

District School Board of Pasco County Bid Recommendation

RFP Title	Real Estate Appraisals		Number of Vendors Notified	262
RFP Number	13-037-PH		Number of RFPs Distributed	16
Date Solicited	September 19, 2012		Number of Vendors Proposing	4
Date Opened	October 18, 2012		Number of Vendors Not Proposing	0
Date Board Presentation	December 4, 2012		Funding Source	General Funds
Total Savings	N/A		Grand Total of Proposal	Approx. \$25,000.00

Recommendation:

Recommend acceptance of RFP per the attached tabulation as having the highest average scores and best RFPs meeting written specifications.

Term of Contract:

The RFP covers a three (3)-year term, renewable annually at the mutual agreement of the parties. The first term will be December 4, 2012 – December 3, 2013.

Notations and Exceptions:

The purpose of this RFP was to evaluate providers of real estate appraisals for the Department of Planning on an as-needed basis. It establishes firm, fixed pricing for the numerous types of appraisals required by the District. The services of the three (3) highest-ranked firms, Herr Valuation Advisors, Sparks Advisors and Jamir & Associates, will be used in rotational order. There is a great deal of market volatility for the provision of these services. Should any of the recommended firms be removed from the rotational order, per the terms of the RFP, we are asking permission to utilize the services of the 4th ranked firm if it is deemed in the best interest of the District to do so.

Offers from the vendors listed herein are the only offers received timely as of the specified opening date and time. All other offers submitted in response to this solicitation, if any, are hereby rejected as late.

RFP #13-037-PH

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RFPs Evaluated By:

Chris Williams, Director of Planning

Richard Tonello, Supervisor of Planning

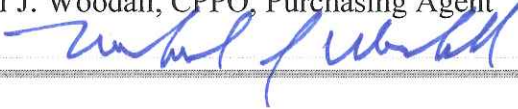
John Petrashek, Director of Construction Services and Code Compliance

RFPs Prepared By:

Patty Hall, Buyer Assistant, Purchasing Department

Reviewed and Authorized By:

Michael J. Woodall, CPPO, Purchasing Agent



DISTRICT SCHOOL BOARD OF PASCO COUNTY BID TABULATION

DATE OF OPENING: October 18, 2012 @ 2:30 PM		Herr Valuation Advisors	Jamir & Associates, Inc.	Sparks Advisors/Vantix Realty	Valuation Advisors	
RFP TITLE: Real Estate Appraisals		4236 W. Linebaugh Avenue	2624 S. Dundee Street	1715 N. Westshore Blvd.	16057 Tampa Palms Blvd.	
RFP #: 13-037-PH		Tampa, FL 33624	Tampa, FL 33629	Suite 920	Suite 355	
BOARD DATE: December 4, 2012				Tampa, FL 33607	Tampa, FL 33647	
	DESCRIPTION					
A	Experience of Firm/Qualifications of Personnel (Maximum 20 points)					
	Average Points	19.333	14.667	17.000	15.333	
B	Demonstrated Knowledge of Pasco Market (Maximum 25 points)					
	Average Points	24.667	18.000	21.333	19.667	
C	Cost (Maximum 40 points - forced ranked)					
	TOTAL POINTS	40.000	36.590	30.570	32.520	
D	Quality of Sample Report (Maximum 5 points)					
	Average Points	4.333	4.333	4.667	4.000	
E	References (Maximum 5 points)					
	Average Points	4.625	5.000	4.967	4.875	
						Ranking Order
						1. Herr Valuation Advisors
						2. Sparks Advisors
						3. Jamir & Associates
						4. Valuation Advisors
	Previous Successful Work with the School District (Maximum 5 Bonus points)					
	Average Points	5.000	0.000	1.667	0.000	
	TOTAL POINTS	97.958	78.590	80.204	76.395	