



## **Request for Proposals (RFP) - Residential Land Development**

The Town of Hepburn invites experienced land developers/builders interested in creating multi-family or seniors assisted living housing on the Heritage Common Events Centre (Previous Bethany College) grounds in Hepburn. The grounds are beautifully groomed and landscaped in the middle of amazing urban forest, a veritable oasis on the prairies!

Hepburn is an astonishing and desirable community, experiencing rapid growth in close commuting distance to Martensville, Warman and Saskatoon. Hepburn boasts a unique Events Centre that is extremely busy with meetings, corporate retreats, concerts and events bringing entertainment, economic development and tourism dollars to the Community.

The land is available for sale or long-term lease with the requirement that the re-development must be substantially completed by December 31, 2026 or mutually agreeable time frame. The selected developer would be completely responsible for all costs and aspects of re-developing the following properties:

### **1. Music Wing Parcel**

This 130' X 130' completely perimeter treed property is available for re-development. There is a 66' X 30' building on this property attached to the Events Centre that is in poor condition and should be demolished leaving the property to be redeveloped.

### **2. North Court Parcel**

This 165' X 165" parcel is available for re-development. The L-shaped dorm style building situated on the property is believed able to be re-developed into condos, apartments or assisted senior living units. Building dimensions are 2 - 165'X 50' L shaped wings with a central gathering space.

For further information and the Request for Proposals document, please contact to [info@hepburn.ca](mailto:info@hepburn.ca) by 5:00 PM, Friday, May 23, 2025.