



CITY OF HASTINGS
Industrial Property
Notice of Request for Proposals
Real Estate Agent/Broker

OBJECTIVE:

The City of Hastings is accepting proposals from interested real estate agents/ brokers for selection as an exclusive party for the purpose of executing a real estate listing and sales agreement for the sale of an approximately 8.00-acre parcel of land zoned D-2 industrial on Star School Rd in the City of Hastings. The City wishes to sell the property to promote the construction and operation of a high-quality business or industry that will contribute to the vitality and economic growth of the community, while conforming to the building standards of the zone and advancing the goals of the City's Master Plan. It is the intent of the City to select a proposal and execute a sales listing agreement for the rights to list, represent, market, and sell the property.

LOCATION AND CONDITION:

The site is located on Star School Road Parcel ID 55-265-026-20 and Parcel ID 55-255-034-10 in the City of Hastings, County of Barry, State of Michigan. The property is currently vacant and is owned and maintained by the City of Hastings. The parcel is in an Opportunity Zone and a Foreign Trade Zone.

UTILITIES:

Streets, Sanitary Sewer, Water, Storm, and Right-of-way

City of Hastings Public Services – Travis Tate, Director
201 E. State St, Hastings, MI 49058
269-945-2468

Gas & Electric

Consumers Energy - telephone (800) 477-5050

ZONING:

Industrial (D-2) Permitted uses and development requirements can be found here: https://hastings.municipalcodeonline.com/book?type=ordinances#name=DIVISION_90-VI-15_D-2_INDUSTRIAL_DISTRICT



PROPOSAL REQUIREMENTS:

Proposals must be submitted on the proposal form provided in this package. Supplemental information may be provided in attached pages. Prospective real estate agents/brokers should have a minimum of three years' experience in the sale of commercial and industrial real estate, have a valid real estate license, possess, or obtain the necessary insurance including liability insurance, and have an office in Barry County.

SCOPE OF SERVICES:

Advertise the property for sale on the Multiple Listing Service (MLS), present offers to the City of Hastings, and upon request provide a monthly list of contacts made. As part of the sales process, inform prospective purchasers of the City's desire to execute a Development Agreement in conjunction with a purchase agreement.

REQUIRED PROPOSAL CONTENT:

1. Commission- All proposals shall include a listing agent commission based on a percentage of the sales price.
2. Recommended sales price consistent with current land values.
3. Draft listing agreement.
4. Conflict of Interest Statement and supporting documentation. Proposals shall disclose any professional or personal financial interests which could be a possible or perceived conflict of interest in representing the City. Example attached.

SUBMITTAL REQUIREMENTS:

The City of Hastings ("City") will receive proposals c/o Community Development Department at City Hall located 201 E. State Street, Hastings, MI 49058 marked REQUEST FOR PROPOSALS - REAL ESTATE AGENT. Proposals will be accepted until 12:00 p.m. on March 1, 2024. Proposals submitted after that time will not be accepted. For more information, please

contact Dan King at (269) 945-2468 or dking@hastingsmi.gov.

The City reserves the right to reject any or all proposals and to waive irregularities or informalities as may be deemed in the City's interest. It is the City's intent to award the sales listing to the Agent that has the best overall qualifications which will assist the City in marketing and selling the property.

Each respondent must submit one original and one electronic copy of their proposal and must label the exterior of the sealed envelope containing the proposal with the proposal name, due date and time, and your company's name.

BASIS OF SELECTION:

Proposals will be reviewed by the City of Hastings per the criteria stated in this Request for Proposal. Interviews may or may not be scheduled with respondents. Selection of the real estate agent/broker will consist of staff review of the proposals and staff recommendation to the Hastings City Council for formal approval.

QUESTIONS:

If you have questions about the site or this proposal, please contact Community Development Director Dan King at dking@hastingsmi.gov or by phone at 269-945-2468.

RIGHT TO ACCEPT OR REJECT PROPOSAL:

The City reserves the right to accept any proposal in whole or in part, reject all proposals, waive any informality in the proposal received, and negotiate as deemed in the best interests of the City.

ADDITIONAL INFORMATION:

The City of Hastings will not be responsible for any costs associated with the preparation of responses to the Request for Proposal.

Proposal Form

For: Real Estate Agent/Broker for Marketing and Sale of Star
School Rd Parcel ID: 55-265-026-20 and 55-255-034-10

Real Estate Agent/Broker:

Name:

Address:

Telephone Number:

Email:

Proposed Real Estate Commission:

Commission: % _____

Recommended Sales Listing Price:

Sales Price: \$ _____

Conflict of Interest Statement:

Please attach to this proposal form.

With my signature below, I confirm that I have the legal authorization to submit this proposal and that the information provided is true and correct to the best of my knowledge.

Signature

Date

Conflict of Interest Statement

To avoid any potential conflict of interest situation when submitting a Request for Proposal (Proposal) to the City of Hastings, interested parties must submit a Conflict-of-Interest (COI) Statement with their proposal.

Types of COI include relational, financial, and competitive.

- Relational – The responder has a familial relationship with either an elected or appointed official of the City of Hastings
- Financial – A financial interest in the subject of the Proposal outside of the scope of the Proposal.
- Competitive – A competitive disadvantage for the issuer would be created by submission of a response to the Proposal.

By submitting this Proposal, I set forth below:

- Not aware of a conflict or potential conflict of interest

- Am aware of an actual or potential conflict of interest. The conflict or potential conflict of interest is described as follows: _____

Date: _____

Signature: _____

Printed Name: _____