



Development Opportunity
707 F Street & 750 E Street

City Property

- 707 F Street
- Former Public Works Yard
- 5.98 Acres



MTS Property

- 750 E Street
- E Street Transit Center
- 4.15 acres



Western Chula Vista

- Bayfront/Gaylord Hotel
- 1,000 residential units



RFQ/P

- Coordination with MTS
- Solicits developers and/or development proposals
- Prioritized land uses

City priority

1. Office
2. Hotel
3. Retail
4. Market rate housing – for rent
5. Market rate housing – for sale
6. Affordable housing

MTS priority

1. Affordable housing
2. Market rate rental housing
3. Office
4. Hotel
5. Retail

Reimbursement from MTS

- Reimbursement agreement
- Equally share costs for consultant services
- Consultant services assist in soliciting and evaluating responses
- \$36,000 each, \$72,000 total

Agreement with Keyser Marston Associates

- RFQ released for Economic, Market and Financial Consulting Services
- City short-listed three respondents
- Keyser Marston and Associates selected based on:
 - Experience on projects in Chula Vista
 - Experience with City and MTS
 - Cost

Staff Recommendation

- 1) Resolution authorizing release of RFQ/P
- 2) Resolution approving reimbursement agreement with MTS
- 3) Resolution approving agreement with Keyser Marston Associates