

**MISSISSIPPI STATE UNIVERSITY
REQUEST FOR QUALIFICATIONS (RFQ)
PROFESSIONAL DESIGN SERVICES
FOR IHL# 205-367**
Crossroads District Multi-Use Commercial Development
RFQ No. 26-28 - MSU2025039

Mississippi State University desires qualifications from architectural and engineering firms with principals licensed in the State of Mississippi interested in and capable of providing services as described below.

**IHL #205-367
Crossroads District Multi-Use Commercial Development**

Provide complete professional design services, including programming, schematic design, design development, construction documents, bidding/negotiation support, and construction administration for *Project #205-367: Crossroads District Non-Residential Mixed-Use Commercial Development*. The project site is located directly across University Drive from the under-construction Hotel Madelon, between Camp Avenue and Highway 12, in Starkville, MS. The project will include multiple buildings with a mix of non-residential uses (e.g., office, retail, and food/beverage) with primary surface parking located at the rear of the site and service/loading screened from primary frontages. The design shall reinforce the established Traditional Neighborhood Development (TND) character of the adjacent Cotton District.

TND / Cotton District characteristics:

- Established architectural styles: Greek Revival, Classic Revival, and Charleston/New Orleans-influenced forms.
- Buildings address University Drive and other primary streets with active ground-floor frontage where feasible.
- Rear/side parking; street-facing frontages prioritize entries, windows, and pedestrian scale elements.
- Pedestrian connectivity from sidewalks to primary entrances; ADA routes clearly integrated.
- Screening for dumpsters, loading, and mechanical from public view.



The Submission Process

This invitation is limited to firms with at least one principal in the firm licensed in the State of Mississippi. If your firm wishes to be considered for the work, please submit a thumb drive of a proposal containing the following:

- 1) **Letter of Interest**, specifically including the following:
 - a) Name of principal to be in charge, project professional, project manager, consultants, and others as applicable to your firm's organization (resumes attached in appendix).
 - b) Name (resume attached in appendix) of the principal who is licensed in the State of Mississippi.
 - c) Names (resumes attached in appendix) of project team, including in-house specialists and external consultants as deemed necessary for a successful project.
 - d) A description of your procedures used to ensure a successful professional-client relationship.
 - e) Documentation of your record of design excellence. Photographs and other evidence may be placed in appendix.
 - f) An explanation of your cost-control procedures including an evaluation of your record with change orders and closeness of bids to estimated costs.

- 2) **Project Specific Qualifications:**
 - a) Documentation of your experience with projects of this specific type. Photographs, references and other evidence may be placed in appendix.
 - b) Documentation of your experience with similar projects. List a reference for each project who may be contacted.
 - c) Documentation of design procedures and solutions.

The Selection Process

A selection committee will review all proposals received and select based on qualifications. The selection process timetable will proceed as follows:

- Qualifications (40 points), Experience (40 points) and Capacity for Performance (20 points). To be evaluated properly, the following must be addressed in detail:

- Qualifications – List of qualifications of persons to be assigned to project;
Experience – Information regarding the firm's experience and the projects previously

undertaken, including the type and amount of grants awarded, the projects activities and the status of the projects;

- Capacity for Performance – Identify the number and title of staff assigned to provide services.

- 1) Receive submissions no later than **February 5, 2026, at 2:00 PM.**
- 2) Review of submissions completed as soon as possible, and announcement made of firms to be interviewed.
- 3) An informational meeting will be held for short-listed firms.
- 4) Round table interviews will be conducted at a location and date to be determined.

Submission Notice

Submissions **must be** received, at the address below, no later than **Thursday, February 5, 2026, at 2:00 PM.** Submissions received after this date and time will not be accepted.

Office of Procurement & Contracts
Attn: RFQ No. 26-28
405 Garrard Road East
Starkville, MS 39759

Mississippi State University does not discriminate on the basis of race, color, ethnicity, sex, religion, national origin, disability, age, sexual orientation, genetic information, pregnancy, gender identity, status as a U.S. veteran, and/or any other status protected by applicable law.

END OF NOTICE