

**CITY OF NORTHPORT
REQUEST FOR PROPOSALS (RFP)
FOR THE PURCHASE AND DEVELOPMENT OF
CITY OWNED PROPERTY LOCATED ON
12th Street, NORTHPORT, AL 35476**

NOVEMBER 15, 2017

I: PURPOSE OF REQUEST

The City of Northport invites all interested individuals or entities to submit a response to this Request for Proposals (RFP) for the purchase and development of +/- 0.5 acres of City owned property located at 1513 12th Street, Northport, AL 35476. (Parcel ID Number: 633105152021002001)

II: INFORMATION REQUESTED

In order to be considered, proposals must be submitted to Max Snyder, Development Coordinator, prior to 5:00 PM on December 15, 2017.

The proposal must contain the following information:

1. The amount of money you would propose to pay for the property
2. The amount of this proposed price you would pay at closing and any financing terms you would propose for this purchase
3. The proposed use of the site
4. The proposed timeline to begin construction and the anticipated completion date of the development
5. A list of your prior developments and your qualifications to develop this site
6. A list of your prior developments in the City of Northport
7. A list of your existing developments within the City of Northport and any ongoing or anticipated developments

The City recognizes that development projects often require the signing of Confidentiality Agreements. A potential purchaser may also submit a separate confidential document, in a sealed envelope marked "CONFIDENTIAL" to the attention of Max Snyder by the same deadline. The City will use its best efforts, including if necessary, seeking a Court Order, to attempt to protect the confidentiality of the information marked "CONFIDENTIAL".

III: EVALUATION

Proposals will be reviewed by the Mayor and City Council. The City Council reserves the right to reject any or all proposals.

Any proposal accepted by the City would allow a two (2) month period of exclusivity between the entity and the City to allow each party to perform its due diligence as whether to proceed with the purchase.

Any proposal submitted which is accepted by the City may be unilaterally terminated by either the potential purchaser or the City, with or without good cause, after a period of two (2) months following its acceptance by the City, allowing both sides to conduct their due diligence. This period of time may be extended beyond this two (2) month period by the mutual written agreement of the parties.

Eight (8) copies and one (1) electronic copy of the proposal are requested. Proposals should be received at the City Hall by 5:00 PM on December 15, 2017.

ADDRESS PROPOSALS TO:

City of Northport
ATTN: Max Snyder, Development Coordinator
3500 McFarland Blvd
Northport, AL 35476



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