

## Staff Report

**Subject:** Approval of Amendment No. 1 with Goodwyn Mills Cawood, LLC for the Effingham County Recreation Complex Master Plan

**Author:** Alex Perkins, Engineering Project Coordinator

**Department:** Engineering

**Meeting Date:** November 3, 2026

**Item Description:** Consideration to approve a of Amendment No. 1 with Goodwyn Mills Cawood, LLC for the Effingham County Recreation Complex Master Plan

### **Executive Summary / Background:**

On April 1, 2025, Effingham County accepted an agreement with Goodwyn Mills Cawood, LLC (GMC) for master planning services for the Effingham County Recreation Complex, located at 786 State Route 119 in Springfield, Georgia.

During the master planning process, additional subsurface utility investigation and water leak detection services were identified as necessary to better understand existing site conditions and support future improvements.

GMC has submitted Amendment No. 1 to provide these additional services through Ground Penetrating Radar Systems, LLC (GPRS). The proposed work includes underground utility locating and mapping, identification of potential water leaks, and preparation of utility reports and CAD drawings for use in the ongoing design process.

The investigation will cover approximately 11 acres of the existing recreation complex. These services will assist in identifying existing underground infrastructure and potential conflicts prior to finalizing proposed site improvements.

The proposed amendment totals \$28,680.00, consisting of:

- Underground Utility Investigation and Mapping: \$19,500.00
- Water Leak Detection: \$4,400.00
- Reimbursable Expenses Markup (20%): \$4,780.00

**Original Contract Amount:** \$194,000.00

**Amendment No. 1:** \$28,680.00

**Revised Contract Amount:** \$222,680.00

### **Alternatives for Commission to Consider:**

1. Approve the Resolution Authorizing Condemnation Proceedings
2. Do not approve
3. Provide staff with direction

**Recommended Alternative:** 1

**Other Alternatives:** 2, 3

**Department Review:** Engineering, Procurement

**Funding Source:** SPLOST

**Attachments:** Amendment No. 1 with Goodwyn Mills Cawood, LLC Effingham County  
Recreation Complex Master Plan