

FORT HANCOCK RFEI RESPONSE TEMPLATE

In addition to presenting a clear vision of your proposal for Fort Hancock, please respond to each of the evaluation criteria. All of the evaluation criteria are outlined below. Your input in the RFEI will help the park to develop specific preservation guidelines for Fort Hancock's historic rehabilitation that balance historic preservation with practical, achievable solutions. So, please clearly state what lease terms (for example, number of years), conditions, and preservation guidelines ([Guidelines for Rehabilitating Historic Structures](#)) you can work with. Also, *please tell us what terms may be potential deal breakers and why those terms may be too onerous for you.* Please be frank; we need your input!

PROPOSAL FOR FORT HANCOCK			
Your Vision/Concept:			
Our concepts for this response include the following:			
<ol style="list-style-type: none"> 1. An outfitter service specializing in the rental of outdoor sporting equipment and providing other ancillary services. 2. A restaurant/bar with other guest related services. 			
Building Use Proposal:			
<ol style="list-style-type: none"> 1. The old fire house (Bldg. No. 76) for the outfitter service. 2. The mule barn for the restaurant/bar. 			
Financial, Business and Management Concept:			
We have deemed these topics to be of a sensitive and proprietary nature and have chosen not to divulge this information at this time. For the RFP submittal, however, a comprehensive description and analysis will absolutely be included.			
EVALUATION CRITERIA			
#	Criteria	Details	✓ Check
1	COMPATIBILITY	The compatibility of the applicant's proposal with the site's National Register and Landmark designations. For proposals that involve multiple buildings or mixed use concepts, respondents should describe the framework that unites differing elements of the proposed uses. The NPS seeks to adaptively reuse the historic buildings in an economic, visual, and programmatically compatible and cohesive manner.	
Response:			
We think it is important to note that the idea of adaptive reuse is not about creating a museum. It should be seen as a compromise between a true historic preservation and the complete loss of culturally important structures through demolition and/or the ravages of time. With this in mind, we hope the guidelines set in place will not be so restrictive so as to prevent a viable and successful operation (from both the NPS and the leaseholder point of view). Certain amenities may be necessary that run counter to strict historic preservation guidelines which would allow for the enhancement of the site as a whole as well as the safety and enjoyment of the public. With that being said, we would certainly make every effort to meet these guidelines as will be indicated in the RFP submittal.			
2	IMPACT	The adequacy of measures that will be taken will ensure the proposed activity will not result in unacceptable adverse environmental impact to the ecological or	

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