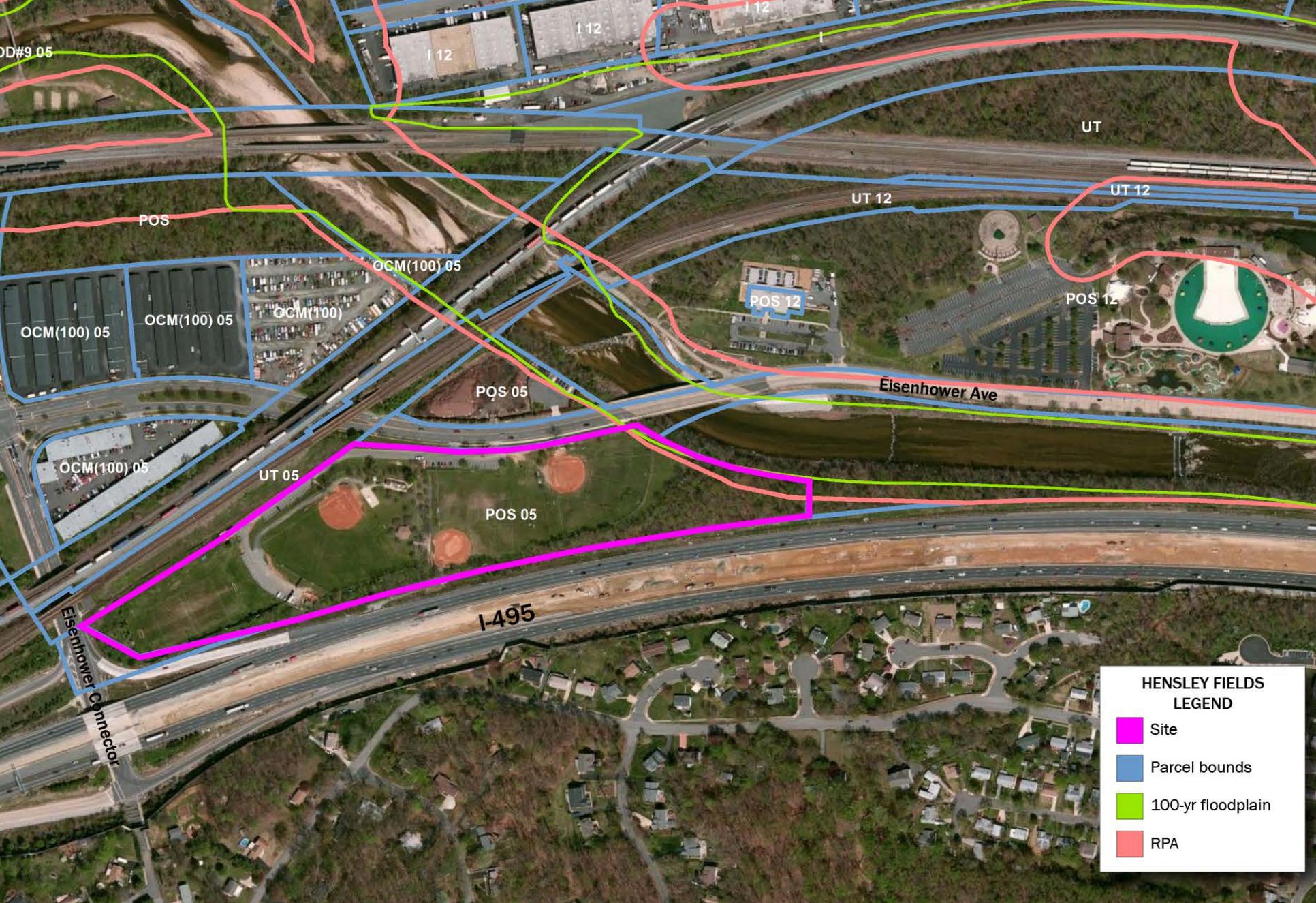


St. James Group  
Unsolicited Proposal  
Sports and Entertainment Complex

City Council  
June 25, 2013





# St. James Group – Unsolicited Proposal



- Proposed lease of  $\pm 15$  acre Hensley Fields site
- Proposed uses include:
  - Aquatics, ice rinks, field house, baseball, basketball, racquet, golf, climbing, gymnastics, track, wellness services, childcare, retail

# Process

- Submission of unsolicited proposal
- Consideration of public benefits, weighing pros & cons
- Community outreach by proposal group
- Interdepartmental City review process & discussion with community
- Future action by City Council

# Community Outreach – Process

- Proposal group-sponsored meetings:
  - July 1, 2013, 6:30-8:30pm, Eisenhower Holiday Inn
  - Week of July 8, 2013 – Tentative
- Outreach to boards, commissions, groups
  - Planning Commission
  - Parks & Recreation Commission
  - Youth & Adult sports leagues
  - Other interested parties
- City website



# St. James Group Unsolicited Proposal Consideration Process Timetable

- July-Sept 2013: Community discussion & City staff analysis
- October 2013: City Manager recommendation whether or not to issue RFP
- If *no* RFP, proposal rejected
- If RFP, then competitive public process
  - Early 2014: Review of submissions
  - Select best proposal, or reject all proposals
  - Negotiate
- If proposal selected:
  - Business agreement/land lease
  - Land use processes (DSUP, 9.06, etc) with standard public hearings