



GREATER SOUTHEAST MANAGEMENT DISTRICT

PROPOSER QUESTIONS / CLARIFICATION

Date: January 29, 2020

PROJECT NAME: REQUEST FOR QUALIFICATIONS (RFQ) SUPPLEMENTAL LIGHTING PLAN TO SUPPORT DISTRICT BRANDING, PLACEMAKING AND PUBLIC REALM ENHANCEMENT EFFORTS WITHIN HOUSTON SOUTHEAST

SUBMITTAL DATE: February 4, 2020 (3:00 p.m.)

Item	Proposer Question/Clarification	District Response
1	Does the client require coordination with TxDOT?	Yes, as identified in "Exhibit C" – Statement of Qualifications Format, it stipulates under Approach the necessary coordination efforts that will be required as a part of this project.
2	Are there a prescribed set of deliverables for this project?	The deliverable is to develop a Supplemental Lighting Plan for the District. After the qualified firm is selected, a final scope with phased deliverables will be developed with Client.
3	What is the budget for this project?	There is no definitive budget. This project is to support the District in retrieving an opinion of probable cost for the implementation of a comprehensive supplemental lighting effort. There are funds allocated to facilitate the planning, conceptual and schematic design efforts.
4	Are there additional resources/databases that this project should consider in relationship to the District?	Some of the overlays that exist relating to District Projects are available on the City of Houston Planning Website. (This list is not exhaustive. Qualified firms should consider projects by others that are active/planned within the District boundaries. See Attachments 1-4

5	Are there specific areas within the District with more significance than others?	As a District, we want to pay close attention to gateway entrances along the Economic Development Corridors. Additionally, the lighting will be used to support the Marketing, Public Relations and Perception Enhancement for the District.
6	Was there a PPT shared at the presubmittal that could be shared?	There was no PowerPoint Presentation.
7	I didn't see the exact MWBE goal listed in the RFQ- could you share the goal?	Please refer to Exhibit G.
8	Please confirm in addition to the components listed on page 8 of the RFQ in Exhibit C, we also need to fill out an MWBE Business Assurance Statement and a MWBE SubContracting Plan as part of our SOQ submission.	Yes, please completed the required forms. https://www.houstontx.gov/obo/docsandforms/Document_00471_Fillable.pdf

Attachment No. 1

City of Houston Planning Department Resources

Emancipation Avenue Walkable Places Pilot

<https://www.houstontx.gov/planning/Commissions/walkable-places-emancipation-avenue.html>

Transit Oriented Development

https://www.houstontx.gov/planning/Commissions/docs_pdfs/TOD_Ordinance_Summary_Report.pdf

City of Houston Complete Streets Executive Order

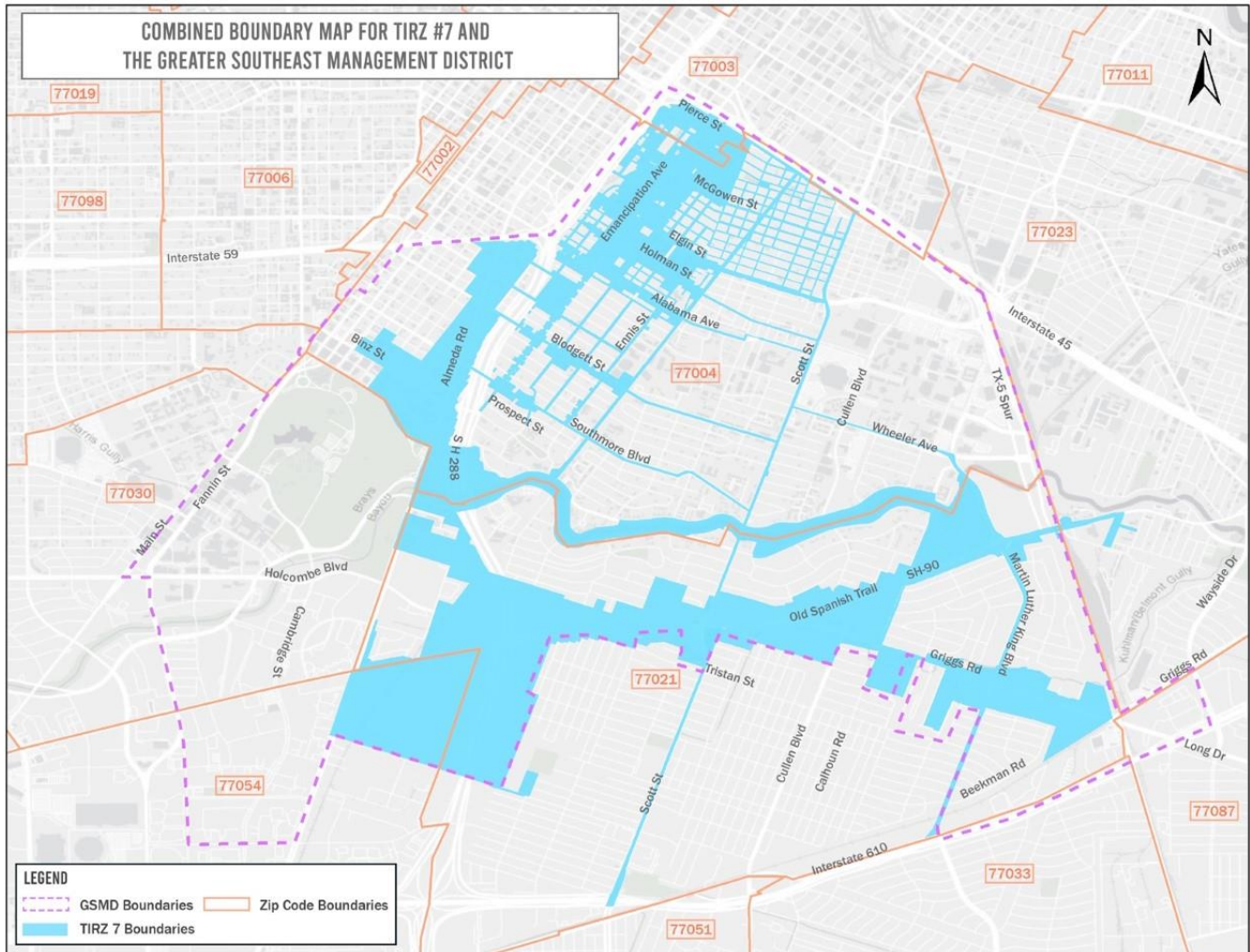
<https://www.houstontx.gov/planning/transportation/CompleteStreets/index.html>

The Houston Southeast Community Plan Executive Summary is located as Exhibit C in the Service and Assessment Plan (<https://houstonse.org/about/service-plan/>).

END OF ATTACHMENT NO. 1

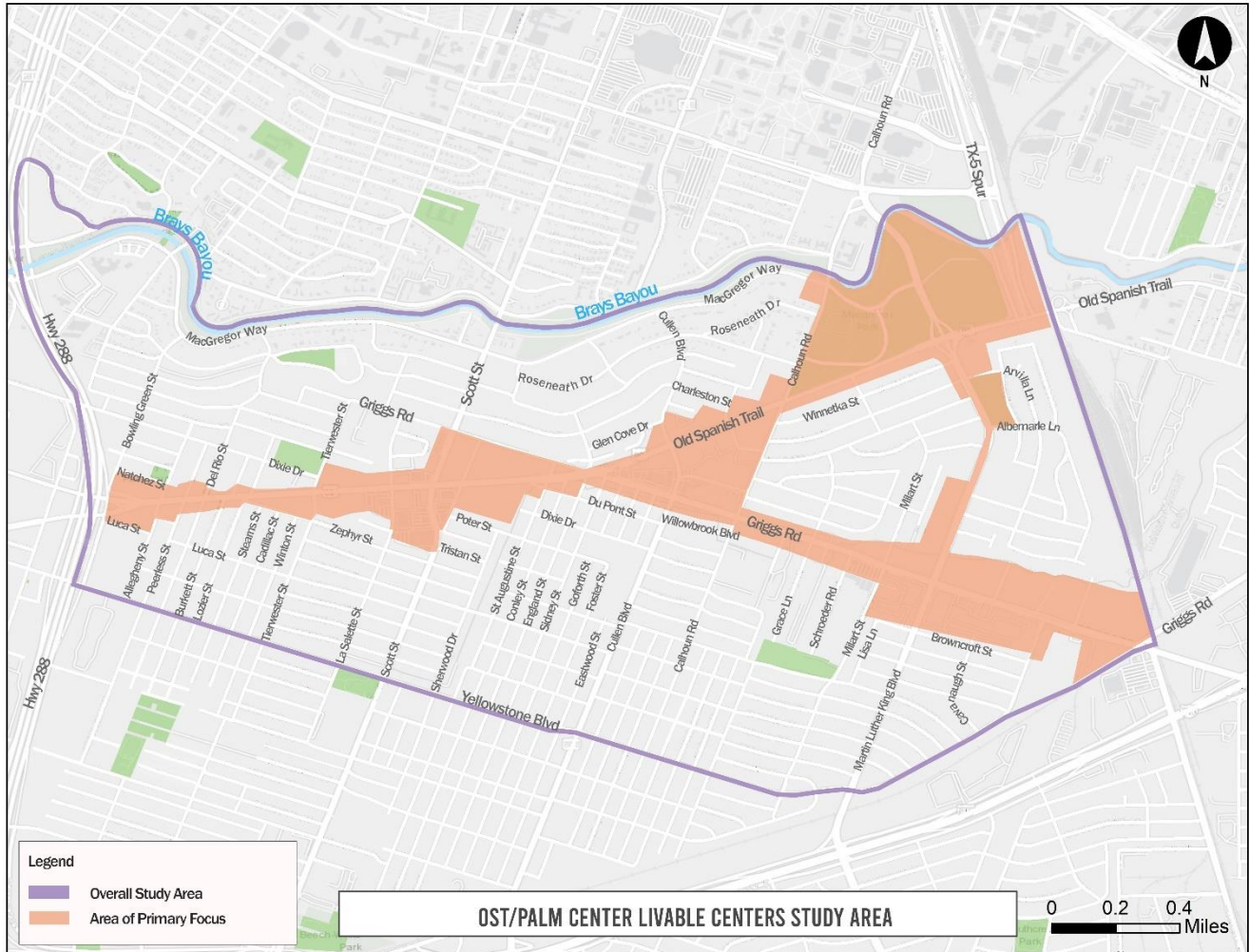
Attachment No. 2

Combined Boundary Map for OST/Alameda Corridors Redevelopment Authority – TIRZ#7 and Greater Southeast Management District



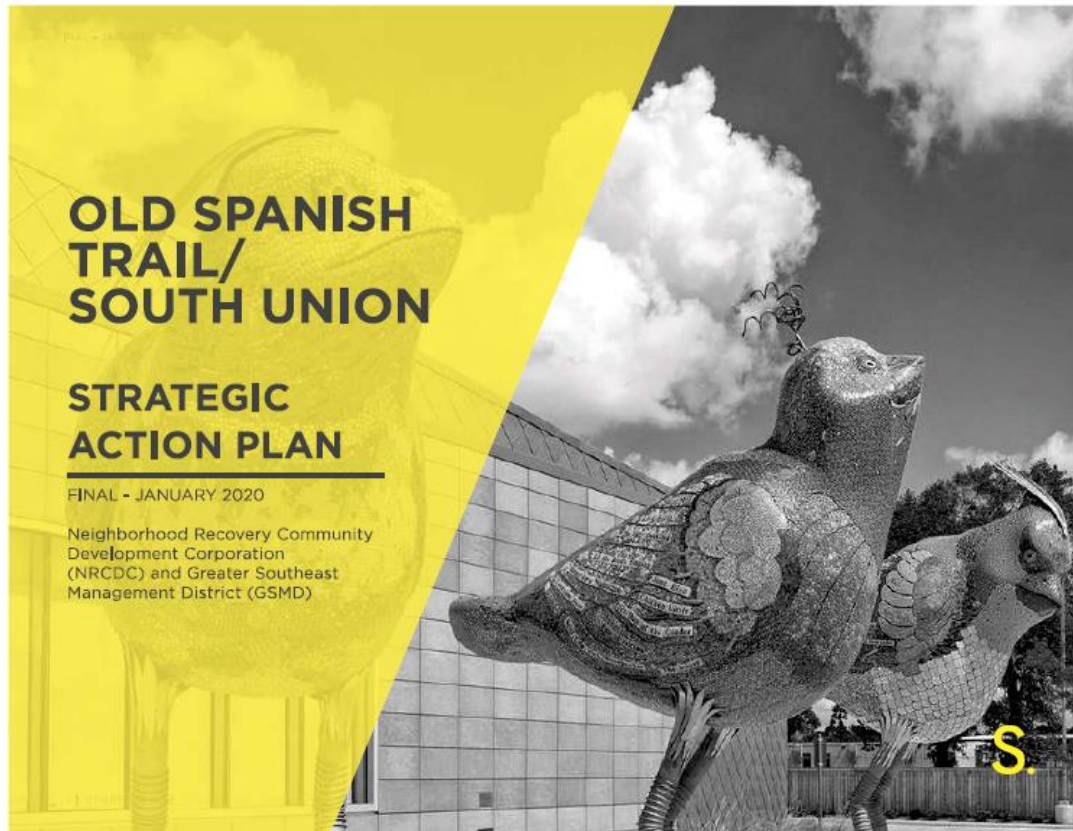
END OF ATTACHMENT NO. 2

Attachment No. 3 OST/Palm Center Livable Centers Study Map



END OF ATTACHMENT NO. 3

Attachment No. 4
Old Spanish Trail/South Union Strategic Action Plan



**A SUITE OF MARKET-VIABLE,
COMMUNITY DEVELOPMENT
STRATEGIES FOCUSED AT
STRATEGIC NODES**

- 1** To **reinforce the fundamental identities** of existing place
- 2** To support the vitality of existing businesses in the area by **improving sales** and **enhancing utilization rates** of existing retail spaces
- 3** To support long-term growth of the local customer base through **mixed-income housing** and **increased alternative transportation modes** in the area

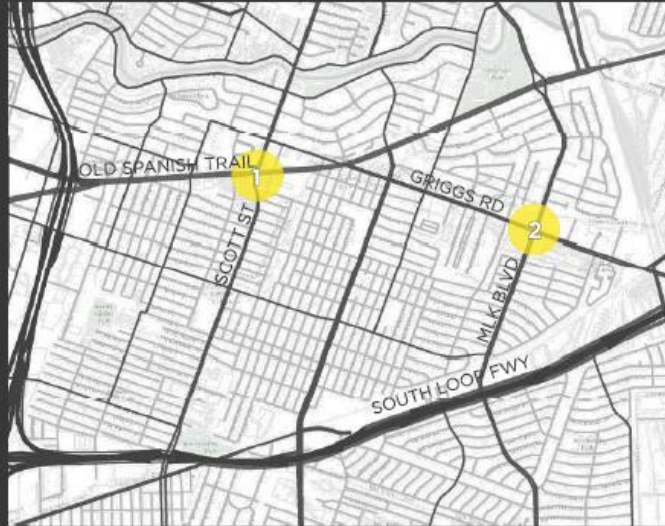
Attachment No. 4 – Continued

Old Spanish Trail/South Union Strategic Action Plan

STRATEGIC NODES

EACH STRATEGIC NODE IS ROOTED BY A KEY INTERSECTION (OST/SCOTT ST, GRIGGS RD/MLK BLVD) AND CONSISTS OF PROPERTIES/PARCELS WITHIN A 0.25 MILE PROXIMITY OF EACH KEY INTERSECTION.

HOWEVER, PARCELS JUST OUTSIDE THE NODE SHOULD NOT BE EXCLUDED AS OPPORTUNITY SITES.



Map of Old Spanish Trail Strategic Nodes. Source: Streetsense

1 COMMERCIAL NODE

Strong cluster of retail offerings anchored by CVS, Walgreens, and Aldi

2 CIVIC NODE

Existing concentration of civic uses including a library, YMCA, post office, and KIPP school

ACTION PLAN OVERVIEW

- RE-ACTIVATE, RE-POSITION, REDEVELOP** A
 - Stabilize and activate vacant properties
 - Reposition existing Class A & B assets with new uses
 - Redevelop strategic sites for mixed income housing
- STRATEGIC ATTRACTION + BUSINESS RETENTION** B
 - Support and promote healthy food offerings
 - Activate vacant storefronts with temporary uses
- QUALITY OF PLACE IMPROVEMENTS** C
 - Refresh storefront facades and interior spaces
 - Activate public realm with local neighborhood programs and events
 - Improve public realm and connectivity
- TOOLS TO SUPPORT IMPLEMENTATION** D
 - Tax Increment Reinvestment Zone (TIRZ)
 - Opportunity Zones (OZ)
 - Anchor Institution

END OF ATTACHMENT NO. 4

