

# Design-Build Project Scalability Memo

In response to the industry, Georgia DOT has developed a project ranking system to categorize DB projects representing varying levels of complexity and risk ranging from low to high. Each project will be placed in one of three categories based on the overall contract value, construction duration, complexity, and scope, which determines the Post-Let delivery requirements for that project.

These submittal requirements are based on the information needed to communicate and document the DB Team's management and construction plan. These submittals will also be used for the final record of the project. The below submittals are only required for a specific category if there is a check mark in the category's column. Additionally, if a submittal is required and in **bold font**, the deliverable is scalable depending on the project's category. Detail for each scalable deliverable can be found in the section below the Submittals Table.

Table 1: Submittal Requirements Table by Category

Submittal Item	Category		
	I	II	III
<b>Management Plans and Reporting</b>			
<b>Project Management Plan</b>	✓	✓	✓
<b>Quality Management Plan</b>	✓	✓	✓
<b>Design Quality Management Plan</b>	✓	✓	✓
<b>Construction Quality Management Plan</b>	✓	✓	✓
<b>Safety Plan</b>	✓	✓	✓
Meeting Minutes	✓	✓	✓
Site Observation Compliance Report	✓	✓	✓
Subcontracts	✓	✓	✓
GDOT-DB Team Communications Plan	✓	✓	✓
DB Team Internal Quality Audits	✓	✓	✓
DB Team Non-Conformance Reports	✓	✓	✓
Design and Construction Quality Records	✓	✓	✓
Project Design Data Book		✓	✓
DB Team Input for Public Information and Communications Plan (PICP)			✓
Public Information and Communication Report			✓
Monthly Status Reports (includes cost, schedule, quality, status, etc.)	✓	✓	✓
Right of Way Acquisition Plan	TBD based on Project		
Submittal Schedule		✓	✓
<b>Construction Plan Submittals</b>			
Interim Design Plans	TBD based on Project		
Design Exceptions or Design Variances	TBD based on Project		
<b>Construction Phasing and Staging Plan</b>	TBD	✓	✓
Field Plan Review Plans (60%)	✓	✓	✓
Final Plans (100%) per Construction Phase	✓	✓	✓
Notice of Intent (NOI) with final/signed Erosion Control Plans	TBD based on Project		

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Submittal Item	Category		
	I	II	III
Released for Construction (RFC) Plans	✓	✓	✓
Shop Drawings	✓	✓	✓
Temporary Works - where public safety may be affected	✓	✓	✓
Plan Revisions During Construction	✓	✓	✓
Record Drawings (As-Built Plans) per Construction Phase	✓	✓	✓
<b>Schedules</b>			
<b>Schedule of Values</b>	✓	✓	✓
<b>Baseline Project Schedule</b>	✓	✓	✓
<b>Baseline Project Schedule Narrative</b>	✓	✓	✓
<b>Baseline Cashflow Data</b>		✓	✓
<b>Revised Baseline Project Schedule</b>	✓	✓	✓
<b>Project Schedule Updates</b>		✓	✓
<b>Two-Week Detail Schedules</b>	✓	✓	✓
<b>Five-Week Lookahead Schedule</b>		✓	✓
<b>Existing Infrastructure</b>			
Construction Maintenance Limits Plan	✓	✓	✓
Pre-Construction Photos and Videos	✓	✓	✓
<b>Environmental</b>			
GDOT - Led Governmental Approvals	✓	✓	✓
Restoration/Mitigation Plan(s)		✓	✓
Comprehensive Environmental Protection Plan (CEPP)		✓	✓
Hazardous Materials Management Plan (HMMP)		✓	✓
UST and Hazardous Waste Site Investigation Report	TBD based on Project		
Section 404, CWA, permit	TBD based on Project		
Water Quality Certification (concurrently with the USACE Nationwide Permit)	TBD based on Project		
Applications to Regulatory Agencies, Application revisions, supplements	TBD based on Project		
<b>Utilities</b>			
Supplemental verification of Overhead/Subsurface Utility Engineering Investigations - QL-B	TBD based on Project		
SUE Utility Impact Analysis (UIA)	✓	✓	✓
Overhead/Subsurface Utility Engineering (SUE) Investigations - QL-A	TBD based on Project		
Overhead/Subsurface Utilities Engineering (SUE) Information to Utilities for Review (URPN Letter 1a - SUE Submit to Utility Companies Revise)	TBD based on Project		
Relocated Utility Plans	TBD based on Project		
URPN Letter 2 - Second Submission Letter (Existing and Proposed)	TBD based on Project		
Utility Retention Request	TBD based on Project		
Preliminary Utility Status Report	TBD based on Project		
Utility Plans/Agreements	TBD based on Project		
Utility Notice to Proceed (NTP) Letter	TBD based on Project		
Utility A/O Claims of Real Property Interests	TBD based on Project		
Utility Adjustment Field Modification Procedure	TBD based on Project		

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Submittal Item	Category		
	I	II	III
Utility Emergency Response Plan	TBD based on Project		
Final Utility Record Drawings (As-Built Plans)	TBD based on Project		
<b>Geotechnical</b>			
Soils Reports	TBD	TBD	✓
Geotechnical Reports	TBD based on Project		
Wall Foundation Investigation (WFI)	TBD based on Project		
Bridge Foundation Investigation (BFI)	TBD based on Project		
Blasting Plan	TBD based on Project		
<b>Survey</b>			
Survey Control Package	✓	✓	✓
Property Owner Notification Letters	✓	✓	✓
Bound Field Notes	✓	✓	✓
Topographic Mapping	✓	✓	✓
<b>Grading/Roadway</b>			
Temporary Erosion Control Plans	✓	✓	✓
Preliminary Grading/Roadway Plans (60%)	TBD based on Project		
Final Grading/Roadway Plans (100%)	TBD based on Project		
Landscaping and Permanent Erosion Control Plans	TBD based on Project		
Pavement Joints and Elevations	TBD based on Project		
Restoration/Mitigation	TBD based on Project		
Vibration Control Plan	TBD based on Project		
<b>Lighting/Electric/Power</b>			
Electrical Power Calculations	TBD based on Project		
Electrical System Operations and Maintenance Manuals	TBD based on Project		
Electrical System Training Plan	TBD based on Project		
Electrical Design Voltage Drop Calculations	TBD based on Project		
<b>Drainage</b>			
Drainage Design Report (Phased)	✓	✓	✓
Storm Sewer Drainage Report(s)	✓	✓	✓
Annual Outfall Inspection Report	✓	✓	✓
Post-Construction Evaluation Report	TBD	✓	✓
Drainage Plans	TBD based on Project		
No Rise Certification	TBD based on Project		
Hydraulic and Hydrology Report	TBD based on Project		
<b>Structures/Bridges</b>			
Preliminary Bridge Layouts	TBD based on Project		
Preliminary Wall Layouts	TBD based on Project		
Final Bridge Plans	TBD based on Project		
Final Wall Plans	TBD based on Project		
Released for Construction (RFC) Bridge/Wall Plans	TBD based on Project		
Bridge Demolition Plan	TBD based on Project		

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Submittal Item	Category		
	I	II	III
<b>Signing, Pavement Marking and Signalization</b>			
Preliminary Signing and Marking, Signal Plans (per phase)	TBD based on Project		
Final Signing and Marking, Signal Plans	TBD based on Project		
Preliminary Permanent Signing Unveiling Plan	TBD based on Project		
Final Permanent Signing Unveiling Plan	TBD based on Project		
Traffic Signal Permitting /Engineering Study (per phase)	TBD based on Project		
New Sign requests	TBD based on Project		
Overhead Sign Support Structures Concept Plans	TBD based on Project		
Overhead Sign Support Structures Final Plans	TBD based on Project		
Traffic Signal Timing Plans	TBD based on Project		
Traffic Signal O & M Documentation	TBD based on Project		
Intersection Design Studies	TBD based on Project		
<b>ITS and Network</b>			
Preliminary ITS Plans	TBD based on Project		
Final ITS Plans	TBD based on Project		
3D Visualization (ITS) Model	TBD based on Project		
ITS Maintenance and Repair Plan	TBD based on Project		
ITS Responsive and Diagnostic Repair Plan	TBD based on Project		
Fiber Duct Validation Report	TBD based on Project		
Installation and Integration Plan	TBD based on Project		
Manufacturer Equipment Documentation/Manufacturer Warranties	TBD based on Project		
<b>Traffic Control</b>			
Traffic Control Plans (each Phase)	✓	✓	✓
GP lane closure or reduced widths	TBD based on Project		
Transportation Management Plan			✓
<b>Maintenance During the Design-Build Period</b>			
Construction Maintenance Limits Plan	✓	✓	✓

**Category I Scalable Submittal Requirements:**

**Category I Management Plan Requirements:**

1. **Project Management Plan:** One Pager Acceptable
2. **Quality Management Plan:** Corporate Quality Plan Acceptable
3. **Design Quality Management Plan:** Corporate Quality Plan Acceptable
4. **Construction Quality Management Plan:** Corporate Quality Plan Acceptable
5. **Safety Plan:** Corporate Safety Plan Acceptable
6. **Construction Phasing and Staging Plan:** As prescribed in Volume 2, Section 2.2.4 of the current DB Template.

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**Category I Scheduling Requirements:** Are based on the basic scheduling information needed to communicate the DB Team's work plan and to assess progress of the Work between NTP 1 and Final Acceptance. The schedule information will also be used to plan for and manage Georgia DOT's resources, expenditures, traffic, as well as to communicate with the general public. The Category I Schedule submission requirements are as follows:

1. **Schedule of Values (SOV):** As prescribed in Volume 2, Section 2.6 of the current DB Template.
2. **Baseline Project Schedule:** In tabular format (e.g., MS Excel) and showing the times within which the individual activities that make up the pre-construction phase (NTP1), the construction phase (NTP 3), through Final Acceptance of how the project will be accomplished. A bar-chart or CPM schedule may be substituted, at the DB Team's option. The Baseline Project Schedule is required at NTP 1 plus 60 days.
3. **Baseline Project Schedule Narrative:** In type-written format (e.g., MS Word) describing the DB Team's proposed sequence and work plan. The Narrative is required to be submitted with the Baseline Project Schedule.
4. **Revised Baseline Project Schedule:** Is required when the schedule has been significantly impacted by a change in the Work or condition or the DB Team has deviated significantly from the Baseline plan or schedule, as requested by Georgia DOT.
5. **Two-Week Detail Schedules** as prescribed in Volume 2, Section 2.5 of the current DB Template.

### **Category II Scalable Submittal Requirements:**

#### **Category II Management Plan Requirements:**

1. **Project Management Plan:** Use the DB Template
2. **Quality Management Plan:** Project Specific Quality Management Plan
3. **Design Quality Management Plan:** Project Specific Quality Management Plan
4. **Construction Quality Management Plan:** Project Specific Quality Management Plan
5. **Safety Plan:** Project Specific Safety Plan
6. **Construction Phasing and Staging Plan:** As prescribed in Volume 2, Section 2.2.4 of the current DB Template.

**Category II Scheduling Requirements:** As the number of operations or level of complexity and associated risks grow, a scheduling tool that allows for adequate planning and scheduling of multiple concurrent activities with considerations for associated project constraints is needed to execute and control the Work. Such scheduling method will require that sufficient details and activity relationships are added to establish inter-dependencies between related activities to form network paths, with which the activities are scheduled. This is necessary to aid the project staff in efficiently planning and managing the Work and available resources. It is also necessary that the project critical path and the minimum time needed to complete the project are established. The Category II Schedule submission requirements are as follows:

1. **Schedule of Values (SOV):** As prescribed in Volume 2, Section 2.6 of the current DB Template.
2. **Baseline Project Schedule:** CPM graphic diagram that utilizes the Precedence Diagram Method (PDM) and clearly delineates the relationships between Work activities. Include and illustrate all significant Work activities that occur throughout the duration of the Agreement in sufficient detail to monitor and evaluate design and construction progress and to denote changes that occur from commencement of the Work to Final Acceptance of the Work. The DB Team will prepare the schedule in MS Project or

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Primavera P6 CPM software. The Baseline Project Schedule is required at NTP 1 plus 60 days and may be submitted in PDF format with the critical path prominently displayed.

3. **Baseline Project Schedule Narrative:** In type-written format (e.g., MS Word) describing the DB Team's proposed sequence and work plan. The Narrative is required to be submitted with the Baseline Project Schedule.
4. **Baseline Cashflow Data:** Based on the then-current approved SOV in tabular and graphical format showing the DB Team's planned monthly expenditures on an incremental and cumulative basis. A Baseline Cashflow is required to be submitted with the Baseline Project Schedule (showing planned expenditures from NTP 1 through Final Acceptance).
5. **Revised Baseline Project Schedule:** Is required when the schedule has been significantly impacted by a change in the Work or condition or the DB Team has deviated significantly from the Baseline plan or schedule.
6. **Project Schedule Updates:** Update monthly the previously approved or accepted Project Schedule to accurately reflect the current status of the Project. Utilize Project Schedule Updates for the primary purposes of reporting current progress of the Work and the forecasted plan to complete the Project in relation to the approved Baseline Project Schedule. Submit Project Schedule Updates monthly in PDF format with the critical path prominently displayed.
7. **Two-Week Detail Schedules:** As prescribed in Volume 2, Section 2.5 of the current DB Template.
8. **Five-Week Look Ahead Schedule** as prescribed in Volume 2, Section 2.5 of the current DB Template.

### **Category III Scalable Submittal Requirements:**

#### **Category III Management Plan Requirements:**

1. **Project Management Plan:** Must meet FHWA PMP Requirements
2. **Quality Management Plan:** Must meet FHWA QMP Requirements
3. **Design Quality Management Plan:** Must meet FHWA QMP Requirements
4. **Construction Quality Management Plan:** Must meet FHWA QMP Requirements
5. **Safety Plan:** Must meet FHWA Safety Plan Requirements

#### **Category III Scheduling Requirements** include the following provisions:

- Use the current version of the Design-Build Template Technical Provisions, Volume 2, Section 2.5 (Project Schedule Requirements) and Volume 2, Section 2.6 (Payment Requests and Payment).
  - Example: PI0013545 I-85 Widening (N or SR 53 to N of SR 11/US 129).