



Request for Proposals (RFP)

For

Historic Tax Credit &
Architectural Services



**REQUEST FOR PROPOSALS
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SECTION 0 – ADVERTISEMENT FOR BID

ADVERTISEMENT FOR BIDS

REQUEST FOR PROPOSALS HISTORIC TAX CREDIT & ARCHITECTURAL SERVICES

RFP NUMBER: 24-001

The Jackson Redevelopment Authority (JRA) hereby gives notice that it is soliciting sealed proposals from qualified firms or individuals to provide Historic Tax Credit Consulting and Architectural Services. The selected firm will assist JRA in preserving and revitalizing historic properties within the Farish Street Historic District and other JRA-owned assets. This partnership will support JRA’s mission of fostering economic and community development through the adaptive reuse of historic buildings and the advancement of urban renewal initiatives within the City of Jackson.

Submission Deadline:

Sealed proposals will be received by the Jackson Redevelopment Authority no later than **12:00 PM Central Time on January 31, 2025.**

Proposal Submission Requirements:

- Proposals may be submitted electronically via www.centralbidding.com.
- For assistance with the electronic bidding process, please contact Central Bidding at **225-810-4814**.

Obtaining RFP Documents:

The official Request for Proposals (RFP) documents may be obtained from the following sources:

1. Central Bidding Website: www.centralbidding.com.
2. Jackson Redevelopment Authority’s website: www.jrams.org.

JRA Rights Reserved:

The Jackson Redevelopment Authority reserves the right to reject any and all proposals, waive any irregularities or informalities in any proposal, and award the contract to the proposer deemed to offer the most advantageous proposal to JRA, as determined by JRA in its sole discretion.

Contact:

Christopher G. Pike, Executive Director
Jackson Redevelopment Authority
601-960-1815 | Bids@jrams.org

Publication Dates:

This advertisement will be published in accordance with Mississippi law on the following dates:

- **December 26, 2024**
- **January 2, 2025**



SECTION 1 – GENERAL INFORMATION

1.1 Purpose

The Jackson Redevelopment Authority (JRA) is issuing this Request for Proposals (RFP) to solicit proposals from qualified firms or individuals to provide Historic Tax Credit Consulting and Architectural Services. The selected firm will assist JRA in leveraging historic tax credit opportunities, guiding the rehabilitation of historic properties, and ensuring compliance with preservation standards. This partnership will support JRA’s mission of revitalizing urban renewal zones and advancing economic and community development within the City of Jackson.

1.2 Background

The Jackson Redevelopment Authority (JRA) was established to serve as a catalyst for urban renewal and economic development in the City of Jackson, Mississippi. Created in response to challenges posed by urban decay and economic stagnation, JRA has played a critical role in revitalizing key areas of the city, fostering public-private partnerships, and leveraging investments to support long-term community and economic growth.

History

JRA was founded in 1968 under the Urban Renewal Law of Mississippi to address the city’s pressing need for reinvestment in deteriorated neighborhoods and commercial areas. Over the decades, JRA has evolved into a vital organization responsible for implementing redevelopment strategies that transform blighted areas into thriving spaces for businesses, residents, and visitors. By prioritizing community-centered development, JRA has become a trusted steward of Jackson’s urban transformation efforts.

Mission

The mission of JRA is to eliminate slum and blight, stimulate economic growth, and foster sustainable development that enhances the quality of life for all residents. This mission drives JRA’s commitment to investing in infrastructure improvements, preserving historic districts, and creating opportunities for small businesses and entrepreneurs to flourish in a revitalized urban environment.

Vision

JRA envisions a vibrant, inclusive, and economically resilient Jackson where innovation, community, and culture converge. The organization strives to be a model for redevelopment authorities across the country, leading with integrity, collaboration, and a commitment to equitable progress that benefits all citizens.



Urban Renewal Responsibilities

JRA operates within designated Urban Renewal Zones, focusing on areas with high potential for economic transformation. These zones encompass historically significant neighborhoods, downtown corridors, and commercial districts that have experienced disinvestment over the years. Key responsibilities include:

- **Strategic Redevelopment:** Overseeing large-scale projects such as the Union Market at the Mill Street Viaduct and the Farish Street Historic District revitalization to breathe new life into underutilized spaces.
- **Property Management:** Managing and maintaining JRA-owned properties, including Union Station, parking facilities, and historic sites, to ensure their preservation and readiness for future development.
- **Funding Advocacy:** Securing federal, state, and private funding to support redevelopment projects that align with JRA's mission and vision.
- **Community Engagement:** Collaborating with stakeholders, including residents, businesses, and civic leaders, to ensure redevelopment efforts meet the needs and aspirations of the community.
- **Economic Development:** Attracting investments, creating jobs, and supporting entrepreneurship to build a stronger economic foundation for the city.

By blending innovation with respect for Jackson's rich history, JRA's efforts have sparked new opportunities and growth while addressing the city's most pressing challenges. From restoring historic landmarks to facilitating cutting-edge developments, JRA remains at the forefront of revitalizing Mississippi's capital city, paving the way for a prosperous future.

1.3 General Submission Information

Proposals may be submitted electronically via www.centralbidding.com.

For assistance with the electronic bidding process, please contact Central Bidding at 225-810-4814. No physical copies will be accepted. Proposals that do not follow the submission guidelines or fail to include all required documentation will be disqualified.

Proposals must be submitted no later than **12:00 PM Central Time on January 31, 2025**. Late submissions will not be considered.

1.4 Questions

All questions regarding this RFP must be submitted in writing to:

Christopher G. Pike, Executive Director

Phone: 601-960-1815

Email: Bids@jrams.org



Questions must be submitted no later than **12:00 PM Central Time on January 24, 2025**. Answers to all submitted questions will be posted on JRA's Central Bidding Portal for all prospective proposers to review.

1.5 Preparation Costs

The Jackson Redevelopment Authority will not reimburse any costs incurred by proposers for preparing, submitting, or presenting a proposal. All costs associated with participation in this RFP process are the sole responsibility of the proposer.

2. RULES GOVERNING COMPETITION

2.1 Examination of Proposals

Firms are responsible for examining all instructions, terms, conditions, and specifications in the Request for Proposal (RFP). Failure to provide all requested information or submission of a proposal that does not comply with the RFP requirements may result in the proposal being disqualified.

2.2 Proposal Acceptance Period

All proposals must remain valid for a minimum of 90 days from the proposal submission deadline. This period may be extended by mutual agreement between the Jackson Redevelopment Authority (JRA) and the proposer.

2.3 Confidentiality

Proposals submitted in response to this RFP will be considered confidential and will not be disclosed to any party outside of JRA's evaluation process until a contract is awarded. However, all proposals may be subject to disclosure under the Mississippi Public Records Act. Proposers must identify proprietary information and provide justification for its exemption from disclosure.

2.4 Proposal Format

Proposals must be prepared in the format specified in this RFP. All submissions should be clear, concise, and organized to facilitate an objective evaluation. Proposals that fail to follow the specified format may be disqualified.

- Conformance to the RFP instructions
- Responsiveness to the RFP requirements
- Overall completeness and clarity of content

2.5 Signature Requirements

All proposals must be signed by an authorized representative of the firm. The signature certifies that the firm agrees to be bound by the terms and conditions of this RFP and the proposal submitted. Unsigned proposals will not be considered.



2.6 Proposal Submission

Proposals must be submitted their proposal in PDF Format. Electronic submissions must be made via the Central Bidding Website.

Proposals must be received no later than 12:00 PM Central Time on **January 31, 2025**. Late submissions will not be accepted or considered.

2.7 News Releases

Firms shall not issue any news releases or other public statements regarding this RFP, JRA, or the selection process without prior written approval from JRA.

2.8 Disposition of Proposals

All proposals submitted in response to this RFP become the property of JRA and will not be returned to the proposers. One copy shall be retained for the official files of the Jackson Redevelopment Authority and will become public record after award of the Contract.

2.9 Modification/Withdrawal of Proposals

Proposers may modify or withdraw their proposals at any time before the submission deadline. Requests for modifications or withdrawals must be made in writing and received by JRA before the deadline. After the deadline, proposals may not be modified or withdrawn.

2.10 Oral Change/Interpretation

No oral interpretation or change of this RFP shall be binding. Any changes or clarifications to the RFP will be issued in writing via addenda, which will be provided to all prospective proposers who have formally requested the RFP.

2.11 Late Submissions

Proposals received after the submission deadline will not be considered. JRA is not responsible for delays caused by mail, courier services, or electronic submission issues. Proposers are encouraged to submit their proposals well in advance of the deadline.

2.12 Rejection of Proposals

JRA reserves the right to reject any and all proposals, waive irregularities, and request clarification or additional information from any proposer at its sole discretion. Proposals that are incomplete, do not comply with the requirements of this RFP, or are submitted by firms deemed not responsible may be rejected without further consideration.



SECTION 3 – SCOPE OF WORK

3.1 Background

The Jackson Redevelopment Authority (JRA) is committed to revitalizing the Farish Street Historic District, part of a designated Urban Renewal Zone in Jackson, Mississippi. This historic district encompasses a rich cultural heritage and serves as a key focus for redevelopment efforts to eliminate blight, preserve historic assets, stimulate economic development, and enhance the quality of life for residents and visitors.

JRA owns 14 properties in the 200 and 300 blocks of Farish Street, many of which hold significant historical value. JRA seeks professional services from qualified firms specializing in historic tax credit consulting and architectural services to guide the redevelopment of these properties in compliance with historic preservation standards and federal funding requirements.

3.2 General Scope of Work

The selected firm will provide expert historic tax credit consulting and architectural services to support the redevelopment of JRA-owned properties in the Farish Street Historic District. The scope of work includes tax credit application support, architectural design services, regulatory compliance, and project management to ensure that redevelopment efforts align with federal, state, and local preservation standards.

A. Historic Tax Credit Consulting

The firm will assist JRA in maximizing the financial benefits of historic tax credits for the redevelopment of the Farish Street properties. Responsibilities include:

- **Tax Credit Eligibility Assessment:** Evaluate the eligibility of each property for federal and state historic tax credits, identifying potential funding opportunities.
- **Application Preparation:** Prepare and submit Part 1, Part 2, and Part 3 applications for federal and state historic tax credits, ensuring all required documentation is complete and accurate.
- **Financial Strategy Development:** Develop a comprehensive financial strategy leveraging tax credits to offset redevelopment costs, including coordination with potential investors and stakeholders.
- **Compliance Guidance:** Advise on compliance with National Park Service (NPS) and State Historic Preservation Office (SHPO) requirements throughout the redevelopment process.

B. Architectural Services

The firm will provide architectural expertise to design and oversee the redevelopment of the properties in alignment with historic preservation standards. Responsibilities include:

- **Building Assessments:** Conduct detailed assessments of each property to evaluate structural integrity, historical significance, and rehabilitation needs.
- **Architectural Design:** Develop design plans and specifications that align with the Secretary of the Interior's Standards for Rehabilitation and address the functional requirements of the proposed uses.
- **Construction Documentation:** Prepare detailed construction documents, including drawings and specifications, for use in procurement and project execution.
- **Design Review Coordination:** Work closely with JRA, SHPO, and other stakeholders to ensure all designs meet local, state, and federal preservation guidelines.

C. Regulatory and Compliance Support

The firm will guide JRA in navigating regulatory requirements for the redevelopment of historic properties. Responsibilities include:

- **Permitting Assistance:** Assist with obtaining necessary permits and approvals from SHPO, the City of Jackson, and other relevant agencies.
- **Section 106 Compliance:** Provide guidance on compliance with Section 106 of the National Historic Preservation Act, including engagement with consulting parties and mitigation planning as needed.
- **Ongoing Monitoring:** Support JRA in ensuring compliance with preservation standards during construction and upon project completion.

D. Project Management and Coordination

The firm will serve as a key partner in coordinating and managing redevelopment activities. Responsibilities include:

- **Stakeholder Engagement:** Collaborate with JRA, SHPO, the City of Jackson, and other stakeholders to align redevelopment efforts with community and preservation goals.
- **Timeline Development and Tracking:** Develop and maintain a detailed project timeline, ensuring milestones are met and the project remains on schedule.
- **Budget Oversight:** Provide cost estimates and monitor project expenses to ensure adherence to budget constraints.
- **Progress Reporting:** Deliver regular updates to JRA on project status, challenges, and next steps.

3.3 Proposed Schedule

The timeline for the RFP process and subsequent contract execution is outlined below:

- **RFP Issued:** December 26, 2024
- **Pre-Bid Meeting and Site Visit:** January 10, 2025, at 12:00 PM - 201 Farish Street
- **Deadline for Submission of Questions:** January 24, 2025, by 12:00 PM Central Time
- **Proposal Submission Deadline:** January 31, 2025, by 12:00 PM Central Time
- **Bid Opening:** February 3, 2025, at 11AM Central Time - JRA Office 218 S. President Steet, Jackson, MS 39201
- **Proposal Evaluation Period:** February 3–5, 2025
- **Interviews with Selected Firms (if applicable):** February 7, 2025
- **Contract Award Date:** February 26, 2025
- **Contract Start Date:** March 1, 2025
- **Initial Project Planning and Goal Setting:** March 1–March 31, 2025

Commencement of Services: March 2025 Ongoing services, including tax credit consulting, architectural design, and regulatory compliance, will continue throughout the duration of the redevelopment effort, with regular reporting provided to JRA on a monthly and quarterly basis.

SECTION 4: PROPOSAL AND SUBMISSION REQUIREMENTS

4.1 General Submission Requirements

Proposals must be submitted electronically through the Jackson Redevelopment Authority's (JRA) Central Bidding Portal by the specified deadline. Proposals must adhere to the structure outlined below. Any proposal that fails to follow the submission requirements, exceed the page limits, or fails to submit within the deadline may be disqualified from consideration.

4.2 Title Page (1 Page)

The title page must include:

- The RFP project title: **Historic Tax Credit Consulting and Architectural Services**
- The name of the proposing firm, address, and phone number
- The name, title, and contact information for the primary contact person for the proposal
- Date of submission
- RFP number (if applicable)



4.3 Letter of Transmittal (1 Page)

The letter of transmittal should be on the firm's letterhead and must include:

A. Identification of the Project: Clearly identify the RFP for Historic Tax Credit Consulting and Architectural Services for which the proposal has been prepared.

B. Understanding of Services: Provide a brief statement indicating the firm's understanding of the services to be performed and make a commitment to provide these services as specified.

C. Authorized Representation: Provide the name(s) of the person(s) authorized to make representations for your firm, along with their titles, address, and telephone numbers.

D. Signature Requirements: The letter must be signed by a corporate officer or other authorized individual who has the authority to bind the firm. The name and title of the individual(s) signing the proposal must be clearly shown immediately below the signature.

4.4 Table of Contents (1 Page)

The table of contents should include a detailed list of the sections of the proposal, with corresponding page numbers.

4.5 Proposal Narrative (Limited to 6 Total Pages)

The proposal narrative should clearly and concisely address the following key components:

1. Firm Overview:

- Provide a brief overview of your firm's history, mission, and capacity to provide the required Historic Tax Credit Consulting and Architectural Services.

2. Understanding of Scope of Work:

- Demonstrate your understanding of the services required by JRA and how your firm plans to fulfill the needs of the project.

3. Approach to Services:

- Briefly describe how your firm will approach historic tax credit consulting and architectural services, including relevant methodologies, strategies, and experience in working with historic districts and preservation projects.

4. Firm Experience and Key Project Staff:

- Detail your firm's experience providing historic tax credit consulting and architectural services, especially for historic properties within designated historic districts.
- Provide at least three references for whom your firm has provided similar services. For each reference, include:
 - Point of contact
 - Current telephone number
 - Brief description of the services provided
- Identify key project staff who will provide services on behalf of your firm, including project managers and specialists. Include resumes of these individuals in an appendix (which will not count toward the page count).

5. Available Resources and Consultant Location:

- Provide information on the resources (personnel, tools, etc.) available to your firm that demonstrate your capacity to perform the work in the required time frame.
- Indicate the location of your firm's offices and their proximity to Jackson, Mississippi, to facilitate timely and effective engagement with JRA leadership and site visits.

6. Project Methodology and Approach:

- Describe your firm's overall approach to fulfilling the scope of work requirements outlined in Section 3, including the phased approach for addressing the 16 properties in the Farish Street Historic District.
- Address special considerations in managing tasks, including engagement with JRA leadership, historic preservation guidelines, and compliance with state and federal tax credit requirements.
- Provide details about your communication methodology, including how you will collaborate effectively with JRA and other stakeholders.

4.6 Bid Pricing (3 Page)

Firms are required to provide detailed pricing for each individual property (building). Proposals should recognize that work will occur in phases and may be completed on a per-building basis rather than as one large project.

- Provide an itemized price for services associated with each property, understanding that the level of effort and scope of work may vary based on the condition and needs of each building.
- Include a breakdown of pricing for key services, such as historic tax credit applications, architectural assessments, and project compliance.
- Clearly identify any additional costs (e.g., travel, documentation, or third-party fees).

4.7 Submission Checklist

To ensure completeness, proposals must include the following:

1. Title Page
2. Letter of Transmittal
3. Table of Contents
4. Proposal Narrative (up to 6 pages)
5. Bid Pricing (3 page)
6. Appendices: Resumes of Key Staff and Supporting Documentation (not included in page limit)

All submissions must adhere to the required page limits and format. JRA reserves the right to request additional information or clarification during the evaluation process.

SECTION 5: EVALUATION CRITERIA AND SELECTION PROCESS

5.1 Evaluation Criteria

The Jackson Redevelopment Authority (JRA) will evaluate all proposals based on the following criteria:

1. **Firm Experience and Qualifications (40 Points)**
 - Experience in providing **Historic Tax Credit Consulting and Architectural Services** to public sector entities, particularly for historic preservation projects in designated historic districts.
 - Proven track record of success with state and federal historic tax credit applications, compliance, and project management.



- Quality and depth of references that support the firm’s ability to deliver similar services.
- 2. Key Project Staff and Expertise (30 Points)**
- Qualifications and experience of the proposed key staff members who will be assigned to this project, particularly their expertise in historic tax credit consulting, architectural design, and preservation compliance.
 - Ability to assign skilled personnel with demonstrated experience working on projects in historic districts and navigating tax credit requirements.
- 3. Methodology and Approach (20 Points)**
- The firm’s approach to addressing the requirements outlined in the scope of work (Section 3), including phasing and individual building focus.
 - Strategies for ensuring compliance with historic preservation guidelines, state and federal tax credit requirements, and JRA’s goals for the Farish Street Historic District.
 - Communication practices, including how the firm will keep JRA informed of progress and coordinate with stakeholders effectively.
- 4. Bid Pricing (10 Points)**
- Clarity and detail in the proposed pricing structure, including itemized costs for individual buildings and recognition of phased implementation.
 - Competitiveness and value of the proposed pricing relative to the scope of services and industry standards.

The maximum possible score is 100 points.

5.2 Evaluation Committee

An evaluation committee will be established by the JRA to review and score all submitted proposals. The committee will evaluate each proposal according to the criteria outlined above and make recommendations for the selection of the successful proposer.

The committee will include JRA staff, individuals with expertise in historic preservation, urban redevelopment, and public sector project management. Members will independently assess each proposal, and all scores will be compiled to determine the highest-scoring proposal.

5.3 Oral Interviews (Optional)

JRA reserves the right to conduct oral interviews with shortlisted proposers to further evaluate qualifications and approaches. Interviews may be used to:

- Clarify or expand upon information provided in the proposal.



- Assess the firm’s approach to Historic Tax Credit Consulting and Architectural Services.
- Evaluate the firm’s ability to communicate and collaborate effectively with JRA and stakeholders.

Interviews, if conducted, will be scheduled for **February 7, 2025**. The evaluation committee will notify the selected firms and provide details regarding the interview format.

5.4 Final Selection

The final selection of the successful proposer will be based on cumulative scores from the evaluation of the written proposals and, if applicable, oral interviews. The highest-scoring firm will be recommended to JRA for contract award.

JRA reserves the right to:

- Reject any or all proposals.
- Negotiate with the selected firm(s).
- Not award a contract if no proposal is deemed suitable.

All proposers will be notified of the final decision regarding the selection process. Upon selection, the successful firm will enter contract negotiations with JRA to formalize the terms of the agreement. The contract will include specific deliverables, timelines, and compensation arrangements.

SECTION 6: CONTRACT NEGOTIATION PROCESS

6.1 Overview of the Contract Negotiation Process

After the final selection of the successful proposer, JRA will begin the contract negotiation process. This phase is intended to formalize the relationship between the JRA and the selected firm and ensure that the terms and conditions of the contract are mutually agreed upon. The negotiation process will focus on defining deliverables, timelines, payment structures, performance standards, and any other key aspects of the contract that were not fully addressed in the proposal.

The successful firm will be notified in writing and will be invited to enter into negotiations with JRA. The firm will be expected to negotiate in good faith and provide the necessary documentation, resources, and information to facilitate a smooth contract negotiation.

6.2 Key Components to be Negotiated

The following elements will be discussed and finalized during the contract negotiation process:

1. **Scope of Work and Deliverables**

- Clear definition of the scope of services to be provided, including the specific tasks, goals, and objectives to be achieved.
- A mutually agreed-upon timeline for service delivery, including milestones and deadlines for key deliverables.

2. **Compensation and Payment Terms**

- Final agreement on the total compensation for the services provided, including any upfront payments, milestone-based payments, or recurring fees.
- A payment schedule and invoicing process, including any specific conditions for payment and terms related to late fees or penalties.

3. **Performance Metrics and Standards**

- Agreement on how performance will be evaluated, including key performance indicators (KPIs), reporting requirements, and any regular performance reviews or meetings.
- Expectations for how progress will be communicated to JRA, including regular updates and reports.

4. **Timeline and Project Management**

- Finalization of a detailed project timeline, including key milestones, deadlines, and benchmarks to track progress.
- Agreement on a project management approach, including how JRA and the successful firm will collaborate and communicate.

5. **Termination Clauses**

- Terms and conditions under which either party can terminate the agreement, including notice periods and reasons for termination.
- Procedures for handling any transition or handover of work if the contract is terminated early.

6. **Confidentiality and Compliance**

- Confirmation of compliance with all relevant laws, regulations, and JRA policies, including confidentiality requirements and restrictions on the sharing of sensitive information.
- Agreement on data privacy and protection, especially related to any personal or proprietary data shared during the contract.

7. **Indemnification and Liability**

- Final terms regarding indemnification provisions, including any liabilities the firm may assume for actions taken or omissions during the contract period.
- Agreement on the insurance requirements for the firm, including types and amounts of coverage.



8. Dispute Resolution Process

- Procedures for resolving disputes, including any required mediation, arbitration, or legal steps, and agreement on the jurisdiction or venue for any legal action.

6.3 Duration of Negotiations

Contract negotiations are expected to begin within **one week** following the selection of the successful proposer. JRA aims to finalize the negotiations and execute a contract within **two weeks** of commencing negotiations, though the exact timeline may vary depending on the complexity of the contract terms and the responsiveness of both parties.

Should there be any delays or challenges during the negotiation process, both parties are expected to work collaboratively to resolve any issues in a timely manner. If, for any reason, a mutually acceptable agreement cannot be reached, JRA reserves the right to discontinue negotiations with the selected firm and begin negotiations with the next highest-scoring proposer or consider alternative solutions.

6.4 Contract Execution

Once the terms have been finalized, JRA will prepare the official contract document. The contract must be signed by an authorized representative of both JRA and the selected firm. This signed contract will serve as the formal agreement between the parties and will define the rights and responsibilities of each in providing federal lobbying services.

The executed contract will include the agreed-upon deliverables, timelines, compensation, and all other negotiated terms. It will be legally binding once signed by both parties and will serve as the governing document for the duration of the contract.



RFP SUBMITTAL FORM

Request for Proposals (RFP) for RFP: Historic Tax Credit & Architectural Services

Submission Deadline: January 31, 2025, 12:00 PM CT

RFP Number: 24-001

1. Proposer Information

Firm/Individual Name: _____

Primary Contact Person: _____

Title/Position: _____

Address: _____

City, State, ZIP: _____

Phone Number: _____

Email Address: _____

Website (if applicable): _____

2. Proposal Overview

Proposed Cost for Services: \$ _____

Proposed Contract Term (Years): _____

Summary of Experience (Attach Details): _____

3. Certifications

The undersigned certifies that:

- This proposal is made in good faith and complies with the requirements of the Request for Proposals.
- The proposer understands and agrees that the Jackson Redevelopment Authority reserves the right to reject any or all proposals and to waive any irregularities in the proposal process.
- The proposer agrees to comply with all applicable federal, state, and local laws and regulations.

Authorized Signature: _____

Name (Print): _____

Title: _____

Date: _____



4. Required Attachments

The following documents must be included with this form:

1. **Proposal Narrative:** Describe the approach, scope of work, and proposed methodology for delivering federal lobbying services.
2. **Qualifications and Experience:** Provide details of relevant experience and past performance. Include resumes of key personnel.
3. **References:** Provide at least three references for similar projects.
4. **Cost Proposal:** Detailed breakdown of costs and fees.
5. **Certifications and Licenses:** Include proof of any applicable certifications or licenses.

5. Submission Instructions

Proposals must be submitted no later than **January 31, 2025, at 12:00 PM Central Time**. Late submissions will not be considered.

- **Electronic Submissions:** Upload to www.centralbidding.com.

For questions regarding this RFP, please contact:
Christopher G. Pike, Executive Director
Phone: 601-960-1815
Email: Bids@jrams.org

6. Acknowledgment:

By submitting this proposal, the proposer acknowledges receipt of all RFP documents, including any amendments or clarifications.

Proposer's Signature: _____

Name (Print): _____

Title: _____

Date: _____

RFP SUBMITTAL FORM


Request for Proposals (RFP) for RFP: Historic Tax Credit & Architectural Services

Submission Deadline: January 31, 2025, 12:00 PM CT

RFP Number: 24-001

Building Image	Property Details	Price
	URA: Central Business District Location: 201 N FARISH ST ZIP: 39201 Parcel ID: 84-16 Acres: Land Use: Commercial Square Footage: Zoning: CBD Year built:	
	URA: Central Business District Location: 207 N FARISH ST ZIP: 39201 Parcel ID: 86-55 Acres: 0.234 Land Use: Low Intensity Commercial Square Footage: 10,193.04 Zoning: CBD Year built: 1955	
	URA: Central Business District Location: 210 N FARISH ST ZIP: 39201 Parcel ID: 84-16 Acres: Land Use: Commercial Square Footage: Zoning: CBD Year built:	

Building Image	Property Details	Price
	URA: Central Business District Location: 214 N FARISH ST ZIP: 39201 Parcel ID: 84-16 Acres: 0.534 Land Use: Agriculture/Vacant Square Footage: 23,261.04 Zoning: C-3 Year built: 1941	
	URA: Central Business District Location: 216 N FARISH ST ZIP: 39201 Parcel ID: 84-16 Acres: Land Use: Commercial Square Footage: Zoning: CBD Year built:	
	URA: Central Business District Location: 228 N FARISH ST ZIP: 39201 Parcel ID: 84-30 Acres: 0.222 Land Use: Agriculture/Vacant Square Footage: 9,670.32 Zoning: C-3 Year built: 1950	
	URA: Central Business District Location: 229 N FARISH ST ZIP: 39201 Parcel ID: 86-50 Acres: 0.301 Land Use: Agriculture/Vacant Square Footage: 13,111.56 Zoning: CBD Year built: 1950	

Building Image	Property Details	Price
	URA: Central Business District Location: 237 N FARISH ST ZIP: 39201 Parcel ID: 86-49 Acres: 0.246 Land Use: Agriculture/Vacant Square Footage: 10,715.76 Zoning: CBD Year built: 1950	
	URA: Central Business District Location: 311 N FARISH ST ZIP: 39202 Parcel ID: 86-42 Acres: 0.207 Land Use: General Commercial Square Footage: 9,016.92 Zoning: CBD Year built: 1955	
	URA: Central Business District Location: 318 N FARISH ST ZIP: 39202 Parcel ID: 83-4 Acres: 0.138 Land Use: General Commercial Square Footage: 6,011.28 Zoning: CBD Year built: 1950	
	URA: Central Business District Location: 321 N FARISH ST ZIP: 39202 Parcel ID: 86-30 Acres: 0.125 Land Use: Agriculture/Vacant Square Footage: 5,545.00 Zoning: CBD Year built: 1955	

Building Image	Property Details	Price
	URA: Central Business District Location: 324 N FARISH ST ZIP: 39202 Parcel ID: 83-5 Acres: 0.492 Land Use: Agriculture/Vacant Square Footage: 2,143.52 Zoning: C-3 Year built: 1950	
	URA: Central Business District Location: 325 N FARISH ST ZIP: 39202 Parcel ID: 86-29 Acres: 0.128 Land Use: General Commercial Square Footage: 5,575.68 Zoning: CBD Year built: 1960	
	URA: Central Business District Location: 106 E AMITE ST ZIP: 39202 Parcel ID: 84-16 Acres: Land Use: Commercial Square Footage: Zoning: CBD Year built:	