



City of Coral Gables
CITY COMMISSION MEETING
January 26, 2016

ITEM TITLE:

Resolution inviting selected proposers -- TC Gables, LLC (Scheme B); Coral Gables City Center, LLC; and GCP BE, LLC -- from Stage I of the two-stage Request for Proposals (RFP) for City owned Garages 1 and 4 on Andalusia Avenue (RFP no. 2014.10.23), to continue to participate in Stage II of the RFP process.

DEPARTMENT HEAD RECOMMENDATION:

Approval

BRIEF HISTORY:

On May 28, 2013, through Resolution No. 2013-91, the City Commission authorized staff to enter into an agreement with Abramson & Associates to develop a request for proposal (RFP) for the redevelopment of the City's two garage properties on Andalusia Avenue known as Garages 1 and 4, which are aging structures in need of replacement. It was proposed that the RFP process would occur in two stages, a first stage to pre-qualify interested developers and concepts, and then a second stage to solicit more in-depth proposals from those proposers who qualify and whose initial concepts are considered to most warrant further exploration.

Stage I of the RFP process has now been completed, pending City Commission approval, as described in the attached Memorandum to the City Commission dated 01.26.16.

This item invites selected proposers -- TC Gables, LLC (Scheme B); Coral Gables City Center, LLC; and GCP BE, LLC -- from Stage I of the two-stage Request for Proposals (RFP) for City owned Garages 1 and 4 on Andalusia Avenue (RFP no. 2014.10.23), to continue to participate in Stage II of the RFP process.

A separate Resolution issuing Stage II of the RFP is also being considered by the City Commission.

The draft proposal continues to provide that at each stage, the City Commission may make an informed determination, in its sole discretion, to proceed or not based upon an assessment of the various proposals. The City's consultant, Barry Abramson, will be present for discussion as necessary.

LEGISLATIVE ACTION:

Date	Resolution/Ordinance No.	Comments
May 28, 2013	Resolution No. 2013-91	Approved RFP Consultant
May 27, 2014	Resolution No. 2014-102	Authorized Issuance of RFP

ADVISORY BOARD/COMMITTEE RECOMMENDATION(S):

Date	Board/Committee	Comments
Nov. 17, 2015	RFP Evaluation Committee	Recommended approval of all Proposers to advance to Stage II

APPROVED BY:

Department Director	City Attorney	City Manager

ATTACHMENT(S):

1. Proposed Resolution inviting selected proposers to participate in Stage II of the RFP
2. 01.26.16 Staff Memorandum to City Commission