



Cobb County Department of Transportation

Chattahoochee River Trail, Phase II

PI No. 0019617

Cobb DOT Project No. B2432

September 24, 2026

Disclaimer

During this industry forum, Cobb DOT will provide information about the project's delivery goals, anticipated scope, anticipated Design-Build procurement process, and potential risks. Any information provided by Cobb DOT shall be considered as informational only and is subject to change.

Registered Plan Holders

- [BidExpress.com](https://www.bidexpress.com)

Design-Build Overview

- Design-Build
 - Combines preconstruction-related services with construction services into one contract.
 - Allows the contractor to participate in the project's design in an effort to improve communications, expedite project delivery, and reduce costs.
- Governed by:
 - 23 Code of Federal Regulations (CFR) Part 636
 - Georgia Code Section 32-2-81 (Enacted 2004)
 - GDOT Board Rules, Chapter 672-18 (Adopted 2006 and 2013)



Project Location Map



Project Justification Statement

The Chattahoochee River Trail was included in the 2018 Cobb County Greenways & Trails Master Plan as a priority project and detailed in the Chattahoochee RiverLands Greenway Study, a regional river corridor plan for the 100-mile Chattahoochee River corridor. One task of this study was to develop a pilot project conceptual plan for a multi-use path on Cobb County-owned property between SR 139/Mableton Parkway and SR 8/US 278/Veterans Memorial Highway. The conceptual plan was adopted by the Cobb County Board of Commissioners on June 23, 2020 and provides unprecedented access to the portion of the Chattahoochee River south of I-285, giving people the opportunity to see, interact with, and experience nature in a new and unique way, while also serving as a model for implementation of future RiverLand segments.

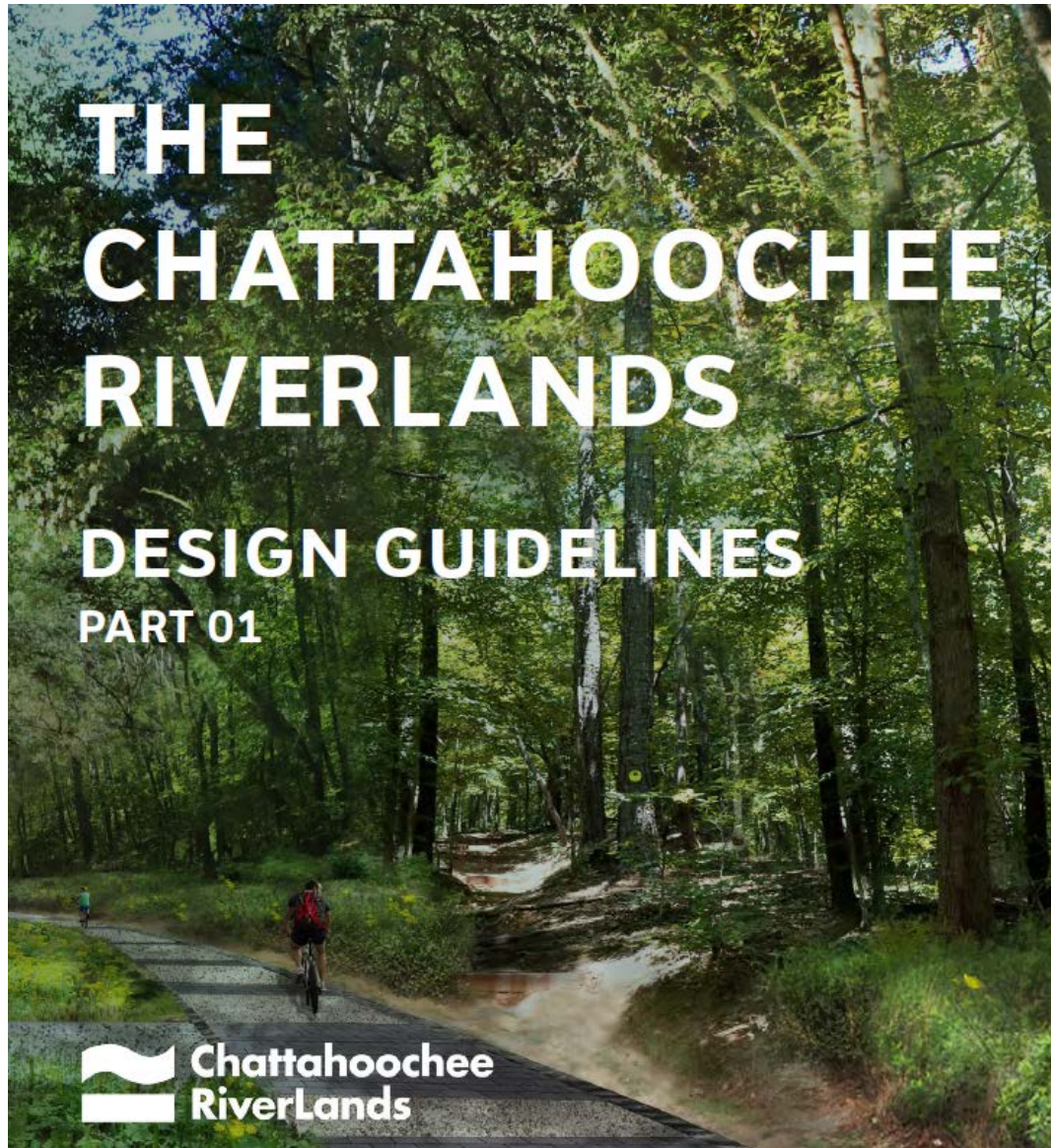
Phase II of the subject project proposes to provide paved paths for shared use by pedestrians and bicycles along the Chattahoochee River between SR 139/Mableton Parkway and Nickajack Creek. In addition, this phase includes a bridge over a small creek at the southern end of the project and boardwalks over environmentally sensitive areas. The logical termini will be SR 139/Mableton Parkway at Lee Industrial Boulevard on the southern end, where it will connect to an existing 10-foot wide shared-use path, and Nickajack Creek on the northern end. Nickajack Creek is also the southern terminus for Phase I.



Project Overview

- Bike and pedestrian trail along the Chattahoochee River in Mableton, Cobb County, GA.
- The project begins at the southeastern quadrant of the intersection of SR 139/Mableton Pkwy and Lee Industrial Blvd and continues under the SR 139 roadway bridge crossing the Chattahoochee River and along the River to Nickajack Creek.
- The project consists of 10'-17' shared use path with intermittent modal separation.
- A bridge is proposed over an unnamed creek. Boardwalks will be used over wetlands and other environmentally sensitive areas.





- The project will follow the Chattahoochee Riverlands Design Guide
- This trail is considered a “Main Stem Greenway” trail
- <https://www.chattahoocheeriverlands.com/wp-content/uploads/2022/06/Riverlands-Design-Guidelines-Part-01.pdf>

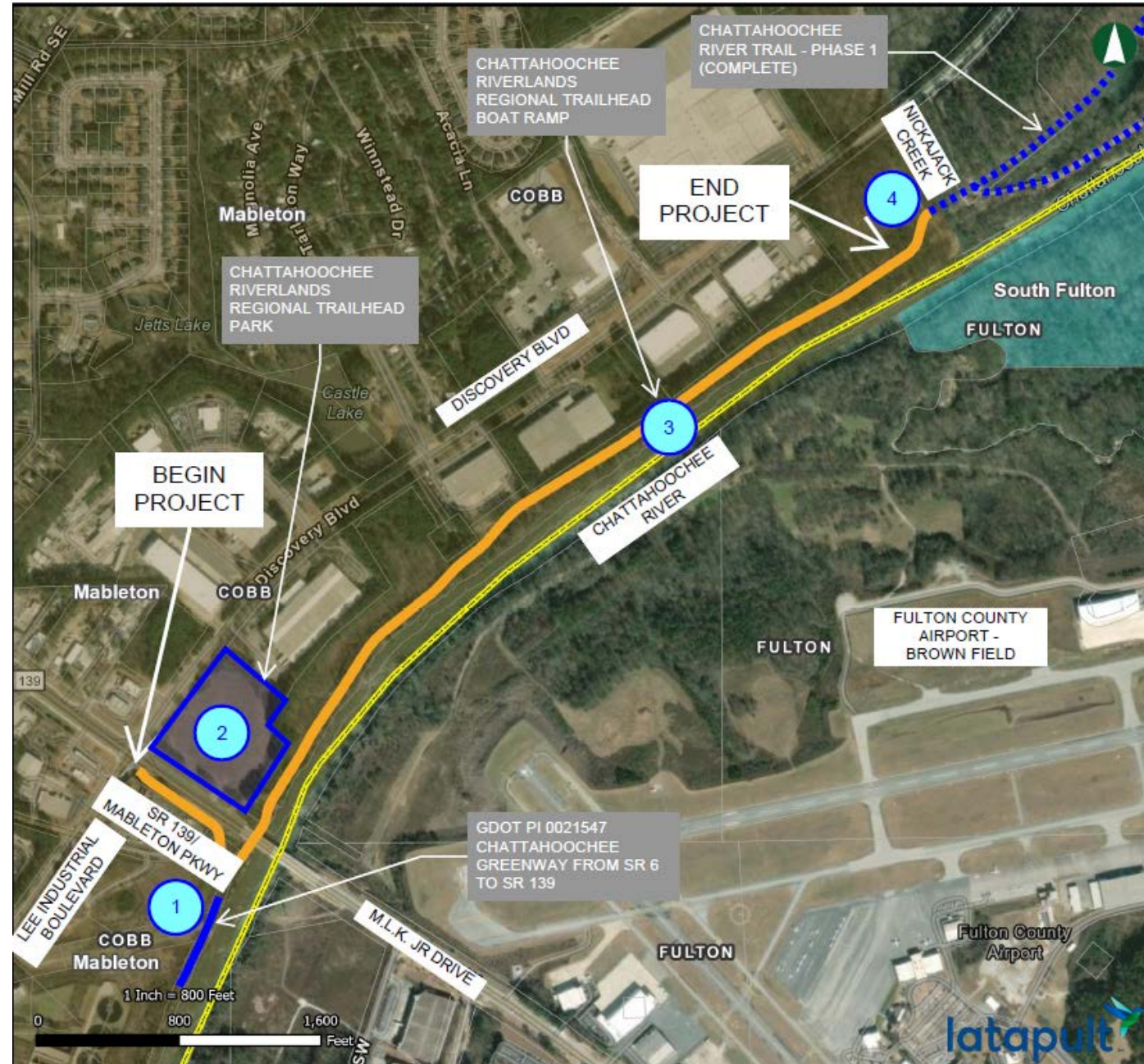


Project Schedule

- GDOT/CCDOT Costing Plan and RFP Review October 2026
- PIOH November 2026
- CE Approval Anticipated 2/24/2027
- Procurement Schedule listed in proceeding slides

Other Projects In The Area

- Cobb Project No. X2780, Chattahoochee River Trail Pilot, Phase I – Construction Complete
- Riverlands Gateway Park – Construction anticipated to begin in 2027
- Riverlands Boat Launch Site – Construction anticipated to begin in 2027
- Nickajack Creek Bridge – Construction anticipated to begin in 2027



Design-Build Team Roles and Responsibilities

- Design and construction
- Design Deviation, if required
- Schedule development/management
- Permit and mitigation costs
- Environmental NEPA re-evaluation approval
- Final Utility Coordination
- Complete project within the defined timeline (defined in the Request for Proposals)



Cobb DOT Roles and Responsibilities

- Submittal review
- Coordination with GDOT
- Utility Agreements (Cobb County Marietta Water Authority)
- Construction Oversight
 - Material Testing
 - CEI

Risks and Mitigation Strategies

- Environmental
 - CE anticipated Q1 2027
 - Virtual PIOH conducted October-November 2026
- Utilities
 - No major relocations anticipated
 - Draft CCMWA Easement Encroachment Agreement in RIDs
- Right of Way
 - No Right of Way required
- DE/DV/DD
 - No Design Exceptions or Design Variances to GDOT or FHWA Controlling Criteria anticipated
 - Cobb Review/Approval for Design Deviation to GDOT Drainage Manual Section 12.1.1 for bridge spanning 2-year flood elevation
- Geotechnical
 - Limited BFI and soil data to be provided in RIDs



Procurement Method

- Best Value
 - Proposals will be evaluated on a combination of their Price Proposal and Technical Elements
 - Price proposals developed based on the advertised RFP
 - Apparent Successful Proposer shall be the Responsive, Shortlisted Proposer who obtains the highest combined score of the sum of the Price Proposal Score and the Technical Proposal Score



Tentative Procurement Schedule

TENTATIVE SCHEDULE OF EVENTS	
✓ Cobb DOT issues Public Notice Advertisement (PNA)	9/10/2026
✓ Industry Forum – Virtual	9/24/2026
Cobb DOT issues (RFQ)	12/1/2026
Deadline for submission of SOQ	1/15/2027
Cobb DOT issues the Notice to Finalists	2/15/2027
Cobb DOT issues RFP to the Finalists	2/15/2027
ATC Submission Deadline	3/12/2027
Receipt of Proposals from Finalists	4/9/2027
Cobb DOT letting (opening of Price Proposals)	5/13/2027

Required Area Class for Lead Designer

Number	Area Class
3.01	Rural Roadway Design
3.02	Urban Roadway Design
3.13	Bicycles and Pedestrians Facility Design



Additional Required Area Classes for DB Team

Number	Area Class	Number	Area Class
1.06(a)	NEPA Documentation	4.04	Hydraulic and Hydrological Studies (Bridges)
1.06(b)	History	5.01	Land Surveying
1.06(c)	Air Studies	5.02	Engineering Surveying
1.06(d)	Noise Studies	5.08	Overhead/Subsurface Utility Engineering (SUE)
1.06(e)	Ecology	6.01(a)	Soil Survey Studies
1.06(f)	Archaeology	6.01(b)	Geological and Geophysical Studies
1.06(g)	Freshwater Aquatic Surveys	6.02	Bridge Foundation Studies
1.06(h)	Bat Surveys	6.05	Hazardous Waste Site Assessment Studies
1.07	Attitude, Opinion and Community Value Studies	8.01	Construction Engineering
3.08	Landscape Architecture	9.01	Erosion, Sedimentation and Pollution Control Plan (ESPCP) Preparation
3.10	Utility Coordination	9.02	Rainfall and Runoff Reporting
3.12	Hydraulic and Hydrological Studies (Roadway)	9.03	Field Inspections for Compliance of Erosion and Sedimentation Control Device Installations
4.01(a)	Minor Bridge Design		
	OR		
4.01(b)	Minor Bridge Design - CONDITIONAL		

Conflicted Firms

- The following firms are known to be conflicted on this project and may not participate:
 - Arcadis U.S., Inc.
 - AtkinsRéalis USA, Inc.
 - Corporate Environmental Risk Management, LLC
 - Croy Engineering, LLC
 - Edwards-Pitman Environmental, Inc
 - Michael Baker International
 - Thomas & Hutton Engineering Co.
 - UES Professional Solutions
 - United Consulting Group, LTD
 - New South Associates, Inc.

SOQ Evaluation Criteria

- SOQ Evaluation Criteria (shortlist)
 - Statements of Qualifications (SOQ) will be reviewed for responsiveness, then evaluated by a Technical Review Committee
 - Proposers that are deemed responsive and have been shortlisted may submit a price and technical proposal in response to the RFP in accordance with criteria included in the GDOT Design-Build Manual



Key Personnel

- Lead Contractor Project Manager
- Lead Design Consultant Project Manager
- Construction Manager
- Engineer of Record
- Bridge Engineer Lead
- Environmental Team Lead
- Landscape Architect

SOQ Evaluation Criteria

- Experience and Qualifications
 - Personnel Evaluation: Lead Contractor Project Manager
 - Personnel Evaluation: Lead Design Consultant Project Manager
 - Personnel Evaluation: Other Personnel
 - Firm Evaluation: Lead Contractor
 - Firm Evaluation: Lead Design Consultant
- Suitability and Past Performance
 - Team Evaluation: Apparent Suitability to Provide Services for the Project

Required Information

- Lead Contractor/Lead Design Consultant basic company information
- Lead Contractor Certificate of Qualifications
- Lead Design Consultant and subconsultants Notice of Professional Consultant Qualifications
- Matrix listing proposer's Georgia DOT Prequalified Area Classes
 - Respondent's team must have an identified team member who is prequalified for each of the foregoing Georgia DOT Prequalified Area Classes
- Exhibit II
 - Certification Form for Lead Contractor
 - Certification Form for Lead Design Consultant



Required Information (cont)

- Statement of Disclosure (Conflict of Interest)
- Organizational Chart and Narrative
- Letters regarding financial capacity of the respondent, the lead contractor, the lead design consultant, and each major subcontractor and major subconsultant
- Signed Certificate and Acknowledgment (bond) Form

Required Information (cont)

- Industrial Safety Record
- Key Personnel experience and qualifications
 - A minimum of 10 years industry experience for each Key Personnel position and should include at least three years of experience in the same or similar role for projects of similar size and complexity as the Project.
- Lead Contractor experience and qualifications
 - At least three construction projects delivered using Alternative Delivery and/or Design-Bid-Build projects which collectively demonstrate similar size, function, complexity, scope of the project, project understanding, and alternative delivery approach.
- Lead Design Consultant experience and qualifications
 - At least three design projects delivered using Alternative Delivery and/or Design-Bid-Build contracting that demonstrate similar size, function, complexity, and/or scope of the project.



RFP Process

- Multiple volumes
 - Instructions to Proposers
 - Design-Build Agreement
 - Technical Provisions
- Proposer feedback during RFP Phase
 - Question and Response
- Proposal packages will include an administrative information submittal, technical proposal, and a price proposal to include firm-fixed pricing secured by a proposal bond
- Alternative Technical Concepts will be accepted
- No Stipulated Fee

Alternative Technical Concepts (ATCs)

- Proposers may submit ATCs
- Confidentiality will be maintained throughout RFP process
- One-on-one meetings can be held
- Accepted ATCs will be approved on a proposer-specific basis

Best Value

Technical proposal	650 points
Price Proposal	350 points
Total Points Possible	1000
Price Proposal Score = (Price Proposal Lowest Bid ÷ Price Proposal Respective Proposer's Bid)*350	

Tentative Technical Proposal Evaluation Scoring

Technical Solutions & Design	200 points
Past Performance	150 points
Schedule Efficiency	150 points
Consistency with Chattahoochee Riverlands Design guidelines	75 points
Approach to Environmental Management	75 points



Questions?

- One-on-one meetings
 - Available on a first come, first served basis between interested parties and Cobb DOT staff until RFQ advertisement
 - To schedule a one-on-one meeting, send an email to karyn.matthews@cobbcounty.gov
- During Procurement
 - Once advertised, all proposer questions shall be submitted via Cobb County Procurement Services
- References:
 - GDOT Design Build Website: <https://www.dot.ga.gov/GDOT/Pages/DesignBuild.aspx>
 - Cobb DOT: <https://www.cobbcounty.gov/transportation/current-bids-rfps>



Thank You

