

MEMORANDUM

COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT

TO: Thomas Thomas, City Manager

SUBJECT: Consultant Selection – Arsenal Gateway / Central Neighborhood Plan

DATE: August 7, 2012

Staff solicited proposals for the Arsenal Gateway and Central Neighborhoods (see map) Planning process in May, with a June 1st deadline.

Responses were received from:

Hitchcock Design	Naperville, IL
MSA Professional Services	Madison, WI / Ankeny and Davenport, IA
Teska Associates / SAA Design Group	Evanston, IL / Madison, WI

The Council appointed Steering Committee (which includes Alderman Jones) reviewed the three responses, narrowed the field to two consultants (MSA and Teska) and conducted interviews on July 23rd and 24th. Based on the interviews, discussion with the consultants, review of comparable projects, relevant experience and scope of services, the Committee's consensus was that MSA Professional Services would be the best fit for Rock Island's project.

A copy of the scope of work, cost and schedule is attached. The kick-off meeting with the Steering Committee is set for Wednesday, September 5, 2012, subject to Council's approval of the agreement.

Downtown Tax Increment (\$65,000) and Gaming (\$10,000) funds are budgeted for this process.

RECOMMENDATION: That City Council authorize the City Manager to execute the agreement with MSA Professional Services in the amount of \$72,500 to conduct the Arsenal Gateway / Central Neighborhood Planning process.

Submitted by: Alan M. Carmen, Planning and Redevelopment Administrator
Jeff Eder, Community and Economic Development Director

Approved: Thomas Thomas, City Manager



ARSENAL ISLAND

Legend

- Levee
- Arsenal Gateway
- Central

Prepared by: City of Rock Island, Illinois
 Note: Aerial flown April 2005.



0 100 200 400 600 Feet



Parking Lot C Development-Metro Transfer Station

Spencer Towers

MWA Printing

Federal Building

Voss Lofts

DuMarche Condos

Childrens Garden

QC Botanical Center

Jackson Square

QCCA Expo Center

Social Security Administration

Seaford Clothing-vacant

Gas & Electric Credit Union

Spirit Partners/Mandus Group

MidAmerica Energy

RI Lines Depot Abbey Station

Bent River Brewery

Metro-to be vacated 2012

Gremanis Property

RI School District Admin. HQ

Old Lincoln School-vacant

Former Intermediate Academy

Murphy Lofts

Garden Ridge Funeral Home-vacant

Christian Science Church-vacant