

ENGLEWOOD ISW RFP COMMUNITY PRESENTATION – PART I

JANUARY 25, 2021

Agenda

1 Welcome & Overview (3:30 – 3:40)

2 Quick Recap (3:40 – 3:45)

3 Respondent Team #1 (3:45 – 4:30)

Introduction (2 min) | Video Presentation (8 min) | Q&A (35 min)

4 Respondent Team #2 (4:30 – 5:15)

Introduction (2 min) | Video Presentation (8 min) | Q&A (35 min)

5 Next Steps (5:15 – 5:30)

Welcome!

Thank you for joining us as we continue the **Englewood Square Phase II Request for Proposals (RFP)** process.

The Englewood Square Phase II RFP, which **reimagines underutilized City-owned land in the heart of Englewood**, is a key element of the **INVEST South/West initiative** – a groundbreaking effort to coordinate investment on the City’s South and West Sides.

The City needs your feedback on the proposals you’ll see today to **help us advance to selecting a winning entry**.



City of Chicago
Lori Lightfoot, Mayor

Request for Proposals
Englewood Square Phase II



Department of Planning and Development
Maurice Cox, Commissioner
City Hall Room 1000
121 N. LaSalle Street
Chicago, IL 60602

DRAFT June 2020

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What we hope to accomplish today

1

Meet Respondent Teams



2

Learn About Proposals

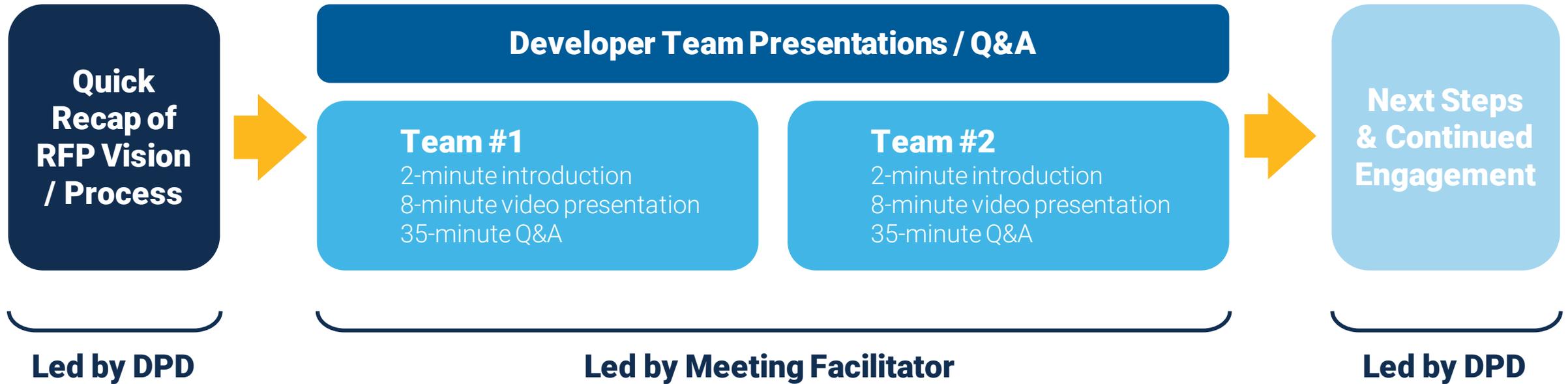


3

Ask Questions & Provide Feedback



Today's Process



RFP RECAP

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A Transformative Vision for Englewood Square

Holistic approach

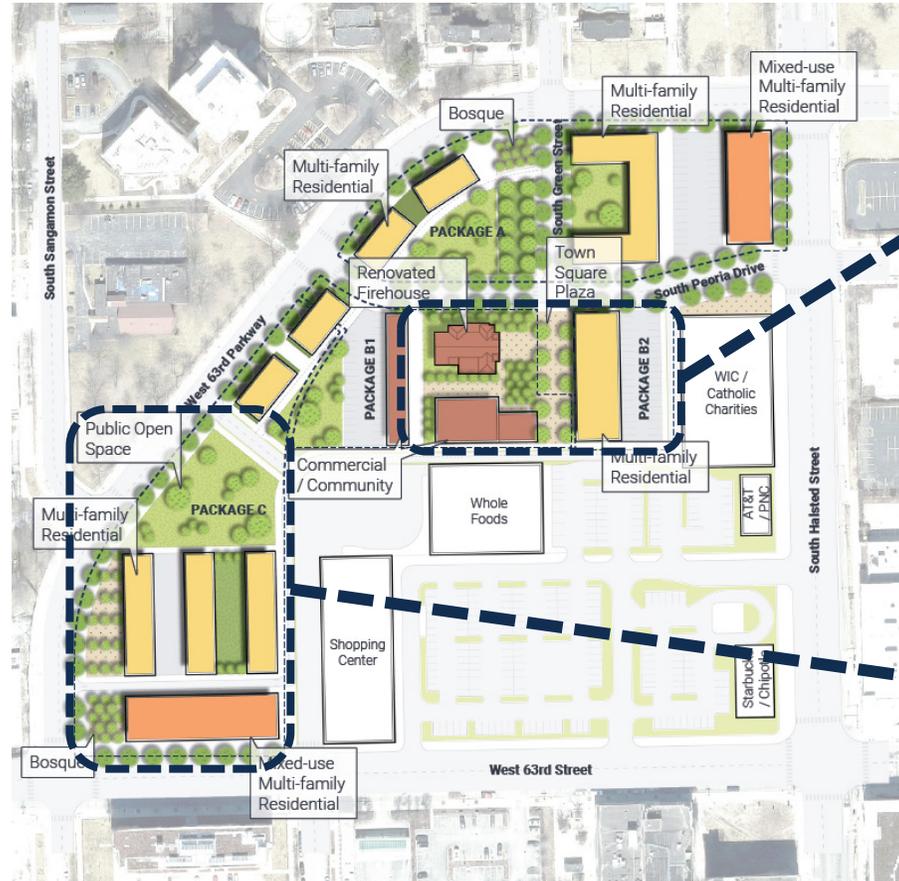
- Comprehensive vision for development across the site
- Two initial packages (Firehouse / 63rd Street) considered in this RFP

Firehouse Site

- Firehouse renovation to support community / commercial uses
- Mixed-use building with housing and retail
- Public plaza / open space

63rd Street Site

- Mixed-use building with housing and retail
- Streetscape / plaza
- Additional development in future phases



RFP Site Vision – Long-term



Package B1/B2 – Historic Firehouse Site



Package C – 63rd Street Site

RFP Timeline



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Respondent Teams

Presenting Today



Englewood Connect

Ignite Technologies & DL3 Realty

Firehouse Site



Imagine Englewood

Imagine Group & East Lake

Firehouse Site

Presenting Jan 28



Englewood Connect

McLaurin & Farpoint

Firehouse Site



Avia Parc

DL3 Realty & Mercy Housing
Lakefront

63rd Street Site

What to keep in mind



1. Overall impression of each proposal

2. What excites you? What concerns you?

3. Community Wealth Building

- Involvement of minority-owned team members
- Promotion of local business development
- Local hiring for quality jobs
- Prior South Side experience

4. Competence and Appropriateness

- Uses and spaces
- Reflective of community priorities
- High-quality design
- Development / design team experience and abilities

How today's feedback will be incorporated

1 Comment Synthesis

DPD will synthesize today's comments / questions and issue a report of findings to the RFP Evaluation Committee and the Roundtable

2 Online Survey

An online survey soliciting more detailed opinions on the presentations will be made available at the end of this meeting. The survey will remain open until February 4. The findings of this survey will also be issued to the Evaluation Committee and the Roundtable.

3 Iterative Evaluation

As the Evaluation Committee continues its review of the proposals, they will incorporate feedback from these sessions into their approach. The summary findings of the evaluation process will be presented at the February Roundtable for discussion.

4 Selection & Negotiation

Once a team is selected, DPD will refer to feedback from these sessions and future engagement opportunities to advance negotiations and amend the winning proposal

DEVELOPER TEAM PRESENTATIONS

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About the Facilitator – Consuella Brown



- An executive coach and recovering philanthropist who serves as an adjunct faculty member at Loyola and Dominican Universities
- Skilled facilitator in formal and informal settings and with a wide range of stakeholders including grassroots leaders, staff of community-based organizations, elected officials, philanthropic and business leaders, and members of the clergy
- Career has spanned the education, government and nonprofit sectors for more than 35 years

Community Agreements



1. Please **mute** yourself during the presentation(s) and when you are not speaking
2. Please state your name when speaking
3. Please use the **Zoom Q&A function** for any questions outside the designated Q&A period with developers
4. When responding verbally, **raise your hand**; respect the stack and then step up and step back
5. All questions and ideas are valid
6. Respond with respect

ENGLEWOOD CONNECT (IGNITE)

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IMAGINE ENGLEWOOD

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NEXT STEPS

Next Steps

- 1** DPD will synthesize today's comments & online survey responses, share findings with the Roundtable, and incorporate into internal review process
- 2** Summary results of the Evaluation Committee's review will be shared at the February 18 Roundtable for further discussion
- 3** Once all input has been reviewed, a winning team will be selected and announced (targeting end of February)
- 4** Continued negotiation / proposal refinement will be advanced with additional opportunities for engagement

Online Survey

Microsoft Forms Survey available **until February 4th**:

Respondent info:

- Name
- Email
- Residency

Thoughts on each proposal:

- What excites you?
- What concerns you?
- Community Wealth Building
- Competence & Appropriateness
- Additional thoughts

Englewood Square Phase II RFP - Proposal Presentations Part I (Jan 25) - Saved

Questions Responses

Englewood Square Phase II RFP - Proposal Presentations Part I (Jan 25)

Please provide your feedback on the proposals presented at the January 25th Englewood ISW Roundtable (Englewood Connect [Ignite / DL3] & Imagine Englewood [Imagine / East Lake]).

1
What is your name? *

Enter your answer

2
What is your email address? *

Enter your answer

3
Are you an Englewood resident? *

Enter your answer

Upcoming Roundtables

January 28:

4:00 – 6:00pm

RFP Presentations Part II

Proposals #3 and #4

February 18:

4:00 – 5:00pm

RFP Evaluation Discussion

Winning team announced shortly after

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