

# Quote Request

## Appraiser to Conduct Rent Comparability Study

Quotes due December 14, 2015 @ 11:00 AM

Fax to Debbie Norkevicius at (412) 456-5007

### Scope of Services

The selected firm will be responsible for completing a site inspection and providing ARMDC with a Standard Residential Appraisal Report setting forth the market value assuming fee simple ownership for the three (3) properties listed above. Both restricted values and non-restricted values are to be included in the appraisal for each property/location. In addition, the appraisal must be completed in accordance with Chapter 9 of the HUD Section 8 renewal guide and the final deliverable must be submitted using the HUD Rent Comparability Grid (HUD 92273-S8) format. The properties are located in the City of Pittsburgh, Allegheny County, Pennsylvania and are owned by the HACP.

Allies & Ross Management and Development Corporation (ARMDC), an instrumentality of the Housing Authority of the City of Pittsburgh ("HACP"), is requesting quotes for Professional Appraisal Services in order to complete a Rent Comparability Study in accordance with Chapter 9 of the U.S. Department of Housing and Urban Development (HUD) Section 8 Renewal Guide (see [http://portal.hud.gov/hudportal/HUD?src=/program\\_offices/housing/mfh/mfhsec8](http://portal.hud.gov/hudportal/HUD?src=/program_offices/housing/mfh/mfhsec8)) for the following locations:

Name & Address: **A. Murray Towers**  
**2528 Murray Avenue**  
**Pittsburgh, PA 15217**  
**14<sup>th</sup> Ward, City of Pittsburgh**  
**Allegheny County, Pennsylvania**

**Block/Lot #: 87-K-105**

**B: Glen Hazel Bernice Crawley Highrise**  
**945 Roselle Court**  
**Pittsburgh, PA 15207**  
**15<sup>th</sup> Ward, City of Pittsburgh**  
**Allegheny County, Pennsylvania**

**Block/Lot #: 56-M-250**

**C: Glen Hazel Family Low-rise**  
**Roselle Court, Roselle Drive, Johnston Ave, Sunnyside St**  
**and Almeda St**  
**Pittsburgh, PA 15207**  
**15<sup>th</sup> Ward, City of Pittsburgh**  
**Allegheny County, Pennsylvania**

**Block/Lot #'s (See below):**

<b>Block</b>	<b>Lot</b>
56r	170
56s	120
56s	60
56s	75
56s	80
57d	26
89n	25
89p	5
89p	7
89p	13
89j	30
89j	20
89n	10
89n	12
89n	14
89k	130
89k	135
57c	204

ARMDC will contract with a firm or individual that is willing to meet the Development & Modernization Department's need for appraisal services. A minimum of three (3) properties will be awarded to the selected firm or firms. The minimum qualifications for consideration under this are as follows:

- **Licenses** – The Firm or individual is licensed in the Commonwealth of Pennsylvania to perform Appraisal Services.
- **Previous Successful Experience** in Providing Appraisals in accordance with Chapter 9 of the HUD Section 8 Renewal Guide – Each firm must indicate if it has successfully provided the services requested herein.
- Also, attach a second separate Cost/Fee proposal for updating the appraisals for each property to update the appraisals within six (6) months to one (1) year after submission of the original appraisals to ARMDC.
- Proof of required regulatory licenses and insurance certificates including general and professional liability.

Please contact Debbie Norkevicius at 412.456-5000 Ext. 8505 or [Debbie.Norkevicius@HACP.org](mailto:Debbie.Norkevicius@HACP.org) with any questions about the above scope.

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(Due 12/14/15 @ 11:00AM)

Type of Property	Number	Individual Appraisal Cost	Total (Number x Individual Appraisal Cost)
Murray Towers (High Rise)	1	\$	\$
Bernice Crawley Highrise (Glen Hazel)	1	\$	\$
Glen Hazel Family Low Rise and Scattered Various Sites	18	\$	\$
Total (Add the Total column together)			\$

Total Cost: \$ \_\_\_\_\_  
(from total column)

Total Cost \_\_\_\_\_  
(In words)

**Contract award will be based on lowest total bid amount**

(Please print clearly)

Company Name: \_\_\_\_\_

Address: \_\_\_\_\_  
(of company)

Signature: \_\_\_\_\_

Print Name: \_\_\_\_\_  
(of person signing)

Phone Number: \_\_\_\_\_ Fax: \_\_\_\_\_

Email: \_\_\_\_\_