

COUNTY OF MONTGOMERY

PURCHASING DEPARTMENT
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Jeff Groseclose CPPB, VCA, VCO, Procurement Manager

REQUEST FOR PROPOSAL, RFP # 25-08 issued March 13, 2025 ADDENDUM NUMBER 1

DATE: April 4, 2025
TITLE: General Reassessment Services

Amendments:

1. Sections III.B.1 and III.B.2. of the RFP state the County will provide office space and computer workstations. As a result, the following shall be added as number 10 to IV.B, Specific Requirements:

IV.B.10 Office Space and Computer Work Stations: Offerors should submit recommendations as to their estimated requirements for office space/arrangements and computer workstations.
2. The County reserves the right to answer no further questions after the issuance of this addendum.

Clarification:

1. **Question:** When was the last physical site visit to all parcels?

Montgomery County Response: During the 2023 general reassessment unless new construction was completed on the property since then.
2. **Question:** Who conducted the County's previous two reassessments, and in which years were they conducted?

Montgomery County Response: Wampler and Eanes Appraisal Services in 2019 and 2023.
3. **Question:** Are interior property inspections a requirement for this project?

Montgomery County Response: No.
4. **Question:** Is the County open to a greater use of technologies and images, with a lighter footprint in the field, as an alternative approach to the traditional door-to-door effort

Montgomery County Response: The County prefers on site visits as outlined in the RFP.

5. **Question:** Could you please clarify the “administrative support” the County envisions the contractor to provide?

Montgomery County Response: Any/all office employees, including data entry.

6. **Question:** Does the County currently use the income approach for non-residential parcels? Is it the County’s desire to use the income approach for non-residential parcels in this project?

Montgomery County Response: Please reference the following paragraphs in the RFP Statement of Need:

- III.A.12., Commercial Properties (page 7)
- III.A.13., Apartments (page 7)
- III.A.14., Industrial Properties (page 8)

7. **Question:** When not reassessing, do all sales go through a validation process by the County?

Montgomery County Response: Yes.

8. **Question:** What is the effective date of value for this project?

Montgomery County Response: January 1, 2027

9. **Question:** How many appeals were generated during the last reassessment?

Montgomery County Response: 2,522 parcels were appealed during the informal hearings for the 2023 reassessment period. The Board of Equalization received 442 appeals for the 2023 reassessment period.

10. **Question:** Should offerors submit pricing for an optional second reassessment?

Montgomery County Response: Offerors are not required to submit pricing for a second reassessment at this time.

11. **Question:** When was the last Eagleview flight to provide aerial imagery? When is the next planned flight?

Montgomery County Response: The last flight was February 14, 2025. Imagery should be available when contract is awarded. There is no planned date for the next flight, however flights are typically every two years.

12. **Question:** Does the County have any plans to change the intervals between reassessments?

Montgomery County Response: No.

13. **Question:** What companies attended the pre-proposal conference?

Montgomery County Response: The following were represented at the pre-proposal conference:

- Jason Cowan, Professional Assessor
- Montgomery County, Virginia
- Tyler Technologies
- Vision Government Solutions, Inc.

ACKNOWLEDGE RECEIPT OF ADDENDUM # 1:

COMPANY/FIRM NAME AND ADDRESS:

_____ Zip Code _____

SUBMITTED BY:

NAME: _____
(print)

SIGNATURE: _____

TITLE: _____

DATE: _____

Telephone Number: (____) _____ Email: _____