

City of Miami



March 2, 2016

RE: Addendum II, Offering Memorandum (“OM”) No. **15-16-008** for the sale of the Miami Riverside Center and Request for Proposals (“RFP”) No. **15-16-009** for the development of a new City of Miami administrative facility (collectively the “OM/RFP”)

Attention Registered Proposers:

This mailing is “Addendum II” and becomes an official addendum to the OM/RFP document. All future questions must be sent in writing to the below Broker, with a copy to the Project Designee on or before the question deadline April 5, 2016 at 2:00PM. Questions will be answered in this same manner and forwarded as Addenda until the proposal due date, May 3, 2016.

Enclosed please find the following items:

- OM/RFP Questions and Answers

Any written questions received shall be answered within fifteen (15) days of their receipt, unless additional time is required by the City to provide an acceptable answer. When sending correspondence, please address the original to CBRE | Brokerage Services, the City’s broker for this project, with a copy to the attention of the project designee at the City of Miami. Failure to follow these requirements may result in your question not being answered or replied to.

Should you have any questions, please do not hesitate to write:

Broker

Shay Pope
CBRE | Brokerage Services
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Project Designee

Jacqueline Lorenzo
City of Miami | Real Estate & Asset Management
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cc: Todd B. Hannon, City Clerk

ADDENDUM II
OFFERING MEMORANDUM 15-16-008 &
REQUEST FOR PROPOSALS 15-16-009

Question 1: “Is the \$25 usf the total rent per sf that city can pay or is it just for the ti allowance?”

Answer 1: Proposers shall include a proposed rent structure for the City’s temporary lease-back in their proposal. In no event shall the City pay more than fair market rental value as determined by two State-certified appraisers.

Question 2: “Do I . . . have to register to attend March 3 meeting?”

Answer 2: The Pre-Proposal Submission Conference is open to the public and does not require that individuals register to attend. However, potential proposers are strongly encouraged to register in order to receive all relevant addendums to the OM/RFP. Addendums may provide answers to questions as well as clarifications and material revisions to the OM/RFP.

Question 3: “Amount of negotiated brokerage commission for sale and lease and is that shared with other participating brokers?”

Answer 3: The City of Miami and CBRE have negotiated a brokerage fee to be paid directly to CBRE for their brokerage services on this project. The City will pay no brokerage fees to any broker other than CBRE. Other participating brokers, if any, shall be paid solely by the Proposer at a rate negotiated between the Proposer and the participating broker.