

City of Montebello

Department of Public Works

ADMINISTRATION DIVISION

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To: Prospective Responders/Bidders

From: Danilo Batson
Assistant City Manager

Date: January 17, 2017

**Subject: RFQ/RFP No. 17-7 – Request for Qualifications/Request for Proposals
for Appraisal/Valuation of Water System (ADDENDUM #2)**

I. RESPONSES TO INQUIRIES

- 1) Do you have an asset list for the Water System?

Answer: Yes. Attached to this addendum is a listing of Water System assets, as well as a map showing the other water providers in the City of Montebello.

- 2) How many different parcels of land are included in the scope?

Answer: Five (5) parcels of land.

- 3) How many improved properties are included in the scope of this project?

Answer: There are five (5) parcels of land, all with of which contain improvements (water well, pump station or reservoir tanks), and two (2) underground structures/connections in the public parkway.

- 4) Section II notes requires a brief description of the Proposer's experience with "... associated real and personal property..." Our company is an engineering firm and is not qualified as a land/land rights appraiser. Our company plans to work with a sub-consultant for the task of appraising land and land rights. Please confirm this will be acceptable to the City.

Answer: Yes this arrangement would be acceptable, as long as the proposer/bidder can demonstrate they meet the other requirements included in the RFQ/RFP.

- 5) Our engineering firm has conducted many water system appraisals over the past 60 years and can demonstrate competency in this area. Please clarify the requirement of at least 5 references over the most recent 5 years noted in Section II.

Answer: The following statement “provide at least five (5) references which the Proposer has provided water utility appraisal/valuation services for in the past five (5) years” means that the proposer should provide a minimum of five (5) references for which the proposer has provided similar work in the last five (5) years. Additional references can be provided, and the inability to meet this articulated reference criteria may not automatically disqualify a proposed bidder. All proposals received will be evaluated based on the criteria outlined in the RFP, with the City Council making the ultimate selection. The City Council also has discretion to waive any RFP requirements or irregularities in proposals.

- 6) Section II requests copies of “California state appraiser licenses and certificates”. As noted above our company is an engineering firm with considerable experience with water system valuations. Please clarify the requirement for California state appraiser licenses and certificates.

Answer: The proposer, or their subcontractor(s), must be licensed and certified by the State of California as an appraiser. In their proposal response, the proposer must provide a copy or the license number, issued by the State of California, to the appraiser and any required certificate thereof.

Bidder’s Certificate: (This Certificate must be signed and returned together with the Bid Proposal, otherwise the submitted bid shall be considered incomplete.)

I ACKNOWLEDGE RECEIPT OF THIS ADDENDUM #2 AND I ACCEPT THE AFOREMENTIONED CONDITIONS.

DATE: _____

COMPANY: _____

SIGNATURE: _____

TITLE: _____