



RESOLUTION 22-32

Authorization for Contract Authority – Contract for Consulting Services with HR&A to Scope Development of a Master Plan August 2022

- WHEREAS, the Pike Place Market Preservation and Development Authority (PPMPDA) was chartered by the City of Seattle pursuant to RCW 35.21.730 et seq. with the mission of promoting enterprises essential to the functioning of the Pike Place Market, including the preservation and expansion of the low-income residential community, the promotion and survival of small businesses, and the expansion of services to the public market and community; and,
- WHEREAS, in order to maintain the viability of the Pike Place Market the PPMPDA has undertaken an effort to identify and address strategic issues that may directly affect the future of the Market; and,
- WHEREAS, after several years of discussion, the focus of the December 17, 2020 PPMPDA Council Retreat was identifying the framework and goals of embarking on a master planning process; and,
- WHEREAS, the COVID-19 pandemic delayed the master planning process but in 2022 the PPMPDA determined that consultant services are necessary to begin the process to help ensure:
- The preservation of the historic character of the Market and leverage its strength as a community treasure and tourist destination.
 - Strengthen the Market’s traditional role hosting small locally-based business relevant to a changing economy.
 - Understand the macro-dynamics likely to have the greatest impact on Seattle and the Market over the next 50 years, with a focus on the next decade.
 - Identify opportunities for how the Market can continue to thrive as an indispensable center for commerce, urban community and provider of services for the people of this region.
 - Develop an integrated set of ‘north star’ strategic priorities, realistic financing options and robust tactical plans to take advantage of these opportunities and ground annual planning.
 - Through the process of building and communicating this Master Plan, strengthen support for the Market and the PDA among diverse stakeholder groups.
- WHEREAS, the PPMPDA Executive Director organized a working group consisting of PPMPDA staff and councilmembers to advise on the development of a master plan process, draft the Request for Qualifications (RFQ), and be involved in the review and selection of a consulting firm; and,
- WHEREAS, the PPMPDA solicited Requests for Qualifications for development of a Master Plan in accordance with its Purchasing Guidelines and received 10 proposals, interviewed four (4) candidates, and determined HR&A was the best qualified to develop a long-range, integrated Master Plan, inclusive of real estate, supporting infrastructure, business capacity and financing.

NOW, THEREFORE, BE IT RESOLVED that the PPMPDA Council authorizes the Executive Director to enter into a contract with HR&A to develop a scope, budget, and timeline for development of a Master Plan in the amount not to exceed \$30,000. Following completion of the scope, the PPMPDA will seek approval to enter into a contract with HR&A and provide a budget for the creation of a master plan.

Jan Hendrickson
Jan Hendrickson (Sep 27, 2022 17:19 PDT)

Jan Hendrickson, Secretary/Treasurer

September 27, 2022

Date

Date Approved by Council: August 25, 2022

For: 11

Against: 0

Abstained: 0