



February 23, 2026

**ADDENDUM NO.: ONE  
TO ALL OFFERORS:**

**REFERENCE:** Request for Proposal No: **RFP# JBM-1249**  
Dated: **February 17, 2026**  
Commodity: **Stormwater Structures Maintenance**  
RFP Closing On: **March 17, 2026 at 2:00 p.m. (Eastern)**

Please note the clarifications and/or changes made on this proposal program:

1. A nonmandatory site visit has been scheduled for Tuesday, March 3<sup>rd</sup> at 1:30 PM. Attendees must register with Juan Becerra Martinez at [becer2jx@jmu.edu](mailto:becer2jx@jmu.edu) to arrange parking and a meeting site prior to the close of business (5:00 PM) on Monday, March 2<sup>nd</sup>, 2026.
2. See attached Stormwater BMP Map\_2025. For more information on the Stormwater management facilities.

Signify receipt of this addendum by initialing "*Addendum #1*" on the signature page of your proposal.

Sincerely,











A handwritten signature in black ink that reads "Juan Becerra Martinez". The signature is written in a cursive style with a horizontal line underneath.

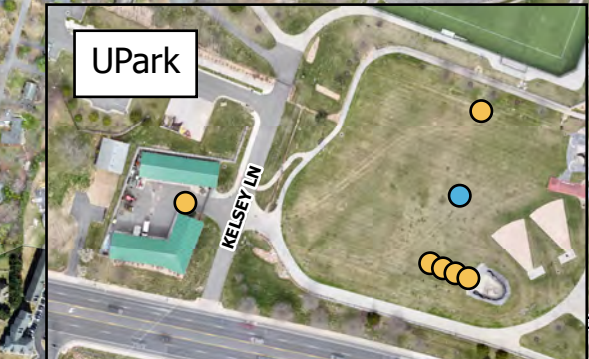
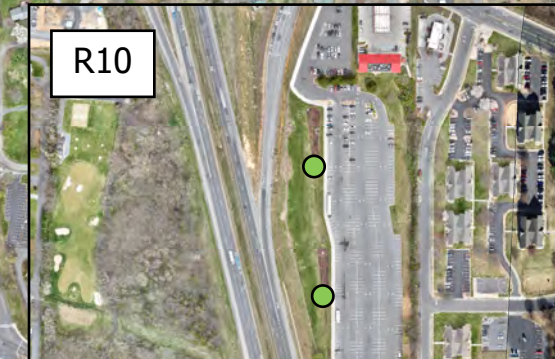
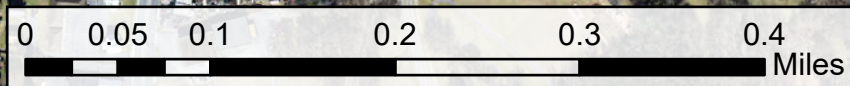
Juan Becerra Martinez,  
Buyer Senior  
Phone: (540-568-3130)

MSC 5720  
752 Ott Street, Room 1042  
Wine Price Building  
Harrisonburg, VA 22807  
Office of 540.568.3145 Phone  
PROCUREMENT SERVICES 540.568.7935 Fax

# Stormwater Management Facilities

Stormwater BMP Map\_2025

-  Bioretention (Rain Garden)
  -  Detention Basin (Underground/Dry Pond)
  -  Green Roof
  -  Manufactured Devices (HDS, OWS, Stormfilter, Filterra)
  -  Land Use Change
  -  Permeable Pavement
  -  Rainwater Harvesting
  -  Retention Pond/Wet Pond
  -  Sand Filter
  -  Stream Restoration
- Emma Enright May 2025



# Stormwater BMP Map\_2025

There are many different types of stormwater Best Management Practices (BMP's). Some are designed to deal with water quantity and store stormwater runoff and release at a slower rate to reduce downstream flooding and erosion, while others are designed more for water quality and filter out potential pollutants that drain through the practice. And then there are some that do both! The following is a quick summary of stormwater BMP's that can be found on JMU's campus.

1. Bioretention filters, more commonly known as rain gardens, are constructed treatment areas that slowly release collected stormwater runoff and filters gathered pollutants naturally through plants, plant roots, mulch and bioengineered soil media. There are over 40 bioretention filters of various sizes located on JMU's campus.
2. Detention, or dry ponds, are constructed to provide general flood protection, collecting stormwater runoff and releasing it downstream at a slower rate helping reduce possible flooding downstream. There are 13 detention ponds located on JMU's campus.
3. Detention ponds can also be constructed underground in vaults and work the same as above ground, and generally go unnoticed. Most are a collection of concrete vaults, and there are 6 underground detention systems located on JMU's campus.
4. Green, or living roof, is a constructed roof with vegetation and soil media planted over a waterproof membrane. In addition to reducing the amount of runoff leaving a property, this practice also has additional benefits such as thermal reduction and energy conservation. There are two installations on JMU's campus, one of which is a demonstration area at Madison Union and one on the Bioscience building.
5. Hydrodynamic separators are manufactured structures that separates sediment and other pollutants as they flow through the structure. Collected sediment and debris will then need to be removed during maintenance cleanings. There are 13 hydrodynamic separators on JMU's campus.
6. Land use changes, or conservation landscaping, is the process of taking hardscape surfaces or typical "lawns" and changing the type of plants in the area to meadows and/or forests. JMU's East Campus Hillside Project has taken 3.6 acres of turf and made this change. Also throughout campus, vegetation has been allowed to grow adjacent to streams to provide a riparian buffer.
7. Oil/Water separators are an underground tank system installed to collect petroleum products in the case of a large accidental spill, thus preventing the product from getting into our local streams. JMU has three oil/water separators located at fueling facilities and underground fuel tanks.
8. Permeable pavement allows for infiltration of precipitation for hardscapes such as sidewalks, parking lots, and roadways. There is one installation of permeable pavers on JMU's campus located at parking lot A near Wilson Hall.
9. Rainwater harvesting is a process of capturing stormwater runoff and reusing it on-site. JMU has one installation of this practice on campus located at Wayland Hall.
10. Retention, or wet ponds work very similarly to dry ponds except they will have a permanent pool of water. There are two installations of this practice on JMU's campus located on East Campus.
11. Sand filters are another type of infiltration practice that works very similarly to bioretention filters except the media is mainly comprised of sand and the practices are not landscaped with the plants that are part of bioretentions. There is one installation of this practice on JMU's campus located below the UREC turf field.
12. Stormfilters are another manufactured filtering device that are installed underground and stormwater is filtered as it flows through the structure. There are 14 stormfilters installed on campus.
13. Stream restoration is the process of re-engineering the stream to include natural design concepts to help ensure bank stabilization and reconnect the stream to the floodplain. JMU has restored approximately 3,700 linear feet of stream through the campus.
14. Tree in a Box is another manufactured practice that basically puts a one-plant rain garden in a storm drain inlet. This will treat the first runoff from a storm event which will typically have the majority of fresh pollutants in the drainage area. There are 13 tree in a box units on campus.
15. Wetlands, or in this case constructed wetlands, are a natural biofilter installed to treat pollutants from stormwater runoff. Several "pocket" wetlands were installed along with the stream restoration work in the arboretum which also allows for additional connection to the floodplain and water storage and filtration during flooding events.

