

**MEMORANDUM**  
**OFFICE OF THE ASSESSOR**  
**COUNTY OF PLACER**

**TO:** Honorable Board of Supervisors

**FROM:** Kristen Spears, Assessor 

**DATE:** October 5, 2009

**SUBJECT:** Approve Change Order No. 1 to Blanket Purchase Order No. 090180 with Berliner, Kidder & Tish

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**ACTION REQUESTED / RECOMMENDATION:** The Assessor's office requests approval of Change Order No. 1 to Blanket Purchase Order (BPO) No. 090180 with the firm Berliner, Kidder & Tish, for continued appraisal services to resolve decline in value assessment appeals filed by NEC Electronics USA, Inc. located in Placer County. The purchase order increase in the amount of \$50,000 for a revised amount of \$99,900, and authorize the Purchasing Manager to sign the resulting change order.

**BACKGROUND:** In order to resolve decline in value assessment appeals for the years 2007, 2008 and 2009 filed by NEC ELECTRONICS USA INC, we have contracted with an outside appraisal firm to represent the Assessor. At risk in total for the 2007, 2008 and 2009 assessment years is \$255,923,619 in assessed value. The facility is 318,552 square feet on 153.6 acres. The facility was built in 1984 for the purpose of manufacturing semiconductors. Due to the uniqueness of this property it was deemed prudent to hire outside appraisers with the expertise to value special use properties. The scope and cost of the appraisal needed is greater than anticipated due to the additional filing of the 2009 appeal. Staff has determined that an additional \$50,000 of spending authority is needed in order to proceed with the appraisal process in preparation of the November 14, 2009 Appeal Hearing.

**FISCAL IMPACT:** Upon your Board's approval, the limit of the BPO No. 090180 will be increased from \$49,900 to \$99,900. Funding is available within the Fiscal Year 2009-10 Assessor Department budget for professional services.

