



NOTICE OF INTENT TO AWARD

REQUEST FOR LEASE PROPOSALS - RLP #0001

FOR: Department of Human Services & Department of Child Protection Services in Jackson, Mississippi

Mississippi Department of Human Services (MDHS) hereby provides this NOTICE OF INTENT TO AWARD for Request for Lease Proposal (RLP) #001. This Notice is provided pursuant to Section 300.8(16) of Mississippi Department of Finance and Administration (DFA), *Bureau of Building, Grounds and Real Property Management Leasing Procedure Manual*.

MDHS recommends award to the following offeror as the proposal submitted has been determined to be the most advantageous to the State:

Offeror Name:	Hertz Jackson City Centre, LLC
Offeror Contact:	James M. Ingram
Address:	190 E. Capitol St., Ste. 675, Jackson, MS

AWARD ANALYSIS:

MDHS issued a Request for Lease Proposals (RLP) on June 20, 2018 in order to establish a lease contract to rent office space for MDHS and the Department of Child Protection Services within the Capitol Complex Improvement District in Jackson, Mississippi. MDHS received three (3) proposals from the following two (2) vendors: PYWN Landmark, LLC (Landmark) and Hertz Jackson City Centre, LLC (Hertz) to propose. Landmark provided two (2) responses with each option proposing different space allocation within the Landmark property. MDHS requested a Best and Final Offer (BAFO) from both Offerors on October 1, 2018 to which both Offerors provided a response. MDHS evaluated all three (3) responses on proposed space layout, location, parking, references, and cost. MDHS deemed Hertz as the Offeror providing a responsive and responsible proposal that appears to meet the needs of the Agency and also provides the best price option. Hertz proposed a lease contract for a total rental cost of \$76,236,712.50 which represents associated costs over a base term of 20 years and includes costs for two (2) optional five (5) year renewal terms. Pending PPRB approval, this lease contract has an anticipated start date of January 1, 2019.

DocuSigned by:

Bryan C. Wardlaw

Chief Procurement Officer

10/12/2018

Date

Pending approval by PPRB and execution by each party, copies of the signed lease will be on file and available for public inspection in the office of the Chief Procurement Officer. Please contact the Mississippi Department of Human Services at (601) 359-4500 for more information.