

Developer	Completeness of proposal	Score 1	Financial Contribution/Land purchase	score 2	Similar Experience	Score 3	Local Ties	Score 4	Enforceable offer	Score 5
[REDACTED]	Incomplete offering states only that the group intends to develop the project [REDACTED] does name a hotel and residential partner and proposes to provide further detail by June 15 despite June 7 deadline. Non-responsive.	1	No information provided in offering regarding purchase of the property under AMDC control.	0	Group members have legal, construction and real estate development experience but no direct hotel, conference center or structured parking experience.	1	[REDACTED] command a great deal of respect in their fields.	3	Informal letter, no enforceable element to proposal.	0
[REDACTED]	Incomplete offering states only group wishes to be considered with no reference to costs or share of costs. Promises to put together a team with local ties potentially. Non-responsive.	1	No information provided in offering regarding purchase of the property under AMDC control.	0	Firm has participated in large residential and hotel project successfully in the past and has teamed on public-private projects.	3	No local ties but offers to use local firms and subs/partners if selected.	1	Informal letter, no enforceable element to proposal.	0
[REDACTED]	Exceptionally complete proposal addresses updates master plan for reduced footprint utilizing properties under AMDC control. Extensively addresses legal framework, financing and details members of development team that appear to cover all bases. Firm intends to serve as master developer of all aspects as preferred. Fully responsive.	3	Offers to purchase AMDC properties in November 2021 for \$9.5 Million in exchange for an agreement that AMDC would purchase the property back if no project proceeds due to lack of action by City/AMDC after 12 months of due diligence.	3	This group has broad and deep experience in all aspects of project pascalis elements and has a track record of successfully delivering public-private projects nationwide. Experience is almost exclusively related to such projects.	3	[REDACTED] and knowledge of community.	2	Proposal includes draft MOU language and formal commitment.	3
[REDACTED]	Proposal is limited in detail and states offer to be contingent on first attaining all permits and approvals before engagement or investment. Somewhat responsive.	1	Proposes proportional purchase of hotel and residential properties only and requires that incentives equal to any purchase price be equaled by City incentives for a zero sum gain.	1	This group has broad and deep experience in all aspects of project pascalis elements and has a track record of successfully delivering public-private projects nationwide.	3	[REDACTED]	2	Informal letter, no enforceable element to proposal. Promises MOU in near future if selected.	1
[REDACTED]	Informal proposal expresses interest in outright purchase of the current hotel structure only and proposes a renovation and conversion to apartments.	0	Proposes to pay fair market value for current hotel Aiken site only.	1	Impressive resume of redevelopment projects, adaptive reuse, [REDACTED] no direct experience with large scale new construction of similar project.	2	[REDACTED]	3	Informal letter, no enforceable element to proposal.	0
[REDACTED]	Very complete and enforceable Letter of Intent details the firm's offer to serve as master developer for all elements described in the solicitation. Responsive. Proposes MOU but does not include draft for review.	2	Proposes to contribute \$1.5 million to property purchase but requires that incentives equal to any purchase price be equaled by City incentives for a zero sum gain.	0	This group has considerable experience in all aspects of project pascalis elements and has a track record of successfully delivering public-private projects.	3	[REDACTED]	3	Proposal transmitted as firm Letter of Intent commitment.	2
[REDACTED]	Incomplete submission only addresses offer to purchase proposed hotel site for deeply discounted price of \$1 Million. Would not serve as master developer of other elements.	1	Offer to purchase proposed hotel site ONLY for deeply discounted price of \$1 Million.	1	Successful hotel developer with a good portfolio of successful projects.	2	No local ties. Promises to use local firms.	1	Proposal transmitted as firm Letter of Intent commitment.	2
[REDACTED]	OFFER WITHDRAWN	0	OFFER WITHDRAWN	0	OFFER WITHDRAWN	0	OFFER WITHDRAWN	0	OFFER WITHDRAWN	0

SCORE TOTALS/15 possible points

[REDACTED]	5	33%
[REDACTED]	5	33%
[REDACTED]	14	93%
[REDACTED]	8	53%
[REDACTED]	6	40%
[REDACTED]	10	67%
[REDACTED]	7	47%
[REDACTED]	OFFER WITHDRAWN	