



**COUNTY OF PRINCE WILLIAM**  
1 County Complex Court, (MC 460) Prince William, Virginia 22192-9201  
(703) 792-6770 Metro 631-1703 Ext. 6770 Fax: (703) 792-4611

FINANCE DEPARTMENT  
Purchasing

## **REQUEST FOR INTEREST (RFI)**

**RFI ISSUE DATE: July 02, 2012**

**RFI NUMBER: RFI-2013-001-PWDIR**

**RFI SUBJECT NAME: Prince William County Property - Haymarket Fire House**

### **SITE INSPECTIONS**

#### **DATES / TIMES / LOCATION**

**July 20, 2012 at 9:00 am to 12:00 pm**

**July 20, 2012 at 1:00 pm to 3:00 pm**

**Assemble on site in the parking lot between the fire house and the residential building.  
Questions may be addressed to Matt Villareale during the Site Inspection.**

### **LETTER OF INTEREST IS DUE NO LATER THEN**

**DATE: August 17, 2012**

**TIME: 3:00 PM**

#### **SUBMIT TO**

**Purchasing Manager (Mr. Adam Manne)  
Prince William County Government  
1 County Complex Court (McCoart Building)  
2<sup>nd</sup> Floor – Room 205, Finance/Purchasing Office  
Prince William, Virginia 22192-9201**

An Equal Opportunity Employer

## I.1 Purpose of RFI

County owned property known as “Haymarket Fire House” is an unutilized County resource with an uncertain future. The Board of County Supervisors (BOCS) is seeking a “Letter of Interest” which shall include descriptive information of ideas, suggestions, project visions, and opinions which will offer a variety of avenues for the use of the property, for the good of the Community, for the County to consider. Proposals may include outright sale of the property, to another entity in a transaction which yields value at least equal to the market value of the property.

This RFI is intended to reach out to a wide variety of interested parties, groups, businesses, and individuals to obtain a variety of unique ideas, suggestions, project visions, and opinions.

The BOCS wants to ensure that all possible avenues have been examined to provide the highest possible value to the Community before any decision is made about the future use of the property.

## I.2 Property (Haymarket Fire House)

Property Located      Unoccupied Firehouse 14941 Washington Street, Haymarket, VA 20169  
                                     Unoccupied Residence 6707 Jefferson Street, Haymarket, VA 20169

Zoned as B-1 Commercial in the Town of Haymarket

Description of Property:

Unoccupied Firehouse 14941 Washington St is a former firehouse.

- 6,352 sf facility
- .20 acres of land
- Two-story
- Built in 1946 with later addition
- Concrete block; comp shingle roof
- No central AC; space heaters
- Casement windows
- Building not used for several years
- Very poor condition with exception of exterior walls, which appear sound

1<sup>st</sup> Floor

- Unfinished (house fire units)
- Four overhead doors

2<sup>nd</sup> Floor

- One large room; three small rooms & storage areas
- One kitchen
- Two restrooms (one with shower stall)
- Tile floor; wood panel walls
- Front stairway & rear stairway

Unoccupied Residence 6707 Jefferson Street, Haymarket, VA 20169

- 1,936 sf per county record
- 1.0 acre of land
- House converted to several small offices
- Wood frame construction; wood siding; metal roof
- No central AC; no central heating
- Public utilities
- Currently vacant
- Year building unknown
- Poor condition

#### History of Firehouse

The firehouse was an active firehouse used by the Gainesville Volunteer Fire Department for many years. The building has been unoccupied for multiple years. The residence has been subdivided in multiple offices used for car sales.

### **I.3 Site Inspection**

Interested parties, groups, businesses, and individuals (“Party/Parties”) may visit the property to become completely familiar with the existing site conditions. Site Visits will be conducted on the dates and times reflected on the front page of this RFI. Questions may be addressed to Matt Villareale of Public Works at 703-792-4236, within 10 days of the Site Visits and during the Site Visits.

### **I.4 Letter of Interest**

A “Letter of Interest” shall be submitted to the County in writing. The Letter of Interest must be received in the County’s Purchasing Office before the Due Date as reflected on the front page of this RFI. One original and two copies shall be submitted. Documents shall be identified with the submitter’s name and contact/identifying information, the RFI Name and Number. Information submitted shall be complete and descriptive to provide a clear understanding of the nature of the concept for the Site. Information provided may also address the nature of the interest in the Site, any expected value added to the community as a result of the concept, and any foreseeable needs for the County’s resources and/or support to implement the concept.

### **I.5 Disclaimer**

This RFI in no manner obligates the County to incur Respondent’s cost in the preparation of the Letter of Interest nor obligates the County to pursue any contractual relationship with Respondents that responds to this RFI. There are no promises, terms, conditions, or obligations other than those contained herein this RFI. This RFI does not require any action or response from the County, administratively or legally, after the due date stated on the front of this RFI.