

**Shopton Road Invitation To Bid
Questions Submitted by March 9, 2020**

- 1. Will the successful bidder have a due diligence period to conduct physical due diligence on the site beyond what has been provided in the ITB package? If so, how long will this period be?**

The successful bidder can have a due diligence period to conduct their own site feasibility assessment and studies, the exact terms of which will be negotiated with the Airport.

- 2. Has there been a geotech report conducted on the site?**

There has been no Geotech report conducted on the site.

- 3. Has there been a wetland delineation done on the site?**

Yes a wetland delineation was completed as a part of the Environmental Assessment. The entire Environmental Assessment is available at www.cltairport.com/shopton (titled "Shopton ITB Addendum II.A – Shopton Final EA and FONSI with Attachments")

- 4. Will the Airport take into consideration offers on net useable acres to be defined by mutually agreeable terms?**

The Airport will consider bids that reflect purchasing the entire +/-117 acre site at whatever value the bidder would like to place on the site. The bidder offering the highest price for the entire site will be considered the successful bidder.

- 5. Will the successful bidder be allotted time to design and permit the site prior to closing?**

The successful bidder can negotiate design and permit time as a part of the terms of the due diligence period.

- 6. Can the Airport confirm the location of sewer and other utilities on the site?**

The Airport can confirm the availability of electric, gas and water utilities on the southern portion of the sites.

- 7. Is there any design information or guidelines for the proposed Shopton Road extension through the airport site?**

Road Type 2 as depicted on page 3 of the approved site plan (Exhibit D) conveys the design standards for the portion of the Shopton Road Extension that runs through the site.

- 8. Will the successful bidder incur the cost of that road construction?**

CDOT would require the successful bidder to incur the cost of constructing the portion of the Shopton Road Extension that runs through the site.