

West Campus Development RFP
On Campus Pre-Proposal Information Session (Not Mandatory) Meeting Minutes
11/30/23 at 10am

Review of deadlines:

- December 11, 2023 Deadline to Submit Questions
- January 16, 2024 Proposals Due
- February 26, 2024 Contract Terms Agreed to
- April the Board of Trustees will review for approval.

Vision: UA shared that they were looking for a development that would support student recruitment, retention, academics as well as add value to the community. Gathering spaces are important.

Questions:

Can the deadline of January 16, be extended? Concern was expressed that this did not provide enough time to provide well thought-out proposals.

UA will evaluate and consider an extension. If granted, the new deadline will be posted on the website.

Is a master lease arrangement allowed where the developer leases the land then subleases spaces to tenants?

Subleasing will be allowed, but all tenants will have to be approved by UA.

Do developers need to accommodate access and parking behind Publix.

Yes, the parking behind Publix needs to remain, and access needs to be contemplated in development plans.

Is a parking deck an option on the east side of Campus Drive?

Yes, UA may consider building a parking deck on the east side of Campus Drive. This request should be specified in your response.

What will this be zoned, and will there be height restrictions?

Currently this is zoned institutional, but zoning will need to be addressed with the city depending on use.

WALK THROUGH	TIME	EVENT DATE	LOCATION
West Campus Development	10am	11/30/23	Gravel Lot

NO	NAME	PHONE	EMAIL	COMPANY	POSITION
1	Jimmy Duncan	205 561-0808	jduncane@duncancoke.com	Duncancoke Assoc, PC	President
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