

TOWN OF ADAMS
REQUEST FOR PROPOSALS
“DISPOSITION & REDEVELOPMENT OF REAL PROPERTY
AT 30 COLUMBIA STREET”
RFP #21-002

The Town of Adams seeks proposals for redevelopment of a portion of the former Memorial School Building, located at 30 Columbia Street (Route 8) in Adams, Massachusetts. The Memorial School property is under the control of the Board of Selectmen. The Town is seeking an experienced and qualified private developer to purchase or lease the property and develop it for new uses. The Town will provide preference to proposals that expand housing opportunity, contribute to the local tax base, and/or hold the potential for job creation, while taking into consideration the purchase price or lease terms offered. Although the Town will provide preference to proposals compatible with the desire to retain a smaller portion of the building (gym, auditorium, etc.) for community use, it will accept and carefully consider other concepts.

The RFP is available from the Community Development Department, 8 Park Street, Adams, MA 01220 beginning on January 28, 2021, M-Th, 8:30am to 5:00pm or via email, dcesan@town.adams.ma.us. **A Pre-Proposal Site Tour will be conducted on Thursday, February 11, 2021 at 10:00 AM.** All interested parties shall meet at the property at the building’s Valley Street entrance in Adams.

Proposals in response to the RFP must be returned to the Town Administrator’s Office at 8 Park Street, 2nd Floor, Adams, MA 01220 no later than **4:00 PM, Thursday, April 8, 2021** and clearly marked **“RFP #21-002: Disposition & Redevelopment of Real Property at 30 Columbia Street.”** All proposals will receive consideration without regard to race, creed, color, age, sex, religion, national origin or disability. The Town of Adams is an Affirmative Action/Equal Opportunity Employer.

It should be noted by all RFP respondents that the provisions of MGL c. 30B will govern any contracts awarded as a result of this RFP. The Town of Adams will accept the most advantageous offer from a responsive and responsible Proposer, taking into consideration price and all other evaluation criteria. The Town reserves the right to accept or reject any or all proposals, to waive any informalities in the selection process, and to enter into a purchase and sale agreement with other than the Proposer offering the highest price, if, in its sole discretion, the Town deems it to be in the public’s best interest to do so. A responsive Proposer has met all requirements and submitted all documents required in this solicitation. A responsible Proposer has the capability to perform the contract requirements and the integrity and reliability which assures good faith performance.