

**NOTICE OF REQUEST FOR QUALIFICATION STATEMENTS  
CITY OF DANBURY, CONNECTICUT**

**HEARTHSTONE CASTLE, TARRYWILE PARK  
RESTORATION PLANNING STUDY  
MULTI-DISCIPLINARY TEAM**

**Bid # 07-12-13-05**

The City of Danbury is inviting submission of qualification statements from a multi-disciplinary team to prepare a planning study for the restoration, use(s), and management of historic Hearthstone Castle in Tarrywile Park. The Castle is owned by the City and is listed on the National Register of Historic Places, but has fallen into a state of serious disrepair and is closed to the public.

It is anticipated that the selected firm will sub-contract with other consultant firms to complete the multi-faceted study. Selected teams must demonstrate a knowledge and appreciation of historic architecture and park planning, experience in evaluating architectural and engineering restoration needs, landscaping and infrastructure improvements, cost estimates and fundraising strategies, the assessment of potential uses, and programming considerations.

The study will consist of four major components: (1) a site analysis of the Castle and grounds and an update of previous restoration evaluations and budget estimates necessary to repair, stabilize and secure the Castle to prevent its further deterioration; (2) a complete needs assessment and cost estimates for the phased restoration of the Castle; (3) a market analysis of potential users, fundraising strategies, management and operational considerations; and, (4) an assessment of ways in which the Castle can augment and complement activities of Tarrywile Park and the City.

The total budget for the planning study is \$ 50,000, including reimbursables. The scope of work includes preparation of schematic plans for restoration of the Castle based on proposed use(s), as well as conceptual landscaping and site improvement plans and renderings of the Castle area. It does not require complete construction plans.

A tour of the Castle grounds has been scheduled for interested firms on Tuesday, August 14, 2012 at 10:00 a.m. (rain date August 15, 2012 at 10:00 a.m.). Firm representatives should meet at the Tarrywile Mansion on Southern Boulevard in Danbury, Connecticut. Use the 'Upper Mansion Parking Lot' up the hill behind the Mansion. Casual dress and sturdy shoes are highly recommended.

Supplemental information offering a more complete description of Hearthstone Castle, scope of work, project team qualifications, contractual details, and the selection process is available from the Office of the Purchasing Agent, (203) 797-4571.

Interested firms or teams are requested to submit eight copies of qualification statements to the Office of Purchasing Agent, City of Danbury, 155 Deer Hill Avenue, Danbury, CT, 06810 during normal office hours by no later than 2:00 p.m. on **Thursday, August 30, 2012.**

Envelopes should be marked: Bid #07-12-13-05 "Qualifications – Hearthstone Castle Restoration Planning Study"

Charles J. Volpe, Jr.  
Purchasing Agent  
City of Danbury

July 25, 2012