CITY OF CALUMET CITY
REQUEST FOR QUALIFICATIONS (RFQs)
for the
REDEVELOPMENT OF ABANDONED, CITY-OWNED COMMERCIAL PROPERTIES

The City of Calumet City (the "City") requests Statements of Qualifications (SOQs) for the development of abandoned, city-owned, commercial properties that can be found on the City's website www.developcalumetcity.com/properties_available.html. *(Although the City routinely updates the list of available properties, the list is subject to change without notice and specific properties may not be available at the time the City acts on an SOQ.)* SOQs can identify one or more properties for consideration. Qualification submissions will be accepted until July 15, 2022, at 4:00 p.m. SOQs received after this date and time will not be considered for this round of consideration. SOQs submitted after this date and time may be considered for future rounds of consideration.

All SOQs shall be submitted in a sealed envelope and identified on the outside as: ***City of Calumet City, SOQ for Redevelopment of Abandoned, Commercial Properties, Attn: (CED) Community & Economic Development***

SOQs shall be delivered to the City of Calumet City, City Hall, CED (Community and Economic Development), 204 Pulaski Road, 2nd Floor, Calumet City, IL 60409. SOQs will be reviewed by committee and recommendations made to the Chief of Staff, Mayor, and City Council.

PURPOSE:
The City has sought to secure and gain control of tax delinquent, abandoned commercial properties to alleviate hundreds of thousands of dollars in back taxes and to convey to qualified developers for the purpose of investment within the community. This determination is to provide value and long-term benefits to the community through revitalization, redevelopment, added jobs, improved aesthetics, additional property, and sales tax revenue, and to improve quality of life.

DELIVERABLES:
Developers must identify intended use of properties (within the current building code and zoning laws) as provided and confirmed by the City of Calumet City's Department of Building and Zoning (708-891-8120); and convey proof of capacity to bring projects to fruition.

REQUEST FOR QUALIFICATIONS:
The submittal should be limited in size with no more than 25 pages with single-sided pages. Interested responders are invited to submit statements of qualifications that contain the following information:

- Cover Letter of Interest should include:
  - Company name, address, phone number(s), mobile number(s), email addresses, etc., of the appropriate contact persons including names and titles. List any other office locations and appropriate contact people as well
  - General description of the company, business organization, departments/divisions, etc.
  - How long the company has been in business and identify some relevant successes
- A list of completed projects (within the state of Illinois – preferably the region) with visuals, cost data, and accomplishments
- References from municipalities or others regarding previous work efforts
- List of Calumet City properties for which there is interest with corresponding intended uses and zoning compliance research, and estimated redevelopment costs for each property
- Proposed project benefit to the community
- Monetary offer (payable to the city) for each property
- Stated request for Economic Development Incentives - Cook County Property Tax Incentive, Calumet Region Enterprise Zone, Tax Increment Financing (if applicable), and/or other
- Estimated timeline to reach development completion date

EVALUATION: SOQs are evaluated on development capacity, financial ability, and previous work within the region

CONTACT*: (708) 891-8100 x8985 or email daleksy@calumetcity.org for more information and to schedule time to view properties*