



516 8TH Avenue West
PO Box 1209
Palmetto, Florida 34221
Phone (941)723-4570
Fax (941) 723-4576
Web: www.palmettofl.org

**SURPLUS PROPERTY SALES
10th AVE W/8TH ST W & 5TH AVE W 8TH ST W
EVALUATION COMMITTEE MEETING
DECEMBER 16, 2020 - 2:00PM**

1. **INTRODUCTION & OVERVIEW (N. Haisley, Purchasing Agent)**

Ms. Haisley called the meeting to order at 2:07 p.m.

a. **COMMITTEE MEMBERS**

Jeff Burton, CRA Director
Barbara Gaulien, CRA Advisory Board
David Washington, CRA Advisory Board

b. **NO CONFLICT OF INTEREST**

Each member submitted their No Conflict of Interest.

c. **COMMITTEE OBJECTIVE**

Ms. Haisley explained the evaluation process to the members. She stated that after the discussion the members will complete their scoring, and the score is calculated based on the Request For Proposal (RFP) guidelines that automatically ranks the proposal.

d. **ASSIGNMENT OF COMMITTEE CHAIR (J. Burton, CRA Director)**

Mr. Burton volunteered for the Chair of the Committee, and Board members accepted.

2. **PROPOSAL EVALUATIONS (J. Burton, Committee Chair, CRA Director)**

a. **Property located at 715 10th Avenue West (City) and 1009 8th Street West (CRA)**

Mr. Burton presented the proposal for properties located at 715 10th Avenue West and 1009 8th Street West. He stated that it is a parking lot that was previously owned by the School Board, and a cottage that the CRA purchased a few years ago and will be combined as one site for development. He advised that there is only one proposal, from R Cubed Engineering. The proposal is for a building that may be used for commercial downstairs and residential upstairs.

Mr. Burton asked the Board if there were any questions on the sale.

Ms. Gaulien asked if there was an appraisal done on the property, and could the developer build it and just sale it. Mr. Burton stated that the parking lot was appraised at \$100,000 and the CRA portion at \$40,000. Also, a clause can be put in the contract addressing the other issue.

Mr. Barnebey, City Attorney, informed the Board that a provision is routinely put in the contract that if the property is not developed within 4 years, we can buy it back.

**SURPLUS PROPERTY SALES
EVALUATION COMMITTEE MEETING
Page 2 of 2**

Motion: Ms. Gaulien moved to accept ranked #1 R Cubed Engineering offer of \$150,000, Mr. Washington seconded, and the motion carried 3-0 for property located at 715 10th Avenue West and 1009 8th Street West.

b. Property located at 712 5th Avenue West

Ms. Haisley informed the Board that she received a \$20,000 cashier check from Cadena Constructions with their proposal, as their proof of financial stability; the check was returned.

Mr. Burton discussed the two (2) proposals that were received for the project from Cadena Construction LLC and Delesline Construction.

- Cadena Construction LLC offered \$20,000 for the properties and will use it for commercial purposes and light manufacturing utilizing the existing duplexes onsite. The project's estimated timeline is 6 months.
- Delesline Construction offered \$5,000 for the properties and will use it for commercial use. Also, they will take the two the 1,200 square foot duplexes and expand the buildings to 4,300 square per feet. They did not submit any design on how the building will look like.

Committee Members submitted their scoring sheets for calculation.

Ms. Haisley confirmed the below ranking scores for Cadena Constructions and Delesline Constructions.

- Cadena Construction LLC scored 12.10 with a total average of 4.03
- Delesline Construction scored 9.75 with a total average of 3.25

Cadena Construction ranked higher and is the recommendation that will be presented to the CRA Board and City Commission.

Motion: Ms. Gaulien moved, Mr. Washington seconded, and motion carried 3-0 to approve rank #1 proposal, Cadena Construction LLC, for the 712 5th Avenue West project.

c. Summary: Nixa Haisley, Purchasing Agent

Recommendation of Award to City Commission is scheduled for January 4, 2021.

Motion: Mr. Washington moved, Ms. Gaulien seconded, and motion carried 3-0 to adjourn the meeting.

Ms. Haisley adjourned the meeting at 3:01 p.m.