

Eastwick Planning Services RFP – Q&A

Will PRA make available a listing of firms who requested the RFP?

PRA amended the RFP on August 29, 2016 to require all interested parties to either attend a pre-proposal meeting on September 15, 2016 or to email their intent to apply by that same date. The list of interested parties will be posted on PRA's website.

Will there be a pre-proposal meeting?

Yes, PRA amended the RFP on August 29, 2016 to include a pre-proposal meeting to be held on September 15, 2016.

Will this project require an Economic Opportunity Plan (EOP)? Are there any MBE contract percentage requirements?

An EOP is not required, however, PRA amended the RFP on August 29, 2016 and included M/W/DBE participation as a scoring criterion.

We understand that three (3) development proposals have been submitted for the Pepper Middle School and the Communications and Technology High School. Is it possible to get copies of the sketch plans and any other information submitted on behalf of the developers?

Those proposals were submitted to the School District of Philadelphia, and PRA does not have access to those proposals. If either of those school buildings are sold during the course of this RFP process or the planning study, those lands will be removed from the scope of work.

Will the consultant be asked to review and comment on specific elements of development plans or associated submissions by developers (Transportation Impact Studies, Site Plans, Stormwater Plans, etc.)? If so, should those costs be broken out separately?

No, this work is not part of the scope.

Is a dedicated project website part of the planning process, or can existing sites (EFNC, PCPC, etc.) be used as locations to post material and information about the project?

PRA can dedicate a section of its website to this process. PRA has done this for other planning processes.

What is the anticipated budget for the project?

PRA is not providing a range for this RFP and asks consultants to respond with reasonable and competitive cost proposals.

Will the PRA be responsible for the tasks associated with outreach and engagement including, mailings, flyer distribution, advertisement of meetings,

Eastwick Planning Services RFP – Q&A

logistics for meetings spaces, refreshments and other needs?

The RFP states “The consultant shall work with PRA and local community organizations to conduct community outreach, including designing and distributing notices through local civic groups and other local organizations.” PRA will assist in a limited capacity.

What level of GIS data is available? Layers?

PCPC will provide access to its available GIS data for the target geography.

Are there any previous studies available?

PRA and PCPC will make available any recent studies that they have access to, including a survey of wetlands.

Can you clarify for Task 1.2.3.9 "regulatory or incentive programs geared toward development in environmentally sensitive areas?"

This refers to funding programs that are available for any development-related activity in environmentally sensitive areas including but not limited to planning, remediation, stabilization, stormwater management, flood mitigation, etc.

Can you confirm that the boundary line between the Heinz Refuge and PRA owned property is accurate per the Map Attachment A? Based on the map on the Heinz website there seems to be some overlap between the two areas. Is there a survey available for the properties included in the study?

Documentation of metes and bounds and any other survey material available to PRA or PCPC will be shared with the selected consultant.

What agencies/organizations are on the selection committee?

PRA amended the RFP on August 29, 2016 to specify the composition of the selection committee: “The responses to this RFP will be reviewed and the Consultant will be selected by a Selection Committee comprised of representatives from PRA, PCPC, Philadelphia Office of Sustainability, Philadelphia International Airport, and two community representatives selected by the District Councilman.”

Will any preference be given to locally based consultants?

No, we are seeking the most qualified consultant based on the project scope of work.

Over what timeframe is the resulting vision plan anticipated to be implemented?

The timeline for implementation is one factor that may be part of the Consultant’s final set of recommendations.

Eastwick Planning Services RFP – Q&A

3.2 states the consultant shall work with PRA and local community organizations to conduct community outreach. What is the extent of the community the PRA would like to engage?

We would like to see novel proposals and outreach strategies developed by the consultant, but at a minimum, the Consultant should engage the community at 4 different levels:

- **Steering committee:** Members of local community organizations will have representation on the steering committee. Community organization representatives will be chosen prior to consultant engagement.
- **Public meetings:** The Consultant will host a minimum of 3 public meetings, as outlined in the RFP. The Consultant shall make all reasonable effort to ensure attendance from community members within the study area, including posting notices in community facilities, supplying flyers to local community groups, and advertising through local newsletters, email blasts, and on PRA's website.
- **Roundtable discussions:** The Consultant will host a minimum of 3 roundtable discussions with stakeholders identified in the RFP.
- **Individual interviews:** Individual interviews will include stakeholders listed in the RFP as well as with 10-20 residents, identified by a combination of geographic area, membership in community groups, and/or membership to other relevant nearby institutions or organizations.

Have any market analysis studies been undertaken for the area?

Not that we are aware of.

(on all public engagement tasks) Is PRA able to provide logistical support by identifying and/or securing space to host roundtables and public meetings?

- a. Does PRA have partnerships with community organizations or community centers in Eastwick with the ability to host public meetings, leveraging a space already familiar and accessible to stakeholders?

No, but the Consultant may be able to coordinate with Steering Committee members regarding locations to host the meetings.

(on interviews/roundtables – RFP task 3.1) Does PRA have a particular approach in mind for segmenting stakeholder interviews?

- a. Would PRA be open to a smaller number of individual interviews focused on high value targets if the remainder of listed stakeholders were included in round table discussions?

Yes.

Eastwick Planning Services RFP – Q&A

- b. Does PRA have a particular approach in mind for dividing listed roundtable topics across the three or more roundtables? For instance, does PRA envision each roundtable to cover different topics in depth, or that the roundtables could cover similar topics with a unique audience at each meeting?

The intention of roundtable discussions is to ensure that meaningful conversations can take place regarding development constraints and opportunities, and that some type of consensus can be reached between community members and potential redevelopers. The PRA is open to suggestions by the Consultant, and the Steering Committee may also be helpful in structuring these meetings.

(on RFP task 3.2) Is PRA interested in sending a representative to any of the public meetings to present content or speak to PRA's objectives?

The PRA may be interested in sending a representative to a public meeting and will let the Consultant know in advance of each of the public meetings if the PRA plans to attend and/or present at the public meeting.

(on RFP task 3.2.1.4) Regarding publicizing public meetings to drive attendance, to what extent does PRA have community organizations in mind to support this effort, and previous experience partnering with those organizations?

- a. To what extent is PRA able to provide resources to support this task, such as connection to local news media or other orgs to disseminate messaging and assistance with posting flyers in key locations?

Members of local community organizations will be represented on the Steering Committee. As outlined in the amended RFP, the Consultant will have direct contact with the Steering Committee.

The Consultant is responsible for press releases to be sent to local news media.

The PRA will not provide resources to assist with posting flyers.