

**THE CITY OF CLEARWATER COMMUNITY REDEVELOPMENT AGENCY
REQUEST FOR DEVELOPMENT PROPOSALS FOR REAL PROPERTY LOCATED IN THE DOWNTOWN COMMUNITY
REDEVELOPMENT AREA**

Effective today, Wednesday, January 14, 2026, notice is hereby given that the City of Clearwater Community Redevelopment Agency (the "CRA") will be accepting sealed proposals for this Request for Development Proposals ("RFDP") for thirty (30) days, until **10:00 A.M., Local Time, on Friday, February 13, 2026**. Proposals are invited from individuals or groups interested in purchasing all seven properties located at the addresses listed below:

- 205 S Martin Luther King Jr. Ave (Parcel No. 15-29-15-65196-000-0030), consisting of 88,310 square feet.
- Washington Ave S (Parcel No. 15-29-15-65196-000-0035), consisting of 7,850 square feet.
- Washington Ave S (Parcel No. 15-29-15-65196-000-0034), consisting of 7,850 square feet.
- Pierce St (Parcel No. 15-29-15-65196-000-0060), consisting of 4,800 square feet.
- S Martin Luther King Jr. Ave (Parcel No. 15-29-15-65196-000-0061), consisting of 7,500 square feet.
- S Martin Luther King Jr. Ave (Parcel No. 15-29-15-65196-000-0062), consisting of 7,500 square feet.
- 1110 Gould St (Parcel No. 15-29-15-65196-000-0063), consisting of 23,550 square feet.

SUBMIT DEVELOPMENT PROPOSALS TO: It is recommended that proposals are submitted electronically through our bidding website at <https://www.myclearwater.com/business/rfp>. Alternatively, proposers may mail or hand-deliver proposals to the address below:

City of Clearwater
Finance Department, Procurement Division/RFDP
100 S. Myrtle Ave., 3rd Floor
Clearwater, FL 33756

No responsibility will attach to the CRA or the City of Clearwater, their employees, or agents for premature opening of a proposal that is not properly addressed and identified. Email or fax submissions will not be accepted. Late submittals will not be considered.

DESCRIPTION. The CRA seeks a buyer to acquire all seven (7) of its properties listed in the table above to develop these parcels as a single site. Preference will be given to a project that 1.) provides optimal community and economic benefit to the immediate area as well as to the City of Clearwater overall, 2.) provides the highest competitive bid above the appraised value of the property being \$2,520,000.00, and 3.) proposes a project that includes in part, commercial uses including but not limited to retail, office, hospitality, etc. However, projects that provide 100% workforce or affordable housing shall also be considered even if they do not meet all of the above factors.

Proposals are limited to 2,500 words or fewer and must include 1.) a purchase price offer; 2.) the description of the project in terms of size, appearance, and uses (conceptual site plan and renderings are encouraged); 3.) a financial presentation which includes all of the following elements: sources and uses of funds, project budget, funding sources, proof of financial capacity for the project; 4.) a project timeline; and 5) a list of completed projects of similar or greater scope and cost.

Proposals will also be evaluated based on the criteria required by Fla. Stat. § 163.380(2) among other considerations. For questions or additional information, please contact the City of Clearwater Procurement Division by email at Purchasing@myclearwater.com or visit the Procurement Division at the address listed above.

For frequently asked questions, please visit <https://www.myclearwater.com/development>

The CRA shall consider all proposals received in a timely manner. The CRA reserves the right to reject any or all proposals, to waive technicalities, to re-advertise, and to otherwise conduct this RFDP in the manner it deems to be in the best interests of the public.

Instructions on how to submit your solicitation documents electronically:

- Log onto: <https://app.smartsheet.com/b/form/6965ef2e80e84fa6b2426b2a0f226441>
- Complete online form with **“Your Information”**
- Use the drop-down arrow to select **“Project You Are Bidding On”**
- Drag and drop your files into the **“Upload Files Here”** box
- Once complete, hit **“Submit”**

NOTE: Once solicitation documents have been submitted, in order to retract the documents, an email from your company must be sent to the address listed under that solicitation on the City’s website. Retractions can only be made on open solicitations.