or errors in any part of the contract documents shall be submitted as written RFIs to Chuck Babin and Roger Washington at chuck.babin@cityofmobile.org and roger.washington@cityofmobile.org.
- m. Cut off time for submission of RFIs is by 3:00 pm 7 days before the bid opening date. All requests are to be submitted via e-mail to Chuck Babin and Roger Washington.
- n. Cut off time for substitution requests is by 3:00 pm 7 days before the bid opening date. Substitution approvals are Pre-Bid only. All requests are to be submitted via e-mail to Chuck Babin and Roger Washington.
- o. Official clarifications or corrections will be made by written addendum sent to all registered prospective bidders via e-mail. Only clarifications immortalized in Addendums are valid.
- p. The City of Mobile will in good faith effort provide utility line locations within the work area of the park if as built data is available. Contractors shall still be responsible to contact line locators for verification.

5. Special Instructions or conditions.

- a. Equal Opportunity:
 - i. The City of Mobile, Alabama is an Equal Opportunity Employer and requires that all Contractors comply with the Equal Employment Opportunity laws and the provisions of the Bid Documents in this regard.
 - ii. The City of Mobile also encourages and supports the utilization of Minority Business Enterprises on these and all other publicly solicited Bids and shall be in compliance with the City of Mobile's Minority Utilization Plan as adopted by the City Council.
 - iii. The Contractor shall provide an appropriately completed copy of the "City of Mobile Subcontracting and Major Supplier Plan" in the envelope with their Bid Form. Form shall document DBE Subcontractors participating in the project and, should the total % of DBE participation not meet the 15% minimum, all efforts to obtain DBE Subcontractors shall be documented on or attached to the DBE Form when submitted.
 - iv. During construction, contractors are required to submit a "DBE Utilization Report" with every Pay Application.
 - v. Contractors should contact the City of Mobile, Supplier Diversity Manager for assistance with DBE Subcontractor information and any questions regarding the DBE Compliance Forms. Contact Archnique Kidd at 251-208-7967.
- b. Submit Installer qualifications by 3pm local time Thursday, January 8, 2026, to Project Managers, at roger.washington@cityofmobile.gov and**

chuck.babin@cityofmobile.org . An addendum will be issued by Friday, January 9, 2026, listing approved installers. Submit the following items to indicating a proven record of success on projects of similar size and scope:

- i. **Demonstrate a minimum of 5 years of experience in commercial or public pool renovations.**
 - ii. **Statement indicating how the company will staff and manage this project.**
 - iii. **By submitting qualification information, the general contractor and/or installer affirm that they are able to provide the materials needed for this project under the payment terms of the contract.**
 - iv. **Submit statement that installer is approved by the manufacturer to install the provided products.**
 - v. **Employ at least one National Swimming Pool Foundation (NSPF), Certified Pool Operator (CPO) or Aquatic Facility Operator (AFO) for project oversight.**
 - vi. **Provide documentation of at least 3 projects of similar size (over 5,000SF), scope, and timeframe performed for other entities and that support successful performance within the last 3 years.**
 - c. Contractor shall provide documents indicating proven record of success outlined in the Pre-Bid Qualifications section of the project manual. All contractors shall be pre-approved by the City of Mobile prior to bidding on this project. All documentation shall be submitted to the Project Manager by January 8, 2026, at 3:00 PM. An addendum with all pre-qualified bidders shall be sent out by January 9, 2026.
 - d. City of Mobile permits are required for the construction, but are available without cost to the Contractor. General Contractor, Plumbing Contractor, and Electrical Contractor shall have a current \$10,000 Surety Bond on file with the City of Mobile Permitting Division prior to issuance of permits and throughout the contract duration.
6. Bidding instructions, forms, special requirements and time.
- a. **Sealed Bids will be received and clocked in until 2:00 PM local time, Wednesday, the 21st day of January 2026.**
 - i. Due to restricted access to Government Plaza offices, it is recommended that Bids be sent by U.S. Postal Service to Office of the City Clerk, PO Box 1827, 36633-1827, if sent by regular mail. Bidders are responsible for ensuring their bids arrive by the bid time and date.
 - ii. Or, if sent by another carrier, addressed to the City Clerk, 9TH floor South Tower, Government Plaza, 205 Government Street, Mobile, Alabama 36602. Bidders are responsible for ensuring their bids arrive by the bid time and date.
 - iii. **Bidders delivering Bids in person shall insert sealed Bids into a receptacle, marked "City of Mobile Bids", located in the elevator lobby outside the office of the City Clerk Office, 9th Floor South Tower, Government Plaza, 205 Government Street, Mobile, Alabama 36602.** ~~enter Government Plaza at the Joachim Street doors and insert Sealed Bid in the receptacle marked "CITY of MOBILE BIDS", located within the security check point, for pickup by the City Clerk, no later than 2:00 PM local time.~~

- b. All Bids not clocked in by the City Clerk's Office prior to the time specified, or Bids received after the specified time, will be automatically rejected, and returned immediately, unopened.
 - c. Bids will be publicly opened and read at 2:30 PM local time, in the Atrium Lobby of Government Plaza.
 - d. This is a tax-exempt project. As per the State of Alabama ACT 2013-205, the Alabama Department of Revenue (ADOR) has been granted the authority to issue a "Certificate of Exemption from Sales and Use Tax for Governmental Entities" on construction projects. Therefore, this project shall qualify for State of Alabama Sales and Use Tax Exemptions under this ACT. It is the responsibility of the Bidder to confirm the potential tax exempt status of their bid with the ADOR and include any such savings in their bid, as well as accounting for same on their bid form attachment Sales Tax Form C-3A.
- 7. Additional Requirements at time of Contract execution:
 - a. A valid City of Mobile business license for the duration of the contract period
 - b. E-verify Documentation: The Beason-Hammond Taxpayer Protection Act applies to this project. Contractor shall comply with the requirements of this Act and show proof of enrollment in the E-verify program by submitting the electronically generated Federal E-verify document prior to signing of the construction contract. (see Project Manual)
 - c. Performance Bond and Labor & Material Payment Bond are required.
 - d. Certificate of Insurance in amounts and with endorsements as required by the City of Mobile (see Project Manual or Request for Quotes documents).
 - e. Builder's Risk Insurance:
 - i. ALL RISK Builder's Risk coverage shall be provided for the Contractor, Owner and all SubContractors for the full amount of the Contract during construction, fabrications, storage, transport and erection of any equipment.
 - ii. Policy provisions and the Certificate of Insurance shall be provided to the Owner.
- 8. Payment requirements.
 - a. Retainage withheld at 5% of the first 50% of Construction Completed until the amount equals 2.5% of the full contract amount.
 - b. The final 2.5% of the full contract amount is withheld as retainage until all close out requirements are met, proof of advertisement, warranties, Consent of Surety, and release of liens, etc. By State of Alabama Law, notice of final completion of the contract shall be published four times in a local newspaper of general circulation.
 - c. The City of Mobile is unable to issue payment or deposits on materials that are not on the project site, or in the City of Mobile stored in a climate controlled, bonded warehouse where a City representative can verify their presence and proper storage.
- 9. Owner/City of Mobile contacts and phone numbers:
 - a. Chuck Babin: 251.208.6035 (AE Project Manager)
 - b. Roger Washington: 251.208.7812 (AE Project Manager)

10. Walk Sites

11. Adjourn

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