Request for Qualifications
Holmes and Carroll County Building Demolition and Site Revitalization Program Demolition Contractors

I. Summary and General Information

Ohio Regional Development Corporation on behalf of the Holmes and Carroll County Boards of Commissioners is requesting qualifications to establish a list of pre-qualified construction contractors to complete demolition projects funded by the Building Demolition and Site Revitalization Program. Specifically, the counties are each seeking to develop a list of pre-qualified contractors with experience in demolition of residential and commercial properties. Likely projects include demolition of single-family houses and commercial properties throughout Holmes and Carroll County.

This RFQ and its attachments describe the terms and conditions under which each Board of Commissioners will approve contractors. Contractors are asked to submit Qualifications by n**o later than 2:00 p.m., Friday, September 4, 2026.**

The information submitted must be organized and sufficiently detailed to allow the Selection Team to judge the contractor's ability to carry out these projects. The following will be the primary selection criteria used in this project:

- The contractor's qualifications and experience in demolition of residential and commercial properties.
- The contractor's ability and the extent of his/her financial resources available to commit to and carry out these projects.
- The contractor's experience in completing projects of a similar nature.

Upon review of the submittals, the Selection Team will select and contact those respondents whose qualifications best meet the Board's selection criteria.

Qualifications submitted in response to this RFQ must be received no later than 2:00 p.m., Friday, September 4, 2026. The proposal shall be marked "DSRP" and delivered to:

Attention: *Holmes County Board of Commissions*
Arnie Oliver, Planning Director
2 Court St. Suite 21
Millersburg, OH 44654

-OR-

Carroll County Board of Commissions
Melissa Schaar, Clerk
119 S. Lisbon St. Suite 201
Carrollton, OH 44615

-OR-

Emailed to Susan Moore at susan@ordevelopment.com..

If you have any questions, contact Susan Moore at 740-622-0529 or email at susan@ordevelopment.com.

II. Project Objectives

Building Demolition and Site Revitalization objectives are as follows:

To complete required demolition of residential and commercial properties throughout the county for revitalization under the parameters of the Ohio Department of Development. The exact number of properties will depend upon funding amounts, as well as acquisition and demolition costs.

III. Project Specifications

Specifications for demolition will be developed by Ohio Regional Development Corporation at the direction of the Board of Commissioners. The specifications will vary from project to project based upon the property type. At project completion, vacant lots must meet all applicable regulations in accordance with the Minimum Standard Ohio Building Codes.

IV. List of Project Bidders

The intent of this RFQ is to establish a list of pre-qualified contractors from which to solicit bids for the work under these projects in accordance with the Ohio Department of Development's Building Demolition and Revitalization Program and the Board of Commissioners' procurement guidelines. The exact scope of work for each project will vary based on the needs of the individual properties. The Board of Commissioners may, at its discretion, make additions or deletions from this list as it deems necessary depending upon the response to this RFQ.

After development of the specifications for each project, an invitation to bid the work will be forwarded to all contractors on the established list to request bids. The bid process will comply with all Ohio Department of Development's Building Demolition and Revitalization Program guidelines and the Board of Commissioners' established procurement guidelines.

V. Content of Qualification Submittals

Submittals should be brief, but complete. Required information to be contained in a submittal in response to this RFQ is included in **Appendix A.**

VI. Selection Criteria and Process

1. Selection Criteria

Selection criteria will include the following:

- Previous experience (last five years) in demolition of single family residential and commercial properties, as well as the experience of all members of the contractor's team.
- Financial capacity, including sufficient financial strength to undertake and complete projects of this size.
- Ability to meet the Board of Commissioners' minimum insurance requirements and bonding capacities.

2. Selection Process

After reviewing all submittals, the Selection Team – made up of the County Board of Commissioners staff and consultants – will identify contractors whom it may meet with to discuss and evaluate the contractors' qualifications, experience, and capacity in more depth. The Selection Team will complete an evaluation and develop a list of pre-qualified bidders for these projects.

3. General

Please note that all material and information presented in this RFQ is general in nature and shall not be deemed to be inducements or representations to which the County Board of Commissioners is bound. Contractors are cautioned to make their own independent investigation of all factual, financial, and legal matters upon which their submittals may be based. The Board of Commissioners reserves the absolute right to reject any or all of the submittals or to waive any irregularity in the submittal.

APPENDIX A
BUILDING DEMOLITION AND REVITALIZATION PROGRAM
CONTRACTOR RFQ
CONTRACTORS' QUALIFICATION SUBMITTAL

1. **Proposal Letter -** A letter of interest shall be included as part of each submittal in response to the RFQ. The letter **must** include if the contractor wishes to qualify for Holmes County, Carroll County, or both.

2. **Statement of Construction Experience -** The Statement of Construction Experience is included in **Appendix B** of this document. All items on the Statement of Construction Experience must be filled in completely and notarized. *This form must be included with the submittal.*

3. **Financial Capability -** The Contractor must present evidence of his/her financial capacity to perform all requirements within the proposed projects. Such evidence should include banking and credit references or statement of bonding capacity. Further financial information may be requested by the County Board of Commissioners after review of the submittals. *All information relative to financial statements will remain confidential.*

4. **Performance Record -** Contractors must have proven performance and experience in completing projects of similar scope. Contractors must supply a minimum of three (3) references for projects completed within the last two years and a minimum of three (3) references from vendors or suppliers.

5. **Qualifications/Certification –** Provide copy of Business License, all necessary insurance documentation, and any active State Contractors' Licenses

Wage Rate Requirements -It is anticipated that Ohio prevailing wage rates will be required for these projects.

APPENDIX B
BUILDING DEMOLITION AND REVITALIZATION PROGRAMCONTRACTOR RFQ STATEMENT OF CONSTRUCTION EXPERIENCE

All questions must be answered, and the data given must be clear and comprehensive. This Statement must be notarized. If necessary, add separate sheets for items marked with an *.

1. Name of Bidder:

_____

2. Permanent main office address: _____

_____

3. When organized: _____

4. Where incorporated: _____

5. How many years have you been engaged in the contracting business under your present firm name? _____

6. Number of employees and annual gross income of company:

_____

_____

7. *Contracts on hand: (Schedule these, showing gross amount of each contract and the approximate anticipated dates of completion.)

_____

_____

_____

8. *General character of work performed by your company:

_____

9. *Have you ever failed to complete any work awarded to you? _____

If yes, please explain:_____

_____

10. *Have you ever defaulted on a contract? _____

If yes, please explain: _____

_____

11. *List the more relevant types of projects recently completed by your company, stating approximate cost for each, and the month and year completed.

_____

_____

_____

12. *Experience in demolition work similar in importance to this project:

_____

_____

13. Furnish any current Ohio Business License Number(s)

_____

APPENDIX B (Cont.)
BUILDING DEMOLITION AND REVITALIZATION PROGRAM
CONTRACTOR RFQ
STATEMENT OF BIDDER'S CONSTRUCTION EXPERIENCE

I, _____, swear under penalty of perjury under the laws of Ohio
(Printed Name of Bidder)

that the answers to the foregoing questions and all Statements therein contained are true and correct.

Sworn this _____day of_____, 2026 at _____.

_____ _____
(Signature of Bidder) (Title of Bidder)

State of _____)

County of_____)

_____
Notary Signature

The signatory hereby authorizes and requests any person, firm, or corporation to furnish any information requested by the Local Authority in verification of the recitals comprising this Statement of Bidder's Experience.
***** THIS FORM MUST BE SUBMITTED WITH THE RFQ *****