

Amendment #1

RFP#081716 – Surplus Real Property Wilkinson and Mero Streets, Frankfort, KY

1. **Can a copy of the blueprints for the building be provided?**

Please contact Scott Aubrey at 502-564-2014 for a copy.

2. **What is the population of Frankfort?**

Information provided at the following website:

<http://www.frankfort.ky.gov/About/About-Frankfort/Demographics/demographics.html>

3. **What is KSU's school calendar?**

Information provided at the following website:

<http://kysu.edu/calendar/>

4. **What size is the footprint of the building?**

Each floor is 120'-0" x 120-0"

5. **When will the building be available?**

February 1, 2017

6. **Is it flat above the ceilings and is it concrete?**

Concrete t-beam slabs

7. **What is the age of the building?**

Designed in 1967, constructed in 1968/69

8. **Are there any asbestos issues with the building?**

Please contact Scott Aubrey at 502-564-2014 for a copy of an asbestos report dated March 15, 2012.

9. **What is the zoning and what are zoning requirements if a change is necessary?**

The property is government at this time. Information on local zoning can be obtained at the following website: www.frankfortpbc.org

10. Is there a noncompete clause in our agreement with Capitol Plaza Hotel?

This is addressed in the attached First Amendment to Lease dated July 31, 2002.

11. Is the mechanical room directly under the building or is it offset from the building?

There are various locations of Mechanical Rooms: on the Ground level under the building, on the 13th floor of the building, and in a mechanical penthouse and some more remote locations including across the street.

12. What are the water stains from on the ground level?

We are currently investigating and will post an answer as an amendment to the RFP.

13. Can a copy of the sign in sheet from the site visit be provided?

No, this information is not available during an open solicitation.

14. Can a copy of the convention center sales be provided?

The facility was booked 46 out of 52 weekends last year, and they had many through the week events. The facilities hosts two major basketball tournaments and two smaller basketball tournaments that draw large crowds and much more. Last fiscal year the convention center had an annual income of approximately \$260,000.

15. What is the purpose of the awnings on the outside of the building?

The awnings were constructed as a safety issue for employees and visitors to the Capital Plaza Tower. There have been instances where part of the façade has fallen off of the building.

16. Can comps per sf of other commercial properties be provided?

We do not have access to this information.

End of Amendment #1 – RFP#081716