



LIBERTY COUNTY BOARD OF COMMISSIONERS

REQUEST FOR PROPOSALS

Pursuant to O.C.G.A. § 36-91-20 et. seq.

Liberty County Jail Building Assessment

For

**Liberty County Board of Commissioners
Hinesville, Georgia 31313**

June 15, 2026

ADVERTISEMENT FOR Request for Proposals

Liberty County, Georgia, publicly advertises its intention to accept proposals for the Multi-Disciplinary Evaluation of Jail Facility Conditions, Capacity, Security Systems, and Regulatory Compliance, generally described as the project entitled "Liberty County Jail Building Assessment."

This Notice further advertises a Request for Competitive Sealed Proposals from qualified firms pursuant to O.C.G.A. 36-91-20 et. Seq. for " Jail Building Assessment", dated June 15, 2026. In this regard, all interested persons desiring to submit proposals for the RFP shall submit proposals marked " Liberty County Jail Building Assessment " regarding the same to the Liberty County Board of Commissioners at 112 North Main Street, Courthouse Annex, Room 2200, Hinesville, Liberty County, Georgia 31313, via mail (delivery and return receipt requested) or in person no later than **2 p.m., E.S.T., on July 30, 2026.**

Copies of RFP materials are available by contacting LaMeisha Hunter, Assistant County Administrator, at 912.876.2221, lameisha.hunter@libertycounty.org, or at www.libertycountyga.gov.

REQUEST FOR PROPOSALS
Liberty County Jail Building Assessment
for
Liberty County Board of Commissioners, Liberty County, Georgia

1. THE PROJECT.

The Liberty County Board of Commissioners is seeking proposals for the Multi-Disciplinary Evaluation of Jail Facility Conditions, Capacity, Security Systems, and Regulatory Compliance.

Any and all transactions made necessary by this RFP, as well as the Proposal Documents, shall be subject to the approval of the Liberty County Board of Commissioners (the "Board").

2. GENERAL INFORMATION ABOUT THE SERVICES

The successful Proposer will assume responsibility. The purpose of this project is to conduct a full evaluation of the existing detention facility to determine its condition, operational effectiveness, capacity, and compliance with applicable standards. The study will inform future capital planning decisions including renovation, expansion, or replacement. Minimum requirements for work and individual pricing sheets are attached as **Exhibit G**.

3. DEFINED TERMS.

In addition to the terms defined elsewhere in this RFP, the following terms shall have the meanings indicated below, which are applicable to both the singular and plural thereof.

- (a) **Addenda** - Graphic or written documents issued by the Owner prior to the opening of Proposals intended to clarify, revise, add to, or delete information in the original Proposal Documents or in previous addenda.
- (b) **Offeror** - One who submits a Proposal directly to Owner as distinct from a sub-offeror of sub-bidder, who submits a proposal to an Offeror.
- (c) **Proposal** - A complete and properly signed offer to perform the services for the prices stipulated in the form submitted by the Offeror in accordance with the Proposal Documents.
- (f) **Proposal Documents** - Shall collectively refer to this RFP, and any and all contracts, instruments, or other documents specifically made a part of this RFP or otherwise contemplated to be entered into between the Owner and the Successful Offeror in connection with the Project.
- (g) **Successful Offeror** - The responsible and responsive Offeror who's Proposal the Owner determines to be most advantageous to Owner (on the basis of Owner's evaluation as hereinafter provided) and to whom Owner makes an award.

Additionally, for purposes of this RFP, "herein," "hereby," "hereunder," "hereof," "hereinbefore," "hereinafter," and other equivalent words refer to this RFP and not solely to the particular portion thereof in which any such word is used, and "including" or "include" means including without limitation.

4. RESTRICTED COMMUNICATION.

From the issue date of this RFP until a Successful Offeror is selected and the selection is announced and Proposal Documents are executed, Offerors are not allowed to communicate for any reason with any employees of the Owner, the Board, or members of the Selection Committee with respect to this RFP or the Project, except for (i) submission of questions as authorized by this RFP, (ii) building tours scheduled through the project contact, (iii) during scheduled and authorized interviews for purposes of evaluation, and (iv) during authorized negotiations following opening of the Proposals. For violation of this provision, the Owner reserves the right to reject the Proposal of the offending Offeror.

5. SCHEDULE OF RFP EVENTS.

The following Schedule of Events represents the Owner's best estimate of the schedule that will be followed. All times indicated are prevailing times in Hinesville, Georgia. The Owner reserves the right to adjust the schedule as it deems necessary or convenient.

Projected Schedule of Events	Projected Date	Projected Time
Deadline for submission of Questions	Friday, July 17, 2026	5 pm
Deadline for submission of Proposals	Thursday, July 30, 2026	2 pm
Project Award (Est.)	Thursday, September 17, 2026	5 pm
Building Assessment Due	Friday, November 13, 2026	5 pm

6. PROPOSAL FORM AND CONTENT.

All Proposals shall be prepared in accordance with this RFP, and shall include the following (i) a Statement of Qualification (see Sec. 13 below); (ii) a Proposal Form (see Ex. A); (iii); an Authorization to Investigate (see Ex. B); (iv) a Statement Pursuant to O.C.G.A. § 36-91-21(d) (see Ex. C); (v) Contractor Affidavit and Agreement (see Ex. D); (vi) Affidavit of Certification (see Ex. E); any and all other items or documents required or authorized by this RFP. Offerors must be sure to execute all required exhibits, specifically A-D of this package. Offerors must provide one (1) original of the completed Proposal and two (2) additional copies for a total of three copies. All Proposals shall be prepared simply, succinctly, and economically, to provide a straightforward and concise description of the matters requested. Emphasis must be on

completeness, relevance, and clarity of content. To expedite the review of Proposals, it is essential that Offerors follow the format and instructions set forth herein. The Proposal shall be signed as follows:

- (a) A Proposal submitted by a *partnership* shall list the names of all partners and shall be signed in the partnership name by one of the authorized members of the partnership. If there is no partner who is a Georgia resident, the name and address of an entity designated to receive service of process for the partnership in Georgia must be provided.
- (b) A Proposal submitted by a *corporation, limited liability Company*, or other legal entity, not a partnership, shall be signed under the legal name of the entity by the officer, manager, or other person(s) duly authorized to bind said entity. The name of each person signing the proposal shall be typed or printed below the signature. If not a Georgia Corporation, there must also be evidence that the corporation is authorized to transact business in Georgia.
- (c) A Proposal from an *individual* who is not a Georgia resident shall provide the name and address of an entity in Georgia with the authority to accept service of process for the individual.
- (d) All names must be typed or printed in ink below the signature.
- (e) The address, email address, facsimile, and telephone number for communications regarding the Proposal must be shown.

7. **Background**

The Liberty County Jail serves as the primary detention facility for Liberty County and supports law enforcement operations throughout the region, including coordination with agencies serving the Fort Stewart area.

The County seeks a professional assessment to address:

- Aging infrastructure and building systems
- Current and projected inmate population needs
- Operational efficiencies and staffing considerations

Purpose and Objectives

The purpose of this RFP is to obtain expert professional services to:

- Assess the current condition of the detention facility
- Evaluate operational workflows and efficiency
- Determine adequacy of capacity and classification systems

- Review compliance with Georgia jail standards and federal regulations
- Provide recommendations for renovation, expansion, or replacement
- Develop planning-level cost estimates and implementation strategies
- Safety, security, and compliance requirements

Scope of Services

The selected firm shall provide a comprehensive assessment including, but not limited to:

A. Facility and Infrastructure Assessment

- Structural systems (foundation, roof, building envelope)
- Mechanical, electrical, and plumbing systems (MEP)
- HVAC performance and ventilation adequacy
- Life safety systems (fire alarms, suppression systems)
- ADA compliance per applicable standards

B. Security Systems Evaluation

- Perimeter security and controlled access points
- Surveillance systems (CCTV coverage and functionality)
- Detention-grade locking systems and hardware
- Control room design and operations

C. Operational Assessment

- Intake, booking, and release processes
- Housing unit configuration and inmate classification
- Staffing levels, post assignments, and supervision models
- Medical, food service, and visitation operations

D. Capacity and Population Analysis

- Rated vs. operational capacity
- Historical trends and population projections
- Impact of regional factors, including military population fluctuations

- Evaluation of alternatives to incarceration (if applicable)

E. Compliance Review

- Georgia jail standards and inspection requirements
- Federal regulations, including PREA (Prison Rape Elimination Act)
- Applicable building and life safety codes
- Industry best practices (e.g., ACA guidelines)

F. Alternatives and Recommendations

- Renovation vs. expansion vs. replacement analysis
- Phased implementation strategies
- Operational improvements
- Technology upgrades

G. Deliverables

- Kickoff meeting and site visit(s)
- Draft report for County review
- Final report with prioritized recommendations
- Opinion of probable costs (OPC)
- Presentation to the Liberty County Board of Commissioners

8. EXAMINATION OF PROPOSAL DOCUMENTS, AND OTHER DATA:

- (a) It is the responsibility of each Offeror before submitting a Proposal:
 - (i) To examine and study thoroughly the Proposal Documents and other related data identified in the Proposal Documents;
 - (ii) To become familiar with and satisfy the Offeror as to all federal, state, and local laws and regulations that may affect cost, progress, or performance of the services requested;
 - (iii) To promptly notify Owner of all conflicts, errors, ambiguities, or discrepancies which Offeror has discovered in or between the Proposal Documents and such other related documents;
 - (iv) To study and carefully correlate the Offeror's knowledge and observations with

the Proposal Documents and such other related data; and

- (v) To promptly notify Owner of all conflicts, errors, ambiguities, or discrepancies which Offeror has discovered in or between the Proposal Documents and such other related documents;
 - (vi) To agree at the time of submitting its Proposal that no further examinations, investigations, explorations, tests, studies, or data are necessary for the determination of its Proposal for performance of the services requested at the price proposal and within the times and in accordance with the other terms and conditions of the Proposal Documents;
 - (viii) To determine that the Proposal Documents are generally sufficient to indicate and convey understanding of all terms and conditions for the performance of the services requested.
- (b) The submission of a Proposal will constitute an incontrovertible representation by Offeror that Offeror has complied with every requirement of this Section 7, that without exception, the Proposal is premised upon performing and furnishing the services and materials required by the Proposal Documents and applying any specific means, methods, techniques, sequences, and procedures that may be shown or indicated or expressly required by the Proposal Documents; that Offeror has given the Owner written notice of all conflicts, errors, ambiguities, and discrepancies that Offeror has discovered in the Proposal Documents and the written resolutions thereof by Owner are acceptable to Offeror; and that the Proposal Documents are generally sufficient to indicate and convey understanding of all terms and conditions for performing and furnishing the Work.

9. INTERPRETATIONS AND ADDENDA.

- (a) All questions about the meaning or intent of the Proposal Documents are to be directed to the project officer. The Offeror shall do so by e-mail and be responsible for its prompt delivery. Interpretations or clarifications considered necessary by the officer in response to such questions will be issued by Addenda mailed or otherwise delivered (e.g., electronic mail, posting on website, facsimile, etc.) to all prospective Offerors having received the Proposal Documents. Only questions answered by formal written Addenda will be binding. The Owner nor the project officer will be responsible for any oral instructions and oral or other interpretations or clarifications not issued in writing as specified herein will be without legal effect.
- (b) Subject to O.C.G.A. §36-91-20(d), the Owner expressly reserves the right to revise, amend, or otherwise change, at any time, any and all of the terms and requirements for Proposals set forth herein as deemed advisable by the Owner.
- (c) Questions about any aspect of the Proposal Documents or the Project shall be submitted via e-mail NLT **Friday, July 17, 2026 at 5 pm**, to:

LaMeisha Hunter, Assistant County Administrator
E-mail: lameisha.hunter@libertycountyga.gov

It shall be the Offeror's responsibility to confirm that it has received any and all Addenda issued by the Owner pursuant to this RFP, notwithstanding any failure in delivery or notification of said Addenda to the Offeror. By submitting its Proposal, Offeror shall be deemed to have received all such Addenda and be fully apprised of their contents.

10. HONORING OF PROPOSAL.

Offerors will be required to honor their Proposals for a minimum of sixty (60) days following the opening of such Proposals; provided that any Offeror that is determined by the Owner to be unlikely of being selected for award of the contract opportunity shall be released from its Proposal as soon as practicable.

12. SUBCONTRACTORS, SUPPLIERS, AND OTHERS.

- (a) Offerors are required to furnish to the Owner a listing of all subcontractors proposed to be used by said Offeror in conjunction with the project. Such list shall be accompanied by an experience statement with pertinent information regarding similar projects and other evidence of qualification for each such subcontractor if requested by the Owner. If the Owner has reasonable objection to any proposed subcontractor, the Owner may, before an award is made, request the apparent Successful Offeror to submit a substitute, in which case the apparent Successful Offeror shall submit an acceptable substitute, and said Offeror's Proposal price will be increased (or decreased) by the difference in cost occasioned by such substitution, and the Owner may consider such price adjustment in evaluating Proposals and making the contract award.
- (b) If the apparent Successful Offeror declines to make any such substitution, the Owner may award the Contract to the Offeror who submitted the next most advantageous offer to the Owner that proposes to use acceptable subcontractors in connection with the Project. Any subcontractor so listed and against which the Owner makes no written objection prior to awarding the subject contract will be deemed acceptable to the Owner, subject to revocation of such acceptance after execution of all of the Proposal Documents as provided therein.
- (c) The Successful Offeror shall not be required to employ any subcontractor against whom the Successful Offeror has a reasonable objection.

11. SUBMITTAL OF PROPOSALS.

- (a) Proposals shall be received at the offices of the Board located at 112 N. Main Street, Hinesville, Georgia 31313 prior to the time specified in the Schedule of RFP Events (Section 5). If the Proposal is sent through the mail, or delivery system other than electronic means, the **sealed** envelope shall be enclosed in a separate envelope with the notation "**Liberty County Jail Building Assessment**" on the face of it.
- (b) Each Offeror is responsible for seeing that its Proposal is received by the Owner not later than the advertised time set for the submission deadline for the Proposals.

12. PROPOSAL SECURITY.

(a) Each Proposal must be accompanied by appropriate security (the "Proposal Security") made payable to the Owner in an amount of five percent (5%) of Offeror's maximum estimated price and in the form of a proposal bond (on form attached, if a form is prescribed) issued by a surety company licensed in Georgia with an "A" minimum rating of performance. In lieu of said proposal bond, the Owner will accept a cashier's check, certified check, or cash in an amount determined in accordance with the preceding sentence, payable to and for the protection of the Owner. Any Proposal submitted without said proposal bond (or an approved alternate) shall be ineligible for consideration and shall be returned to Offeror.

(b) Offerors will be required to honor their Proposals for a minimum of sixty (60) days following opening of such Proposals; provided that any Offeror that is determined by the Owner to be unlikely of being selected for award of the contract opportunity shall be released from its Proposal as soon as practicable; and the security deposited by such unsuccessful Offerors will be returned no later than sixty (60) days following opening of the Proposals, without interest or profit of any kind.

(c) If this proposal is accepted within sixty (60) days after the date set for the opening of sealed proposals and the undersigned fails to execute the contract within ten (10) days after written notice of such acceptance or if he fails to furnish both Performance and Payment Bonds from the undersigned, the obligation of the Proposal Security will remain in full force and effect and the money payable thereon shall be paid into the funds of the Owner as liquidated damages for such failure; otherwise, obligation of the bond will be null and void.

13. MODIFICATION AND WITHDRAWAL OF PROPOSALS.

- (a) Proposals may be modified or withdrawn by an appropriate document duly executed (in the manner that a Proposal must be executed) and delivered to the place where Proposals are to be submitted at any time prior to the opening of proposals.
- (b) Once Proposals have been opened, Proposals may only be withdrawn for appreciable error in accordance with (and as limited by) O.C.G.A. § 36-91-52, and only upon duly signed, written notice actually received by the Owner prior to award of the contract and not later than 48 hours after the opening of the Proposals, excluding Saturdays, Sundays, and legal holidays. Thereafter, that Offeror will be disqualified from further consideration.

14. OPENING OF PROPOSALS.

Sealed Proposals will be examined following the time required for receipt of such Proposals at the offices of the Board located at 112 N. Main Street, Hinesville, Georgia 31313. All sealed proposals shall be reviewed so as to avoid disclosure of contents to competing Offerors.

15. STATEMENT OF QUALIFICATIONS

A Statement of Qualifications shall be included and made a part of the Proposal, **and shall be formatted as provided in Section 6 above and the other provisions of this RFP.** The content of said Statement of Qualifications **must be categorized and numbered as outlined below,** and responsive to all requested information:

A. **Description and Resources of the Firm.**

1. **Basic Company Information.** Provide company contact information, including e-mail address, and company website (if available). Identify the location of the office from which services will be managed, and this office's proximity to the Project Site. Provide form of ownership, including state of residency or incorporation, and number of years in business. Identify whether the firm is a sole proprietorship, partnership, corporation, limited liability corporation (LLC), joint venture, or other legal organizational structure.
2. **Statement of Interest and Introduction.** Provide a letter, on letterhead, not exceeding one (1) page, which serves as a statement of interest and introduction to the proposal.
3. **Firm History.** Describe the history and growth of the firm. Provide general information about the firm's history, including the disciplines and numbers and classifications of employees, and locations and staffing of offices.
4. **Litigation History.** Has the firm been involved in any litigation in the past ten (10) years with clients where the firm was found responsible or paid settlement charges? List any active or pending litigation and explain its nature and current status. List any active claims against your firm or against clients where your firm is named.
5. **Involuntary Terminations.** Provide information as to whether or not the firm, or a member thereof, has ever been involuntarily removed from a contract or failed to complete a contract as assigned.
6. **Confirming Statement.** The Offeror will issue the following statement asserting that the firm meets the minimum qualifications required to properly and adequately provide the services contemplated hereby (supporting information is requested further into the process).

B. **Experience and Qualifications**

1. Provide information on the firm's experience providing services for projects and clients of similar size, function, and complexity.

2. Describe **three (3) projects**, in order of most relevant to least relevant, which demonstrate the firm's capabilities to perform the scope at hand. For each project, the following information shall be provided:

a.	Owner's and user's names, location, and dates of the project.
b.	Description of services provided.
c.	Information on successes achieved by your firm.
d.	Respective owner's and user's stated satisfaction in service from your firm. Provide any client-written letters of reference/recommendation about the firm's performance.
e.	Owner's and user's contact information (current address and phone number).

C. Statement of Suitability.

1. Provide any information that may serve to differentiate the firm from other firms in suitability for the services contemplated in this RFP. Include all unique qualifications the firm feels are especially relevant to the Project.
2. Provide statement of your firm's ability to deliver the Project within the completion dates specified in this RFP with the least risk of delay or dispute.
3. Provide information on any special, relevant, innovative, or unique qualifications for the scope of services requested.
4. Provide information on any management techniques or methodologies offered by the firm that may be particularly suitable for the required services.

16. EVALUATION AND AWARD OF CONTRACT. The owner shall evaluate Proposals in order to obtain the most advantageous Proposal from said responsive and responsible offers. The Owner will award the contract in accordance with this procedure.

(a) Rating of Evaluations

Following the opening of the sealed Proposals, The Owner will evaluate all Proposals. In making such evaluation, the maximum points which the Owner may assign to the evaluation criteria shall be as follows:

- (I) Description and Resources of Firm (up to **20 points**)
- (II) Experience and Qualifications of Firm and Team (up to **25 points**)
- (III) Approach to Assessment (up to **25 points**)
- (IV) Project Schedule (up to **15 points**)
- (V) Project Cost (up to **15 points**)

- (b)** Evaluation of the Proposals described in the preceding paragraph will be undertaken by the Owner through a selection panel consisting of

representatives of the Owner. As soon as consideration and confirmation (in writing) is made which Proposal is the most advantageous to the Owner (in its sole judgment), and, subject to its right to reject any such Proposal, the Owner will award the Proposal to such Offeror, subject to the execution and delivery by the Owner of the Project Contract.

- (c) Owner may conduct such investigations as Owner deems necessary to assist in the evaluation of any Proposal and to establish the responsibility, qualifications, and financial ability of Offerors, proposed subcontractors, suppliers, and other persons and organizations to perform and furnish the services contemplated by this RFP.
- (d) The submission of Proposals hereunder shall invest the Offeror with no interest, right, or claim of any kind with respect to the contract to be awarded. Furthermore, the Owner reserves the right to reject all Proposals in its absolute discretion for any reason whatsoever, with or without cause, and thereafter re-advertise the contract opportunity.
- (e) The Owner, in its absolute judgment, reserves the right to waive any technicality, noncompliance, or informality in evaluating Proposals or otherwise in administering the RFP process.

17. OWNER NOT BOUND.

This RFP is not an offer to contract or a solicitation of bids, and any Proposal submitted in response hereto, regardless of whether the Proposal is determined to be the most advantageous Proposal (or is in fact awarded), is not binding upon the Owner, and does not obligate the Owner to procure or contract for any services. Neither the Owner nor any Successful Offeror will be bound unless and until all Proposal Documents required by the Owner are negotiated and fully approved and accepted by the Owner and the Successful Offeror, as evidenced by said parties' signature and delivery of the Proposal Documents.

18. SIGNING THE PROPOSAL DOCUMENTS.

When the Owner gives a conditional notice of award to the Successful Offeror, it will be accompanied by the required number of unsigned counterparts of the Proposal Documents required by the Owner in connection with the Project. Unless otherwise extended by the Owner, the Contractor shall, within fifteen (15) calendar days from the receipt of such documents, sign and deliver the same to the Owner.

19. CONTRACT SECURITY/BONDING

When the Successful Offeror delivers an executed contract to the Owner, it must be accompanied by appropriate payment and performance bonds approved by the owner. These bonds, equal to one hundred percent (100%) of the contract sum, shall be issued by a surety company licensed in Georgia with an "A" minimum rating of performance. In

lieu of said bonds, the owner may accept a cashier's check, certified check, letter of credit, or cash made payable to the owner in an amount equal to one hundred percent (100%) of the contract sum.

20. LAWS AND REGULATIONS.

The Successful Offeror and its subcontractors shall comply with local, State and Federal regulations, rules, orders, and laws applicable to the Project.

21. CONTRACTOR'S AND SUBCONTRACTOR'S INSURANCE.

The Successful Offeror shall not commence work under the Proposal Documents until it has obtained all the insurance required by said Proposal Documents.

22. CONFLICT.

Any conflict between the public notice advertising this RFP and the Proposal Documents made available to Offerors following such advertisement shall be controlled by the latter.

23. COSTS INCURRED BY OFFERER.

All costs incurred by Offeror in connection the Proposal, of whatever amount and nature, direct or indirect, shall be borne exclusively and completely by Offeror, and neither the Owner nor the Agency shall have absolutely no liability or obligation of any kind for such costs. **All Proposals upon receipt by the Owner shall become the property of the Owner.**

24. PUBLIC RECORDS.

Subject to O.C.G.A. 36-91-21(c)(2), Offerors are advised that the contents of any Proposal and all documents and information submitted in connection therewith may be subject to disclosure as required by The Georgia Open Records Act and any and all other applicable laws, and the Offeror does hereby release and forever discharge the Owner and the Agency, and its members, officers, employees, representatives, and agents from any damage, suit, costs, or other liabilities of whatever kind arising from such disclosure. Without limiting the foregoing, Offerors are specifically advised that labeling information provided in Proposals "proprietary" or "confidential", or any other designation of restricted use, will not protect the information from public view.

25. SUBJECT TO PROVISIONS OF ACT.

This RFP is made expressly subject to, and is qualified in its entirety by, all applicable provisions of the Georgia Local Government Public Works Construction Law, O.C.G.A. § 36-91-1 et seq. (the "Act"). To the extent any portion of this RFP directly conflicts with the provisions of the Act, this RFP shall be deemed modified so as to comply with said Act.

Exhibit A



Liberty County Board of
Commissioners 112 N. Main Street
Hinesville, Georgia 31313
Tele: (912) 876-2164

PROPOSAL FORM
Liberty County Jail Building
Assessment
Hinesville, Georgia

MANDATORY PROPOSAL FORM: This form must be submitted and returned to the County at its offices located at 112 North Main Street, Courthouse Annex, Room 2200, Hinesville, Liberty County, Georgia 31313, prior to the Submission Deadline (i.e. July 30, 2026 at 2 pm, unless changed by Addendum), and must be accompanied by the following documents;

- (a) The Request for Proposals, and any and all other forms, documents, materials, and other information (e.g. State of Qualifications pursuant to Sec. 16, listing of subcontractors pursuant to Sec. 12, etc.) required to be made a part of this Proposal, as indicated herein or in the Proposal Documents.

The above materials must be submitted in the manner provided in the Proposal Documents. If this form is not fully and accurately completed and submitted to the County, together with the other documents listed above, as required in the Proposal Documents, the County may (in its sole and absolute discretion) reject the Proposal.

SECTION I-Terms of Proposal

This Proposal is submitted in accordance with the Proposal Documents and made subject to the following:

- (a) The undersigned Offeror agrees, if this Proposal is accepted, to enter into with the County such contract(s) and warranties collectively as is necessary or appropriate for the subject Project in the form included in the Proposal Documents (or if not included, in such form as may be reasonably prescribed by the County) and to fully perform and observe the obligations and terms on its part to be performed therein. Said Agreement shall be executed by Offeror in the manner indicated therein and returned to the County within three (3) business days from Offeror's notification of acceptance of the Proposal. Failure to execute the Agreement in the time prescribed may result in the disqualification of the Offeror.
- (b) Offeror accepts all of the terms and conditions set forth in the Proposal Documents. This Proposal will remain subject to acceptance for sixty (60) days following the Submission Deadline, or for such longer period of time that the Offeror may agree to in writing upon request of the County.
- (c) In submitting this Proposal, Offeror represents, as may be more fully set forth in the Proposal Documents, that:

- (1) Offeror has read, examined, and carefully reviewed the Proposal Documents and any and all other materials made available by the County in connection with this Proposal and the Project, and fully understands the same and freely and voluntarily submits this Proposal pursuant to the terms contained in the Proposal Documents.
- (2) Offeror further acknowledges receipt of any and all Addenda issued by the County in connection with this Proposal and the Project.
- (3) Offeror has visited the Project Site and become familiar with its condition and has had an opportunity to conduct any additional or supplementary examinations and investigations deemed necessary or appropriate by Offeror in connection with this Proposal.
- (4) This Proposal is genuine and not made in the interest of or on behalf of any undisclosed person, firm or corporation. Offeror has not, directly or indirectly,
 - (i) induced or solicited any other Offeror to submit a false or sham Proposal;
 - (ii) solicited or induced any Person to refrain from submitting a Proposal; or
 - (iii) sought by collusion to obtain for itself any advantage over any other Offeror or over the County.
- (5) If the Offeror is not a natural person, that it has the full and complete right, power, and authority to submit this Proposal and perform the terms of the Agreement (if accepted by the County), and the same has been duly and validly authorized by all necessary action on the part of the Offeror, and no additional authorization, consent or permit is required.
- (6) If the Offeror is not a natural person, the individual or individuals signing this Proposal on behalf of the Offeror has or have the right, legal power, and actual authority to bind the Offeror to the terms and conditions of this Proposal.

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SECTION II - Proposal Amount

Subject to the foregoing and the terms contained in the Proposal Documents, the Offeror does hereby submit a guaranteed total cost proposal for acquisition of furniture for Liberty County EMS in the following amount (the "Proposal Amount"):

----- (\$ _____)
(use words) (figures)

PROPOSERS MUST ALSO ENTER COST PER ITEM ON EXHIBIT G

Unless otherwise provided herein, all capitalized terms used in this Proposal shall have the meaning ascribed in the Proposal Documents.

DATE: _____, 2026.

Undersigned agrees to guarantee delivery and installation of the material within
_____ *calendar days from date of executed order from owner.

(*) Contractor fill in proposed number of calendar days.

OFFEROR:

If an individual(s):

Name(s): _____

Signature(s): _____

If a legal entity not an individual(s):

Name: _____,
A limited liability company/corporation/other

By: _____
(Signature)

Name/Title: _____

Offeror's Address: _____

Offeror's Tele/ _____

Offeror's Email: _____

Exhibit B



Project: Liberty County Jail Building Assessment

AUTHORIZATION TO INVESTIGATE

The undersigned Offeror consents to and authorizes the full investigation by the Liberty County Board of Commissioners, Liberty County, Georgia, or its related departments and agencies, of the information given in connection with the proposal submitted by the undersigned in connection with the above referenced project, and consents to representatives and agents of said Liberty County Board of Commissioners contacting the named references, named financial institutions, and such other persons and entities as may be needed to confirm such information or evaluate the merits of the subject proposal, and waives any right the undersigned may have for such information to remain confidential. The furnishing of false or misleading information or the intentional withholding of material facts (as determined by the Liberty County Board of Commissioners in their sole discretion), shall be a reason for rejection of any proposal submitted by the undersigned in connection with the Project and may further subject the undersigned to forfeiture of any proposal security and additional civil liability and/or criminal prosecution.

Date: _____

Offeror: _____
(Print Name)

Authorized Signature: _____

Exhibit C



Project: Liberty County Jail Building Assessment

STATEMENT PURSUANT TO O.C.G.A. § 36-91-21(d)

The undersigned Offeror affirms that it has not prevented or endeavored to prevent any other person or entity from submitting a competing sealed proposal by any whatsoever, or otherwise caused or induced another to withdraw a proposal from consideration. The below Offeror further affirms and covenants that it will make an oath confirming the foregoing (as required by O.C.G.A. § 36-91-21(e) prior to commencing any work, should it be awarded the contract which is the subject of the above referenced proposal.

Date: _____

Offeror: _____
(Print Name)

Authorized Signature: _____

Exhibit D

Liberty County Jail Building Assessment

Contractor: _____

E-Verify Number: _____

CONTRACTOR AFFIDAVIT AND AGREEMENT

By executing this affidavit, the undersigned contractor verifies its compliance with O.C.G.A. § 13-10-91, stating affirmatively that the individual, firm, or corporation which is contracting with Liberty County has registered with and is participating in a federal work authorization program [Employment Eligibility Verification (EEV)/Basic Pilot Program, operated by the U.S. Citizens and Immigration Services Bureau of the U. S. Department of Homeland Security, in conjunction with the Social Security Administration (SSA)] in accordance with the applicability provisions and deadlines established in O.C.G.A. § 13-10-91.

The undersigned further agrees that, should it employ or contract with any subcontractor(s) in connection with the physical performance of services pursuant to its contract with Liberty County, the contractor will secure from such subcontractor(s) similar verification of compliance with O.C.G.A. § 13-10-91 on the Subcontractor Affidavit provided in Rule 300-10-01-.08 or a substantially similar form provided by Liberty County. Contractor further agrees to maintain records of such compliance and provide a copy of each such verification to Liberty County at the time the subcontractor(s) is retained to perform such service.

Contractor Name

BY: Authorized Officer or Agent

Date:

Title of Authorized Officer of Agent

Printed Name of Authorized Officer of Agent

SUBSCRIBED AND SWORN BEFORE ME
ON THIS THE ____ DAY OF _____, 20 ____.

Notary Public

Exhibit E

Liberty County Jail Building Assessment

AFFIDAVIT OF CERTIFICATION

*This form must be signed and notarized for **each proposer** of which local status is claimed*

_____ (full name printed), swear or affirm under penalty of law that I am _____ (title) of applicant firm _____ (firm name) and that I **have read and understood all of the requirements** set forth in the requirements for local preference contracting and hereby certify that **I/we are eligible** to receive local preference points as set forth in said requirements. I further understand that should this declaration be determined to be false, that I/we shall be deemed to be "non-responsive" and shall not be considered for award of the applicable contract.

Executed on _____ (date)

Signature _____
Owner

Notary Public

_____ my commission expires _____

******Please note: Execution of this certificate if not fully qualified to do so shall be grounds for automatic rejection of the proposal. (see Appendix A- Local Vendor Preference Policy) ******

Exhibit F

Liberty County Jail Building Assessment

Scoring Analysis

Liberty County Jail Building Assessment

- I. Description and resources of firm (20 points) _____
- II. Experience & qualifications (25 points) _____
- III. Approach to Assessment (25 points) _____
- IV. Project Schedule (15 points) _____
- V. Project Cost (15 points) _____

Total score _____

APPENDIX A

Local Vendor Preference Policy

Local preference in contracting.

(a) Local Preference. Except as otherwise required by applicable state or federal law, in the contracting for goods and services of all kinds and descriptions, when such goods and/or services are to be obtained, whether through an invitation for bids or a request for competitive sealed proposals, local preference shall be given to:

- (1) Businesses have a business location within the geographic boundaries of Liberty County; and
- (2) Businesses where at least 51 percent of the owners of the business are residents of Liberty County, but the business is located outside of Liberty County; and
- (3) Businesses where at least 51 percent of the employees of the business are residents of Liberty County, but the business is located outside of Liberty County.

(b) Definitions. For purposes of this section:

- (1) The term "business location" means that the business has a staffed, fixed, physical, place of business located within Liberty County and has had the same for at least one year prior to the date of the business' submission of its proposal or bid, as applicable and has had held a valid business license from Liberty County for the business at a fixed, physical, place of business, for at least one year prior to the date of the business' submission of its proposal or bid, as applicable.
- (2) The term "local business" shall mean a business described in subsection (1), (2), or (3) of section (a) above.
- (3) The term "residents of Liberty County" means people whose residence is *within* the geographic boundaries of Liberty County; and
- (4) The residence of any person shall be such person's present, permanent home where that individual intends to stay indefinitely and to which that individual returns following periods of temporary absence.

(c) Proposal Method. Whenever goods or services of any kind or description are to be obtained through the solicitation of competitive sealed proposals, local preference shall be included as an evaluation criteria to be considered by the vendor selection committee. In this regard, ten (10%) percent of the total points available to each offeror shall be awarded on the basis of whether the offeror is a local business. Offerors who are a local business shall be entitled to and shall receive the local preference points provided for in this section. The foregoing shall only apply to proposals which are expressly and specifically governed by the Georgia Local Government Public Works Construction Law,

O.C.G.A. §§ 36-91-1 et seq., or other applicable state or federal law, and shall not apply to Exempt Procurement Opportunities (as defined below).

(d) Bid Method. Whenever goods or services of any kind or description are to be obtained through an invitation for bids, for the purpose of making an award to the lowest responsible bidder where two or more bidders have submitted the

lowest bid with each of said bids being otherwise equal with respect to cost, but only one such bidder is a local business, then the recommendation for award shall be in favor of the bidder who is a local business. The foregoing shall only apply to bids which are expressly and specifically governed by O.C.G.A. §§ 32-4-42 et seq. or the Georgia Local Government Public Works Construction Law, O.C.G.A. §§ 36-91-1 et seq., or other applicable state or federal law, and shall not apply to Exempt Procurement Opportunities (as defined below).

(e) Exempt Procurement Opportunities. With respect to the procurement of goods or services which are not specifically and expressly governed by O.C.G.A. §§ 32-4-42 et seq. or the Georgia Local Government Public Works Construction Law, O.C.G.A. §§ 36-91-1 et seq., or other applicable state or federal law (collectively, "Exempt Procurement Opportunities"), Liberty County shall be free to contract with such contractors and vendors as it determines appropriate in accordance with applicable local ordinances, policies, and practices.

(f) Subject to State and Federal Law. Nothing herein shall be interpreted to mean that Liberty County is relieved from observing and complying with applicable state and federal laws, including, without limitation, O.C.G.A. §§ 32-4-42 et seq. and the Georgia Local Government Public Works Construction Law, O.C.G.A. §§ 36-91-1 et seq.. In the event of a direct conflict between any such applicable state and/or federal laws and the provisions of this policy, said state and/or federal laws shall in all instances govern. Additionally, this policy shall not restrict or limit the right of Liberty County to award contracts for goods and services in accordance its local ordinances, policies, and practices (as Liberty County determines appropriate) to the extent that the same are not subject to the provisions of said state and federal laws.

(g) Partnership; Joint Venture. Whenever a proposal or bid is submitted by a partnership, or joint venture, the local preference provided for in this section shall be awarded if a local business is a signatory to the partnership or joint venture agreement and has at least a fifty-one (51%) percent ownership interest (or its equivalent), as determined by the vendor selection committee, in the offeror or bidder. No local preference shall be given on the basis of the business location, the percentage of owners of the business whom are residents of Liberty County, or the percentage of employees of the business whom are residents of Liberty County of any affiliated business, subcontractor, or consultant.

(h) Certification. Each business seeking local preference points hereunder shall certify under oath that it is eligible to receive the local preference points as set forth above as a part of the submission of its proposal or bid to Liberty County and, in the event the affidavit or other declaration under oath is determined to be false, such business shall be deemed "non-responsive" and shall not be considered for award of the applicable contract.