

# *West Midway Project Request for Qualifications*

City Council  
March 3, 2020



# Background

- August 2018 -RFQ issued
- September 2018- Seven respondents
- After evaluation, shortlisted to four finalists  
*(APP, Brookfield, Catellus, Jamestown/CEI,)*
- February 2019 – City Council selected two finalists  
*(Jamestown/CEI, APP)*
- March 2019 – Jamestown/APP considered a joint partnership
- May 2019 – Jamestown withdrew from process
- September 2019 – APP withdrew from process

# Surplus Lands Act

- AB 1486 amendments do not apply to the West Midway Project
- Section 13.54234
  - As of September 30, 2019, if local agency has entered into an exclusive negotiating agreement or legally binding agreement to dispose of property (RESHAP DDA executed July 5, 2018)
  - Provided the disposition is completed not later than December 31, 2022

# RESHAP Project

- Collaborating Partners exploring other options to build needed infrastructure (grants, etc.)
- Best option is to restart the developer solicitation process
- Staff recommends financially assisting the project with \$350,000 to jumpstart the project. Options include:
  - Demolition of Commissary
  - Site Preparation
  - Design Phase 1 Backbone Infrastructure

# Staff Recommendations

1. Direct staff to conduct a four-week Request for Qualification (RFQ) solicitation process for the development of West Midway Project;
2. Approve Designated Real Property Negotiators for the West Midway Project – Eric Levitt, Debbie Potter, Lisa Maxwell, Michelle Giles;
3. Make a finding that the Surplus Lands Act, as amended does not apply to the proposed property disposition; and
4. Direct staff to include a \$350,000 appropriation for the RESHAP Project backbone infrastructure design in the Mid-Year Budget