

Draft letter to 14 bidders received

23rd October 20008

Dear xxx

Re : Bid for 71/73 Rosehill Street

We received your bid on the 16th October via our Agents Salloways. We have had a high level of interest in this property from a diverse range of parties including a range of uses, many including community activities. Therefore, we are intending to evaluate all bids in order to determine their relative merits both in terms of financial and community benefits. To assist us in fully understanding each bid we shall require some further information from you as follows :

1. When do you anticipate that you be able to sign / exchange contracts/ complete the purchase unconditionally.. We are concerned that a vacant property is vulnerable and an quick completion is a distinct advantage
2. If unable to comply with above please list any conditions you wish to raise affecting your offer.
3. The Council is not able to be a source of capital loan in respect to this sale so have you got a source of funding approved or from where are you intending raise funds to complete the purchase ?
4. If you have outlined your intentions to operate a community based business, is this a new venture or existing elsewhere please provide more details.
5. Can you please confirm what benefits will be provided in the community.
6. Do you currently obtain any public revenue grant aid and if so please confirm the source (s).
7. We need to be sure that your proposal will help meet our Corporate and Neighbourhood priorities being also sustainable and deliverable. Please send in evidence of past performance/business plan or anything else relevant that will help us reach a judgement

We shall be grateful if you would kindly respond by providing your replies by no later than 6 November 2008. This can be sent either by post to Patrick Tracey at our address on this letter or via email to him at patrick.tracey@derby.gov.uk. We attach a brief guide to help you and this indicates the relative value of the criteria we shall consider in our next assessment.

We shall be reviewing all relevant information before reaching our decision and hopefully conclude the matter before the end of November. Meanwhile, if you require any clarification or assistance please contact us.

Yours faithfully,

Patrick Tracey, FRICS