

REQUEST FOR PROPOSAL

Section I – INTRODUCTION

The Municipality of Deloraine-Winchester owns a parcel of land located at 119 North Railway Avenue W, Deloraine, Manitoba or more commonly known as “The Bargain Shop” bearing the legal description of DESC 1/2 – 2 – 7 in the SE 10 – 3 – 23. Currently there is a vacant one-story building which remains unused.

Section II – DETAILS OF REQUEST

The Municipality of Deloraine-Winchester would like to open an RFP to all interested parties for the removal and/or renovation of the vacant space. The building, contents and the land within would become the property of the successful proponent and would be the responsibility of such proponent to remove or renovate all the contents and all of the building excluding any renovated portion from 119 North Railway Avenue W. What the proponent chooses to do with the contents, the building and the land will be at their discretion provided that use complies with zoning by-laws.

Section III – REQUIREMENTS NEEDING TO BE MET BY SUCCESSFUL PROPONENT

- Apply for a necessary permit in order to remove or renovate the structure.
- Set up of temporary site fencing and adhere to all provincial and federal safety requirements before and after the completion of the removal or renovation.
- Disconnect all electrical, gas and water, ensure safety is followed and meet all Manitoba Hydro and Municipal requirements.
- Maintain street and back land access.
- Remove all components of the building less any renovated portion.
- If removal of the property is being carried out, fill in the existing basement with fill material and compacted.
- Final cleaning of the site to ensure all debris is removed and the site is safe.
- Remove temporary fencing.

Section IV – TIMELINES

With submittal of RFP we ask for a schedule to be provided outlining permits, removal and or renovation of the building and temporary fencing. Timelines of a more aggressive nature will be considered an asset.

Section V – TERMS OF RFP

- This RFP shall not be deemed to initiate a formal contract. This document is merely an invitation to submit a request for the building, content, and land.
- The Municipality expressly reserves the right to evaluate, reject in whole or in part any or all of the proposals at their sole discretion, select any one or more proponents for further negotiations and possible award.
- Removal and or renovation of the site must be completed within twelve (12) months of a signed contract with the Municipality of Deloraine-Winchester unless proponent has assigned contract with a business or lessee to occupy the site.
- Under no circumstance shall the Municipality be held liable for any cost or claim by any person in respect to the issuance, consideration, any response or disposition of any response made to this RFP
- Following the completion of the evaluation the Municipality will announce the outcome to all proponents.

Section VI – SUBMISSION

Bids will be accepted at the Municipality of Deloraine-Winchester Office, 129 Broadway Street North, Deloraine MB.

- A site visit is required for any proposal to be considered.
- Proposals must be submitted in duplicate and in a sealed envelope bearing the name address of the bidder and clearly marked on the outside: "Renovation and/or Demolition of 119 North Railway Ave W"
- As a convenience to bidders, proposals may be submitted by,
 - Facsimile to 204-747-2927
 - E-mail to admin@delowin.ca
- It is the sole responsibility of the bidder to ensure their transmission of facsimile or e-mail has been received by the authorized representative of the Municipality of Deloraine-Winchester in timely manner.
- The Municipality of Deloraine-Winchester accepts no responsibility or liability for misdirected, unreadable, incompleteness of confidential facsimile bids or electronic mail questions.
- By faxing a bid or emailing a question the bidder specifically waives any right of confidentiality in the transmission.
- Questions regarding this Request for proposal and site visits may be submitted in writing (fax, phone or email) to phone 204-747-2655, fax 204-747-2927 or email admin@delowin.ca
- The Municipality of Deloraine-Winchester intends to award the contract to the bidder whose proposal offers the best value

Section VII – EVALUATION

All proposals will be evaluated upon the following criteria:

- Delivery
- Specifications and Serviceability
- Use of Property

Exterior (1)



Interior
(from front doors)



Exterior (2)



Interior
(front counter)

