



DeKalb County Government

Manuel J. Maloof Center
1300 Commerce Drive
Decatur, Georgia 30030

Agenda Item

File ID: 2025-1569

Substitute

12/9/2025

Purchasing Type: Change Order (CO)

Public Hearing: YES NO

Department: Purchasing & Contracting

AGENDA ITEM:

Commission District(s): ALL

CO - Change Order No. 1 to Contract 2000011 Pool Renovations at NH Scott Park (Multiyear): for use by the Department of Recreation, Parks, and Cultural Affairs (RPCA). This contract consists of the renovation of the pool, pool site, and all things necessary to complete the renovation. This request seeks to increase the contract term through April 30, 2026. Awarded to Summit Properties and Development Co., LLC. CONTRACT TERM INCREASE ONLY.

Information Contact: Michelle Butler, CPPO, Chief Procurement Officer

Phone Number: (404) 687-3581

PURPOSE:

Awarded by the BOC on August 8, 2024, for an amount not to exceed \$3,662,368.81. This contract consists of providing demolition of the existing pool; slab and all associated buildings and structures; regrading of the site per the permitted construction documents; installation of a new pool deck; installation of a new pool and accessory structures; minor rework of the sidewalk and parking lot; coordination of building installation of the previously purchased accessory buildings to include preparation of building pads for each building; any required site grading and removal/replacement of fill materials; soil disposal, if required; required site surveys and staking; supply and installation of all required utilities which may include plumbing, electric, gas, etc. as required; installation of a site electric transformer, service meter, and meter base; supply and install any required electrical junction boxes and electrical controls including lighting, pool equipment, irrigation, etc. This request seeks to increase the contract term through April 30, 2026, to allow for the redesign and reconstruction of the ADA-accessible ramp from the parking area to the bathhouse entrance, as well as the installation of a trench drain between the bathhouse and the pool to mitigate water ponding issues. Extending the contract will allow for the completion of a critical recreational asset, ensuring the County maximizes its investment in community infrastructure and continues to provide safe, high-quality amenities for residents.

This substitute is provided to correct the supporting User Department change order request form.

RECOMMENDATION:

Recommend approval of Change Order No. 1 with:

Summit Properties and Development Co., LLC, 6445 Citation Drive, Suite G, Clarkston, MI 48346



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and authorize the Chief Executive Officer to execute the change order and all associated documents.

ADDITIONAL INFORMATION:

- | | |
|------------------------------|-------------------|
| 1. LSBE Participation: | N/A |
| 2. Contract Effective Date: | August 8, 2024 |
| 3. Contract Expiration Date: | December 31, 2025 |
| 4. Amount Spent To Date: | \$1,228,766.44 |
| 5. Funding: | CIP (RPCA) |



**DeKalb County
Department of Purchasing and Contracting
Change Order Request Form**

| | |
|---|--|
| User Department: Recreation, Parks, and Cultural Affairs | From: Purchasing and Contracting |
| ITB No. 24-101650 | Title: Pool Renovation at NH Scott Park |
| Effective Date: August 13, 2024 | Expiration Date: December 31, 2025 |
| Contract APPROVED Amount: \$3,662,368.81 | Number of Change Orders to Date: 0 |

| Contractor(s) | Contract No. | Agrees to Extend |
|---|--------------|------------------|
| Summit Properties and Development Co. LLC | 2000011 | Yes |
| | | |
| | | |
| | | |

User Department Recommendation: Renew Bid Increase Decrease

Funding for Renewal Term: **\$0 (extension only)**
 (Unused funds do not roll over to the next term. Provide the amount of funding necessary for the renewal term.)

Funding: General Enterprise 3 Digit Fund Code _____ SPLOST Category _____
 CIP Line Item No. (if applicable): X _____

Justification:

RPCA recommends to extend contract 2000011 with Summit Properties and Development till April 30th, 2026 for two reasons:

1. Re-working of the ADA ramp from the parking lot to the entry of the bathhouse
2. Addition of a trench drain between the bathhouse and pool edge to avoid ponding of water

Chuck D. Ellis

Department Director Signature

10/22/2025

Date

For Use by Purchasing and Contracting:

Approve

Deny

Additional Comments:

Willie Moon
Digitally signed by Willie Moon
 Date: 2025.10.30 20:21:50 -04'00'

Purchasing and Contracting Signature

10/30/2025

Date

