

# REQUEST FOR PROPOSALS



**AT LEFT:** Single-family house at 4924 Dearborn St. The property was taken by the City for unpaid real estate taxes. Photo by Rick Swartz .

## **PURCHASE & RENOVATION OF 4924 DEARBORN STREET**

The Bloomfield-Garfield Corporation exists to improve the quality of life for all who call Garfield and the surrounding neighborhoods their home, whether as a resident or business owner. One of the ways we attempt to achieve this goal is through the development of housing we describe as “affordable”, providing opportunities for those who wish to own or rent a home, but who are finding it hard to afford what the private market has to offer.

The Bloomfield-Garfield Corporation (BGC) is accepting title from the City to a vacant, boarded-up house at 4924 Dearborn Street in the Garfield neighborhood of Pittsburgh. The property will come to the BGC with a clear title, but will need substantial repairs to make it habitable once again.

The BGC is inviting proposals from interested parties who would be capable of purchasing the house in “as is” condition and doing the necessary renovations, so that it can be sold to, or occupied by, someone as their principal place of residence. The minimum bid that will be accepted for the property is \$5,000.

All proposals must be in typewritten form and contain the following information to qualify for consideration by the BGC:

- 1) The identity of the buyer or buyers, including their name(s), current place of residence (s), phone number(s), and e-mail address(es), if available, and whether they currently own any other real estate
- 2) A detailed statement of how the buyer would use the property (i.e., single-family or two-family) and what the buyer’s plan for its renovation would be; If the buyer does not plan to occupy the property upon completion of all work, then provide an indication of what the asking price for the renovated home will be upon re-sale
- 3) An estimated budget for the project (purchase + renovation + other related costs)
- 4) Confirmation of buyer’s ability to qualify for at least \$60,000 in mortgage financing, or evidence of an equivalent amount of cash on-hand
- 5) A proposed timeline for completing the project
- 6) Disclosure of any business ties, financial dealings, or relationships with any staff or Board member of the BGC
- 7) Alignment with the goals articulated in the Garfield 2030 plan, found on our website at [www.bloomfield-garfield.org](http://www.bloomfield-garfield.org).

To facilitate the submittal of proposals that include all of the above information, the BGC will open the house for inspection on Saturday, August 29, from noon to 3 p.m.

Deadline for submittal of all proposals: All proposals must be received in the BGC’s offices at 5149 Penn Avenue by no later than 5 p.m. on Tuesday, September 15, 2015. E-mail submittals are welcomed, but must have a date and time stamp of no later than 5 p.m., September 15, to meet the deadline. Any proposals received after the deadline will be returned to their authors. E-mail submittals should be directed to [RickS@bloomfield-garfield.org](mailto:RickS@bloomfield-garfield.org). ♦