

**INDIAN RIVER COUNTY
OFFICE OF MANAGEMENT AND BUDGET
PURCHASING DIVISION**

DATE: December 3, 2019

TO: BOARD OF COUNTY COMMISSIONERS

THROUGH: Jason E. Brown, County Administrator
Kristin Daniels, Director, Office of Management and Budget

FROM: Jennifer Hyde, Purchasing Manager

SUBJECT: Rejection of Sealed Bids for Sale of 1935 43rd Avenue (Former Mermaid Car Wash) – Bid 2020015

BACKGROUND:

On December 16, 2008, the Board approved the purchase of 1935 43rd Avenue to acquire necessary right-of-way for the widening of 43rd Avenue for \$1,135,000. The property was leased back to the seller through August 31, 2017, and the structure on the site subsequently demolished. The necessary right-of-way has been extracted and on September 10, 2019, the Board directed the sale of the remaining parcel by sealed bid.

In accordance with F.S. 125.35, legal advertisements announcing the sealed bid sale appeared in the Press Journal on November 10th and 17th, 2019. The sale was also posted on the Purchasing web page, and yard signs placed on both the east and west sides of the parcel. Sealed bids were received and opened December 3, 2019 with two bids submitted: one from Azlee Baker for \$4,050 and one from S. Mark Baker for \$25,580.

Demolition of the car wash was completed on February 2, 2018. The Property Appraiser's records show a subsequent appraisal of the parcel (33390400010000000003.0) on April 4, 2018 with the land just value listed at \$95,527. That value is also listed for the year 2019.

Because the bids received represent a fraction of the actual value of the property, staff recommends the bids be rejected and the county retain the property for sale at a later date.

RECOMMENDATION:

Staff recommends that the Board of County Commissioners reject the bids received for the sale of the parcel and authorize re-advertisement at a later date.