

PROPOSAL FORM
PROPOSAL TO THE ECONOMIC DEVELOPMENT AUTHORITY OF THE CITY OF CRYSTAL
6516 BRENTWOOD AVENUE NORTH

CHECK ONE:

- BUILDER OFFERS \$50,000 TO PURCHASE THIS LOT
- BUILDER OFFERS \$500 FOR A SIX-MONTH OPTION TO PURCHASE THIS LOT FOR \$50,000

This proposal is not a purchase agreement or other binding contract. At this time, the Builder is submitting a proposal to purchase this lot and build a new single family house in accordance with the RFP Guidelines, or is requesting a six-month option for same.

If a builder's proposal is tentatively accepted by the EDA board, then EDA staff would work with the Builder to determine the specific house plan and present it at the next EDA meeting. If the EDA board gives final approval at that time, the Builder would sign a Purchase & Redevelopment Agreement and provide \$2,000 earnest money for the lot. Only after such an Agreement is signed would a binding contract exist between the EDA and the Builder.

Builders may purchase a 6-month option on a lot for \$500, renewable for an additional 6 months for an additional \$500. The option provides the builder with exclusive rights to purchase the lot and build a house subject to the normal EDA process, requirements and guidelines. As a condition of the option, the builder must list the lot with a to-be-built house on the MLS for the duration of the option. The number of options is limited: No builder may have options on more than 10% of the EDA's lots, and no more than 50% of the EDA's lots may be under option at any time.

BUILDER: *(Builder is required to be a Residential Building Contractor licensed by the State of Minnesota.)*

Name: Novak-Fleck, Incorporated State License Number: BC001631
 Tel: (763) 424-4955 Tel (2): _____ Fax: (763) 424-1030
 Address: 8857 Zealand Ave N City/State/Zip: Brooklyn Park, MN 5541
 Email: johnson@novak-fleck.com Signature: Candice Johnson Date: 05/20

REQUIRED ATTACHMENTS AND ADDITIONAL INFORMATION:

- Attach one representative example of a house you would plan to build on this lot if your proposal is selected. It does not need to show exactly how it would be placed on the lot; it just needs to show the approximate size, quality and features you would anticipate a new house would have on this lot. A specific house plan would be determined after a proposal is tentatively accepted by the EDA.
- The EDA will only sell lots to builders who have experience in house construction in Minnesota. Please list the addresses of three houses you have built in Minnesota within the last five years, or attach other evidence of qualification for review by the EDA:

House #1: 4633 Douglas Drive North
 House #2: 5527 Venia Avenue North
 House #3: 6529 50th Street North

SUBMIT PROPOSAL TO: Attn: John Sutter, Crystal EDA, 4141 Douglas Dr N, Crystal MN 55422
 TEL: 763.531.1142 FAX: 763.531.1188 john.sutter@crystalmn.gov

**PROPOSALS MAY BE SUBMITTED BY HAND DELIVERY, U.S. MAIL, FAX, OR EMAIL (.pdf format).
 PROPOSALS MAY BE SUBMITTED AT ANY TIME AND WILL BE CONSIDERED ON A "FIRST COME,
 FIRST SERVED" BASIS UNLESS THE LOT HAS BEEN OPTIONED BY ANOTHER BUILDER.**



BRENTWOOD AVE N



Parcel ID: 05-118-21-41-0075

Owner Name: Eco Devl Auth Cty Of Cyrstal

Parcel Address: 6516 Brentwood Ave N
Crystal, MN 55428

Property Type: Residential

Home-stead: Non-Homestead

Parcel Area: 0.23 acres
10,126 sq ft

A-T-B: Torrens

Market Total: \$81,000

Tax Total: \$1,465.34
(Payable: 2013)

Sale Price: \$24,900

Sale Date: 10/2012

Sale Code:

Map Scale: 1" ≈ 50 ft.
Print Date: 8/20/2013

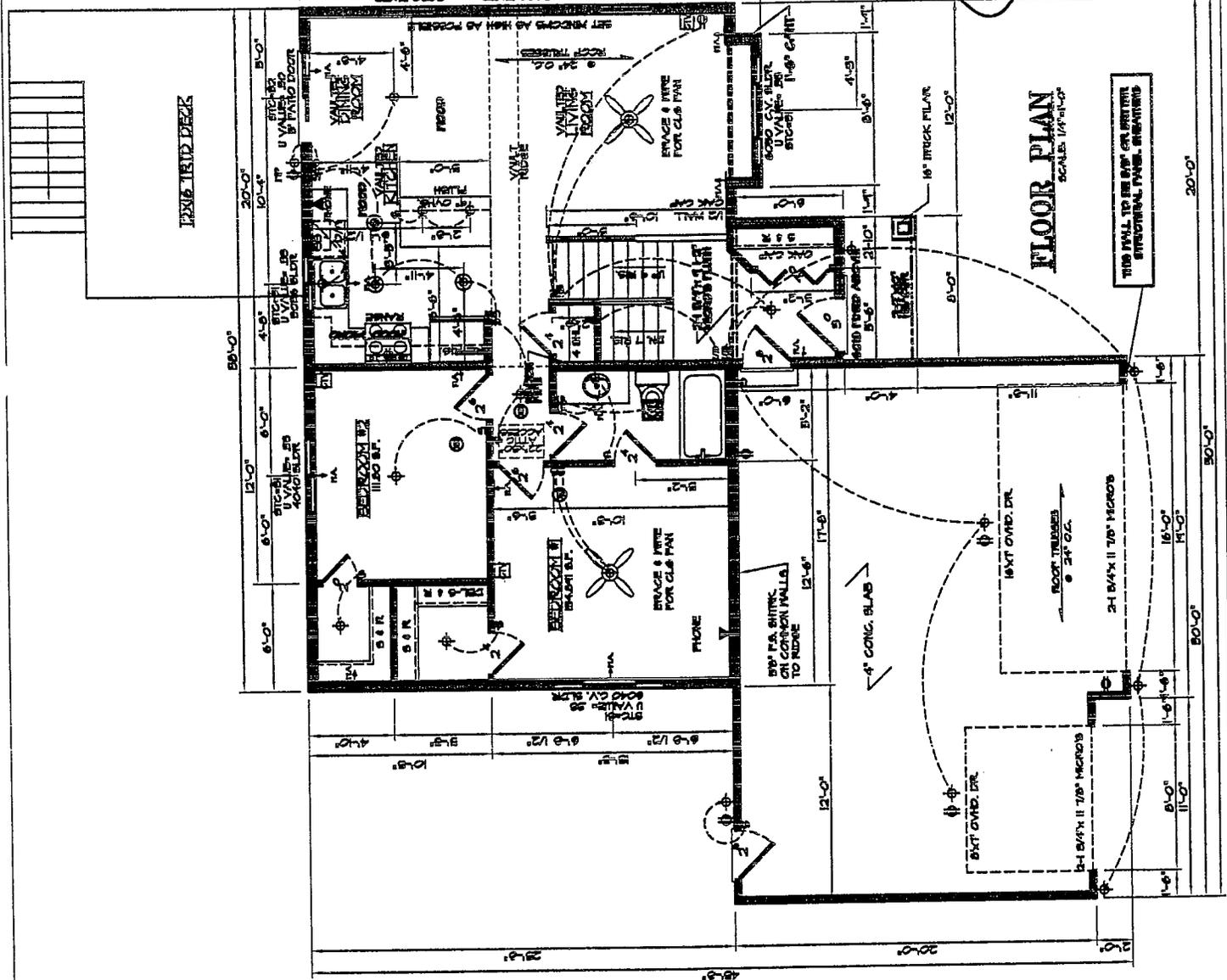


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REVERSE
PLAN
(GARAGE-RIGHT)



FLOOR PLAN
SCALE: 1/8"=1'-0"

THIS PLAN TO BE SET ON EITHER
STRUCTURAL PANEL, BEARING

NOTE
1. ALL DIMENSIONS, CONDITIONS AND SPECIFICATIONS ARE SUBJECT TO FIELD VERIFICATION AND APPROVAL. ANY NECESSARY CORRECTIONS SHALL BE MADE BY THE ARCHITECT PRIOR TO CONSTRUCTION.
2. ALL DIMENSIONS SHALL BE TO FACE UNLESS OTHERWISE NOTED.
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FOUNDATION	CONCRETE
FLOORING	WOOD
WALLS	BRICK
ROOFING	ASPH/FLT
MECHANICAL	AS PER SPEC
ELECTRICAL	AS PER SPEC
PLUMBING	AS PER SPEC
PAINT	AS PER SPEC
FINISHES	AS PER SPEC
GENERAL	AS PER SPEC

