012-21 APPENDIX A – TECHNICAL SPECIFICATIONS
BLACKSFORD WATER RECLAMATION FACILITY WAREHOUSE AND SITE IMPROVEMENT
DESIGN SERVICES

Scope of Work

JEA is soliciting proposals for design services for the Blacksford Water Reclamation Facility (WRF) located at 1245 Reclamation Drive, Jacksonville, FL. The contract shall furnish engineering design at 30%, 60% 90% and 100% for JEA review and approval. Project will include construction of a 5000 SF warehouse, add additional lighting, parking, Electric Vehicle (EV) infrastructure and make required drainage and stormwater improvements as per the drawings in Appendix C – Blacksford Drawing. The basis of design for the warehouse at Blacksford WRF will be based on the drawings and technical specifications provided as Appendix C – Mandarin Warehouse Drawings and Appendix C – Mandarin Warehouse Specifications. JEA's intention is to have a consistent warehouse building design standard in the future. Engineered drawings shall meet all the requirements of JEA Standards, state and local building codes.

Project administration is not required for this project. We will handle this in-house. The designer only needs to provide design, COJ permit design review, and construction administration. The design will be broken up into 30%, 60% and 90% reviews with stakeholders, four sets of prints and manuals should be provided at each phase for a total of sixteen sets of prints plus what is provided to COJ permit design review.

Background:

Plant was recently expanded to meet the growing needs in northern St Johns County. When designed this area was not intended to be a separate Water Wastewater district. Due to rapid expansion in St Johns County, additional room is now needed for additional personnel, JEA vehicles and emergency backup equipment.

Project Scope:

Additional Parking:

- Provide LED parking lot lighting in new parking area
- Provide paved parking area to accommodate 60 additional parking spaces
- Provide EV infrastructure for future use.
- Provide electrical outlets for emergency backup generators and pumps (20 Spaces).
- Storm water and permitting requirements shall be confirmed; provide and design as required.
- Tie into existing storm water system if feasible.
- Modify existing storm water retention pond per permit requirements.

Storage Building:

- Design and Construct one story high bay 50 ft. x 100 ft. CMU or Concrete buildings with double T beam roof to meet code / FM Global requirements and or hurricane rating for storm restoration.
- Provide wall mounted exhaust fans and louvers.
- Provide motion activated LED high bay lighting.
- Provide Miami Dade rated roll up electronically operated doors.
- 12 FT minimum center drive in the middle of the building with overhead roll up door on both end of building so that trucks can drive through and off load materials and pumps and drive out.
- Provide driveway to and out of as well as around building.
- No dock required.
- Crane/overhead rolling gantry required as an additive alternate (5 ton – size to be confirmed)
- Improve ring road behind new building and aprons up to building.
- Assume no fire sprinklers.