

**TRANSBAY JOINT POWERS AUTHORITY
BOARD OF DIRECTORS**

Resolution No. _____

WHEREAS, Staff recommends that the TJPA commence the process to select a team (“D/D Team”) that would design the Transbay Transit Center building and ramps and design and develop a new commercial mixed-use high-rise tower on the Caltrans transfer parcel north of the new Transit Center Building bounded by Mission, First, and Fremont Streets (“Tower”) in accordance with the Design and Development Competition Process Report prepared for the Transbay Joint Powers Authority (“TJPA”) by StastnyBrun Architects, Inc., dated May 25, 2006 (“Report”); and

WHEREAS, The Report recommends that the TJPA negotiate a development and option agreement with the D/D Team for the construction of the Tower and negotiate a separate contract with the lead designer of the Team to lead the conceptual design of both the Transit Center and the Tower to insure that the design for the Tower is compatible with the Transit Center; and

WHEREAS, The Report recommends a two-stage Design and Development Competition for selection of the D/D Team that would result in the selection of a consolidated team for design of both the Transit Center and the Tower in order to assure design compatibility and quality; and

WHEREAS, In the first phase of the competition, the competition jury would qualify D/D Teams each consisting of a developer, a lead designer that meets qualifications for design excellence, and an Architecture and Engineering team (“A/E team”) for participation in the second phase; and

WHEREAS, In the second phase, each D/D Team would submit a proposal for the design of the Tower and the Transit Center and a financial contribution to the Transbay Transit Center Program (“TTCP”); and

WHEREAS, The competition jury would select the D/D Team submitting the proposal that best meets the TJPA’s objectives of design quality and maximum financial contribution to the TTCP for recommendation of approval to the TJPA Board of Directors; and

WHEREAS, Following final team selection of a D/D Team by the TJPA Board, the Report recommends that the TJPA enter into a design contract directly with the lead design architect and A/E Team for the Transit Center; and that the TJPA enter into a separate Design and Development Option Agreement with the developer for the Tower, including the same lead design architect and A/E Team, and present the two contracts to the Board for its approval; now, therefore, be it

RESOLVED, That Staff shall conduct the Design and Development Competition Process in accordance with the Report; and be it

FURTHER RESOLVED, Following the selection of a D/D Team by the competition jury, the Staff shall negotiate a design contract with the lead design architect and A/E team for the Transit Center and a separate Design and Development Option Agreement with the developer for the Tower, including the same lead design architect and A/E Team, and present the two contracts to the Board of Directors for approval.

I hereby certify that the foregoing resolution was adopted by the Transbay Joint Powers Authority Board of Directors at its meeting of June 2, 2006.

Secretary, Transbay Joint Powers Authority