

## **Hartnell College Facilities**

Hartnell Community College District owns agricultural property located in the City of Salinas, County of Monterey, California, bearing Assessor's Parcel Number(s) APN 153-011-051-000, a legal description and map of which is attached hereto as [Appendix A](#) for reference.

The Hartnell Community College District invites proposals for Lease of Agricultural Property at the above referenced location. Proposals (3 copies) must be submitted in accordance with specifications and conditions contained therein. The District reserves the right to reject late proposals, any and all proposals, or waive any irregularities or informalities during the Request for Proposal process. No proposal may be withdrawn for a period of ninety (90) days after the closing date for submission.

**Project Name:** Lease of Agricultural Property

**Opening Date:** February 26, 2021

**Opening Time:** 3:00 p.m.

**Due Date:** February 26, 2021

**Due Time:** 3:00 p.m. Pacific Time

**Status:** Open 2<sup>nd</sup> floor building L

**Description:** Hartnell Community College District, Lease of Agricultural Property

### **INVITATION TO BID**

Notice is hereby given that sealed bids will be accepted by Hartnell Community College District in the Maintenance Office (Building L) located at 411 Central Avenue, Salinas, California 93901 by 3:00 p.m., Pacific Time, on February 26, 2021 for LEASE OF AGRICULTURAL PROPERTY. All bids will be publicly opened and read aloud immediately after the closing time for receipt, at which time and place all interested persons are entitled to attend said bid opening.

Additional information may be obtained by:

Calling: (831) 755-6865

Emailing: [mriggillo@hartnell.edu](mailto:mriggillo@hartnell.edu)

Hartnell Community College District reserves the right to reject late proposals, any and all proposals, or waive any irregularities or informalities during the Request for Proposal process. No proposal may be withdrawn for a period of ninety (90) days after the closing date for submission.

Marc A. Riggillo  
Director of Facilities, Operations

## LEGAL NOTICE

### HARTNELL COMMUNITY COLLEGE NOTICE TO BIDDERS

**NOTICE IS HEREBY GIVEN** that sealed bids will be received, opened, and read aloud by the Director of Maintenance and Operations in the Maintenance Office at 411 Central Avenue, Salinas, California at 3:00 p.m. on February 26, 2021 (Building L - see campus map) for the lease of approximately 109.63 acres of Hartnell Community College District land for farming purposes only.

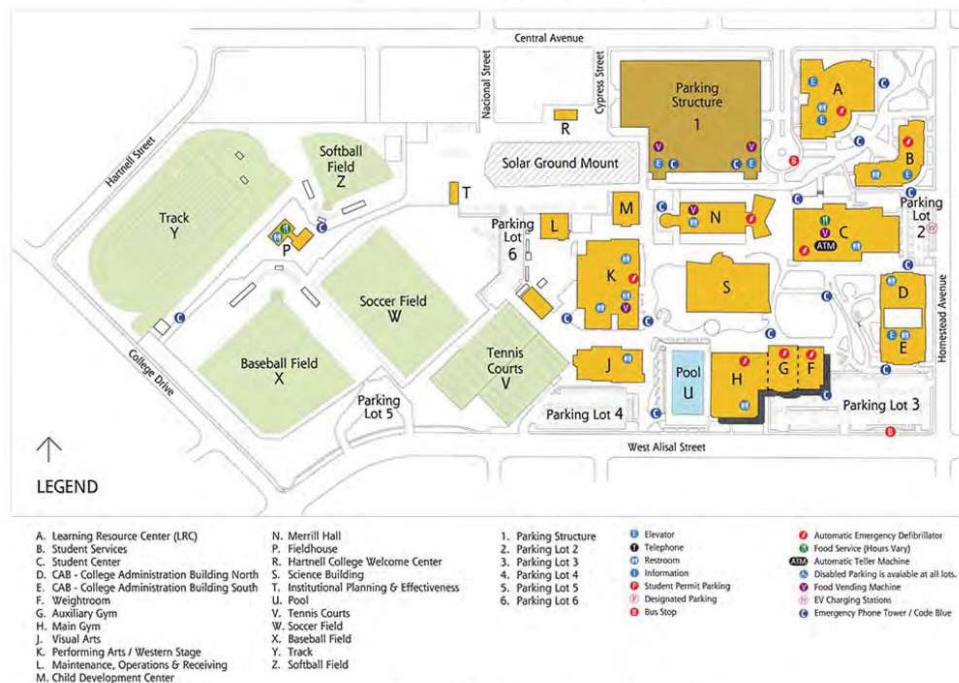
**LAND TO BE LEASED:** Land is located on the Hartnell College Alisal Campus near the intersection of East Alisal Street and Alisal Road. Lease will be for 109.63 acres for a five-year period. Water and electricity are available.

**MINIMUM BID:** Two Thousand, Four Hundred and Twenty-five Dollars (\$2,425.00) per acre, per year. Each bid shall be accompanied by a cashier's check, certified check, or bid bond in the amount of ten percent (10%) of the annualized bid amount to insure faithful performance on the bid – such amount to be forfeited in the event the bidder cannot comply with the terms of the bid. Specifications and bid forms may be obtained from the Maintenance Office at Hartnell College. Bids must be submitted on bid forms provided for that purpose. The Governing board reserves the right to reject any or all bids and to waive any informality in any bids received.

By Order of the Governing Board of the Hartnell Community College District.



**HARTNELL COLLEGE**



411 CENTRAL AVENUE, SALINAS CA 93901 (831) 755 - 6700



## HARTNELL COLLEGE



- |  |   |                      |                          |  |
|--|---|----------------------|--------------------------|--|
| A. Learning Resource Center (LRC)              | N. Merrill Hall                           | 1. Parking Structure | E. Elevator              | ⚡ Automatic Emergency Defibrillator          |
| B. Student Services                            | P. Fieldhouse                             | 2. Parking Lot 2     | ☎ Telephone              | 🍽 Food Service (Hours Vary)                  |
| C. Student Center                              | R. Hartnell College Welcome Center        | 3. Parking Lot 3     | 🚻 Restroom               | 🏧 Automatic Teller Machine                   |
| D. CAB - College Administration Building North | S. Science Building                       | 4. Parking Lot 4     | ℹ Information            | ♿ Disabled Parking is available at all lots. |
| E. CAB - College Administration Building South | T. Institutional Planning & Effectiveness | 5. Parking Lot 5     | 🅇 Student Permit Parking | 🍷 Food Vending Machine                       |
| F. Weightroom                                  | U. Pool                                   | 6. Parking Lot 6     | 🅇 Designated Parking     | 🔌 EV Charging Stations                       |
| G. Auxiliary Gym                               | V. Tennis Courts                          |                      | 🅇 Bus Stop               | 📶 Emergency Phone Tower / Code Blue          |
| H. Main Gym                                    | W. Soccer Field                           |                      |                          |  |
| J. Visual Arts                                 | X. Baseball Field                         |                      |                          |  |
| K. Performing Arts / Western Stage             | Y. Track                                  |                      |                          |  |
| L. Maintenance, Operations & Receiving         | Z. Softball Field                         |                      |                          |  |
| M. Child Development Center                    |   |                      |                          |  |

411 CENTRAL AVENUE, SALINAS CA 93901 (831) 755 - 6700

# HARTNELL COLLEGE

## LEASE OF ALISAL CAMPUS FARMLAND

### SPECIFICATIONS

**Minimum Bid – Two Thousand Four Hundred and Twenty-Five Dollars \$2,425.00**

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The land is approximately one hundred (109.63) acres located on the Hartnell Community College District Alisal Campus and adjacent to Alisal Road (see attached map).

The terms of the Agreement will be specified in detail in the Lease document. Major items will include:

- A. Property Description. Approximately one hundred (109.63) contiguous acres of unimproved farmland located at the College's East Campus and adjacent to Alisal Road (see Exhibit A).
- B. Term of Lease. Five (5) years on property description of 109.63 acres as mutually agreed upon between the College and the Lessee, commencing March 1, 2022 but not to extend beyond March 1, 2027.
- C. The Lessee will use the land for farming only and will apply good farming practices including, but not limited to, land and bed preparation, irrigation, cultivation, fertilization, pest control, and weed control.
- D. The Lessee will pay the annual lease fee in three (3) equal installments – the first installment will be due \_\_\_\_\_, the second installment will be due on \_\_\_\_\_, and the third installment will be due on \_\_\_\_\_ of the Lessee year.
- E. Water from Hartnell Community College District's well and electricity will be available to the Lessee. The Lessee will reimburse Hartnell Community College District for one hundred percent (100%) of electricity used in the farming operation.
- F. The Lessee will maintain the water pump/irrigation system in an as-is condition.
- G. The Lessee will pay all taxes assessed including the possessory interest tax.

- H. The Lessee will be responsible for maintenance of improvements; such as fencing, water lines, and access roads.
- I. The Lessee will obtain and maintain liability insurance and workers' compensation insurance.

Bids must be submitted on the bid forms provided for that purpose. Oral bids will be called for before making an award. If upon the call for oral bids, any responsible person offers an amount upon the terms and conditions specified herein, exceeding by at least five percent (5) of the preceding highest proposal (written or oral), such highest oral bid shall be finally accepted. The Board of Trustees reserves the right to reject any or all bids and to waive any informality in any bids received.

Each bid shall be accompanied by a Cashier's Check, Certified Check, or Bid Bond in the amount of ten percent (10%) of the bid's annual rental amount to insure faithful performance on the bid – such amount to be forfeited in the event the bidder cannot comply with the terms of the bid.

If there are any questions, contact the Director of Maintenance and Operations at (831) 755-6865.



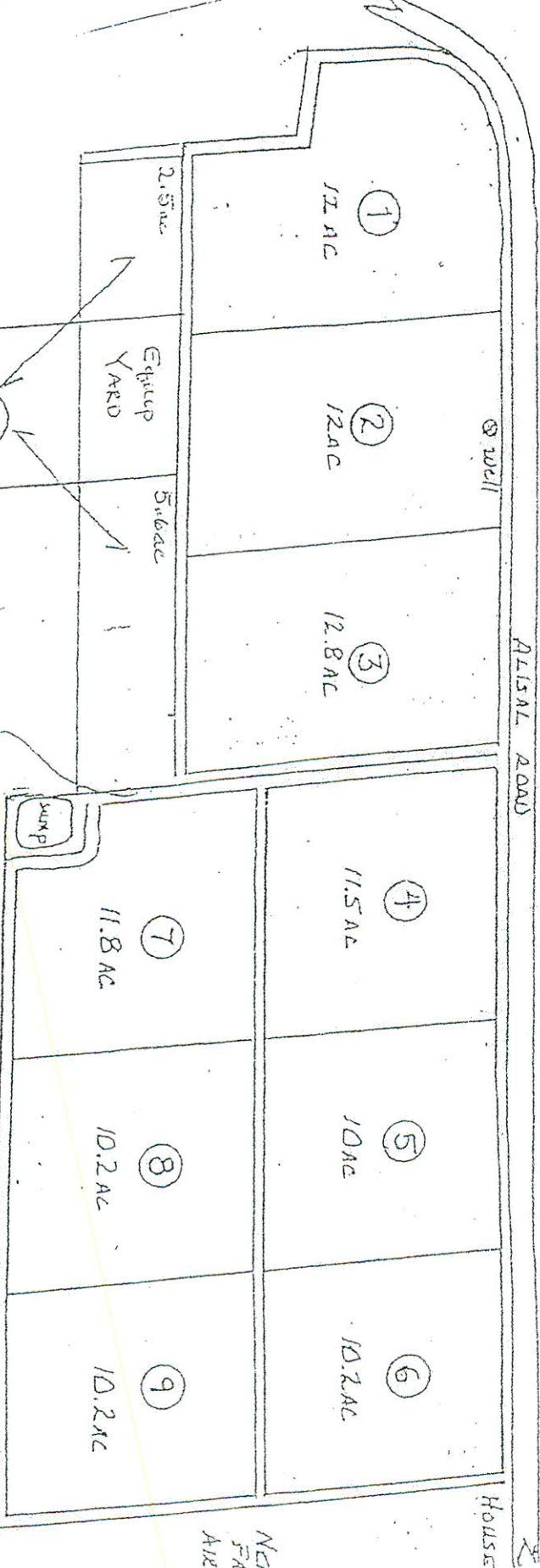
# EXHIBIT A Hartnell Ranch

#500

Francioni Brothers Inc.  
Revised 1/11/01

NET ACRES 109.63

C & G FARMS  
MORTENSEN RANCH



BLOES

SALINAS AIRPORT

NELSEN  
FARMS  
AIRPORT

HOUSE

SCHOOL

HOUSING

ALISA L ROAD

Well

①  
12.8 AC

②  
12.8 AC

③  
12.8 AC

④  
11.5 AC

⑤  
10.2 AC

⑥  
10.2 AC

⑦  
11.8 AC

⑧  
10.2 AC

⑨  
10.2 AC

2.5 ac

Equipment  
YARD

5.6 ac

Sump

Ditch

11.5 acs - Total

3.4 ac

HARTNELL  
EAST  
1/4 SEC. 10



