

Questions and Answers for Invitation to Bid No. 069-PP10 – Sale of Board-Owned Property located at SW 157 Avenue and SW 45 Street (“ITB”)

1. **Question:**

Would the School District consider extending the due diligence period?

Answer:

Yes. An addendum to the ITB will be issued to reflect an extended due diligence period.

2. **Question:**

If during the due diligence period, the Successful Bidder (as defined in the ITB) finds environmental issues or other mitigation costs, would the School Board be willing to negotiate a reduction in the Bid Amount?

Answer:

No.

3. **Question:**

What is the zoning classification for the subject Site?

Answer:

The Site is zoned RU-1, Single Family Residential District.

4. **Question:**

Are the appraisal reports available for review by outside parties?

Answer:

Yes

5. **Question:**

Mr. Torrens previously indicated that no bids were received in response to ITB No. 063-PP10 – Sale of Board-Owned Property located at SW 157 Avenue and SW 45 Street. Thereafter, Mr. Torrens indicated that a bid was submitted but after the bid submission deadline. Can you clarify this?

Answer:

No responses to ITB No. 063-PP10 were received by the bid submission deadline of 2:00 pm on June 4, 2014. A submittal was brought to the District after that deadline, but was not accepted, as the District is unable to receive bids beyond the bid submission deadline.

6. **Question:**

How did the School District arrive at the fair market value of the Site?

Answer:

The School District secured two appraisals of the Site. The Fair Market Value (as defined in the ITB) of the Site was based on the highest appraisal amount.