



**CITY OF EAST PROVIDENCE
DEPARTMENT OF PLANNING & ECONOMIC DEVELOPMENT
REQUEST FOR PROPOSALS
EP25/26-03**

**DEVELOPMENT & OPERATION OF A SMALL BUSINESS INCUBATOR AT THE
FORMER OLDHAM ELEMENTARY SCHOOL
BID OPENING THURSDAY, MARCH 19, 2026, AT 11:00AM**

ADVERTISEMENT

The City of East Providence requests proposals from interested parties to lease the former Oldham School, a prominent historic structure owned by the City of East Providence located at 640 Bullocks Point Avenue (map 413, block 11, parcel 001) for the redevelopment of the structure into a small business incubator and/or development of on-site housing.

The City is seeking proposals that will benefit the City and its residents while preserving the historic architectural features of the former school. Generations of families have attended the school, and it has always been a prominent landmark of the community. Successful proposals will demonstrate a commitment to the preservation of the exterior architectural features of the original 1952 portion of the building, and concepts that promote economic growth, innovative design, ensure long-term sustainability and create new opportunities for the community.

There will be a non-mandatory site visit on Thursday, February 12, 2026, at 2:00pm at 640 Bullock Point Avenue, Riverside, RI, 02915.

Specifications and plans may be downloaded from the City's website <https://eastprovidenceri.gov/rfp>

One (1) original, two (2) copies and 1 Thumb Drive of the proposal shall be submitted in one (1) sealed envelope to East Providence City Hall, Controllars Office, Room 103, Attn: Jessica Lamprey, Procurement Specialist, 145 Taunton Ave., East Providence, RI 02914 no later than **THURSDAY, MARCH 19, 2026, AT 11:00AM**. The bids will be publicly opened and recorded on the same day in Conference Room A at East Providence City Hall, 145 Taunton Avenue, East Providence. Bids received with a time of 11:01 AM or later will be rejected. The outside envelope needs to be marked **RFP EP25/26-03 Development & Operation of a Small Business Incubator at the Former Oldham Elementary School**.

The City reserves the right to waive any informality in order to reject any or all bids if deemed to be in the best interest of the City.

Any questions should be directed to Keith Brynes, Director of Planning & Economic Development, at kbrynes@eastprovidenceri.gov and Jessica Lamprey, Procurement Specialist at jlamprey@eastprovidenceri.gov no later than **MONDAY, FEBRUARY 23, 2026, AT 4:00PM**.

Equal Opportunity/Affirmative Action Employer

Jessica Lamprey, Procurement Specialist

jlamprey@eastprovidenceri.gov