

Coast RFP questions & answers:

1. Faithful performance bond? Is it really needed for paint and asphalt repairs? [A faithful performance bond is required prior to any construction being performed. Paint and asphalt repairs are not considered construction.](#)
2. What environmental documents would be needed? [This would depend on what work is being proposed. It would be determined by the Department of Developmental Services should permits or plans be required.](#)
3. What is a Work Force Report? [Please refer to page 67 of the Coast RFP. All contractors hired to do any work on the Premises must complete this Work Force Report.](#)
4. Security deposit? [There are two methods of payment; Cash or an "Instrument of Credit" from one or more financial institutions.](#)
5. Insurance dollar value? Master Lessor provides fire and all other insurance. Wouldn't each Tenant pay their own insurance? [The amount of insurance required will be determined by the use. The Master Lessor is responsible to insure the entire Premises. Tenants are responsible for their personal property and liability.](#)
6. Taxes? [To determine what taxes will be assessed you can contact the County Tax Assessor's office.](#)
7. ADA access, handicap parking, & ramps? The hanger and office already have flat access for wheel chairs. [ADA requirements are applicable during the term of the lease to public accommodations & commercial facilities and are specifically required by Lessee's intended use of the Premises.](#)
8. Is electricity to all hangars mandatory? [No. Existing electrical must be to code or removed.](#)
9. If pavement is totally removed and replaced for asphalt renovations would storm water requirements become a requirement? [Yes.](#)
10. Could an Association be formed like a HOA? [All proposals will be evaluated.](#)
11. Would you advise whether fuel sales are contemplated as an additive service in this proposed development? [No, this leasehold is not considered a FBO.](#)