

HOUSING AUTHORITY

of the City of Jefferson, Missouri



1040 Myrtle Ave • Post Office Box 1029
FAX 573-635-9680 • Zip Code 65102-1029
573-635-6163/Voice/TDD

Cynthia Quetsch John S. Pletz
Executive Director General Counsel

December 19, 2018

Request for proposals for the redevelopment of 103 Jackson Street

The Land Clearance Redevelopment Authority seeks proposals to redevelop the property at 103 Jackson Street, Jefferson City, Missouri.

The proposal must have the following goals:

- Restoration of the property in compliance with the Overlay District requirements, city code and zoning restrictions.
- Use of the building as residential or commercial as permitted by the zoning for the area
- Start of the renovation (physical activity on the property) within 4 months of the award and completion within 18 months
- Occupancy within 3 months of completion of construction

Proposal should set forth a verbal description of the work to be done that includes what structural changes will be made and the anticipated use of the property when completed. Proposal should include an anticipated budget for the project and an offer of purchase amount. Contents of building will be conveyed except the laminate securing the building.

Developer is responsible for obtaining all city permits and complying with the building code.

Developer must be financially capable of timely completing the renovations set forth in the proposal as demonstrated by a bond or letter of credit accompanying the proposal.

Developer must agree to comply with all nondiscrimination laws and regulations of the United States, State of Missouri and the City of Jefferson.

Developer cannot sell the property until after completion of the renovations without the permission of the Land Clearance Redevelopment Authority.

Price will not be the determinative factor but it will be considered. Consideration will also be given to proposed use, impact of the removal of blight in the area, historical relevance of the use, impact of the proposal on future renovations in the areas, financial stability of the developer, and developer's experience and reputation.

The properties will be available for inspection by potential developers on January 8, 2019 at 11:30 am.

Pictures of the property are posted on the webpage at http://www.jchamo.org/resident_information/index.php

8 paper copies of the proposal shall be delivered to the office of the Housing Authority, 1040 Myrtle Avenue, Jefferson City, MO no later than 4:30 pm February 8, 2019.

COMMISSIONERS

Lary Vincent Larry Kolb Dennis Mueller Bob Weber Donna White Dian Cain
Chairman Vice Chairman

