MICHAEL REESE RFP  
City Response to Respondent Questions

QUESTIONS FROM PRE-SUBMITTAL CONFERENCE: 

1. Would it be possible to post the sign in sheet? 

The sign-in sheet was emailed on November 3, 2016 to everyone who had registered for the RFP or had signed in for the Pre-Submittal Conference.

2. Will the City encourage participation from minority-owned and women-owned firms at the development stage, through design and construction?

The City is supportive of minority and women-owned firms at all stages of development, and the RFP requires participation by minority- and women-owned firms at least at a 26 percent and six percent level, respectively.

3. What is the expected impact on communities that surround this site? How is planning engaging the community to determine what their concerns are regarding development of the site?

The community surrounding the site was heavily engaged over 2012 and 2013 in a series of neighborhood meetings, which over 300 residents attended. The RFP is clear that the successful redevelopment proposal should address and incorporate the community input received by the City to the extent possible, and that input is memorialized in Appendix 4 to the “Michael Reese Development Strategy,” which is available to all respondents to the RFP.

4. Would MPEA or the City consider being a co-developer, contributing the land to be developed by the private partner, and then sharing in the resulting cash flow?

MPEA would be willing to consider proposals that contemplate vertical development on the Marshalling Yards site, provided that truck marshalling and convention parking activity can be accommodated through decking over the site and/or relocating facilities to the Advocate/McDonald’s site. Under any scenario, MPEA must retain ownership of the entire Marshalling Yards site. Neither the City nor MPEA has made a determination on risk sharing at this time.