

**Request for Proposals for Purchase, Lease, or Lease-Purchase
CREOLE COTTAGE
132 Rue Magnolia
Biloxi, MS 39530**

RESPONSE DUE DATE: 10:00 AM (local time) **April 18, 2018**

NOTICE OF REQUEST FOR PROPOSALS: Invitations are extended for responses using the attached format.

CONTACTS: Peter Abide, City Attorney
City of Biloxi
140 Lameuse Street
Biloxi, Mississippi 39530
Telephone: (228) 435-6252
E-mail: PAbide@curriejohnson.com

SCOPE OF REQUEST: The City of Biloxi, Mississippi (referred to herein as the "City") is seeking proposals for the opportunity to purchase, lease or lease-purchase certain surplus real property—i.e., the historic Creole Cottage, 132 Rue Magnolia, Biloxi, MS 39530, being composed of land and improvements on a portion of Tax Parcel #1410K-03-108.000. (The paved parking area of this Tax Parcel is NOT included in this RFP.)

COMPLETED RESPONSES MUST INCLUDE: a. Submission by 10:00 AM, local time, April 18, 2018, IN A sealed envelope labeled "PROPOSAL: CREOLE COTTAGE" (original and two copies) addressed to:

Keith Stuart
City of Biloxi
Mayor's Office, 2nd Floor, City Hall
Attn.: Legal Department
140 Lameuse Street
Biloxi, Mississippi 39530

- b. A signed and dated Submission Form;
- c. A certified check in the amount of \$1,000.00 earnest money to be applied against the purchase price or lease payments.

Agreement: The successful submitter (the "Purchaser or Lessee") will enter with the City into a definitive Contract, depending upon the City's decision, in its discretion, whether to select a proposal and enter into an agreement.

Award Criteria: The City intends to select a proposal based upon the following criteria that will be evaluated, weighted and measured in the City's sole and absolute discretion:

- a) Amount of purchase price or lease rental;
- b) Whether the proposed use of the property for the purpose for which it is to be sold, conveyed or leased will promote and foster the development and improvement of the community and the civic, social, educational, cultural, moral, economic or industrial welfare thereof and is in the best interest of the economic growth and development of the City; the resulting direct and indirect economic benefits to the City;
- c) Whether the proposed use is consistent with city

- ordinances applicable to the downtown area in which the site is located;
- d) Whether the proposed use of the Creole Cottage and lot will comply with laws and ordinances pertaining to historic buildings; and
 - e) Any other factors or criteria that the City deems appropriate for evaluation in the circumstances.

No Oral or Implied Contracts: There shall be no oral or implied contracts relating to this request for proposals.

Acceptance or Rejection: The City reserves the right to select, accept or reject any or all proposals or part of a proposal, with or without cause; to waive any informalities or technicalities; clarify any ambiguities in proposals; and to modify any criteria in this request for proposals.

Open Records Law: All responses become the property of the City. All information contained in the responses shall become open for public review.

Prohibition of Gratuities: Neither the successful submitter nor any person, firm or corporation employed by the successful submitter shall offer or give any gift, money or anything of value or any promise of future award or compensation to any of the City's officials, officers, directors, or employees at any time.

Request for Proposals for CREOLE COTTAGE Submission Form

Proposed Purchase Price: \$ _____; or

Proposed Lease Term and Rental Payments: (Attach a detailed statement of terms and payments);
or

Proposed Lease-Purchase Terms: (Attach a detailed statement of terms and payments.)

(Submitter may propose any one or more of the foregoing three options, as alternative proposals)

Attach a narrative description of your proposed use of the subject real property and any proposed renovation, addition, alteration, or new improvement, and describe how your proposed use and improvements would satisfy the Award Criteria stated in the RFP.

Submitter's Name and Title: _____

Address: _____

Phone Number: _____; **E-mail Address:** _____

Signature of Submitter: _____


Deputy MUNICIPAL CLERK

Publish Once: March 29, 2018.
Send Proof of Publication.