



**Goodwyn Mills Cawood**

6120 Powers Ferry Road NW  
Suite 200  
Atlanta, GA 30339

T (770) 952-2481  
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[www.gmcnetwork.com](http://www.gmcnetwork.com)

## PERROW PARK – ADDENDUM #1 SUMMARY

Project Name: Perrow Park  
GMC Project Number: LATL240013  
Addendum Date: June 12, 2025

### Index and Summary of Changes:

- **Pre-Bid Sign-In Sheet**
- **Bid Questions and Responses**
- **C-003**
  - o Existing shrubs along South Main Street shown as removed by City of Jasper
  - o Existing concrete and asphalt drives along East Spring Street shown as being removed by City of Jasper
- **C-100**
  - o Yield Sign at first entrance on East Spring Street called out
  - o Stop bar, stop sign, and double yellow striping added per GDOT
  - o Sight distance certification added per GDOT
- **C-300**
  - o Septic field layout modified
- **L1.01**
  - o Correct label reference to lighted bollard along southwest edge of event lawn
- **L3.02**
  - o New sheet to include the extents of design-build irrigation areas

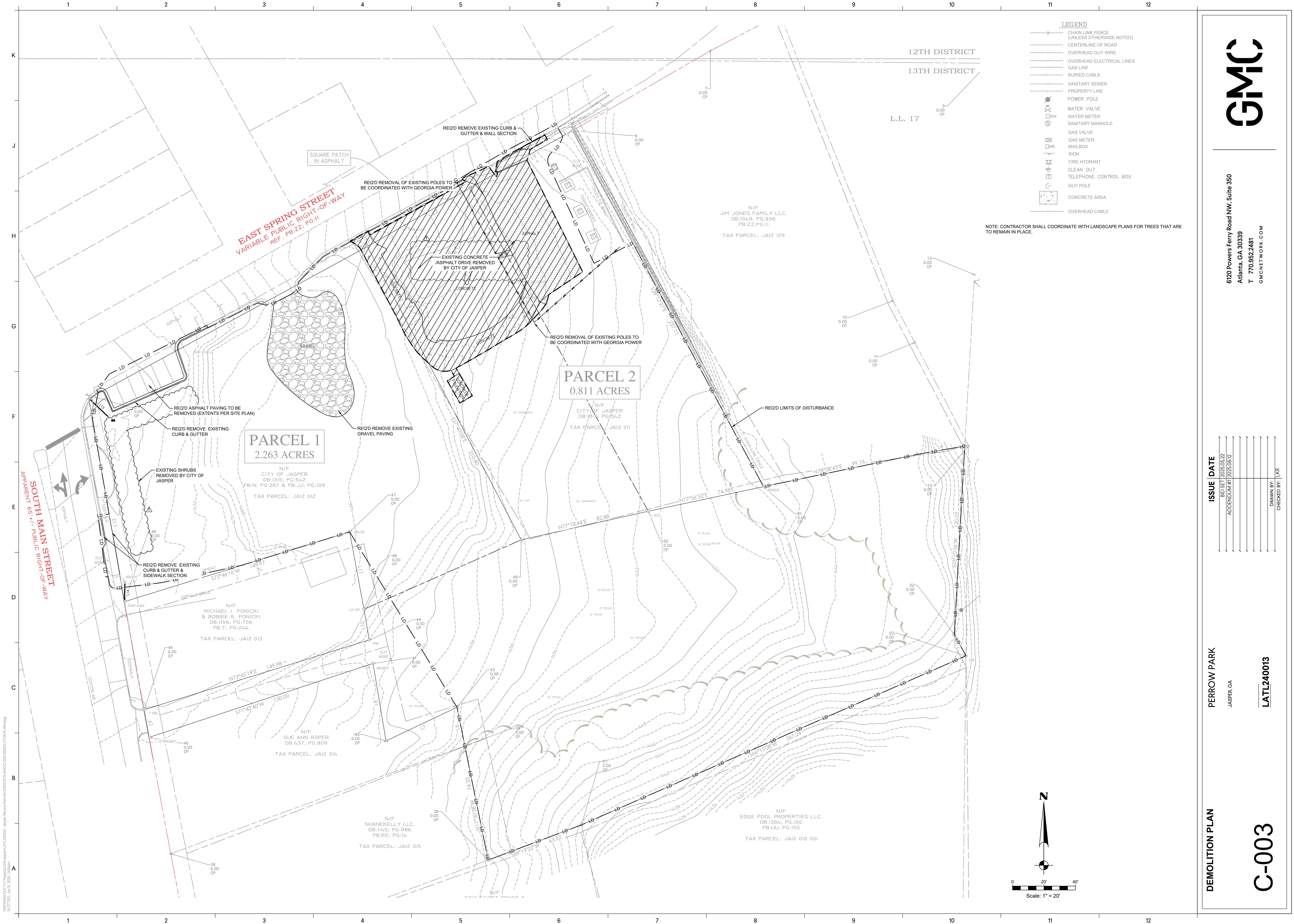
**Note:** Please include Matt Mitchell ([matt.mitchell@gmcnetwork.com](mailto:matt.mitchell@gmcnetwork.com)) on all future correspondence.

NO.	Asker	Question	ADD #	Response
1	PSI	Alternate #1 calls for stick built bathroom and green room in lieu of prefab. Will construction details be provided for the stick built alternates?	1	No; the stick-built alternate is design-build. A price for the alternate is not required. However, the stick build alternatives may be considered (and vetted) prior to award.
2	TS	Are there any irrigation requirements/plans for this project?	1	The irrigation system will be design-build. We will release an "Extents of Irrigation" sheet with Addendum #1.
3	MC	Can you provide a CAD file?	1	Yes; upon signing the electronic file transfer agreement, GMC will provide the version of CAD file requested.
4	MC	Is this a classified or unclassified bid? If classified will there be a unit price sheet provided for unsuitable material?	1	Excavation will be classified. No unit price sheet will be provided.
5	MC	Does the site balance? If not, can we adjust to make it balance to prevent export/import?	1	Yes, the site balances per the earthwork quantities. Any additional topsoil can be spread across disturbed areas.
6	MC	There is mention of providing unit prices in bid documents but there is no unit price schedule included. Can you confirm this is a lump sum contract?	1	Confirmed, this is a lump sum contract.
7	MC	There is a lighted bollard detail but can't find where they are on site plans.	1	The lighted bollards are located along the southwest edge of the event lawn, found on L1.01. However, the bollards are mislabeled. This will be addressed in Addendum #1.
8	TS	What type of mulch is being requested for the planting areas?	1	See the Exterior Landscape specifications for language on pinestraw mulch.

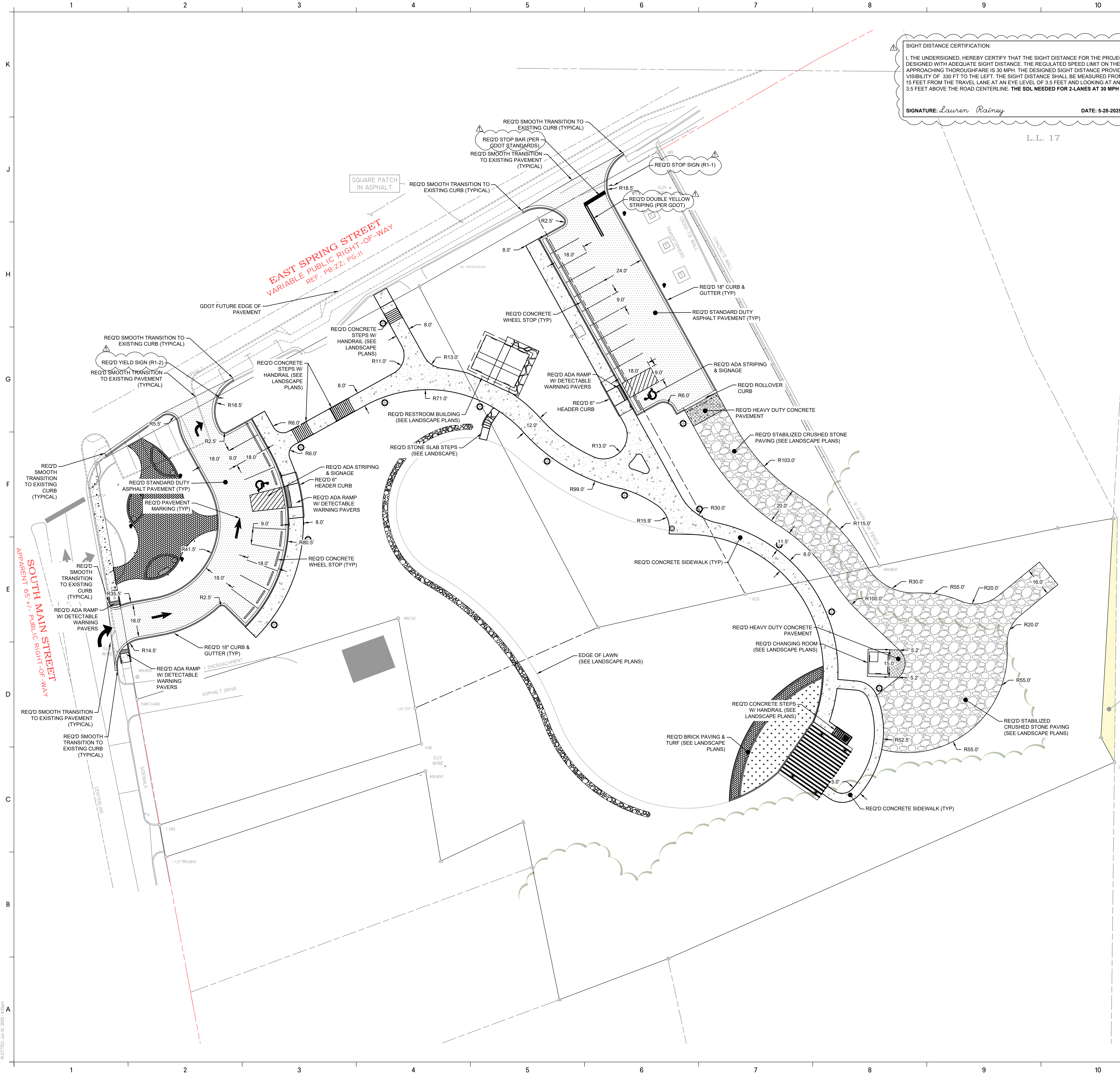
# Pre-Bid Sign In Sheet

Name	Company	Phone	Email Address
Robert Wilkinson	Hogan Construction Group	(609)742-7248	<a href="mailto:bwilkinson@hoganconstructiongroup.com">bwilkinson@hoganconstructiongroup.com</a>
Alan Beckley	S.H. Creel	(404)661-1106	<a href="mailto:arbeckley48@gmail.com">arbeckley48@gmail.com</a>
Sarah Phillips	Place Services, Inc.	(678)527-4613	<a href="mailto:sarah.phillips@psi.works">sarah.phillips@psi.works</a>
Fred Gould	Outer Elements, Inc.	(706)980-1332	<a href="mailto:fgould@outerelements.com">fgould@outerelements.com</a>
Dustin Brown	Diversified Construction of Georgia	(687)382-1381	<a href="mailto:bids@dcofgeorgia.com">bids@dcofgeorgia.com</a>
Kim Goldener	City of Jasper	(706)692-9100	<a href="mailto:kgoldener@jasper-ga.us">kgoldener@jasper-ga.us</a>
Josh Davis	City of Jasper	(706)692-9100	<a href="mailto:jdavis@jasper-ga.us">jdavis@jasper-ga.us</a>
Anthony Bradley	Hasbun	(678)740-2846	<a href="mailto:abradley@hasbunconstruction.com">abradley@hasbunconstruction.com</a>
Whitney Mathis	Triscapes	(770)752-4698	<a href="mailto:whitney@triscapes.com">whitney@triscapes.com</a>
Mike Moczarski	Magnum Contracting	(420)505-8606	<a href="mailto:mmoczarski@magnumcontracting.net">mmoczarski@magnumcontracting.net</a>
Matt Goss	Complete Site, LLC	(770)630-9880	<a href="mailto:matt@completesitega.com">matt@completesitega.com</a>
Tom Loftus	New Life Landscapes, Inc.	(678)315-9967	<a href="mailto:toml@newlifelandscapesinc.com">toml@newlifelandscapesinc.com</a>
Caleb Cook	JHC Corporation	(770)487-3258	<a href="mailto:melissa@jhccorporation.com">melissa@jhccorporation.com</a>
Christian Long	Strack, Inc.	(678)887-7721	<a href="mailto:christianl@strackinc.com">christianl@strackinc.com</a>
Danielle Kitchen	NPSG Built	(770)300-7024	<a href="mailto:dkitchen@npsgbuilt.com">dkitchen@npsgbuilt.com</a>
Jesse F. Severino	Safe Play Solutions	(404)821-0924	<a href="mailto:jesse@safeplaysolutions.com">jesse@safeplaysolutions.com</a>







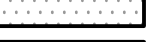















**SIGHT DISTANCE CERTIFICATION:**

I, THE UNDERSIGNED, HEREBY CERTIFY THAT THE SIGHT DISTANCE FOR THE PROJECT IS DESIGNED WITH ADEQUATE SIGHT DISTANCE. THE REGULATED SPEED LIMIT ON THE APPROACHING THOROUGHFARE IS 30 MPH. THE DESIGNED SIGHT DISTANCE PROVIDES VISIBILITY OF 500 FT TO THE LEFT. THE SIGHT DISTANCE SHALL BE MEASURED FROM 15 FEET FROM THE TRAVEL LANE AT AN EYE LEVEL OF 3.5 FEET AND LOOKING AT AN OBJECT 3.5 FEET ABOVE THE ROAD CENTERLINE. THE **SDL NEEDED FOR 2-LANES AT 30 MPH IS 200 FT.**

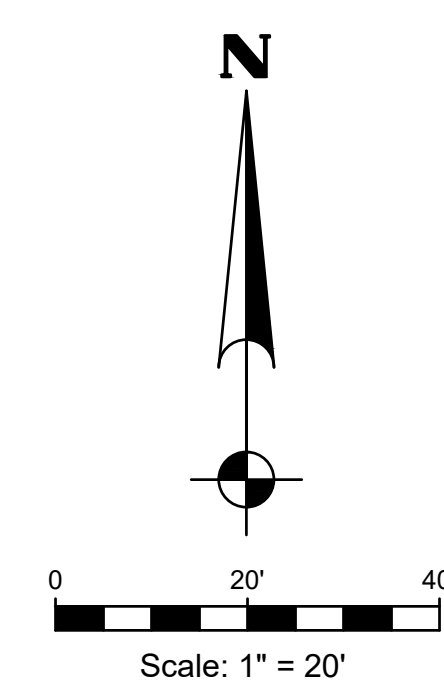
**SIGNATURE:** *Lauren Rainey* **DATE:** 5-28-2025

**LEGEND**

	EX. MAJOR CONTOUR
	EX. MINOR CONTOUR
	EX. WATER LINE
	EX. BURIED CABLE
	EX. GAS LINE
	EX. STORM SEWER LINE
	EX. STORM INLET
	EX. LIGHT POLE
	EX. POWER POLE
	EX. FIRE HYDRANT
	ASPHALT PAVEMENT
	STABILIZED CRUSHED STONE PAVEMENT
	CONCRETE SIDEWALK
	HEAVY DUTY CONCRETE PAVEMENT

## Site Data

Parcel IDs	JA12 011, JA12 012
Zoning	C2: General Commercial
Previous/Current Use	Previous Hospital/Vacant Lot
Proposed Use	Amphitheater Park Facility
Minimum Lot Area	None
Minimum Lot Frontage	None
Minimum Lot Width	None
Minimum Setbacks	Front: 20-Feet Side: 10-Feet Rear: 15-Feet
Maximum Density (unit per acre)	None
Maximum Building Height	55-Feet
Maximum Imp. Surface Area Ratio	80 %
Site Area	3.24 ac/141,134 s.f.
Building Area	846 s.f.
Paved Area	27,130 s.f.
Impervious Surface Ratio	20%
Parking Provided	21
Regular Parking	19
ADA Parking Req'd	1
ADA Parking Provided	2



**GMC**

6120 Powers Ferry Road NW, Suite 350  
Atlanta, GA 30339  
T 770.952.2481  
GMCNETWORK.COM

ISSUE	DATE
BID SET	2025.05.22
ADDENDUM #1	2025.06.12
DRAWN BY:	
CHECKED BY:	LKR



PERROW PARK

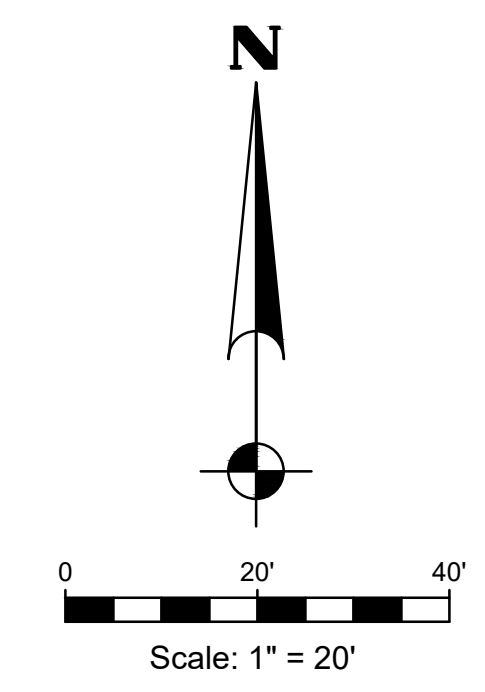
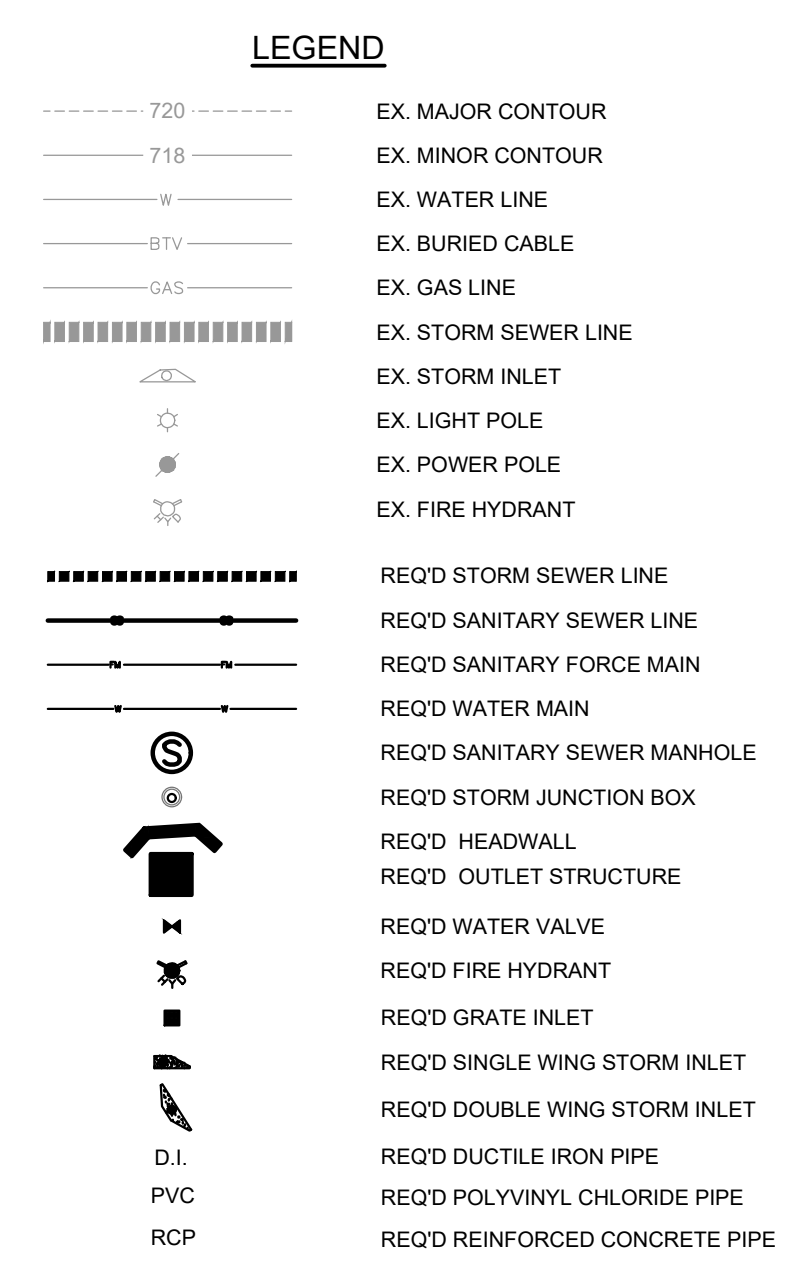
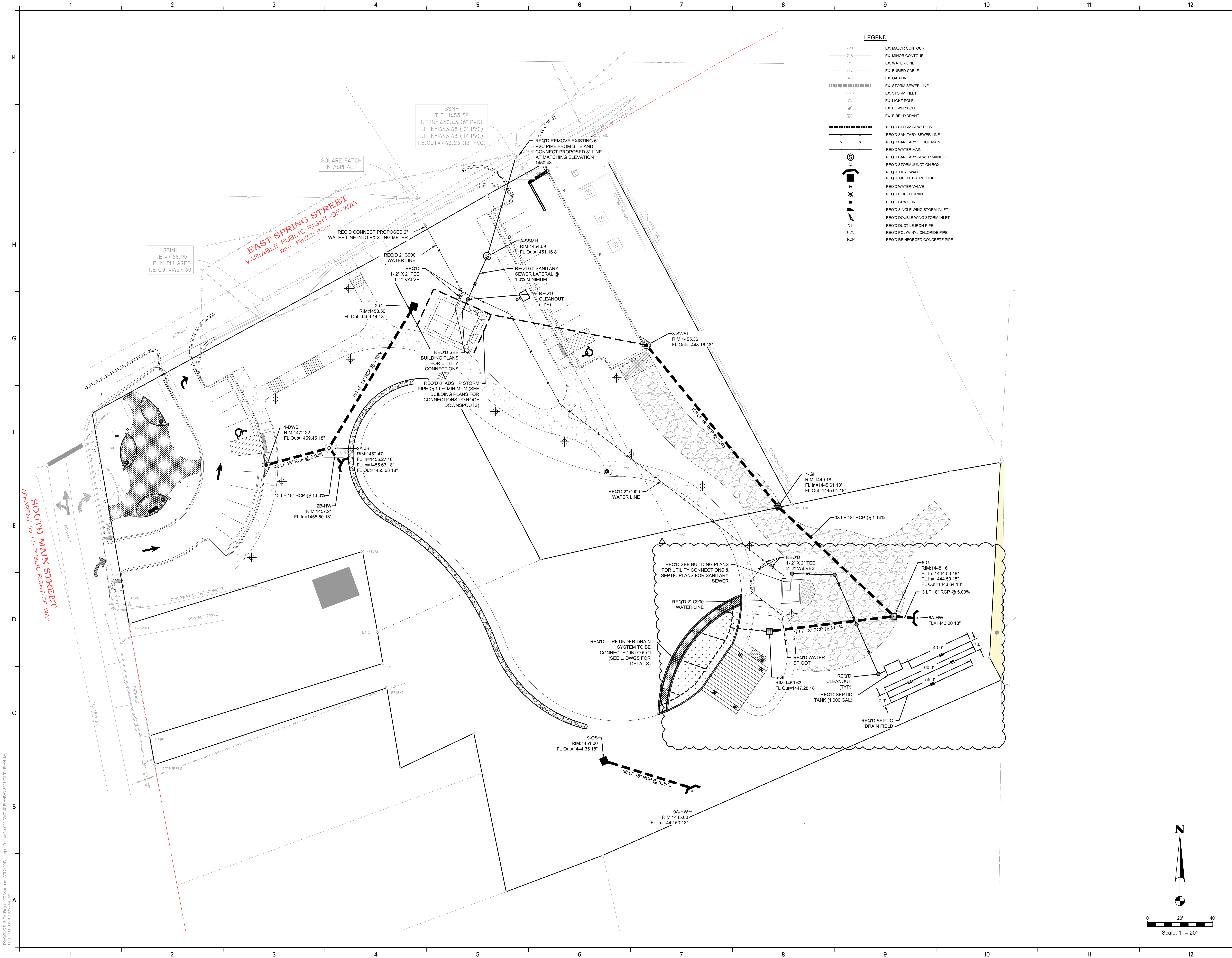
JASPER, GA

LATL240013

## SITE PLAN

C-100





## UTILITY PLAN

PERROW PARK

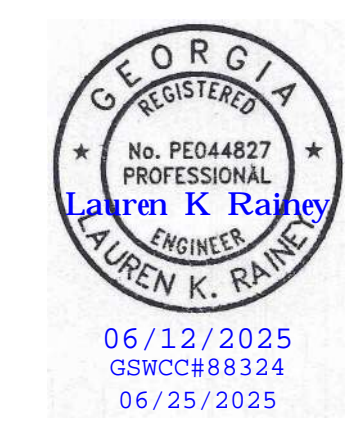
JASPER, GA

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# C-300

**ISSUE | DATE**

	BID SET	2025.05.22
	ADDENDUM #1	2025.06.12
	DRAWN BY:	



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**GMC**

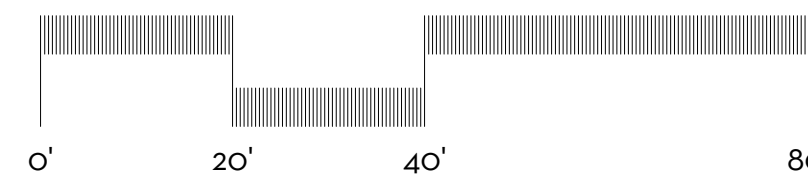






A B C D E F G H J K

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SCALE: 1 IN = 20 FT

### L3.02

	DRAWN BY:	NLH
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T 770.952.2481