

Attachment 2: Summary of Lot 12 RFQ Submittals (Randomized Order)

Submittal	A	B	C	D	E	F
Residential						
Units	120 or 137	124	120	120	120	120
% Affordable	100%	100%	100%	100%	100%	100%
AMI	30% - 80% AMI	30% - 120% AMI	30% - 80% AMI	30% - 80% AMI	80% - 120% AMI	30% - 80% AMI
Height	4 max.	5 max.	6 max.	5 max.	5 max.	6 max.
Non-Residential/Mixed-Use						
Non-Residential	3,000 sq ft	5,600 sq ft	6,900 sq ft	4,500 sq ft	7,122 sq ft	7,545 sq ft
Type	Café run by non-profit; teaching kitchen	Café run by non-profit; space for non-profit organizations	Childcare facilities (also has outdoor play area)	Incubator kitchen/ restaurant	Food hall; wellness/ education space for group fitness and tutoring	Flexible design for neighborhood/ community-serving uses
Parking						
Total Parking	233	268	355	223	255	313
Replacement	160	160	160	160	160	160
Residential	68 (0.50-0.57 spaces/unit)	90 (0.73 spaces/unit)	180 (1.5 spaces/ unit)	48 (0.4 spaces/unit)	72 (0.6 spaces/ unit)	130 (1.08 spaces/ unit)
Non-Residential	5	18	15	15	23	23
Parking Plan	One level below grade and above grade	Street-level and one level below grade	Stand-alone above grade multi-level structure w/ramp	Street-level and one level below grade	Partially below grade & one level below grade	One level at-grade and two levels sub-grade;
Transportation Demand Management Strategies	All submittals include various TDM strategies. Examples include bicycle storage, bike share, car share, coordination with corporate shuttles, enforcement, parking permit program, transit passes, shared parking, parking lifts, lower parking ratios, etc. Final TDM program to be determined between City and selected development team through the negotiation and entitlement process.					
Request(s) for City Subsidy						
Total Request	\$17.80M	\$37.51M-\$40.71M	\$17.37M	\$12.98M	\$11.49M	\$15.51M
Residential	\$17.80M; \$130K/unit	\$27.21M; \$220K/unit	\$8.00M; \$67K/unit	\$12.98M; \$108K/unit	\$2.99M; \$25K/unit	\$11.36M; \$95K/unit
Non-Residential	\$0	\$1.50M	\$1.84M	\$0	\$0	\$426K
Parking	\$0	\$8.8M-12M	\$7.53M	\$0	\$8.5M	\$3.72M