



City Hall  
601 4th Avenue E.  
Olympia, WA 98501  
360-753-8244

## City Council

### Review and Discussion of Responses to Request for Qualifications for 3900 Boulevard Road Property

**Agenda Date:** 3/3/2020  
**Agenda Item Number:** 2.A  
**File Number:** 20-0231

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**Type:** study session **Version:** 1 **Status:** Filed

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**Title**

Review and Discussion of Responses to Request for Qualifications for 3900 Boulevard Road Property

**Recommended Action**

**Committee Recommendation:**

Not referred to a committee.

**City Manager Recommendation:**

Review and discuss Request for Qualifications for the property at 3900 Boulevard Road. No action requested.

**Report**

**Issue:**

Discussion and review of responses to the 3900 Boulevard Road Request for Qualifications

**Staff Contact:**

Mike Reid, Economic Development Director, Community Planning and Development, 360.753.8591

**Presenter(s):**

Mike Reid, Economic Development Director, Community Planning and Development

**Background and Analysis:**

On January 6, 2020, the City issued a Request for Qualifications to solicit development interest in the 10-acre parcel of City-owned property at 3900 Boulevard Rd. Responses were due on February 3, 2020. The Request for Qualifications identified a project vision and submittal requirements aimed at determining the development history, capacity, and experience of interested parties. Staff will be presenting an overview of the responses and a proposed interview/selection process. Staff will be seeking additional clarity from Council about weighting and priority of desired outcomes from the development. The four responses received were from South Puget Sound Habitat for Humanity, Commercial Property Services, Fourth Street Housing LLC, and Romano Capital.

**Neighborhood/Community Interests (if known):**

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The property has been of significant neighborhood interest due to its connection to previous development proposals and adjacency to LBA Woods. The City developed a project website and video: [Olympiawa.gov/Boulevard](http://Olympiawa.gov/Boulevard)

Project information including RFQ, Responses and additional materials can be found on the project website.

**Options:**

Discussion only; No action requested.

**Financial Impact:**

Property has been appraised with a value of \$2,160,000

**Attachments:**

[Link to Boulevard Road Development web page](#)