

Request for Proposal

Economic Feasibility Study for the Restoration of
Historic and Scenic Rail Service in Marysville Canyon, Sevier County, Utah.

Sponsoring Agency:

Sevier County, Utah
250 North Main Street
Richfield, UT 84701

Attention:

Malcolm R. Nash
Economic Development Director
Office 435-893-0454
mrnash@sevier.utah.gov

Proposals Due:

~~October 15, 2025, by 5:00 p.m. local time~~

Ammended Date:

October 22, 2025, by 5:00 p.m. local time

Project Background

The project involves the re-establishment of a railroad along the Sevier River in Marysville Canyon, in Sevier County, Utah. The rail line was abandoned in the 1980s and converted into a pedestrian pathway for outdoor recreation. We are interested in restoring the railroad for purposes of historic and scenic qualities for people visiting the region. The Georgetown Loop Railroad near Denver is a good comparison for this project.

This application is to fund the completion of a feasibility study to understand operational parameters, identify funding options, and outline ownership and management considerations. Also, to complete preliminary engineering and operational review to identify how the pedestrian path can be moved to preserve that type of activity in the canyon.

Study Goals, Scope of Work, and General Information

1. A comprehensive analysis of the economic feasibility of operating a rail service as a destination for tourism and visitor engagement in Marysville Canyon.
2. Included in the analysis are financial tests such as breakeven numbers for ridership and estimates for time required for a breakeven in operating revenues. Potential revenues from retail operations.
3. Include estimates for operational costs, rail construction costs, revenue potential, acquisition of engines and locomotives suitable for this type of rail service, restoration costs if necessary for locomotives and passenger cars.
4. The options for ownership and management that could or should be considered.
5. The liability and risks associated with these types of operations and how risks are mitigated and managed.
6. An analysis of conditions this type of operation can be successful and what types of risks can prevent a successful operation.
7. An analysis of the labor that will be required to operate the rail service and retail operations.
8. A review of permitting and regulatory requirements that will be imposed on this type of operation.
9. A financial analysis of start-up costs and funding sources that may be available.
10. An estimate of costs including track construction, locomotive acquisition and restoration, passenger car acquisition and restoration, maintenance operations (including equipment and buildings). This is meant to be at the general and preliminary stage, not a detailed estimate.
11. An analysis and recommendation to know if this type of operation is feasible given that there is no existing infrastructure in place to start with.

12. All data will be compiled into a written report with conclusions and recommendations.
13. It is important to know that Sevier County owns and controls the land that the bike path now occupies.
14. An analysis and recommendation that outlines the operational implications a bike bath that parallels the rail alignment.
15. Sevier County will not entertain the option of eliminating pedestrian and bicycle traffic in the canyon to make the rail operation feasible.
16. The length of rail is approximately 7 miles. There will be a need for passing tracks and turnarounds for engines. Also, space for maintenance and repair of engines and passenger cars.
17. Firms need to understand this is an economic development project and its success will be defined by in drawing people to Sevier County. The analysis needs to include all aspects of a tourist destination operation, the rail portion being only a part of the overall scope.
18. The analysis will include a preliminary marketing analysis to understand the feasibility of operating a tourist destination.

Available Resources

Because Sevier County sponsored the project to construct a pedestrian path on the old rail bed, detailed engineering drawings are available of the alignment to use for this analysis. A sample of those drawings are attached to help prepare the response.

Proposal Content & Issues that need to be addressed in the proposal.

These items need to be included in the proposal.

1. A transmittal letter and/or executive summary of the firm's proposal.
2. Experience the firm has had with the analysis of rail operations for the purpose of tourism and economic development. Include sections on staff that will work on this proposal, projects completed by other jurisdictions, any subcontractors or outside experts.
3. A lump sum proposal of the firm's fee to complete the scope.
4. A proposed schedule for completion.
5. There is no page limit for the response package.

Selection Criteria & Process

Those reviewing each response will consider the items below when selecting a firm. Each of the seven sections will be ranked on a 1 to 10 scale with the highest points indicating the top response.

1. The firm's experience with similar projects.
2. The firm's technical expertise and analytical skills to complete the scope of work.
3. The firm's experience in financial analysis and economic models.
4. The firm's proposed time schedule.
5. The firm's lump sum fee proposal and cost control.
6. References listing work completed by the firm for other similar types of studies.
7. The firm's partners and subconsultants that may assist them with this analysis.

The Selection Committee will review and rank each proposal according to the information contained in the proposal.

Once a firm is selected and before contracts are executed, the County and firm will meet to refine the scope of work and study objectives.

Questions and Inquires

Questions and inquiries about this request should be directed to Malcolm Nash. All questions, clarifications, and inquiries shall be submitted in writing no later than three days prior to the due date.

Notices

To receive notifications regarding addendums and clarifications to this RFP, please contact Malcolm Nash at Sevier County at mrnash@sevier.utah.gov. Additionally, all notices will be posted on the Sevier County website at www.sevier.utah.gov and on Utah Public Notice.

Reservations

Sevier County reserves the right to accept or reject any or all proposals. Also, to negotiate with all qualified sources, or to cancel, in part or in its entirety.

Insurance Requirements

The firm selected to complete the study will be required to have general liability insurance coverage including general liability & automobile: \$1,000,000 per occurrence and \$2,000,000 aggregate with a \$2,000,000 umbrella policy; Valuable Papers & Electronic Media: \$250,000 or value adequate to reproduce media.

Reimbursements

There is no express or implied obligation of the Sevier County to reimburse responding firms for any expenses incurred in preparing proposals in response to this request for proposals and the Sevier County will not reimburse responding firms for these expenses, nor will the Sevier County pay any subsequent costs associated with the provision of any additional information or presentation, or to procure a contract for these services.

Communication

The Sevier County will not be responsible for any verbal communication between any employee of Sevier County and any potential firm. Only written requirements and qualifications will be considered.

Negotiations

Negotiations may be conducted with qualified firms who submit proposals that are reasonably susceptible to being selected. Following any interviews, firms will be ranked in order of preference and contract negotiations will begin with the top-ranked firm. Should negotiations with the highest ranked firm fail to yield a contract, or if the firm is unable to execute said contract, negotiations will be formally ended and then commence with the second highest ranked firm.

Study Ownership

All documents, maps, reports, etc., shall be the property of the Sevier County whether the project is executed or not. The consultant shall be permitted to retain copies including reproducible copies of any documents. All responses become public records according to Utah Code. The Consultant may request in writing the non-disclosure of trade secrets and other proprietary data, if so identified.

Award of the Contract

Award of the contract shall be based on demonstrated competence and qualification, so long as the professional fees are consistent with, and not higher than the published recommended practices and fees of the various professional associations, and do not exceed any maximums provided by state law.

Time Schedule Amended October 1, 2025

October 1	Issue RFP,
October 22	Proposals Due
October 28 & 29	Interviews with firms (in person or video call)
October 29-31	Reference checks
November 3	Selection of firm

Submitting Information

Please comply with the following when submitting responses:

1. Three (3) hard copies of the proposal.
2. Send proposals to
Malcolm R. Nash
Economic Development Director
250 North Main Street
Richfield, UT 84701

Proposals must be received by 5:00 p.m. on Wednesday October 22, 2025.

Certification

The undersigned affirms that they are duly authorized to represent this firm, that this proposal has not been prepared in collusion with any other firm, and that the contents of this proposal have not been communicated to any other firm prior to submitting the proposal.

Signed by: _____

Title: _____

Typed Name: _____

Company Name: _____

Phone Number: _____

FAX Number: _____

Mailing Address: _____

Date: _____