

## Legislation Text

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**File #:** 2024-0323, **Version:** 1

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### **Title:**

Award RFP-604683-23/MHH - Foreclosure Registration and Short-Term Vacation Rental Compliance Services to Avenu Insights & Analytics, LLC, Centreville, VA, and authorize the Purchasing and Contracts Division to execute the Agreement. Countywide (**Lorie Bailey Brown, CFO/Resource Management Director**)  
Requesting Department - Development Services

### **Division:**

Resource Management - Purchasing and Contracts

### **Authorized By:**

Stephen Koontz, Purchasing and Contracts Division Manager

### **Contact/Phone Number:**

Michael Hall/407-665-7115

### **Background:**

RFP-604683-23/MHH will provide a qualified and licensed firm responsible for an online portal for address identification, online registration, compliance monitoring, enforcement, and outreach for short-term vacation rentals (STR) in accordance with the Land Development Code Chapter 30, Part 70, Sections 30.137 through 30.1376 and the registration of properties and administration of records related to properties in foreclosure through inspections and verification of property status to determine if a property is in violation of County Ordinance, Chapter 95, Article III throughout Seminole County.

Seminole County has approximately 300+ short-term vacation rentals within the unincorporated areas of the County and has challenges in identifying and locating owners of vacant and foreclosed properties in order to hold accountable those who are responsible for the care and condition of those properties. Homes that are foreclosed upon are often abandoned breeding crime, vandalism, theft, and a reduction of property values for neighboring properties.

This project was publicly advertised, and the County received five (5) proposals in response to the solicitation, two (2) of which were deemed non-responsive, one for

failure to comply with Section 3.12, "Licenses" and the other for failure to comply with Section 4.7, "Proposal Content". The Evaluation Committee consisting of Rebecca Hammock, Director of Development Services, Dale Hall, Planning & Development Manager - Development Services, Alexis Brignoni, Planning Specialist - Development Services, and Archana Virmani, Project Manager II - Information Technology, evaluated the proposals. Consideration was given to the respondent's qualifications and related experience, project approach, project understanding, and cost. The Evaluation Committee recommends award to the top-ranked firm, Avenu Insights & Analytics, LLC, Centreville, VA. The Firm proposes to retain 45% of each registration fee collected up to a maximum of \$113.00 per registration collected as compensation for the services for both Short-Term Vacation Rental Compliance and Foreclosure Registration.

The agreement will take effect on the date of its execution and continue in effect for three (3) years. At the option of the parties, this Agreement may be renewed for two (2) additional one (1) year terms.

### **Requested Action:**

Staff requests the Board award RFP-604683-23/MHH - Foreclosure Registration and Short-Term Vacation Rental Compliance Services to Avenu Insights & Analytics, LLC, Centreville, VA, and authorize the Purchasing and Contracts Division to execute the Agreement.