



Addendum
City of Avondale Estates Comprehensive Right-of-Way Acquisition Services
Request for Proposals
June 19, 2020

1. **Will you be awarding the On-Call Contract to multiple firms or just one firm?** We will likely qualify three firms for interviews and select one firm for the GDOT funded project immediately.
2. **Will front and back cover pages be excluded from the 20-page count?** No. The cover pages are generally not counted toward the page count.
3. **Can we please get the city's Georgia Security & Immigration Act Affidavit form?** See attached.
4. **On Attachment A-Proposal Form, what should be included on the Proposal Summary line.** Please provide the project/contract name, the RFP # and briefly the services your are offering.
5. **Does the right of way consultant team need to have a title attorney to conduct closings?** The acquisition team should have a real estate attorney to handle the transactions. If the acquisition team succeeds in reaching voluntary agreements with all the property owners then the City attorney will not be involved in the process. The City Attorney will handle condemnation.
6. **Would the City entertain utilizing a Menu of Services similar to GDOT's?** Yes
7. **On "Exhibit B" bid forms charts, next to Service Provider is a field for RE License Number. Is our firm required to be a registered RE broker with the state of GA?**

Yes. Attached is a list of GDOT pre-qualified vendors – Column D-3 has to be checked for this project.
8. **Do we need to include GDOT certifications for entire team?** No, though the entire team should be pre-qualified for GDOT work.

9. **On the cost proposal (Exhibit B - Bid Form), does the price per parcel includes all ROW activities, including pre-acquisition cost and negotiation to close per parcel?** No. , it would be ideal if you could break those cost out per parcel.

10. **Will the City provide the title work?**
The title work should be included as part of the consultant proposal. The City will not provide title work.

11. **Should the cost for the appraiser be part of the qualifications? Yes**

12. **Should the cost for the appraiser and the appraiser reports be included?**
Yes. The cost for appraisal and appraisal reports should be included

13. **A property owners meeting is required on all federally funded projects. Should we include our cost in the pre-acquisition fee or can a separate line item be added to the bid sheet?** Please add a separate line item on the bid sheet for pre-acquisition functions including property owners meeting.

14. **There is not a separate line item for a detailed cost estimate on P. 18, the bid form. Should we include that in our pre-acquisition services fee? Yes**

15. **Please clarify the request for a R/W Project Manager Negotiation/Acquisition Services per parcel fee on the bid form.** Please itemized the list so that we can differentiate between project management.

16. **The Scope of Services, “relocation assistance” is included as a potential task yet the bid form does not have separate line items for relocation package preparation or relocation negotiation.**
We are not anticipating a need for relocation assistance. It therefore, does not need to be included.