

## **REQUEST FOR BIDS – LONG FORM**

### **Request for Sealed Bids – Roeser Property**

The Board of Supervisors of Solebury Township is accepting sealed bids for the sale of Lots 1 and 2 in the Roeser Subdivision located at the corner of Street and Upper Mountain Roads in Solebury Township (part of TMP No. 41-021-006). Bids will be accepted for Lot 1, Lot 2 or Lots 1 and 2 together.

Sealed Bids will be accepted at the Solebury Township Building during normal business hours from March 17, 2010<sup>h</sup> through 12:00 noon May 17, 2010. Bids will be opened at 12:00 noon on May 17, 2010 at the Township Building. The award will occur at the Board of Supervisor's meeting on Thursday, May 20, 2010 at 7:00 p.m. The Township reserves the right to decline all bids.

The Township will pay a real estate commission not to exceed 6% of the Purchase Price. The successful bid will be the bid which results in the highest payment to the Township net of all costs of sale.

Interested bidders and Realtors are invited to inspect the Property and have questions answered by meeting at the farmhouse on the Property, Thursday April 8, 2010 at 2:00 p.m. Township consultants will attend the meeting to answer general questions concerning the status of operating systems, sewage disposal, water supply, the permitting process and the environmental investigation conducted by the Township.

The Property can also be inspected by appointment through Solebury Township by calling Jean Weiss at (215) 297-5656.

Bidders should be aware that a number of conditions of sale have changed since the Property was last offered for sale, including the following:

1. The façade easement on the Victorian House has been removed.
2. On lot sewage disposal permits have been issued for replacement sewage disposal systems on each lot.
3. A new well has been installed and connected as the water supply to the Farmhouse Lot.
4. The Victorian House Lot has been connected to a new water supply.
5. Water supply to both wells has been tested and meet Pennsylvania safe drinking water standards.
6. Individual driveways have been established for each of the lots.

The form of the bid – a completed Agreement of Sale – is available on the Township's website ([www.soleburytp.org](http://www.soleburytp.org)). The Subdivision Plan, Conservation Easement Plan and other Disclosure documents are available on the website as well. Hard copies may be obtained from the Township through Jean Weiss.

The Sealed Bid must include a bank or certified check made out to Solebury Township in the sum of \$50,000, which sum will be applied to the purchase price of the successful bidder or returned to unsuccessful bidders within three (3) business days of the sale date.