

RESOLUTION NO. 69-2009

Adopted June 16, 2009

AUTHORIZING A PERSONAL SERVICES CONTRACT WITH WILLIE B. KENNEDY, A SOLE PROPRIETORSHIP, DBA W.B. KENNEDY & ASSOCIATES, FOR A 3-YEAR TERM IN AN AMOUNT NOT TO EXCEED \$986,950, TO MANAGE THE AGENCY'S HUNTERS POINT SHIPYARD SITE OFFICE AND TO PROVIDE OUTREACH AND ADMINISTRATIVE SUPPORT SERVICES TO THE HUNTERS POINT SHIPYARD CITIZENS ADVISORY COMMITTEE AND THE AGENCY; HUNTERS POINT SHIPYARD REDEVELOPMENT PROJECT AREA

BASIS FOR RESOLUTION

1. In 1991, the United States Congress designated the Hunters Point Shipyard (the "Shipyard") for formal closure under the federal Defense Base Closure and Realignment Act and authorized the United States Department of the Navy (the "Navy") to transfer the Shipyard, in phases over time and upon clean up, to the Redevelopment Agency of the City and County of San Francisco (the "Agency") at no cost. In 1995, the Hunters Point Shipyard Citizens Advisory Committee (the "CAC") was formed to advise the Agency on conversion of the Shipyard to civilian use and its subsequent development. The CAC consists of 29 members appointed by the Mayor, representing residents of Bayview Hunters Point ("BVHP"), tenants or businesses operating at the Shipyard, and members of the public.
2. Following substantial public outreach and input by the CAC and the broader BVHP community, the Agency entered into a Conveyance Agreement with the Navy setting forth the framework for the phased clean-up and transfer of the Shipyard from the Navy to the Agency. Over a decade of community engagement led to the conveyance of Parcel A from the Navy to the Agency in December 2004 and the subsequent transfer of Parcel A to HPS Development Co., LP, the Shipyard's developer, through the Shipyard Phase 1 Disposition and Development Agreement. HPS Development Co., LP began demolition and grading work shortly thereafter, and on April 7, 2009, the Agency Commission approved the basic conceptual and schematic designs for Blocks 50 and 51.
3. Since 1996, the Agency has operated a site office at the Shipyard, which has been managed by a consultant. The site office consultant is required to provide support and services to the CAC and the Agency, and is responsible for disseminating information about the Agency's redevelopment efforts at the Shipyard to the broader BVHP community.

4. On December 20, 2005, the Agency Commission authorized a one-year personal services contract with W.B. Kennedy & Associates to operate the Agency's site office at the Shipyard with two one-year options to extend. W.B. Kennedy & Associates' primary role has been to staff the Shipyard site office and to provide administrative support, information and outreach services to the CAC, the Agency and the BVHP community. The Agency exercised both extension options.
5. On December 2, 2008, by Resolution No. 140-2008, the Agency Commission authorized a 6-month extension of the contract to give staff time to conduct a competitive solicitation for a new Shipyard site office consultant in accordance with the Agency's Interim Purchasing Policy and Procedures.
6. On April 7, 2009, staff issued an Informational Memorandum with a draft of the Request for Proposals ("RFP") that included a CAC approved scope of services for the Agency Commission's review. On April 8, 2009, staff issued an RFP seeking responses from qualified consultants to manage the Shipyard site office.
7. The Agency received one proposal in response to the Site Office Management RFP. Staff evaluated the proposal and recommends W.B. Kennedy & Associates to manage the Shipyard site office. The CAC concurred with this endorsement at its June 8, 2009 meeting.
8. Authorization of the personal services contract is not a project, as defined by the California Environmental Quality Act ("CEQA") in CEQA Guidelines Section 15378(b)(5), because the action will allow for the provision of administrative support, outreach and information services to the CAC, will not change conditions in the Shipyard, will not independently result in a physical change in the environment and is not subject to environmental review under CEQA.

RESOLUTION

ACCORDINGLY, IT IS RESOLVED by the Redevelopment Agency of the City and County of San Francisco that the Executive Director is authorized to execute a Personal Services Contract with Willie B. Kennedy, a sole proprietorship, dba W.B. Kennedy & Associates, for a 3-year term in an amount not to exceed \$986,950, to manage the Agency's Hunters Point Shipyard Site Office and to provide outreach and administrative support services to the CAC and the Agency, substantially in the form lodged with the Agency General Counsel.

APPROVED AS TO FORM:


for James B. Morales
Agency General Counsel