

February 18, 2026

To Whom It May Concern:

ADDENDUM #2
Manganese Removal Systems for Drinking Water
26-0012WW

I. INSTRUCTIONS

- A. The following additions, deletions, revisions, and/or amendments to the original drawings and specifications are hereby made a part thereof, and a part of the contract documents. All provisions of said documents shall remain in force and effect, except as herein amended.
- B. This supplement to the specifications is issued prior to the receipt of proposals. All work covered in this supplement shall be included in the original quotation; and the supplement will be considered part of the Contract Documents. Proposer must acknowledge receipt of this Addendum on the Proposal Form. Please consider the following and incorporate it into your proposal:

II. NON-MANDATORY PRE-PROPOSAL MEETING MINUTES

Location: John W. Pitts Center, 10 Electric Avenue, Dover, DE 19904
Speakers: Barry Wolfgang- City of Dover Central Services Department
Kate Mills, P.E.- City of Dover Department of Water & Wastewater
Date: January 28, 2026
Time: 10:00 A.M. – 10:30 A.M.
Regarding: Non-Mandatory Pre-Proposal Meeting for the Manganese Removal Systems for Drinking Water Project Proposal No.: 26-0012WW.

Mr. Barry Wolfgang, City of Dover:

- Mr. Wolfgang started by introducing himself and Ms. Kate Mills and stated that the project is listed as a sealed proposal.
- In order for the proposal to be acceptable, one (1) paper copy and one (1) electronic copy must be submitted in a sealed envelope on the outside of which shall be plainly marked "Sealed Proposal: Manganese Removal Systems for Drinking Water Project, Proposal Opening date/time, Proposal No.: 26-0012WW", together with the name and address of the company submitting the proposal.
- Sealed Proposals, one (1) paper copy and one (1) electronic "PDF" or Microsoft Word copy will be received by the City of Dover (City), City of Dover Procurement Office, 710 William Street, Dover, DE no later than **2:00 P.M. on Wednesday, February 25, 2026**, for the Manganese Removal Systems for Drinking Water Project.
- PROPOSAL SUBMISSION - All proposals should be delivered to:
Barry Wolfgang
Contract and Procurement Manager
City of Dover Central Services Department
710 William Street

Dover, Delaware 19904

- Proposers are fully responsible for the timely delivery of proposals. Late proposals will not be accepted and will be returned to the proposer unopened. Telegraph, telephone, facsimile machine, and electronic mail proposals will not be accepted under any circumstances.
- Mr. Wolfgang emphasized that all proposers who will be submitting a proposal for this project must complete and submit the Intent to Submit Proposal and Freedom of Information Act (FOIA) Forms included in the proposal package posted on the City of Dover's website.
- All questions must be submitted by **Wednesday, February 11, 2026**, at which time they will be compiled and answered in the form of an addendum to this Proposal on **Wednesday, February 18, 2026**, if necessary. Even if a question is asked during this non-mandatory pre-proposal meeting, it will not be recorded unless submitted to the city in writing. The questions must be directed to Barry Wolfgang, email preferred, doverwhse@dover.de.us
- Once opened, the proposal status will be posted on the City web site, www.cityofdover.com/bid-tabulation. The status will be updated as required.
- Minority owned vendor preference shall be three percent (3%) of the value of the award. The vendor must identify qualification and claim to the preference on the submitted proposal documents. The vendor must provide authoritative proof of minority ownership such as identification in the certification directory maintained by the State of Delaware, Department of Administrative Services, Office of Minority and Women Business Enterprises to qualify for this preference. This preference is to be considered as a standalone and cannot be added to any other preference that may be allowed. This preference shall not apply to subcontractors
- Local vendor preference shall be considered for materials, equipment, construction contracts, and utility contracts. Local vendor preference shall be three percent (3%) of the annual value of the award. The term local vendor is defined as a gradually increasing range with preference assigned as follows:
 - Rule 1: Vendor located within the city limits of the City of Dover.
 - Rule 2: Vendor located within Kent County, Delaware (applicable only if no vendor qualifies under rule 1).
 - Rule 3: Vendor located within State of Delaware (applicable only if no vendor qualifies under rule 1 or 2).

If in the event no vendor qualifies under rules 1, 2, or 3, no local vendor preference will be awarded. The vendor must identify qualification and claim to the preference on the submitted proposals documents. This preference is to be considered as standalone and cannot be added to any other preferences that may be allowed.

Ms. Kate Mills, City of Dover:

- Ms. Mills provided an overview of the project- design for five (5) of the city's deep wells. This project includes the design of manganese removal systems at each well for compliance with the state's maximum contaminant limit for manganese.
- The schedule for completion is 365 calendar days.
- Ms. Mills stated that the Proposer should make sure to review the General Requirements, Part. 104 Permits.
- The manganese treatment will be installed at existing, functioning, deep well sites. The city prefers to have a consistent treatment design for the five (5) wells, when feasible.
- The city wants to own the treatment system installed at the well sites, no leasing of equipment.
- Make sure to provide requested information and answer all questions noted in the RFP in your submitted proposal. If any information is missing from proposal, **it will be deemed non-responsive.**

- Ms. Mills emphasized that nothing at the pre-proposal meeting will change the project documents unless a subsequent addendum is issued.
- Ms. Mills closed her portion by stating that site visits were available. If interested, please contact her to schedule a visit.

Meeting was adjourned at 10:30 A.M.

Submitted Questions

Q1: Can you provide a list of SCADA equipment in each well site and contact information for the City's current system integrator.

A: The city's deep well SCADA system is currently in the design phase of a design-build upgrade. We are utilizing the services of Avista Realtime Systems for this upgrade, with proposed design completed by late spring/early summer 2026. The city is not requesting that the selected manganese treatment system be integrated into this upgraded SCADA system. The Proposer should not include this in their proposal, only local control, if necessary to the proposed design.

Q2: The RFP states "Each PROPOSAL must be accompanied by a PROPOSAL BOND payable to the Owner for ten (10) percent of the total amount of the PROPOSAL." Is this required?

A: No, this requirement is removed.

Q3: Does the City intend for the consultant to pay the permitting fees, or will the City pay them?

A: The consultant shall pay any permitting fees that are required. This cost should be included in the Proposer's Lump Sum Contract Price on the Proposal Form.

Q4: Is a 10% proposal bond required?

A: No, this requirement is removed.

Q5: What is meant by environmental investigations as this could include many different things?

A: This refers to formal assessments, studies and testing conducted to determine the presence of contamination or hazardous materials at the project site. The city does not anticipate that this will be necessary for this design work, but is included in the RFP if the awarded consultant determines that this type of investigation is necessary.

Q6. Will the City provide the location of existing utilities on site, or will a private utility locate be required?

A: The city will provide the location of existing utilities that are city-owned, city-controlled, but all locations of all utilities should be verified by the awarded consultant.

Q7: Are additional structures anticipated to house the treatment equipment or is there sufficient space available within the existing structures?

A: This will depend on the determined manganese treatment design. Site visits are available.

Q8: If additional structures are anticipated, will they be additions to the existing structures or stand-alone structures?

A: This will depend on the determined manganese treatment design, but the city would want to maximize efficiency of operations on site. Site visits are available.

Q9: What would the material of the additional structures be? Does the building material need to match the material of the existing structures?

A: The building material does not necessarily need to match the existing structures, but please keep in mind that the location may drive the material of the additional structure, if necessary. I.e. In a neighborhood, at an electric sub-station, future public park space, current park space, etc.

Q10: Are drawings of the existing buildings interiors available?

A: No AutoCAD files are available, but we have .pdf drawings as noted: Well 3- no, Well 8R- yes, Well 9- yes, Well 13R- no, Well 15- no.

Q11: Are building permits included in the scope of the project if required? Building permits are typically obtained by the contractor based on the estimated cost of the building, which will be unknown until design is completed.

A: The contractor will submit an application for the building permit during the construction phase and be responsible for associated fees. During the design phase, however, the awarded consultant will be responsible for contacting the City of Dover Planning & Inspections Department to ensure that the plans are suitable to be submitted once the construction phase has been awarded.

Q12: What communications system is currently being utilized? This information is necessary to determine the connection to the system for the new treatment features.

A: See Question #1. The proposed communication for our design-build is cellular.

Q13: Is the City looking for redundancy in the manganese treatment system and if so, how much?

A: No.

Q14: Is the design rate or the maximum rate being used to design the treatment system?

A: This can be discussed with the awarded consultant, as the rate will affect many aspects of the design, including cost. The available space at each site will also guide the rate to be used for the treatment system.

III. ATTENDANCE ROSTER

CITY OF DOVER

MANGANESE REMOVAL SYSTEMS FOR DRINKING WATER (26-0012WW)

The following is a list of attendees for the **NON-MANDATORY** pre-proposal meeting for the Manganese Removal Systems for Drinking Water on Wednesday January 28, 2026, at 10:00 a.m. The meeting was conducted at the JW Pitts Center, 10 Electric Avenue, Dover, DE

PRINTED NAME, COMPANY	ADDRESS	PHONE	FAX	E-MAIL
Kate Mills, P.E., City of Dover	P.O. Box 475 Dover, DE 19903	304 736-7562	302-736-4212	kmills@dover.de.us
Barry Wolfgang, City of Dover	710 William Street, Dover, DE 19904	302-736-7795	302-736-7178	bwolfgang@dover.de.us
Rob Duma, DBF, Inc.	1 Park Ave, Milford, DE	302-424-1441		rjd@dbfinc.com
Kirk Merges, PSI Process	201 Lincoln Blvd, Middlesex, NJ 08846	908-616-1830		Kirk.merges@psiprocess.com
Greg Freimuth, Verdantas	1060 S Governors Ave, Ste 101, Dover DE 19904	302-674-9280		gfreimuth@verdantas.com

End of Addendum #2

If you have any questions, please contact me at (302) 736-7795 or email bwolfgang@dover.de.us.

Sincerely,

Barry Wolfgang
Contract and Procurement Manager
City of Dover
(302) 736-7795
Fax (302) 736-7178
bwolfgang@dover.de.us
www.cityofdover.com

Addendum Receipt Record

Proposal 26-0012WW

We have received and reviewed the following Addenda (if applicable):

1. Addendum #1, dated January 28, 2026.
2. Addendum #2, dated February 18, 2026.
3. _____, dated _____.

FIRM NAME: _____

BY: _____

PRINTED: _____

TITLE: _____

DATED: _____

ADDRESS: _____

PHONE: _____

EMAIL: _____

FEDERAL: _____

ID#