



RFP 2025-003 Sale of Real Property 114 West Ellison Street

BURLESON CITY COUNCIL

JUNE 16, 2025

Request for Proposals

- Released March 7, 2025
- 114 W. Ellison St.
- Minimum bid of \$1.1M
- Building is currently vacant
- Preferred development scenario
 - Ground floor retail
 - Second floor office
 - 32' maximum height
 - Incorporate Old Town architecture, and walkability
- Requires that the development agreement include a waiver in favor of the City for building products, materials and methods under Texas Gov't Code Ch. 3000



Submission

- Sole submission is from Burleson 4A Economic Development Corp. (EDC)
- \$1.1M bid
- Raze existing building
- Concept plan includes:
 - 10,000 square feet
 - 5,000 square feet, ground floor retail
 - 5,000 square feet, second floor office
 - Enhanced public parking, landscape and walkability
- The EDC will recruit corporate or regional headquarters for office users



Next Steps

- Staff will prepare a land sale contract based on Council's feedback this evening
- The contract will be considered by the City Council and the Burleson 4A Economic Development Corp. board at their meetings on July 21st
- Following the real estate closing, the EDC will take immediate ownership and begin plans to raze the building, create a marketing package and actively recruit a corporate or regional headquarters office user



Requested Action

- Approve or deny a minute order accepting the bid from the Burleson 4A Economic Development Corporation in response to RFP 2025-003 for the sale of real property located at 114 W. Ellison St.

*Staff recommends approval

Questions / Comments

Alex Philips
Director of Economic Development
aphilips@burlesontx.com
817-426-9638