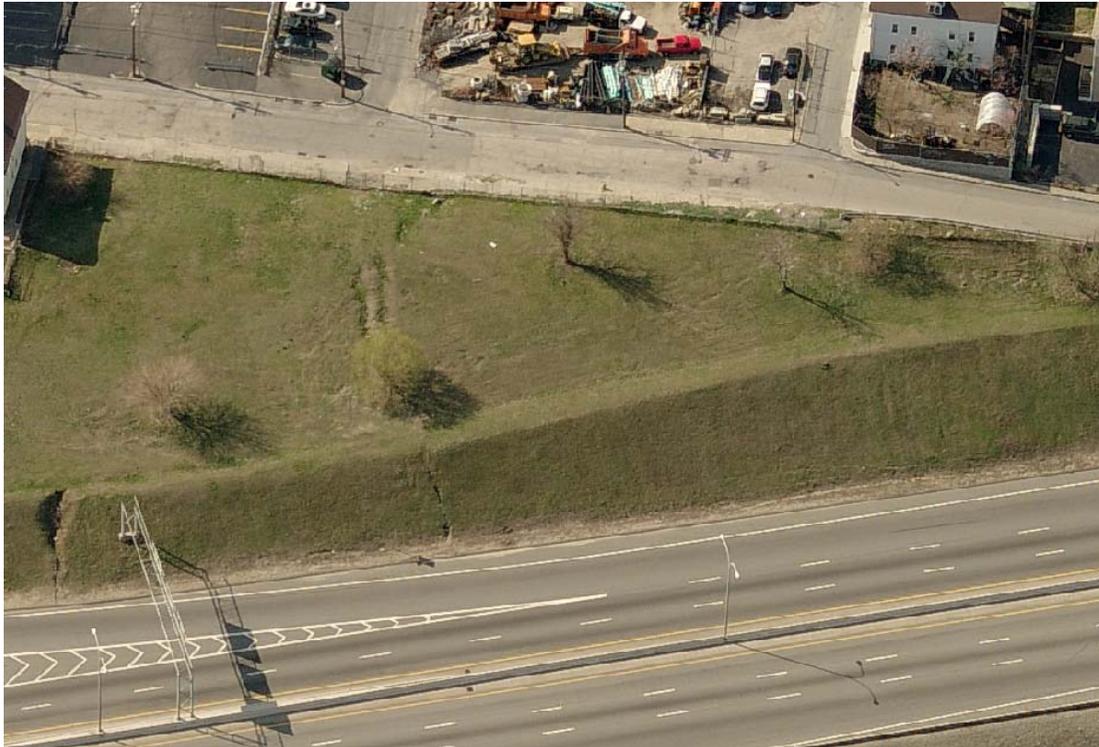




REQUEST FOR PROPOSALS

**For Sale of 32,200± Square Feet of Excess Land
Spruce Street and Route 6/10 Connector
Providence, Rhode Island
Bid No: SPLP-143**

Aerial Photo of Property



The State of Rhode Island, acting through the Department of Administration's Division of Purchases, invites proposals from the general public for the sale of excess real property owned by the Department of Transportation. The property comprises approximately 32,200 square feet of vacant, unimproved land adjacent to Spruce Street and the Route 6/10 Connector in Providence, Rhode Island. A more detailed property description and instructions to proposers are contained in the attached prospectus.

Thank you for your consideration of this proposal.

Michael P. Lewis
Director
Department of Transportation

Part I

Description of Offering, Parcel Characteristics, Consideration Sought and Conditions

Overview

The State of Rhode Island (State), acting through the Department of Administration's Division of Purchases, on behalf of the Rhode Island Department of Transportation (RIDOT), offers for sale approximately 32,200 square feet of unimproved, vacant land located adjacent to Spruce Street in Providence, Rhode Island. The property comprises portions of parcels 22-29 and 1-4 of State Highway Condemnation Plats 1520 and 1662B, respectively. A map of the property and its environs is attached as Exhibit A.

Property Description and Neighborhood

Comments:

The property consists of a contiguous parcel of unimproved and vacant land, triangular in shape. The property enjoys 280± linear feet of frontage along Spruce Street. No access will be allowed to and from the subject property from Route 6/10. Access will be allowed from Spruce Street only. (see Exhibit A Map(s) attached).

The subject property is located on the north side of Spruce Street in the Federal Hill neighborhood of Providence. The neighborhood boundaries are defined as Route 6/10 to the north, Route 6/10 to the west, Broadway to the south, and I-95 to the east. The subject neighborhood is characterized by a mix of land uses including retail, residential, some office, some institutional and some educational.

The subject property is bordered to the north by Route 6/10, to the east by a residential property, to the south by Spruce Street with commercial and some residential properties located on the south side of Spruce Street.

The dominant influence on the neighborhood is Atwells Avenue one block to the subject property's south. Atwells Avenue and Federal Hill are known for their many, quality restaurants, most serving Italian cuisine. Some of these dining establishments include The Prime Steakhouse, The Oyster Bar, Constantino's, Venda Ravioli, The Blue Grotto, Mediterraneo, Camille's, Cassarino's, Pane e Vino, and the Old Canteen. Sovereign Bank, Bank of America, Don Jose Tequilas, Tony's Colonial Food Market, Hill Top Poultry, Roma Gourmet Market, and Gasbarro's liquors are also located in the neighborhood, within two or three blocks of the subject. Spruce Street is home to Casa Christine Restaurant and Caserta's Pizzeria. St. John's Park and DePasquale Square are a convenient walk from the subject location. The neighborhood is in a revitalization stage of its life cycle with many properties renovated over the past 10± years.

Atwells Avenue is a two-lane, two-way main city street traveling in an east/west direction. Spruce Street is a secondary city road running in a two-way direction from Bond Street to De Pasquale Square. From De Pasquale Square to the west Spruce Street is one way in a westerly direction. In front of the subject property Spruce Street is two way in westerly/easterly directions. Access to Interstates 95 and 195 from the subject property is convenient and less than a half mile away. RIPTA bus service is available on Atwells Avenue. The neighborhood is less than one mile west of downtown Providence and less than two miles from the Providence train station with MBTA commuter rail service to Boston.

Description of the Subject Property

| Size | Shape | Frontage | Access |
|------------------------------------|---------------------|----------------------|---------|
| 32,000± square feet or 0.735 acres | Roughly Rectangular | Spruce Street – 280' | Average |

| Topography | Zoning | Flood Zone | Utilities |
|-----------------|-----------|--------------|--|
| Steeply sloping | C-1 & C-2 | Flood Zone X | All utilities available, including Water & sewer |

Comments: The subject property is a contiguous parcel. Its topography features a severe slope with a downward grade from south to north. The slope may materially affect the design of any planned improvements and the cost of their construction. Other than the slope the site appears functional for a myriad of uses.

The subject is located amid C-1 and C-2 zoning districts.

The C2 Commercial District is intended for single, two-family, three-family, and multi-family residences, and most retail, office, business and professional service uses. Lodging is also a permitted use as is state and local government, and parking lots. Dimensional and density requirements in the C2 District are as follow: No minimum lot size for commercial uses, 1,200 square feet minimum lot size area for each dwelling unit. Maximum height is three stories or 45 feet. Off-street parking requirements are 1.5 spaces per dwelling unit. Service organizations require 1.5 spaces per 500 square feet of gross floor area or one space per 5 employees, whichever is greater. Office uses and retail trade uses require one space per 500 square feet of GFA.

The C-1 District is similar to the C-2 district in permitted uses but does not permit retail unless it is 2,500 SF or less. Dimensional and density requirements for the C-1 district are the same as for the C-2 district.

According to the 2000 U.S. Census, the median household income for Providence residents was \$26,867, while the median family income was \$32,058, which is lower than the Rhode Island median household income of \$42,090 and the median family income of \$52,781.

Rhode Island is serviced by limited-access State routes and primary interstates. Interstate 95, the East Coast’s major north/south interstate, passes through Rhode Island, the State

of Massachusetts to the north, and Connecticut and New York to the south. Interstate 295 serves as the outer beltway for Providence's northern, western, and southwestern suburbs, and covers a semi-circle approximately 7 to 10 miles from downtown Providence. Interstate 195 connects Providence to several eastern suburbs, and further east to communities in Massachusetts, such as Fall River, New Bedford and Cape Cod. Commuter rail service to Boston is available in Providence, and Amtrak train service is available to destinations throughout the country. The area is also accessible via water at the Port of Providence, and via air at the T.F. Green Airport in Warwick.

Improvement Description

There are no improvements.

Tax Data

The subject is not assessed by the City of Providence.

Utilities

All utilities and municipal services are available in sufficient quantities and include electricity, sewer, telephone, gas, public water services and trash removal. Police and fire services are full time, non-volunteer.

Location and Neighborhood

The property is located within three quarters of a mile of downtown Providence. For a profile of Providence, Rhode Island's capitol city, see Exhibit B, Providence Profile, attached.

Special Conditions

1. Access to the subject property will be allowed from Spruce Street only (see Exhibit A). No access to the property will be allowed from Route 6/10. All and any costs associated with this access including, without limitation thereto, any cost of lighting, striping, lane creation and regulatory permissions are at the cost and obligation of the selected proposer.
2. The subject property will be sold "as is" by Quit Claim deed. **No warranty deed will be offered by the State.** The selected proposer will be responsible for the cost and preparation of a conveyance plat map and metes and bounds description of the property. The selected proposer will also be responsible for the cost and compliance with all subdivision requirements of the City of Providence. If the selected proposer desires the property's title examination, all costs and responsibilities therefor will be the selected proposer's. The property was acquired by the State under the power of eminent domain in 1966 and 1973.

3. The State will pay no broker's fee, finder's fee, commission, or other compensation to any party claiming to counsel or represent any proposer regarding the sale of the property.
4. No representations will or have been made by the State that the subject property meets Local, State or Federal ordinances, regulations or laws, governing zoning and/or the development of property commercially, industrially, residentially, or otherwise. All permits, empowerments, permissions and grants necessary for the subject property's sale and development are at the selected proposer's cost and responsibility. Any variances, permission, or grants necessary to bring the subject property into zoning conformance, and the expense therefor, are the responsibility and at the cost of the selected proposer.
5. All proposals are subject to the stipulations of this Request of Proposals and are subject to the pre-emptive rights to the subject property's (re)purchase by its former owner(s) at the time of condemnation and the City of Providence pursuant to Title 37, Chapter 7, Section 3 of the General Laws of Rhode Island, 1956, as amended.
6. Any use of the subject property will be in compliance with "Appendix C," Title VI of the Federal Civil Right Act of 1964, as amended, i.e. without discrimination as to race, color, or national origin.
7. No billboard, sign, or other outdoor advertising devices shall be erected upon the subject property other than those indicating ownership or on-premise advertising and shall be subject to reasonable restrictions with respect to number, size, location, and design by regulation of the RIDOT and/or the Federal Highway Administration and subject to local zoning ordinances.
8. Any public utilities or municipalities having facilities under, over, or through the subject property as of the date of its conveyance to the selected proposer shall have the right and easement to continue to maintain, operate, and renew their facilities within the subject property.
9. The selected proposer will indemnify, save harmless, and defend the RIDOT and the subject State of Rhode Island from any claim or claims arising from the discovery, uncovering, finding, transportation, storage and disposal of any oil, hazardous material, hazardous waste, or hazardous substance, as those terms are defined by any applicable law, rule, or regulation, including without limitation, the Rhode Island Hazardous Waste Management Corporation Act, R.I.G.L. 23-19-1 et seq., the Rhode Island Hazardous Substance Act, R.I.G.L. 23-24-1 et seq., the Rhode Island Rules and Regulations for Hazardous Waste Generation, Transportation, Treatment, Storage, and Disposal, the Comprehensive Environmental Response, Compensation and Liability Act, as amended, 42 U.S.C. 9601 et seq., and the Resources Conservation and Recovery Act, as amended, 42 U.S.C. 6901 et seq., on, beneath, above, and under the subject property attributable to the selected proposer subsequent to the date the subject property is conveyed to the selected proposer

arising under Rhode Island General Laws, Sections 23-19-1 through 23-19-27 inclusive, as amended or otherwise.

10. All costs associated with responses to this Request for Proposals and/or providing written and/or verbal clarification of its contents will be the responsibility of proposers. The State assumes no responsibilities or liabilities for these costs.
11. No environmental analysis of the subject property has been conducted to the best knowledge of the State. The State makes no assertions or warranties regarding the presence, if any, or absence, of asbestos, chemicals, hydrocarbons or other hazardous materials on the subject property. Proposers may conduct environmental studies of the property at their cost and expense without right of recovery or offset therefor against the State. A copy of the findings, resolves and recommendation of any such studies conducted by the proposer must be furnished to the State.
12. Execution of a Purchase and Sale Agreement with the State substantially as appears in Exhibit C (“Purchase and Sales Agreement” attached).
13. The selected prosper will be required to submit to the State a completed Physical Alteration Permit Application (PAPA) describing the improvements and engineering to be employed to protect the subject property’s slope and the integrity of the adjacent Route 6/10 right-of-way and highway. The PAPA shall be subject to the final approval of the State.
14. The City of Providence has endorsed the concept of the inclusion of public parking as a component of this site’s development. Proposals that include a public parking component are encouraged. However, as noted on page 11, “Evaluation and Selection of Proposals,” the sole evaluation criteria will be the monetary offering to the State of Rhode Island.
15. **No proposals to purchase portions or subparts of the property will be accepted by the State. Proposers must offer to purchase the property in its 32,200± square foot entirety.**

Part II

Instructions to Proposers

Proposals must conform to the following requirements and must state the full name and address of the corporation, partnership, entity, or individual applying.

Affidavits and Disclosures

- Proposals must include an Affidavit of Non-Collusion (Form 1) stating that neither the proposer nor their agents, nor any other party for them, has paid or agreed to pay any money or valuable consideration directly or indirectly, to any person, firm, or corporation for assistance in procuring or attempting to procure the proposal award herein contemplated.
- Proposals must include an Affidavit of Non-Conviction (Form 2) stating that neither the proposer nor any of their officers, directors, partners, or any of their employees directly involved in obtaining or performing business with public bodies have been convicted of or have had probation before judgment, or have pleaded nolo contendere to a charge of bribery, attempted bribery, or conspiring to bribe in violation of the General Laws of Rhode Island or the law of any other State or the Federal Government.
- Proposers that are foreign corporations, that is, corporations not chartered in Rhode Island, but licensed to do business in Rhode Island, are required to submit with their proposal an affidavit duly executed by their president, vice president, or general manager and stating that the corporation has, in accordance with the provisions of the General Laws of Rhode Island, obtained a certificate authorizing it to do business in Rhode Island. These certificates or certified copies are obtained from the Rhode Island Secretary of State's Office.
- Corporations and partnerships are required to submit with their proposal a Certificate of Disclosure of Corporation or Partnership (Forms 3 and 4), listing the name and address of principal officers.

Withdrawal of Proposal

No proposal will be allowed to be withdrawn after it has been received by the State.

Rejection or Acceptance of Proposals

The State reserves the right to unconditionally accept or reject any and all proposals. The State likewise reserves the right to impose under the Quit Claim deed of conveyance any special conditions or restrictions which the State may deem necessary. Any proposal that is incomplete, conditional, obscure or which contains additions not called for, or irregularities of any kind, may be rejected by the State.

Unacceptable Proposals

No proposals will be accepted from, nor will any proposal be awarded to, any person, entity, firm, or corporation that is in arrears or is in default to the State of Rhode Island upon any debt, tax, or contract, or that is a defaulter, in surety or otherwise, upon any obligation to the State of Rhode Island, or that has failed to perform faithfully any previous contract with the State of Rhode Island. No consideration will be given to proposals which are inconsistent with the information required in the attached Proposal Form (Part III).

Explanations Written and Oral

Any additions or deletions to this Request for Proposals will be made known to all proposers via written addenda. The State will not be responsible for any oral instructions.

Signature of Bidder

All proposals must be completed and signed in ink by the proposer or their representative.

Proposal Surety

All proposals must be accompanied by proposal surety in the amount of \$33,250 (Thirty-three Thousand, Two Hundred Fifty Dollars).

Proposal surety may be in the form of:

- a. A certified cashier's check made payable to "General Treasurer-State of Rhode Island."
- b. A bid bond payable to "General Treasurer-State of Rhode Island." Bid bonds must be underwritten by surety companies authorized and licensed to do business in the State of Rhode Island.

The State reserves the right to retain the sureties of all proposers until the selected proposer has received notice of proposal acceptance. Thereupon, sureties will be returned to all proposers. All surety companies must be listed with the Department of the Treasury, Fiscal Services, Circular 570, (latest revision published by the Federal Register). The State reserves the right to reject any or all proposals and to retain the selected proposer's surety should circumstances not created by the State arise after final proposal acceptance affecting completion of the property's sale, or execution of a deed of conveyance or closing thereon. The surety of the selected proposer may be credited to the purchase of the property.

Other Proposal Conditions/Requirement

- Proposals will be considered to be **firm** and **fixed**. The State expects to receive fair market value for the sale of the property. **Proposals for the property's purchase must equal or exceed the sum of \$665,000 (Six Hundred Sixty-five Thousand Dollars).**

- Proposals misdirected to other locations or which otherwise are not received by the State's Division of Purchases by the stipulated due date (see page 11), for any cause, will be determined to be late and will not be considered. The official time clock for the purpose of registering the receipt of a proposal is in the reception area of the Department of Administration's Division of Purchases, One Capitol Hill, Providence, Rhode Island.
- In accordance with Section 7-1.1-99 of the Rhode Island General Laws, 1956, as amended, no foreign corporation has the right to transact business in the State until it has procured a Certificate of Authority to do so from the Office of the Secretary of State (Tel: 401-222-2357). If applicable, a copy of this Certificate of Authority **MUST** be included by proposers with their proposal.
- The State is soliciting proposals pursuant to determining that such a process best serves the interest of the State and the general public and not because of any legal requirement to do so. The proposer acknowledges that it is the State's right to accept any proposal, or number of proposals, even if from different proposers; or to unconditionally reject any and all proposals; or to amend with the consent of the proposer any proposal prior to acceptance; or to waive any formality and otherwise effect the State's intent under this Request for Proposals all as the State in its sole judgment may deem to be in its best interest. The State reserves the un-obligated right to interview any and all proposers to fully understand their proposal as well as their individual or corporate experience.

The State will not be responsible in any manner for any costs associated with proposal submission. The individual proposals, including any documents, plans, photos and narrative material shall become the property of the State upon receipt. The State shall have the right to copy, reproduce, publicize, or otherwise dispose of each proposal in any manner that it selects. Furthermore, the State shall be free to use or to adopt as its own, without liability for payment or compensation, any idea, scheme, technique, layout, or document received in response to this Request for Proposals.

Pre-Proposal Conference

A mandatory pre-proposal conference will be held at the following time and location:

Time: 10:00 A.M.

Date: October 14, 2009

Place: At the subject property, Spruce Street and McAvoy Street, Providence, Rhode Island.

Prospective proposers or their representatives **MUST** attend this pre-proposal conference. Oral questions concerning this Request for Proposals will be considered only at this pre-proposal conference. No questions to or contact with State officials regarding this Request for Proposals, except for interviews which may be requested by the Selection Committee (see Part III, Page 11), will be allowed after this pre-proposal conference and until proposal award. If a question cannot be answered at the pre-proposal conference, a written response will be provided to all attendees.

Part III

Proposal Forms

**Rhode Island Department of Administration
Request for Proposals for
Sale of 32,200± of Excess Land
Spruce Street, Providence, Rhode Island
Bid No: SPLP 143**

Four (4) copies of these Proposal Forms, signed and completed in ink by the proposer, must be submitted to:

Department of Administration
Division of Purchasing
Second Floor
One Capitol Hill
Providence, Rhode Island 02908

Envelopes transmitting proposals must be entitled on the outside: **“Bid No. SPLP 143, Sale of 32,200± Square Feet of Excess Land, Spruce Street, Providence, Rhode Island.”**

The deadline for receipt of proposals is 10:00 A.M., October 28, 2009, at which time they will be publicly opened and read aloud only.

Proposers must comply with and respond to the following questions:

General Information

Name of Proposer:

Address of Proposer:

Description of Proposer: (Corporation, Partnership, Association, etc.)

E-Mail Address:

Telephone Number:

Fax Number:

Name and address of any other person/parties collaborating in the submission of this proposal:

Financial Information

Credit: Please provide proposer’s present credit rating information. Specify if other than Dunn & Bradstreet.

Financial: Briefly describe the proposer's financial status. Include bank and/or insurance references. Include a current statement of financial condition attested to by a Certified Public Accountant.

Compensation Offered

Please make your bid for the subject property on the line below. Bids must be for the entire 32,200± square foot property as described herein. No bids for portions or subparts of the property will be accepted by the State. **Bids must equal or exceed the sum of \$665,000 (Six Hundred Sixty-five Thousand Dollars).**

THE PROPOSER HEREBY OFFERS FOR THE PROPERTY THE SUM OF (PRINT OR TYPE IN INK): _____

Dollars.

Evaluation and Selection of Proposals

Following the opening of proposals on October 28, 2009, the State will require a thirty (30) day review period. Each proposal will be reviewed and evaluated by a formal Selection Committee. The committee will make a proposal award recommendation to the RIDOT Director who will recommend proposal award to the State Properties Committee. No proposal award will be in force or binding until approved by the State Properties Committee. The Selection Committee may require proposer interviews prior to award. **The sole evaluation criteria will be the monetary offering to the State (100%).** The State anticipates a proposal award on or about November 25, 2009 and a closing sixty (60) days thereafter.

Affidavits

Include with this Proposal Form the affidavits and disclosures (attached as Forms 1, 2, 3, 4) described in the Instructions to Proposers (**Part II**).

Signatures and Acknowledgements

Proposals must include with this Proposal Form the attached Signature Sheet (Form 5), duly witnessed and notarized.

The proposer acknowledges that it has received and read this Request for Proposals and its attachments, and that the terms thereof are incorporated by reference in this Proposal Form. This proposal constitutes a firm and fixed offer.

The State is soliciting competitive proposals pursuant to determining that such a process best serves the interest of the State and the general public and not because of any legal requirement to do so. The proposer acknowledges that it is the State's right to accept or reject any or all proposals, to modify or amend with the consent of the proposer any proposal prior to acceptance, to waive any informality and to effect any agreement all as the State in its sole judgment may deem to be in its best interest.

Questions and Information

Questions and requests for additional information concerning the Request for Proposals should be directed to:

Ms. Christine Brien
Real Estate Specialist
Department of Transportation
Room 323
Real Estate Property Management
Two Capitol Hill
Providence, RI 02908
Telephone: (401) 222-2411 X 4366

AFFIDAVIT OF NON-COLLUSION

**SPLP 143
Sale of 32,200± Square Feet or .74 acres
Spruce Street and Route 6/10 Connector
Providence, Rhode Island**

I, _____ of _____
(Name) *(City/Town, State)*

being of lawful age, duly sworn, state that I am an Agent authorized by the Proposer to submit the attached Request for Proposals on the Proposer’s behalf. That the proposal filed herewith is not made in the interest of or on the behalf of any undisclosed person, partnership, company, association, organization or corporation. That such proposal is genuine and not collusive or a sham; that said Proposer has not, directly or indirectly induced or solicited any other Proposer to put in false or sham proposal, and has not, directly or indirectly, colluded, conspired, connived, or agreed with any Proposer or anyone else to put in a sham proposal, or that anyone else shall refrain from proposing. That said Proposer has not in any manner, directly or indirectly, sought by agreement, communication, or conference with any to fix the proposal price of said proposal or to fix any cost element of such proposal price of said Proposer or any other Proposer, or to secure any advantage against anyone interested in the proposal. That there has been no discussion between Proposers and any official of the Rhode Island Department of Transportation or any employees of the Rhode Island Department of Transportation concerning exchange of money or other things of value for special consideration in submitting a sealed proposal. That all statements contained in such proposal are true; that Proposer has not, directly or indirectly, submitted his proposal price or any breakdown thereof of the contents thereof, or divulged information or data relative thereto to other parties.

Proposer: _____

Signed and sworn before me this _____ day
of _____, 20__.

By: _____

Notary Public
My Commission expires _____

Name: _____
(typed or printed)

Title: _____

Date: _____

Affix seal

AFFIDAVIT OF NON-CONVICTION

**SPLP 143
Sale of 32,200± Square Feet or .74 acres
Spruce Street and 6/10 Connector
Providence, Rhode Island**

I HEREBY AFFIRM THAT:

I am the _____ and the duly authorized representative of
(Title)

(Business, Organization, or Corporation)

and that I possess the legal authority to make this Affidavit on behalf of myself and the business for which I am acting.

I FURTHER AFFIRM THAT: Neither I, nor, to the best of my knowledge, information and belief, the above business as above-described in this proposal, or any of its officers, directors, partners, or any of its employees directly involved in obtaining or performing contracts with public bodies, have been convicted of, or has had probation before judgment, or has pleaded nolo contendere to a charge of bribery, attempted bribery, or conspiracy to bribe in violation of Rhode Island State Law or the law of any other state or the Federal government. (Indicate below the reason(s) why affirmation cannot be given and list any conviction, plea, or imposition of probation before judgment with the date, court, official or administrative body, sentence or disposition, name(s) of person(s) involved, and their current positions and responsibilities with the business.)

I FURTHER AFFIRM THAT: Neither I, nor to the best of my knowledge, information, and belief, the above business, or any of its officers, directors, partners, or any of its employees directly involved in obtaining or performing contracts with public bodies, has:

- (a) Been convicted under state or federal statute of a criminal offense incident to obtaining, attempting to obtain, or performing a public or private contract, fraud, embezzlement, theft, forgery, falsification or destruction of records, or receiving stolen property;

- (b) Been convicted of any current violation of a state or federal antitrust statute;
- (c) Been convicted under the provisions of Title 18 of the United States Code for violation of the Racketeer Influenced and Corrupt Organization Act, 18 U.S.C. 1961, et seq., or the Mail Fraud Act, 18 U.S.C. 1341, et seq., for acts arising out of the submission of bids or proposals for a public or private contract;
- (d) Been convicted of conspiracy to commit any act or omission that would constitute grounds for conviction or liability under any law or statute described in subsection (a), (b), (c), or (d) above;
- (e) Admitted in writing or under oath, during the course of an official investigation or other proceedings, acts or omissions that would constitute grounds for conviction or liability under any law or statute described above, except as follows (indicate reasons why the affirmation cannot be given, and list any conviction, plea, or imposition of probation before judgment with the date, court, official or administrative body, the sentence or disposition, the name(s) of the person(s) involved and their current positions and responsibilities with the business, and the status of any debarment):

I DO SOLEMNLY DECLARE AND AFFIRM UNDER THE PENALTIES OF PERJURY THAT THE CONTENTS OF THIS AFFIDAVIT ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

Proposer: _____

Signed and sworn before me this _____ day
of _____, 2009

By: _____

Notary Public
My Commission expires _____

Name: _____
(typed or printed)

Title: _____

Date: _____

Affix seal

CERTIFICATE OF AUTHORITY
(Corporation)

I, _____, certify that I am the _____ of _____ the corporation described in and which executed the foregoing instrument with the State of Rhode Island; that the said corporation is organized under the laws of the State of Rhode Island; that the corporate seal affixed to said instrument is the seal of said corporation; that _____ who executed said instrument as _____ of said corporation was then _____ of said corporation and has been duly authorized to execute said instrument in behalf of said corporation; that I know the signature of said _____; and that the signature affixed to such instrument is genuine.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said corporation, this _____ day of _____, 20__.

Secretary

CERTIFICATE OF AUTHORITY
(Partnership)

I, _____, certify that I am the _____ of _____ the partnership described in and which executed the foregoing instrument with the State of Rhode Island; that the said partnership is organized under the laws of the State of Rhode Island; that the partnership seal affixed to said instrument is the seal of said partnership; that _____ who executed said instrument as _____ of said partnership was then _____ of said partnership and has been duly authorized to execute said instrument in behalf of said partnership; that I know the signature of said _____; and that the signature affixed to such instrument is genuine.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the partnership seal of said partnership, this _____ day of _____, 20__.

Secretary



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

Department of Administration

STATE PROPERTIES COMMITTEE

One Capitol Hill

Providence, Rhode Island 02903

CERTIFICATION OF DISCLOSURE OF CORPORATION

I, _____, Secretary of _____, (State Full Name of Corporation)

under oath, make affidavit and say that the following, the officers and directors of said _____ Corporation, having been duly elected and/or appointed thereto:

President _____
Vice President _____
Treasurer _____
Secretary _____

State of Incorporation _____

Principal Place of Business _____

DIRECTORS

Table with 3 columns: NAME, ADDRESS, and an unlabeled column. Contains 4 rows of blank lines for entry.

STOCKHOLDERS

Table with 3 columns: NAME, ADDRESS, and an unlabeled column. Contains 3 rows of blank lines for entry.

Property under lease to/from the State of Rhode Island covered by this certificate:

Location: _____

State Offices Occupying the Premises (if any): _____

In witness whereof I have hereunder set my hand and the seal of the said _____

(hereto duly authorized) this _____ day of _____, 20____.

By _____, its Secretary.

STATE OF RHODE ISLAND
COUNTY OF _____

Subscribed and sworn before me at _____ this _____ day of _____ 20____.

Notary Public
My Commission Expires: _____

INSTRUCTIONS

1. Completed certificates must be returned to the

Rhode Island State Properties Committee
One Capitol Hill
Providence, Rhode Island 02908
2. A separate certificate must be completed for each lease the subject corporation has with the State of Rhode Island in which the State is either landlord or tenant.
3. If the space provided on this certificate is insufficient, use a continuation sheet of the same size and identify the section (s) to which it relates.
4. If the subject corporation is wholly owned by a parent corporation disclose the name of that corporation and its directors and stockholders.
5. If the subject corporation is publicly held disclose those stockholders holding greater than 10% of the stock. Include the total number of outstanding corporate shares.
6. If the subject corporation publishes an annual report please attach a copy to this certificate.



STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS

Department of Administration

STATE PROPERTIES COMMITTEE

One Capitol Hill

Providence, Rhode Island 02903

CERTIFICATION OF DISCLOSURE OF PARTNERSHIP

- 1. Name of Partnership (if any): _____
- 2. Type or character of business: _____
- 3. Location of Principal Place of Business: _____
- 4. Names of individuals having legal title to the property under lease to the State of Rhode Island (complete only when subject Partnership is the landlord).

- 5. Property under lease to/from the State covered by this certificate:
 Location: _____
 State Offices Occupying Property (if any): _____

- 6. Name and place of residence of each partner, general and limited partners being respectively designated:

| NAME | ADDRESS | TYPE OF PARTNER |
|-------|---------|-----------------|
| _____ | _____ | _____ |
| _____ | _____ | _____ |
| _____ | _____ | _____ |

I hereby under oath make affidavit in my capacity as a partner and state that this certificate of disclosure is complete, true and correct.

 Signature of Partner Filing Certificate _____
Date

STATE OF RHODE ISLAND
COUNTY OF:

Subscribed and sworn before me at _____ this _____ day of _____ 20____.

 Notary Public
 My Commission Expires: _____

INSTRUCTIONS

1. Completed certificates must be returned to the

Rhode Island State Properties Committee
One Capitol Hill
Providence, Rhode Island 02908
2. A separate certificate must be completed for each lease the subject partnership has with the State of Rhode Island in which the State is either landlord or tenant.
3. If the space provided on this certificate is insufficient, use a continuation sheet of the same size and identify the section (s) to which it relates.
4. For the purpose of this certificate, a partnership is, as defined in the Uniform Partnership Act (Sections 7-12-12 to 7-12-55, inclusive of the General Laws of Rhode Island, 1956, Reenactment of 1969), an association of two (2) or more persons to carry on as co-owners of a business for profit. But any association formed under any other statute of this State, or any statute adopted by authority, other than the authority of the State, is not a partnership under Section 7-12-12 to 7-12-55, inclusive, shall apply limited partnerships except insofar as the statutes relating to such partnerships are inconsistent herewith.
5. In determining the existence of a partnership, the rules cited in the Uniform Partnership Act shall apply:
 - a) Except as provided by section 7-12-27 persons who are not partners as to each other are not partners as to third persons.
 - b) Joint tenancy, tenancy in common, tenancy by the entireties, joint property, common property, or part ownership does not of itself establish a partnership.
 - c) The sharing of gross returns does not of itself establish a partnership, whether or not the persons sharing them have a joint or common right or interest in any property from which returns are derived.
 - d) The receipt by a person of a share of the profits of a business is prima facie evidence that he is a partner in the business, but no such inference shall be drawn if such profits were received in payment:
 - 1) As a debt by installment or otherwise;
 - 2) As wages of an employee or rent to the landlord;
 - 3) As an annuity to a widow or representative of a deceased partner;
 - 4) As interest on a loan, though the amount of payment may vary with the profits of the business;
 - 5) As the consideration for the sale of a good will of a business or other property by installments or otherwise.
6. For the purpose of this certificate, partnership property shall be as defined in the Uniform Partnership Act:
 - a) All property originally brought into the partnership stock or subsequently acquired by purchase or otherwise, on account of the partnership, is partnership property.
 - b) Unless the contrary intention appears, property acquired with partnership funds is partnership property.
 - c) Any estate in real property may be acquired in the partnership name. Title so acquired can be conveyed only in the partnership name.
 - d) A conveyance to a partnership in the partnership name, though without words of inheritance, passes the entire estate of the grantor unless a contrary intent appears.
7. The partner executing this certificate shall be bound by the Uniform Partnership Act in that notice to any partner of any matter relating to partnership affairs, and the knowledge of the partner acting in the particular matter, acquired while a partner or then present to his mind and the knowledge of any other partner who reasonably could and should have communicated it to the acting partner, operate as notice to or knowledge of the partnership, except in the case of a fraud on the partnership committed by or with the consent of that partner.
8. For the purposes of this certificate, a limited partnership is, as defined in the Uniform Limited Partnership Act (Sections 7-13-1 to 7-13-31, inclusive, of the General Laws of Rhode Island, 1956, Reenactment of 1969), a partnership formed by two or more persons under the provisions of Section 7-13-3, having as members one or more general partners and one or more limited partners. The limited partners as such shall not be bound by the obligations of the partnership.
9. In determining the existence of a limited partnership, the rules cited in the Uniform Limited Partnership Act shall apply
10. A new certificate must be refiled whenever any additional partners (either general or limited) are admitted into the partnership.

Signature Sheet

This Signature Sheet must be completely filled out, signed, and returned with your proposal.

See sections “a” and “b” below.

Submitted and all terms and conditions of this Request for Proposals entitled “Bid No. SPLP 143 Sale of 32,200± Square Feet of Excess Land, Spruce Street, Providence, Rhode Island” and all attachments thereto, are hereby acknowledged and agreed to:

- a. If the proposer is a partnership or corporation, at least two (2) officers must sign as follows:**

Partnership/Corporation Name and Address (print or type in ink)

Signed By: _____ Its: _____

Signed By: _____ Its: _____

Date: _____

The above signed agree that they are the _____
and _____ of the partnership/corporation named above and that they
signed this proposal for and on behalf of the above named partnership/corporation and that they
are authorized to so sign for and on behalf of said partnership/corporation.

- b. If the proposer is an individual or entity other than a partnership/corporation, the proposal must be signed as follows:**

(print or type in ink)

Name: _____ Signature: _____

Address: _____ Date: _____

Title: _____

(EXHIBIT A - MAP)

(EXHIBIT B - PROVIDENCE PROFILE)

Mayor David N. Cicilline, Chairman

Thomas E. Deller, Acting President

PROVIDENCE
ECONOMIC
DEVELOPMENT
PARTNERSHIP



PEDP Home

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Enterprise Zone

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Business Development

Toolbox _____

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City Home

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Department of Planning
Home

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Downtown Providence
Live It Up!

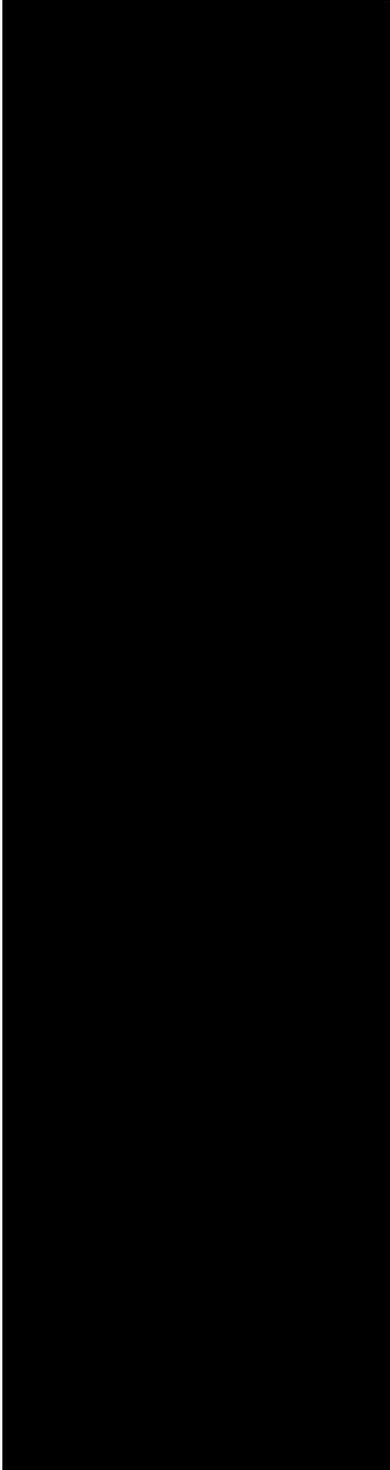


Welcome to *ProvidenceRI.biz*, the online home of the Providence Economic Development Partnership (PEDP)

The PEDP is a City-affiliated not-for-profit corporation and the prime economic development organization for the City of Providence.

The PEDP advises Mayor Cicilline on economic development strategy and provides technical assistance and commercial financial programs for businesses and development projects in Providence.

The PEDP offers a wide variety of economic development solutions for your business by working in close cooperation with the Department of Planning and Development, the Rhode Island Economic Development Corporation and other partners. By enhancing commercial and industrial development it also promotes job growth, economic opportunities, and quality of life in the City of Providence.



City's Look Poised to Change Again, Says Wall Street Journal

Providence is in the midst of a \$2.8 billion building boom that is will dramatically change the downtown cityscape. The upsurge in construction comes as the industrial and office sectors are improving, driven by job growth in the business services, health-care and educational sectors.

[\[more\]](#)

Contact Us!

Providence Economic
Development Partnership, Inc.

400 Westminster Street, 6th floor
Providence, Rhode Island 02903
Tel: 401-351-4300 Fax: 401-351-9533

[Thomas E. Deller](#), Acting President - Ext. 600

Photo by Peter Goldberg

City of Providence, Rhode Island

| Year | 2000 | 2001 | 2002 | 2003 | 2004 | 2005 | 2006 | 2007 | 2008 |
|---|------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|-------------|
| Population | 173,618 | 174,711 | 175,968 | 176,164 | 175,825 | 174,312 | 172,854 | 172,459 | |
| Average Employment | | | | | | | | | |
| Total Private & Government | 102,111 | 101,026 | 116,197 | 115,697 | 113,756 | 112,484 | 113,104 | 113,358 | 112,375 |
| Total Private Only | * | * | 97,381 | 97,110 | 97,134 | 96,715 | 97,598 | 97,747 | 96,339 |
| Agriculture, Forestry, Fishing & Hunting | 110 | 123 | * | * | * | - | * | 0 | * |
| Mining | 0 | 0 | 0 | 0 | * | * | * | * | * |
| Utilities | | | 649 | 679 | 586 | 526 | 521 | 518 | * |
| Construction | 2,750 | 2,400 | 2,834 | 3,048 | 2,686 | 2,902 | 3,177 | 2,868 | 2,678 |
| Manufacturing | 10,681 | 10,709 | 9,110 | 7,891 | 7,454 | 7,093 | 6,625 | 6,161 | 5,817 |
| Wholesale Trade | 4,439 | 3,265 | 2,541 | 2,571 | 2,437 | 2,274 | 2,413 | 2,505 | 2,428 |
| Retail Trade | 13,908 | 14,165 | 7,647 | 7,355 | 7,373 | 7,221 | 7,175 | 7,186 | 6,914 |
| Transportation & Warehousing | 3,646 (2) | 3,643 (2) | 912 | 780 | 707 | 765 | 792 | 720 | 698 |
| Information | | | 4,225 | 4,084 | 3,841 | 3,906 | 4,118 | 4,119 | 3,856 |
| Finance & Insurance | 9,417 (1) | 9,845 (1) | 6,714 | 6,720 | 6,159 | 5,719 | 5,643 | 5,824 | 5,612 |
| Real Estate & Rental & Leasing | | | 1,443 | 1,438 | 1,423 | 1,452 | 1,561 | 1,561 | 1,524 |
| Professional & Technical Services | 57,143 (3) | 56,874 (3) | 6,002 | 6,080 | 6,116 | 6,229 | 6,310 | 6,792 | 6,606 |
| Management of Companies & Enterprises | * | * | 1,485 | 1,827 | 1,915 | 1,932 | 1,975 | 1,985 | 1,836 |
| Administrative Support & Waste Mngmnt. | * | * | 8,259 | 7,709 | 8,522 | 8,560 | 8,339 | 7,842 | 7,406 |
| Educational Services | * | * | 9,512 | 9,759 | 10,108 | 10,346 | 10,931 | 11,108 | 11,535 |
| Health Care & Social Assistance | * | * | 22,432 | 23,403 | 23,904 | 23,775 | 24,026 | 24,365 | 24,422 |
| Arts, Entertainment, & Recreation | * | * | 978 | 996 | 1,053 | 1,065 | 1,094 | 1,107 | 1,100 |
| Accommodation & Food Services | * | * | 8,069 | 8,171 | 8,377 | 8,468 | 8,421 | 8,562 | 8,862 |
| Other services (except Public Administration) | * | * | 4,563 | 4,586 | 4,448 | 4,477 | 4,471 | 4,515 | 4,507 |
| Unclassified Establishments | * | * | 3 | * | 22 | * | 4 | * | * |
| Public Administration | * | * | 18,816 | 18,587 | 16,622 | 15,767 | 15,506 | 15,610 | 16,035 |
| Number of Establishments | | | | | | | | | |
| Total Private & Government | 5,562 | 5,534 | 5,588 | 5,655 | 5,710 | 5,707 | 5,706 | 5,702 | 5,647 |
| Total Private Only | * | * | 5,485 | 5,544 | 5,603 | 5,604 | 5,604 | 5,589 | 5,536 |
| Agriculture, Forestry, Fishing & Hunting | 35 | 35 | * | 1 | 1 | - | * | 0 | * |
| Mining | 0 | 0 | 0 | 0 | 1 | * | * | * | * |
| Utilities | | | 5 | 7 | 6 | 7 | 8 | 7 | * |
| Construction | 302 | 277 | 287 | 296 | 311 | 319 | 309 | 300 | 297 |
| Manufacturing | 536 | 505 | 470 | 442 | 403 | 378 | 360 | 337 | 315 |
| Wholesale Trade | 375 | 350 | 282 | 294 | 290 | 270 | 270 | 262 | 254 |
| Retail Trade | 1,049 | 1,075 | 681 | 677 | 666 | 664 | 644 | 640 | 623 |
| Transportation & Warehousing | 153 (2) | 147 (2) | 69 | 71 | 67 | 71 | 76 | 73 | 72 |
| Information | | | 128 | 134 | 141 | 152 | 154 | 157 | 158 |
| Finance & Insurance | 517 (1) | 510 (1) | 327 | 321 | 330 | 343 | 357 | 372 | 367 |
| Real Estate & Rental & Leasing | | | 193 | 197 | 194 | 197 | 208 | 212 | 206 |
| Professional & Technical Services | 2,591 (3) | 2,632 (3) | 884 | 889 | 885 | 899 | 921 | 930 | 919 |
| Management of Companies & Enterprises | * | * | 31 | 34 | 41 | 44 | 51 | 49 | 51 |
| Administrative Support & Waste Mngmnt. | * | * | 340 | 336 | 340 | 324 | 313 | 319 | 321 |
| Educational Services | * | * | 82 | 90 | 100 | 96 | 101 | 98 | 105 |
| Health Care & Social Assistance | * | * | 545 | 553 | 572 | 585 | 584 | 569 | 564 |
| Arts, Entertainment, & Recreation | * | * | 58 | 58 | 53 | 54 | 56 | 60 | 64 |
| Accommodation & Food Services | * | * | 468 | 488 | 517 | 514 | 511 | 516 | 520 |
| Other services (except Public Administration) | * | * | 632 | 657 | 669 | 685 | 680 | 684 | 688 |
| Unclassified Establishments | * | * | 2 | 6 | 24 | * | 5 | * | * |
| Government | * | * | 103 | 112 | 107 | 105 | 103 | 113 | 111 |
| Residential Building Permits | | | | | | | | | |
| Total units | 109 | 49 | 59 | 61 | 65 | 88 | 373 | 201 | 63 |
| Total single units | 31 | 36 | 35 | 35 | 36 | 44 | 93 | 47 | 21 |
| Total multi units | 78 | 13 | 24 | 26 | 29 | 44 | 280 | 154 | 42 |
| Total value | * | \$2,265,200 | \$2,663,377 | \$2,683,869 | \$2,836,465 | \$4,329,985 | \$22,465,501 | \$11,861,279 | \$4,968,592 |
| Local Property Taxes | | | | | | | | | |
| Residential Real Estate Tax Rate per \$1,000 | \$34.94 | \$29.52 | \$35.94 | \$38.82 | \$29.65 | \$30.23 | \$30.23 | \$22.84 | \$23.70 |
| Motor Vehicles | \$76.78 | \$76.68 | \$76.78 | \$76.78 | \$76.78 | \$76.78 | \$76.78 | \$76.78 | \$76.78 |
| Personal Property | \$83.86 | \$49.96 | \$49.75 | \$49.68 | \$49.50 | \$50.46 | \$50.46 | \$50.46 | \$52.50 |
| Median Single-Family Home Sale Price | \$83,000 | \$97,925 | \$121,354 | \$147,750 | \$185,000 | \$210,000 | \$212,475 | \$197,000 | \$123,500 |

* Data not available

(1) Real Estate Employment included

(2) Public Utilities Employment included

(3) Census Bureau expanded the Services Industry into more defined categories starting in 2002

Sources:

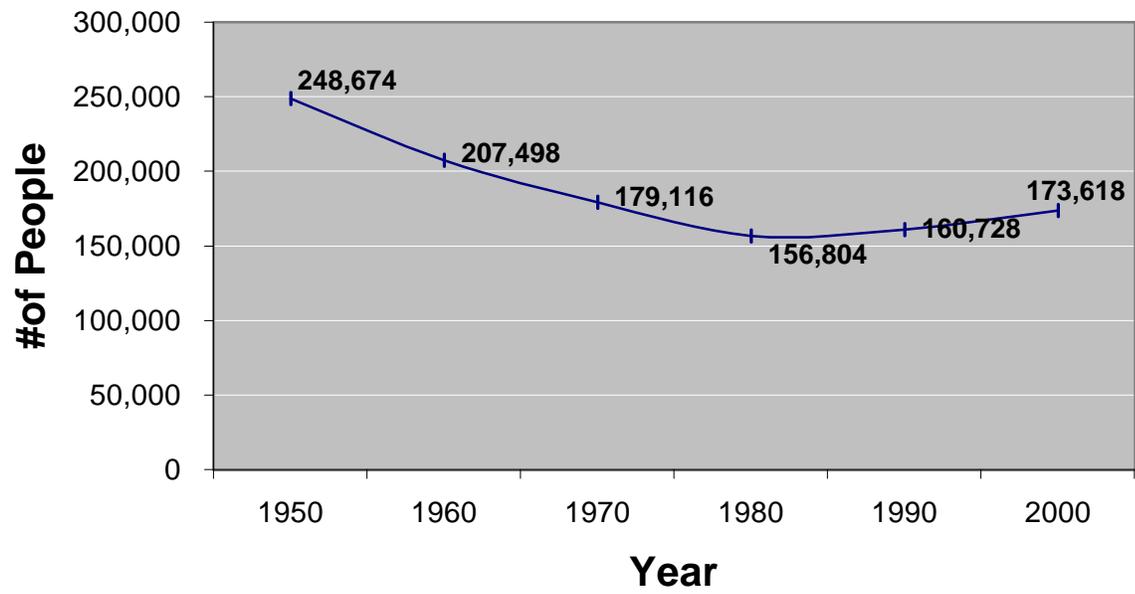
Population & Building Permits: US Census Bureau, Census 2000; *Population Estimates Program* for later years; Residential Construction statistics

Employment & Establishments: RI Department of Labor & Training, QCEW surveys

Property Taxes: RI Department of Administration, Office of Municipal Affairs

Residential Sales Prices: RI Association of Realtors; www.riliving.com

Total Population Counts - Providence



**COMMUNITY PROFILE
CENSUS 2000**

PROVIDENCE

| | Number | | Percent | | Number | Percent | | Number | Percent | |
|--|----------------|--------------|----------------|--------------|---------------|--------------------|--|--------|---------|--|
| | 1990 | | 2000 | | | Change 1990 - 2000 | | | | |
| Total Population | 160,728 | 100.0 | 173,618 | 100.0 | 12,890 | 8.0 | | | | |
| GENDER | | | | | | | | | | |
| Male | 76,439 | 47.6 | 83,035 | 47.8 | 6,596 | 8.6 | | | | |
| Female | 84,289 | 52.4 | 90,583 | 52.2 | 6,294 | 7.5 | | | | |
| AGE | | | | | | | | | | |
| Under 5 years | 12,424 | 7.7 | 12,607 | 7.3 | 183 | 1.5 | | | | |
| 5 to 9 years | 10,800 | 6.7 | 13,463 | 7.8 | 2,663 | 24.7 | | | | |
| 10-14 years | 9,242 | 5.8 | 12,290 | 7.1 | 3,048 | 33.0 | | | | |
| 15-19 years | 14,583 | 9.1 | 17,957 | 10.3 | 3,374 | 23.1 | | | | |
| 20-24 years | 20,262 | 12.6 | 21,766 | 12.5 | 1,504 | 7.4 | | | | |
| 25-34 years | 28,702 | 17.9 | 27,165 | 15.6 | -1,537 | -5.4 | | | | |
| 35-44 years | 19,631 | 12.2 | 22,570 | 13.0 | 2,939 | 15.0 | | | | |
| 45-54 years | 12,000 | 7.5 | 17,281 | 10.0 | 5,281 | 44.0 | | | | |
| 55-59 years | 5,283 | 3.3 | 5,741 | 3.3 | 458 | 8.7 | | | | |
| 60-64 years | 5,999 | 3.7 | 4,623 | 2.7 | -1,376 | -22.9 | | | | |
| 65-74 years | 11,529 | 7.2 | 8,476 | 4.9 | -3,053 | -26.5 | | | | |
| 75-84 years | 7,614 | 4.7 | 6,856 | 3.9 | -758 | -10.0 | | | | |
| 85 + years | 2,659 | 1.7 | 2,823 | 1.6 | 164 | 6.2 | | | | |
| Median Age (years) | 29.3 | (X) | 28.1 | (X) | -1.2 | (X) | | | | |
| GROUP QUARTERS | | | | | | | | | | |
| In Group Quarters | 12,001 | 7.5 | 13,648 | 7.9 | 1,647 | 13.7 | | | | |
| Institutionalized | 2,354 | 1.5 | 1,491 | 0.9 | -863 | -36.7 | | | | |
| Noninstitutionalized | 9,647 | 6.0 | 12,157 | 7.0 | 2,510 | 26.0 | | | | |
| HOUSEHOLDS BY TYPE | | | | | | | | | | |
| Total Households | 58,905 | 100.0 | 62,389 | 100.0 | 3,484 | 5.9 | | | | |
| Family households (families) | 35,025 | 59.5 | 35,859 | 57.5 | 834 | 2.4 | | | | |
| Married-couple family | 21,636 | 36.7 | 19,883 | 31.9 | -1,753 | -8.1 | | | | |
| With own children under 18 yrs | 10,179 | 17.3 | 9,811 | 15.7 | -368 | -3.6 | | | | |
| Female householder, no husband present | 10,842 | 18.4 | 12,769 | 20.5 | 1,927 | 17.8 | | | | |
| With own children under 18 yrs | 7,447 | 12.6 | 8,887 | 14.2 | 1,440 | 19.3 | | | | |
| Nonfamily households | 23,880 | 40.5 | 26,530 | 42.5 | 2,650 | 11.1 | | | | |
| Householder living alone | 18,705 | 31.8 | 20,123 | 32.3 | 1,418 | 7.6 | | | | |
| Householder 65 years and over | 7,385 | 12.5 | 6,317 | 10.1 | -1,068 | -14.5 | | | | |
| Households with individuals 65 years and over | 15,489 | 26.3 | 13,272 | 21.3 | -2,217 | -14.3 | | | | |
| Average household size (persons per household) | 2.52 | (X) | 2.56 | (X) | 0.04 | (X) | | | | |
| Average family size (persons per family) | 3.23 | (X) | 3.33 | (X) | 0.10 | (X) | | | | |
| HOUSING OCCUPANCY | | | | | | | | | | |
| Total Housing Units | 66,794 | 100.0 | 67,915 | 100.0 | 1,121 | 1.7 | | | | |
| Occupied housing units | 58,905 | 88.2 | 62,389 | 91.9 | 3,484 | 5.9 | | | | |
| Vacant housing units | 7,889 | 11.8 | 5,526 | 8.1 | -2,363 | -30.0 | | | | |
| For seasonal, recreational, or occasional use | 122 | 0.2 | 343 | 0.5 | 221 | 181.1 | | | | |
| Homeowner vacancy rate (percent) | 2.3 | (X) | 2.3 | (X) | 0.0 | (X) | | | | |
| Rental vacancy rate (percent) | 10.4 | (X) | 6.1 | (X) | -4.3 | (X) | | | | |
| HOUSING TENURE | | | | | | | | | | |
| Occupied Housing Units | 58,905 | 100.0 | 62,389 | 100.0 | 3,484 | 5.9 | | | | |
| Owner-occupied housing units | 21,296 | 36.2 | 21,588 | 34.6 | 292 | 1.4 | | | | |
| Renter-occupied housing units | 37,609 | 63.8 | 40,801 | 65.4 | 3,192 | 8.5 | | | | |
| Average household size (owner-occupied units) | 2.71 | (X) | 2.71 | (X) | 0.00 | (X) | | | | |
| Average household size (renter-occupied units) | 2.42 | (X) | 2.49 | (X) | 0.07 | (X) | | | | |

Source: U.S. Census Bureau

RI Statewide Planning
Mark G. Brown

Rhode Island 2008-2009 Municipal Tax Rates

(All rates are per \$1,000 of assessment)

Source: [RI Department of Administration, Office of Municipal Affairs.](#)

| Municipality | Residential Property Tax Rates Per \$1,000 | Percent of Full Value | Base Year Assessment Effective | Commercial Real Estate Rate Per \$1,000 | Motor Vehicle Rate Per \$1,000 | Retail & Wholesale Inventory Rate Per \$1,000 | Business Personal Property Rate Per \$1,000 |
|--|---|-----------------------------|--------------------------------------|--|--|---|---|
| Barrington | \$14.45 | 100% | 2005 | \$14.45 | \$42.00 | \$0.00 | \$14.45 |
| Bristol (#) | \$10.35 | 100% | 2007 | \$10.35 | \$17.35 | \$0.00 | \$10.35 |
| Burrillville (*,#,\$) | \$11.85 | 100% | 2006 | \$11.85 | \$40.00 | \$0.00 | \$11.85 |
| Central Falls (h) | \$10.54 | 100% | 2006 | \$27.77 | \$48.65 | \$0.00 | \$57.64 |
| Charlestown (1, *) | \$7.16 | 100% | 2007 | \$7.16 | \$13.08 | \$0.00 | \$7.16 |
| Coventry (*,\$) | \$15.46 | 100% | 2007 | \$18.63 | \$18.75 | \$0.00 | \$15.46 |
| Cranston | \$15.34 | 100% | 2005 | \$23.01 | \$42.44 | \$0.00 | \$23.01 |
| Cumberland (1,*,#) | \$12.38 | 100% | 2007 | \$12.83 | \$19.87 | \$1.99 | \$24.76 |
| East Greenwich (*,#) | \$14.00 | 100% | 2005 | \$14.00 | \$22.88 | \$0.00 | \$14.00 |
| East Providence | \$14.91 | 100% | 2006 | \$19.01 | \$37.10 | \$0.00 | \$44.74 |

| Municipality | Residential Property Tax Rates Per \$1,000 | Percent of Full Value | Base Year Assessment Effective | Commercial Real Estate Rate Per \$1,000 | Motor Vehicle Rate Per \$1,000 | Retail & Wholesale Inventory Rate Per \$1,000 | Business Personal Property Rate Per \$1,000 |
|--|---|-----------------------------|--------------------------------------|--|--|---|---|
| (h) | | | | | | | |
| East Side of Providence (h) | \$23.70 | 100% | 2006 | \$28.00 | \$76.68 | \$0.00 | \$52.50 |
| Exeter (*, #) | \$12.33 | 100% | 2005 | \$12.33 | \$32.59 | \$0.00 | \$12.33 |
| Foster | \$13.52 | 100% | 2005 | \$13.52 | \$36.95 | \$0.00 | \$18.60 |
| Glocester (1, *, #) | \$17.03 | 100% | 2007 | \$19.37 | \$24.37 | \$0.00 | \$33.92 |
| Hopkinton (*) | \$14.50 | 100% | 2005 | \$14.50 | \$21.18 | \$0.00 | \$14.50 |
| Jamestown | \$8.11 | 100% | 2006 | \$8.11 | \$14.42 | \$0.00 | \$8.11 |
| Johnston (h) | \$18.91 | 100% | 2006 | \$18.91 | \$41.46 | \$0.00 | \$56.00 |
| Lincoln (*, h, #) | \$16.88 | 100% | 2006 | \$21.12 | \$30.66 | \$0.00 | \$28.07 |
| Little Compton | \$4.62 | 100% | 2006 | \$4.62 | \$13.90 | \$0.00 | \$9.24 |
| Middletown (#) | \$11.38 | 100% | 2005 | \$15.14 | \$16.05 | \$0.00 | \$15.14 |
| Narragansett | \$7.25 | 100% | 2005 | \$10.87 | \$16.46 | \$0.00 | \$10.87 |
| New Shoreham | \$3.30 | 80% | 2006 | \$3.30 | \$9.75 | \$0.00 | \$3.30 |

| Municipality | Residential Property Tax Rates Per \$1,000 | Percent of Full Value | Base Year Assessment Effective | Commercial Real Estate Rate Per \$1,000 | Motor Vehicle Rate Per \$1,000 | Retail & Wholesale Inventory Rate Per \$1,000 | Business Personal Property Rate Per \$1,000 |
|---|---|-----------------------------|--------------------------------------|--|--|---|---|
| <hr/> | | | | | | | |
| (#, \$) | | | | | | | |
| Newport (h) | \$8.67 | 100% | 2005 | \$12.93 | \$23.45 | \$0.00 | \$12.93 |
| North Kingstown (#, \$) | \$13.83 | 100% | 2006 | \$13.83 | \$22.04 | \$0.00 | \$13.83 |
| North Providence (h, 1) | \$16.75 | 100% | 2007 | \$22.70 | \$41.95 | \$0.00 | \$60.85 |
| North Smithfield (#) | \$13.24 | 100% | 2006 | \$16.72 | \$37.62 | \$0.00 | \$41.00 |
| Pawtucket | \$12.39 | 100% | 2005 | \$20.88 | \$53.30 | \$0.00 | \$52.09 |
| Portsmouth (#) | \$10.84 | 100% | 2007 | \$10.84 | \$22.50 | \$0.00 | \$10.84 |
| Providence (h) | \$23.70 | 100% | 2006 | \$28.00 | \$76.78 | \$0.00 | \$52.50 |
| Richmond (*, 1) | \$14.31 | 100% | 2007 | \$14.31 | \$22.64 | \$0.00 | \$14.31 |
| Scituate | \$22.40 | 50% | 2006 | \$30.23 | \$30.20 | \$0.00 | \$33.59 |
| Smithfield | \$13.68 | 100% | 2006 | \$13.68 | \$39.00 | \$0.00 | \$50.13 |
| South Kingstown (*) | \$11.97 | 100% | 2006 | \$11.97 | \$18.71 | \$0.00 | \$11.97 |

| Municipality | Residential Property Tax Rates Per \$1,000 | Percent of Full Value | Base Year Assessment Effective | Commercial Real Estate Rate Per \$1,000 | Motor Vehicle Rate Per \$1,000 | Retail & Wholesale Inventory Rate Per \$1,000 | Business Personal Property Rate Per \$1,000 |
|--|---|-----------------------------|--------------------------------------|--|--|---|---|
| Tiverton (*) | \$11.26 | 100% | 2005 | \$11.26 | \$19.14 | \$0.00 | \$11.26 |
| Warren | \$13.10 | 100% | 2006 | \$13.10 | \$26.00 | \$0.00 | \$13.10 |
| Warwick | \$13.41 | 100% | 2006 | \$20.12 | \$34.60 | \$0.00 | \$26.82 |
| West Greenwich (h,1) | \$17.63 | 100% | 2007 | \$17.63 | \$19.02 | \$0.00 | \$26.46 |
| West Warwick | \$15.92 | 100% | 2006 | Varies | \$28.47 | \$0.00 | \$31.71 |
| Westerly (*) | \$8.87 | 100% | 2006 | \$8.87 | \$29.67 | \$0.00 | \$8.87 |
| Woonsocket (h,#) | \$13.23 | 100% | 2005 | \$32.16 | \$46.58 | \$0.00 | \$46.58 |

Legend

- 1 Statistical update of property values in year
- * These communities also have local Fire district taxes.
- h These communities provide a homestead exemption
- # These communities may exempt wholesale inventories.
- \$ These communities may exempt retail inventories.

Home » Data and Publications » State and Community Profiles

City of Providence

Updated Demographic and Economic Characteristics

* Annual information for 2000-2008 is available by downloading this [Excel file](#).

Government

City Hall
25 Dorrance St.
Providence, RI 02903
Fax: 401-274-8240
Hours: 8:30 a.m.-4:30 p.m.

- Established: 1636
- Incorporated: 1832
- Form of government: 15-member city council headed by mayor.
- Council meetings: The first and third Thursday at 7:30 p.m. First Thursday in July and August.
- Fiscal year begins: July 1

Census 2000 Data

A summary profile of Census 2000 characteristics is available from the RI Office of Statewide Planning at: <http://www.planning.ri.gov/census/citytown.htm>

Community Links

Hyperlinks provided by the Office of Municipal Affairs, Rhode Island Department of Administration.

- [City of Providence](#)
- [Providence municipal departments and officials](#)
- [Providence state senator and representative](#)
- [Greater Providence Chamber of Commerce](#)
- [Providence Plan](#)
- [Area points of interest and attractions: please visit the state tourism website](#)

History

Roger Williams founded Providence in 1636 after his banishment from Massachusetts for "new and dangerous ideas." Providence was incorporated as a city in 1831 and became Rhode Island's sole state capital in 1900. In Providence, one witnesses the artful blend of the past and present — rich in architectural, educational and social significance. Atop the magnificent white marble state house, the bronze "Independent Man" champions the cause for which Providence was founded — religious liberty and individual freedom. The fine, restored 18th century homes along Benefit Street are only a short stroll from Brown University, the seventh oldest American college. The first Baptist Church in America, a national historic landmark built in 1775, and the Arcade, the nation's first enclosed shopping mall are only part of this living story. While a more recent architectural gem is includes the Rhode Island School of Design, founded in 1877 and recognized as one of the nation's foremost art schools.

Providence is located in southeastern New England, at the head of Narragansett Bay on the Atlantic seacoast. Providence is the business, financial, government and cultural hub of a metropolitan area for more than 1,000,000 people. Providence's economic assets include accessibility to excellent transportation facilities, including the Port of Providence, with its 40-foot channel, a high concentration of skilled workers, and six colleges and universities. Providence's major manufacturing industries: metals, machinery, textiles, jewelry and silverware were established by 1830 and helped attract the international immigrants that have shaped Providence's neighborhoods. At the turn of the

Municipal Tax Rates

Municipality

Providence

Tax Year

2007-2008

Residential Property Tax Rate

22.8400

Assessed Percentage of Full Value

100

Base Year

2006

Commercial Real Estate

26.9900

Motor Vehicle

76.7800

Retail Wholesale Inventory

7.6700

Business Personal Property

50.4600

All rates are per \$1,000 of assessment

Source: [R.I. Department of Administration, Office of Municipal Affairs](#)

[View table of municipal tax rates for 2007-2008](#)

Municipal Tax Incentives

City/Town

Providence

Industrial and/or Commercial Property Tax

The City Council may exempt property used for industrial purposes from the payment of property tax. The estimated cost of new construction or renovation must exceed twenty (20) per cent of the assessed value of the industrial property or \$100,000, whichever is less. In Year 1, the abatement is fifty (50) percent of the assessed valuation of the property attributable to new construction. In each subsequent year, the percentage abated decreases by 5%, expiring at the end of year 10.

20th century, Providence boasted the world's largest tool factory (Brown and Sharpe), file factory (Nicholson File), engine factory (Corliss Steam Engine Company), screw factory (American Screw) and silverware factory (Gorham). Today Providence is one of the largest centers of jewelry design and manufacture in the United States. Major employers in Providence include more than six hospitals, Citizens Bank, the Diocese of Providence, state government, and a diverse range of manufacturing and service companies.

New ideas and economic initiatives flow outward from Providence's many colleges. The culinary school at Johnson and Wales University has helped Providence claim some of the best restaurants in New England. Current interfaces between universities and business include the Center for Cellular Medicine at Brown University and the Center for Design and Business at Bryant College and the Rhode Island School of Design. Providence took on the name the "Renaissance City" in the 1990s as new office buildings, apartments, hotels, world-class restaurants, the Rhode Island Convention Center, Waterplace Park, and the Bank of America skating rink liven the Downcity District. The Providence Place Mall, with more than 150 department stores, specialty stores and restaurants opened in 1999. Downcity Providence also includes an Arts and Entertainment District where artists are encouraged to combine their homes, studios, and galleries. Providence's fabric of historic architecture has been enhanced through the renovation of buildings including the Providence Foundry and the Shepherd's Building. Providence is successfully integrating its history into its future to create a dynamic, livable city.

Contact Information



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Research Manager
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[read bio](#)

Other Programs/ Incentives

- Computer and telephone equipment may be exempted from taxation for certain eligible types of businesses.
- Significant portion of city is a state and/or Federally-designated Enterprise Zone (see p.8).
- Tax incentives available in designated downtown Arts & Entertainment District.
- Extensive loan and technical assistance programs are available from the Providence Economic

Local Contact Person

Thomas E. Deller
Acting President, PEDP
(401) 351-4300 Ext. 604

E-Newsletter Sign-Up

Email address:

Preferred format:

html text

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Providence, RI 02908

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The Providence Heritage Trail

Rhode Island's capital city of Providence offers a rich cultural and architectural heritage that stretches back to 1636 when it was founded by Roger Williams. In recent years its amazingly diverse treasures have been discovered by more and more visitors. That's no surprise because it has one of the largest and most diverse concentrations of preserved architecture and landmarks in America , a nationally recognized restaurant scene, a vibrant art community, world class museums, top notch theatre, great shopping and much more. It Water Place Park and River Walk, home to the acclaimed WaterFire have come to symbolize the City's rebirth.

The Providence Heritage Trail provides a look at three centuries of homes and buildings that have played a key role in Rhode Island 's and America 's social, religious, governmental, commercial and industrial history. Along the trail you'll see America 's finest 18 th century mansion, the nation's oldest Baptist church, the world's best culinary museum, one of the world's largest self-supported marble domes, an award-winning zoo and much more.

Governor Stephen Hopkins House

Home of Stephen Hopkins, ten-time governor of Rhode Island and signer of Declaration of Independence. Chancellor of Brown University. Early clapboard house with 18th century parterre garden. Visited twice by George Washington. Wed & Sat, 1 p.m.-4 p.m., and by appointment. 15 Hopkins Street, Providence ; 401-421-0694



Meeting House of the First Baptist Church in America

Oldest Baptist Church in America ; congregation established in 1638 by Roger Williams. An

artistic triumph, featuring a magnificent Waterford crystal chandelier dating from 1792, designed by Joseph Brown. Flawlessly preserved. Call for times. 75 North Main Street , Providence ; 401-454-3418; www.fbcia.org



Governor Henry Lippitt House Museum

Italianate mansion. Home of two Rhode Island governors. Superb interior; decorative details from the Victorian era. May-Oct, Fri, 11 a.m.-3 p.m. Tours given on the hour; last tour at 2 p. m. ; and by appointment. 199 Hope Street , Providence ; 401-453-0688; www.preserveri.org

Old State House

The Rhode Island General Assembly here renounced allegiance to King George III on May 4, 1776. Rhode Island Historical Preservation & Heritage Commission offices are located in the building. Mon-Fri, 8:30 a.m.-4:30 p.m. Closed holidays. 150 Benefit Street , Providence ; 401-222-3103

State Capitol

Designed by McKim, Mead and White in 1891-92 of white Georgian marble. Considered to have the fourth largest self-supported marble dome in the world. Important architectural landmark. Building contains original Rhode Island Charter of 1663, and historic portrait of George Washington by Rhode Island native, Gilbert Stuart. Many Rhode Island treasures and battle flags on display. Guided Tours, Mon-Fri, 9 a.m.-12 p.m. Self-guided tours, Mon-Fri, 9 a. m.-3:30 p.m. 82 Smith Street, Providence; 401-222-3983



Providence City Hall

Designed in the manner of the Louvre and the Tuileries Palaces in Paris. Imposing interior space liberally ornamented. Tours by appointment. Mon-Fri, 8:30 a.m.-4:30 p.m. ; Jul & Aug, 8:30-4 p.m. Kennedy Plaza, 25 Dorrance Street , Providence ; 401-421-7740

John Brown House Museum

Described by John Quincy Adams as "the most magnificent and elegant private mansion that I have ever seen on this continent." Three-story Georgian mansion. The house celebrates many aspects of Rhode Island 's heritage, including its distinctive tradition of fine craftsmanship, Providence 's rise as a city and the state's commitment to preserve the fibers of its unique history. Tue-Sat, 10 a.m.-5 p.m. ; Sun, 12 p.m.-4 p.m. Jan & Feb, Fri-Sat, 10 a.m.-5 p.m. ; Sun, 12 p.m.-4 p.m. 52 Power Street , Providence ; 401-273-7507; www.rihs.org

Russian Sub Museum Juliett-484

Tour a 300-foot long, diesel-powered Cold War veteran submarine. Seen in movie theaters around the country in the summer of 2002 in the Paramount film K-19: the Widowmaker, starring Harrison Ford. Guests must wear appropriate footwear: high heels, flip-flops and open-toed shoes are not allowed. Visitors must demonstrate their ability to pass through a mock submarine hatch near the ticketing area. Call for times. Collier Point Park , Providence ; 401-521-3600; www.saratogamuseum.org

Roger Williams Park and Zoo

Nestled within 430-acres of the beautifully landscaped grounds of Roger Williams Park is the award-winning Roger Williams Park Zoo with more than 139 species and over 900 animals. The Zoo is home to rare and fascinating animals from around the world including polar bears, snow leopards, moon bears, giraffes and elephants all in naturalistic settings. Zoo open every day except Thanksgiving, Christmas Eve and Christmas Day. Fall, 9 a.m.-4 p.m.; May-Oct, Mon-Fri, 9 a.m.-5 p.m., Weekends and holidays until 6 p.m.; Carousel Village open daily, Spring-Fall.; Museum open daily, 10 a.m.-5 p.m. except for Than. 1000 Elmwood Avenue , Providence ; 401-785-3510; www.rogerwilliamsparkzoo.org



Culinary Archives & Museum At Johnson & Wales University

One of the best-kept secrets in New England , the Culinary Archives & Museum is the premier museum devoted to the preservation of the history of the culinary and hospitality industries. The collection of over half-a-million items is often referred to as "The Smithsonian Institution of the Food Service Industry." Mon-Sat, 9 a.m.-5 p.m. 315 Harborside Boulevard , off Allens Avenue , Providence ; 401-598-2805; www.culinary.org

Providence Children's Museum

A hands-on museum for children and adults. Exhibit areas include: a time traveling adventure through the state's multi-cultural history; a wet and wild exploration of the ways of water; a peek into the fascinating world of teeth; a children's garden of native RI plants and a hands-on exhibit delving into the human skeleton. Gift Shop. Daily programs. Tue-Sun, 9 a.m.-6 p.m. 100 South Street , Providence ; 401-273-KIDS; www.childrenmuseum.org





Information

Providence Visitor Information Center
RI Convention Center Rotunda
1 Sabin St.
Providence, Rhode Island



Shutter Bug

Great spots for snapshots.

- Prospect Terrace - best view for overlooking the City of Providence skyline
- Benefit Street mile of history - some of the areas best historic architecture, church steeples and colonial homes



Off the Trail

Great side trips for outdoor fun:

- Gondola Ride at Waterplace Park offering spectacular views of the City's architecture along the waterfront
- River Walk- cobblestone walkway leads from Waterplace Park along river with Venetian-style footbridges



Arts & Antiques

Side trips for that one-of-a-kind find:

- Providence Art Club - nations second oldest featuring changing exhibits monthly
- Wickenden St. area - concentration of art galleries and antique shops.



Taste Buds

Tasty tips along the trail.

- Local favorites: NY System hot wieners
- Famous for: Nationally acclaimed restaurant scene. Fine dining at its best. Also, Federal Hill - Providence's Little Italy offers great restaurants, bakeries, cookery and deli's.



Shopping Bag

Here are some tips on shopping along the trail.

- Providence Place Mall - over 150 upscale stores and restaurants.
- The Arcade - 1828 landmark is oldest indoor shopping center in the country



Trail Mix

Did you know.

- Bank of America Skating Center is twice the size of Rockefeller Center - www.providenceskating.com
- Providence is home to more artists per capita than any other city in the country



Curtain Call

Top off the day with an outstanding performance along the trail:

- Trinity Repertory Theatre - award winning classical and contemporary theatre. www.trinityrep.com
- Providence Performing Arts Center - Rhode Island 's home for Broadway productions. www.ppacri.com
- RI Black Repertory Theatre - www.blackrep.org
- Perishable Theater - new plays, performance art, children's shows, theatre-art school, and late night programs. www.perishable.org
- AS220 - Provides performance space, studio space and display space for aspiring artists. www.as220.org
- NewGate Theatre - intimate loft theatre with performances ranging from cutting edge plays to classical dramas. www.newgatetheatre.org



Learning Curve

Learn more about Providence at:

- Providence Athenaeum - one of America 's oldest subscription libraries and cultural centers. (Edgar Allen Poe and Sarah Whitman courted here) www.providenceathenaeum.org
- Roger Williams National Memorial - RI's only National Park interprets the life and times of Roger Williams - the founder of the first government in the world with complete religious freedom. www.nps.gov/rowi/index.htm
- RI Historical Society Library - Extensive collection of materials relating to Rhode Island history. www.rihs.org

(EXHIBIT C - AGREEMENT TO PURCHASE)

PURCHASE AND SALES AGREEMENT (“Agreement”)

The **STATE OF RHODE ISLAND AND PROVIDENCE PLANTATIONS** acting by and through the **DEPARTMENT OF TRANSPORTATION**, of Two Capitol Hill, Providence, Rhode Island 02903 hereinafter called the “**Seller**” agrees to sell and _____ hereinafter called the “**Buyer**,” agrees to buy for good and valuable consideration upon terms hereinafter set forth, that certain parcel of land bounded _____ containing approximately _____ square feet or _____ acres, more or less, more particularly described as Condemnation _____, a portion of Parcels _____ in City/Town of _____ County of _____, State of Rhode Island hereinafter called the "Property."

1. The Property is to be conveyed “**as is**” by quitclaim deed and said deed shall convey all of the Seller’s right title and interest in and to the aforesaid Property.
2. The purchase price for the Property is _____ (\$ _____) of which _____ (\$ _____) Dollars (the “Deposit”) has been paid, _____ (\$ _____) Dollars is to be paid upon the signing of the Agreement, and the balance _____ Dollars (\$ _____) shall be paid upon the delivery of the deed, hereinafter called the “closing.” The purchase price shall be paid by certified check, made payable to the “General Treasurer, State of Rhode Island,” from Buyer to the Seller at the closing.
3. The closing will be scheduled by mutual agreement between the Buyer and the Seller; however, except as provided herein, said closing shall occur on or before _____, _____. The deed and any documents evidencing Seller’s authority reasonably requested by Buyer are to be prepared by the Seller and other necessary instruments are to be prepared by the Buyer. Buyer and Seller shall execute such additional closing documents as are customary and reasonable. Time is of the essence to this Agreement.
4. The acceptance of the deed by the Buyer and payment of the purchase price by the Buyer to the Seller shall be deemed to be full performance and discharge of every agreement and obligation herein contained or expressed.
5. The Buyer may enter upon the Property at reasonable times for the purpose of conducting a survey and other physical inspections. Any survey or physical inspections are to be conducted by the Buyer at its sole expense. Buyer agrees to commence such survey and/or inspections not later than two weeks after the date of this Agreement and to diligently pursue the same to completion thereafter. Buyer shall be solely responsible at its own costs and expenses for preparation of a metes and bounds description of the Property. It is the Buyers responsibility to hire an engineer to prepare the conveyance plat map and a metes and bounds description of the Property which must meet RIDOT specifications. The Buyer will also be required to record the deed and plat map at the _____ City/Town Hall, and said metes and bounds description shall be appended as an Exhibit to the deed.

6. No representations will or have been made by the State that the Property meets local, State, or Federal ordinances, regulations, or laws governing development of the Property for residential use or otherwise
7. The Seller agrees to maintain the Property in its current condition until the closing and will prevent and refrain from any use of the Property for any purposes or in any manner which would adversely affect the Buyer's intended use of the Property.
8. The terms and conditions aforesaid shall bind the heirs, successors, personal representatives and assigns of the parties, and this agreement represents the final and total integration of the understanding of the Parties.
9. In the event that Seller defaults on its obligations hereunder, Buyer shall be entitled to the return of its Deposit, which shall constitute full and complete liquidated damages and Buyer shall have no further remedy at law or in equity for any default by Seller. In the event of a default by Buyer, Seller shall retain the Deposit, which shall constitute full and complete liquidated damages and Seller shall have no further remedy at law or in equity for any default by Buyer.
10. Buyer and Seller represent and warrant to each other that they have dealt with no broker in connection with the transaction contemplated by this Agreement and each agrees to indemnify the other against any claim, expense, or liability that may arise from a breach of this representation and warranty. This provision shall survive closing.
11. Buyer shall have the right to examine title to the Property, at its own expense, and to conduct a hazardous waste site assessment and such other analyses, tests and engineering studies as Buyer may deem desirable. If: (a) Buyer notifies Seller within thirty (30) days of the date of this agreement that Buyer, in its sole discretion, is not satisfied with Seller's title to the Property or the results of any such analyses, test or studies, or (b) Buyer is not able to obtain an ALTA Owner's Policy at standard rates at closing insuring good and clear record and marketable title to the Property without exception for any matters recorded after the date of Buyer's title commitment, Buyer may terminate this Agreement by written notice to Seller, in which event the Deposit shall be returned to Buyer and this Agreement shall become void and without recourse to the Parties hereto.
12. This Agreement is subject to final State Properties Committee approval and its execution of the deed and associated documents. In the event that the State Properties Committee does not give its approval to the sale or does not execute the deed, then Seller shall refund the Buyer's deposit and the Parties shall be relieved of all further obligations or liabilities hereunder.
14. Time is of the essence to the terms and provisions of this Agreement.

IN WITNESS WHEREOF, the parties have executed this instrument this _____ day of _____, _____.

SELLER:

**STATE OF RHODE ISLAND
DEPARTMENT OF TRANSPORTATION**

Michael P. Lewis, Director

**STATE OF RHODE ISLAND
COUNTY OF PROVIDENCE**

In Providence on this _____ day of _____, _____ before me personally appeared Michael P. Lewis, to me known and known by me to be the Director of Rhode Island Department of Transportation who executed the foregoing instrument and he acknowledged said instrument by him so executed to be his free act and deed in his said capacity and the free act and deed of the Rhode Island Department of Transportation.

Notary Public
My Commission expires: _____

BUYER:

By: _____

Title: _____

**STATE OF RHODE ISLAND
COUNTY OF PROVIDENCE**

In _____ on this _____ day of _____, _____ before me personally appeared _____, to me known and known by me to be the _____ of _____ who executed the foregoing instrument who acknowledged said instrument by him/her so executed to be his/her free act and deed individually and the free act and deed of _____.

Notary Public
My Commission expires: _____

STATE PROPERTIES COMMITTEE

APPROVED this _____ day of _____, 20____, by the State Properties Committee.

APPROVED:

Chairman, State Properties Committee

APPROVED AS TO FORM:

Designee for the Department of
Attorney General

APPROVED AS TO SUBSTANCE:

Designee of the Director, Department of
Administration

APPROVED:

Public Member

APPROVED:

Public Member