



# Baldwin County Commission

## Legislation Details (With Text)

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**File #:** 18-1055      **Version:** 1  
**Type:** Consent      **Status:** Passed  
**File created:** 9/26/2018      **In control:** Baldwin County Commission Regular  
**On agenda:** 10/2/2018      **Final action:** 10/2/2018  
**Title:** Renewal of IncomeWorks Software License Agreement  
**Indexes:**  
**Attachments:** 1. IncomeWorks Renewal 2018 Amendment.pdf

Date	Ver.	Action By	Action	Result
10/2/2018	1	Baldwin County Commission Regular	Approved	

**Meeting Type:** BCC Regular Meeting  
**Meeting Date:** 10/2/2018  
**Item Status:** New  
**From:** Teddy J. Faust, Revenue Commissioner  
**Submitted by:** Susan Hill, Chief Administrative Assistant

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### ITEM TITLE

Renewal of IncomeWorks Software License Agreement

### STAFF RECOMMENDATION

Approve the renewal of the IncomeWorks License Agreement between Assessment Advisors, LLC and Baldwin County Commission, to provide the Baldwin County Revenue Commission with an income based local-market-specific commercial real estate evaluation model designed specifically to bring consistency and equity to the assessment of commercial, industrial, lodging, multi-family, office, and retail properties.

This Agreement shall be for a term of one (1) year, commencing on January 1, 2019, and terminate on December 31, 2019, per **Renewal Amendment** . The renewal fee of \$29,000.00 was invoiced to Licensee September 5, 2018. Payment received in October 2018 will ensure release prior to the December 31, 2018, expiration date of the current term.

### BACKGROUND INFORMATION

**Previous Commission action/date:** October 03, 2017 (regular meeting)

**Background:** The Commission has approved an annual Software License Agreement with Assessment Advisors, LLC since 2013.

IncomeWorks is a product and a process that collects and analyzes local lease practices and data, which can be customized for Baldwin County, Alabama. This allows the income approach to be

utilized in valuing income producing properties. The initial Agreement, between Assessment Advisors, LLC and the Baldwin County Commission was approved on April 16, 2013, and has continued on an annual basis.

### FINANCIAL IMPACT

Total cost of recommendation: \$29,000.00

Budget line item(s) to be used: 51810.5235

If this is not a budgeted expenditure, does the recommendation create a need for funding? N/A

### LEGAL IMPACT

Is legal review necessary for this staff recommendation and related documents?

Yes

Reviewed/approved by: County Attorney

Additional comments: N/A

### ADVERTISING REQUIREMENTS

Is advertising required for this recommendation? No

If the proof of publication affidavit is not attached, list the reason: N/A

### FOLLOW UP IMPLEMENTATION

For time-sensitive follow up, select deadline date for follow up: 2018 License Fee to be paid (Invoice #1821) following approval.

Individual(s) responsible for follow up: Accounting: Pay \$29,000.00 2018 License Fee

Action required (list contact persons/addresses if documents are to be mailed or emailed):

Administration Staff: Get Renewal Amendment, to IncomeWorks Software License Agreement, fully executed by the Chairman and send to:

Mr. Timothy VanKirk, MAI, President  
Assessment Advisors, LLC  
736 N. Western Avenue, #393  
Lake Forest, IL 60045

**Cc:** Walt Lindsey, Chief Appraiser  
Teddy J. Faust, Jr., Revenue Commissioner

**Additional instructions/notes:**