



Package No.	Package Name
GP-0296-R01	Real Estate Appraisal Services

ADVERTISEMENT

NOTICE OF INTENT TO ENTER INTO TERM AGREEMENTS

FOR REAL ESTATE APPRAISAL SERVICES

The New Jersey Schools Development Authority (“NJSDA”), hereby, provides notice that it is procuring real estate appraisal services in accordance with NJAC 19:38C-9.4. The NJSDA intends to issue offer packages on or about March 5, 2024 to all firms on a list of appraisers maintained by the New Jersey Department of Transportation and the list of appraisers previously engaged by the NJSDA.

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NJSDA Prequalification: None Required

The compensation paid under the three-year term agreements shall be in accordance with a fixed schedule of rates and charges developed by the NJSDA, and the contract value per firm shall not exceed \$50,000 during the three-year term. During the three-year term of the agreement, the NJSDA may assign to an appraiser one or more task orders identifying specific properties or sites to appraise for purposes of one or more school facilities projects based upon the following criteria:

1. Licensing status;
2. Professional designations;
3. Previous experience on similar projects;
4. Geographic proximity to the school facilities project or projects;
5. Present capacity of the firm to provide the required services; and
6. Equitable allocation of task order assignments among all appraisers engaged by the NJSDA under a term agreement.

The NJSDA shall have no obligation to make task order assignments to any and/or all appraisers or to make task order assignments with any particular frequency.

Firms interested in participating in the above referenced term agreement who are not currently on the NJSDA master list of appraisers may apply for inclusion on the master list by March 22, 2024. The firm must submit to the NJSDA a statement of qualifications, which shall include, but not be limited to, the following:

1. A resume;
2. Experience with condemnation projects carried out by governmental entities and a full description of same; and
3. Experience with other governmental entities.

NJSDA staff will evaluate the statement of qualifications submitted by the firm seeking inclusion on the NJSDA master list based on criteria including:

1. The firm’s experience with condemnation projects carried out by governmental entities; and
2. The firm’s compliance with the Uniform Standards of Professional Appraisal Practice, as published annually by the Appraisal Standards Board of The Appraisal Foundation, 1155 15th Street NW, Suite 1111, Washington, DC 20005.

For additional information, please contact Dave Kutch, Senior Procurement Analyst, at 609-858-2915 or dkutch@njsda.gov.

Date Advertised: March 6, 2024