

A call for proposals for the four City-owned sites are now open. Detailed information about each site is provided below. The deadline for submissions is Friday, December 13, 2024 at noon.

The supplementary package, including contact information, FAQs and Terms and Conditions can be found [here](#).

To submit a proposal, please use this [link](#).

Additional information can be found in [Addendum 1](#) and [Addendum 2](#).

This document provides additional supplementary information for the site located on a portion of 1635 McKercher Drive only.

Q. How does the evaluation of bids work for the site located on a portion of 1635 McKercher Drive?

The City is accepting Non-Market Nominal Value Offers for the City-owned parcel **on a portion of 1635 McKercher Drive**. The submission of an offer price on this parcel is not a requirement.

Proposals submitted for this site are being evaluated based on criteria as outlined in the supplementary information with the following adjustment:

- The Proposed Purchase Price of the Property price for this site will be worth 5 points of the total evaluation.
- The additional 5 points previously allocated for the Proposed Purchase Price of the Property will now be allocated to Project Details.

The updated evaluation matrix for the site located on **a portion of 1635 McKercher Drive** is as follows:

Project Details <ul style="list-style-type: none"> a. Completed application submission b. Site plan(s) feasibility and configuration c. Adequate unit yield, mix, and configuration d. Landscaping plan e. Expected ancillary uses and on-site amenities f. Innovative design/building consideration g. Adequate site servicing plan (if required) h. Ability to meet HAF development timelines i. Feasibility of capital budget, pro forma and business plan j. Demonstrated integration with surrounding community 	/30
Housing Need and Affordability <ul style="list-style-type: none"> a. Meets identifiable local housing need b. Term of affordability (minimum 20 years) c. Priority population and relevant supports d. Income screening process e. Proportion of units that are considered affordable f. Proportion of units that are accessible 	/20
Ability to Leverage Financial Support <ul style="list-style-type: none"> a. Applicant ability to secure additional funding partnerships (capital and/or operational) from Provincial and Federal levels of government and any other sources 	/15

<p>Status of Organization</p> <ul style="list-style-type: none"> a. Organizational Status (priority will be given to registered non-profits, housing cooperatives, Indigenous organizations and/or governments, and First Nations) b. Provided ownership structure, partnership model and corporation search 	/10
<p>Developer / Construction Experience</p> <ul style="list-style-type: none"> a. Experience in designing, developing, and constructing multi-unit residential projects b. Reference letters from individuals/groups familiar with the applicant's (or partners') work and recent experience in designing, developing, and constructing multi-unit residential projects 	/10
<p>Affordable Housing Management Experience</p> <ul style="list-style-type: none"> a. Relevant and proven experience in operating and managing affordable rental housing 	/10
<p>Proposed Purchase Price of the Property</p> <ul style="list-style-type: none"> a. Price being offered is fair and justifiable (offer price / highest offer price received) x 10 points = points allocated 	/5
TOTAL	/100