

LAMAR COUNTY, MISSISSIPPI

REQUEST FOR PROPOSALS (RFP)

DESIGN BUILD SERVICES FOR REPAIR OF COUNTY OWNED BUILDINGS DAMAGED BY THE May 6, 2026 TORNADO

1. INTRODUCTION

Lamar County is soliciting sealed proposals from qualified design build companies to provide damage assessment, scope development, design, and construction services for repairs to county owned buildings damaged during the May 6, 2026 tornado event. This procurement is conducted under Miss. Code Ann. § 31 7 13.1.

2. PROJECT DESCRIPTION

The tornado event caused varying levels of damage to multiple county facilities, including but not limited to:

- [List buildings or "various county facilities"]

The selected design build company will be responsible for:

- Conducting detailed damage assessments
- Developing repair scopes and cost estimates
- Preparing construction documents as needed
- Performing all repair and reconstruction work
- Coordinating with County staff and insurance representatives
- Ensuring compliance with applicable codes and standards

3. SCOPE OF SERVICES

The design build company shall provide:

A. Assessment & Pre Construction Services

- Site inspections
- Structural and architectural evaluations
- Mechanical, electrical, and plumbing assessments
- Written repair scopes and cost estimates
- Coordination with insurance adjusters

B. Design Services

- Construction drawings (as needed)
- Specifications
- Code compliance review
- Permit coordination

C. Construction Services

- Demolition and debris removal (if required)
- Structural repairs
- Roofing, exterior, and interior repairs
- Mechanical/electrical/plumbing repairs
- Final cleanup and closeout documentation

4. PROPOSAL FORMAT

Proposals must include:

A. Qualifications

- Firm background and history
- Design build experience
- Key personnel
- Relevant project examples
- Insurance and bonding capacity

B. Technical Approach

- Assessment methodology
- Project management plan
- Schedule
- Quality control procedures

C. Price Proposal

A fixed firm price or guaranteed maximum price (GMP) for the complete project, including:

- Assessment
- Design
- Construction
- Overhead and profit

5. EVALUATION CRITERIA

Proposals will be evaluated using a best value method:

Category Weight
Qualifications & Experience 35%
Technical Approach 25%
Project Schedule 10%
Price Proposal 30%
The County may conduct interviews if necessary.

6. SUBMISSION REQUIREMENTS

- Proposals must be sealed and clearly marked: "DESIGN BUILD PROPOSAL – TORNADO REPAIRS"
 - Submit [number] hard copies.
 - Deliver to: Lamar County
- Deadline: 9:00 a.m. on August 3, 2026.
Late proposals will not be accepted.

7. CONTRACT TERMS

- Contract type: Fixed Firm Price or Guaranteed Maximum Price
- Payment source: Insurance proceeds
- Performance and payment bonds required
- Liquidated damages may apply
- County reserves the right to reject any or all proposals
- County reserves the right to award proposal to best fit company as it sees appropriate.

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