

**Request for Qualifications 22-00-1219**  
Public Private Partnership for Development at the  
Sussex County Community College McGuire Technical Education Center  
Newton, New Jersey

Sussex County Community College, in conjunction with the Newton Parking Authority and the Town of Newton, (the Soliciting Party) is requesting qualifications from developers to design, build, finance, operate, and manage market-rate multi-family residential housing and/or a hotel which would also include shared parking for the Downtown Newton area, as well as construction of space to accommodate the College's expanding technical occupation programs.

The Soliciting Party is requesting qualifications from developers in connection with a public private partnership agreement pursuant to N.J.S.A. 18A:64-85. It is expected the successful developer(s) will develop the Project pursuant to a project labor agreement as required by N.J.S.A. 18A:64-85(d)(1).

All respondents are required to comply with the requirements of **N.J.S.A. 10:5-31 et seq. and N.J.A.C. 17:27.**

RFQ specifications may be requested via email to [bmormando@sussex.edu](mailto:bmormando@sussex.edu). All persons requesting RFQ documents will be required to provide the College with relevant contact information; name, company, address, phone, and fax if available.

Responses to this RFQ must be submitted in an opaque, sealed envelope to the attention of Barbara Mormando, Director of Purchasing at Sussex County Community College, One College Hill Road, Newton, New Jersey 07860, Building B, Room B300 no later than **2:00 p.m. on Monday, December 19, 2022.** Qualifications that are not received by this due date and time may be rejected. Responses should be submitted with the company's name and RFQ number clearly printed on the outside of the envelope. Responses must also include all the required forms as designated in the RFQ specifications. The College assumes no responsibility for delays in any form of carrier, mail, or delivery service causing the RFQ response to be received by the College later than this deadline.