

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: AZUR

	Criteria	Point Range	Score
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>30</u>
2.	Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>35</u>
3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>25</u>
	TOTAL		<u>90</u>

List the reasons for this evaluation (justify the rating/scoring):

Country proposes a nearly \$10 million investment. Design breakdown and details, specifics is excellent and well thought out. The proposed offer is excellent and assures the City adequate/proportionate revenues for the use and size of the land. Outreach and partnerships with local institutions shows plan is all inclusive. Details about the team, background, financials and the project as a whole make this submittal highly desirable. Only remaining item to suggest is an escrow account.

Signature of Evaluator

Date

Printed Name

7/19/2016

Angelo Harnoch

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: duke in America

	<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>15</u>
2.	Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>18</u>
3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>12</u>
	TOTAL		<u>45</u>

List the reasons for this evaluation (justify the rating/scoring):

Revenue is indicated as \$1000⁰⁰/month or 1.5% of gross income projected to be \$1-1.5 million resulting in \$22,500⁰⁰ MAX. Revenues are limited to soccer. Investment is barely a \$1.1 million. Little capital to carry out revenue. Plan includes small marketing effort and plan does not contemplate any options or grants for city residents. Proposal isn't recommendable for adoption or for further negotiations.

Signature of Evaluator

Date

Printed Name

7/19/2016

Hosio Danovich

EVALUATION CRITERIA

RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Azur Equities & Floridians F.C.

<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1. Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>35</u>
2. Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>35</u>
3. Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>30</u>
TOTAL		<u>100</u>

List the reasons for this evaluation (justify the rating/scoring):

- Great community support Cohen / Gotsman
 - divers Team
 - \$9.2M total investment → Return Rental \$1.13M
 - property charge \$16,800 x 12
 - ages 4-23
 - Joaquim Filho- Director of Ops.
 - After school Soccer - Local residents
 - 50yr lease
 - 48,000 yr/lease

Tammy Good 7-19-16
 Signature of Evaluator Date

Tammy Good
 Printed Name

EVALUATION CRITERIA

RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Made in America

	<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>28</u>
2.	Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	28 <u>35</u>
3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	20 <u>20</u>
	TOTAL		80 <u>80</u>

List the reasons for this evaluation (justify the rating/scoring):

- Ronaldo Fenomeno
- Soccer Academy
- ↳ Co-owner Strikers Soccer Team
- ↳ 4 yrs.
- 50 yr land lease → \$12K annual lease
- bringing Brazilian student over during summer - Dec - Jan
- (3) regulation size soccer fields Phase I \$1.1M 3-6 mos
- hotel / academic facility - Phase II Const. Sched.
- Many Team 5 yrs exp.
- opening Jan 2017 ?
- target 2,340 individuals

Tammy Good 7-19-16
Signature of Evaluator Date

Tammy Good
Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Azur Equities

Criteria	Point Range	Score
1. Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>20</u>
2. Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>30</u>
3. Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>30</u>
TOTAL		<u>80</u>

List the reasons for this evaluation (justify the rating/scoring):

Provided names and pictures of past developments.
Very detailed on which companies would be involved
in the design and construction of the project
Proposes to spend \$9.2 million including \$5.4 million
on 80 new residences which would bring increased
property tax revenue to the city. Proposal
to bring 100 staffers to city. Programs are
more affordable. offers a variety of sports
& activities

A. Jeanne
Signature of Evaluator

7/19/2016
Date

Andrew Jean-pierre
Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Made in America Language School & Tours Inc.

<u>Criteria</u>		<u>Point Range</u>	<u>Score</u>
1. Experience and Capacity	Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>10</u>
2. Conceptual Development Plan	Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>25</u>
3. Proposed Business Term	Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>15</u>
TOTAL			<u>50</u>

List the reasons for this evaluation (justify the rating/scoring):

Investment in Project is significantly lower than
the other respondent. did not provide enough
detail on project team compared to the
other respondent. Lease rent ~~\$750~~ and tax
revenue were less than the other respondents.
Overall response has some good marketing
ideas but overall their RFP response was not
as comprehensive as the other respondent

A. Jeanne
Signature of Evaluator

7/19/2016
Date

Andrew Jean-pierre
Printed Name

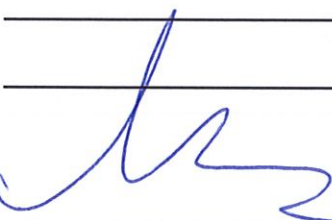
EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Azur Equities

	<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>20</u>
2.	Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>25</u>
3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>30</u>
	TOTAL		<u>75</u>

List the reasons for this evaluation (justify the rating/scoring):

I think the dorm concept is very innovative. I have
concerns about the lack of parking. I also would
like to see sustainability to be an objective. I think
this is a great Economic Development project ; but
maybe not a great "Parks" proposal. I would
like to see more affordability to local neighborhood.



Signature of Evaluator

7/19/14
Date

Karen Friedman

Printed Name


EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Made In America

	<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>5</u>
2.	Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>20</u>
3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>15</u>
	TOTAL		<u>40</u>

List the reasons for this evaluation (justify the rating/scoring):

I have strong concerns about the quality of
the proposal (spelling errors etc). I think
they have a better parking plan and maybe
a more realistic plan. But very unaffordable
to neighborhood. Also not much focus on
sustainability in the concept plan.

 7/19/16 Karen Friedman
Signature of Evaluator Date Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Azus

	<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
1.	Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>30</u>
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3.	Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>25</u>
	TOTAL		<u>80</u>

List the reasons for this evaluation (justify the rating/scoring):

Total served (artisans) clinics after school 70

provided letters

Financials Solid & Bus. Plan will work (✓)

Does it serve kids of Pompano

stadium looks into afternoon SUP

Lack of local services for residents

Commercial Business should succeed financially and solidly

Shirley G. Muth 29/10/2016
Signature of Evaluator Date

Christopher Miller
Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Made in America

<u>Criteria</u>		<u>Point Range</u>	<u>Score</u>
1. Experience and Capacity	Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>16</u>
2. Conceptual Development Plan	Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>28</u>
3. Proposed Business Term	Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>20</u>
TOTAL			<u>55</u>

List the reasons for this evaluation (justify the rating/scoring):

Parking is good

Public Access good

Financials not transparent

City revenue small

Proposal was non-conforming

Too much what if ~~was~~ pertaining to completion

Chris Muller
Signature of Evaluator

04/15/2016
Date

Christopher Muller
Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Azur Equities & Floridians FC

<u>Criteria</u>	<u>Point Range</u>	<u>Score</u>
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3. Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>30</u>
TOTAL		<u>90</u>

List the reasons for this evaluation (justify the rating/scoring):

- 48K/year lease
- 10K/year in scholarships
- 50 year lease (2 25 year terms)
- Established
- Community Support - Ric Green
- Discount Resident Rates
- Different sport options.


Signature of Evaluator

7/19/16
Date

Jonathan Wasser
Printed Name

EVALUATION CRITERIA
RFP L-40-16 – 11 Acre Parks and Recreation Site Development

VENDOR NAME: Made in America / R9 Academy

Criteria	Point Range	Score
1. Experience and Capacity Current and Previous Experience Experience with Similar Projects in Size and Magnitude Project Team Qualifications Financial Capacity Business References	0-35	<u>25</u>
2. Conceptual Development Plan Approach to the Project Overall Design and Conceptual Plan Parking Program in support of the project Creative approach to incorporating public open space and/or accessibility to site for public use Unique Elements Project Implementation Schedule	0-35	<u>30</u>
3. Proposed Business Term Revenue Payments to the City Lease Terms Capital Investment (financial commitment, business plan, etc.)	0-30	<u>20</u>
TOTAL		<u>75</u>

List the reasons for this evaluation (justify the rating/scoring):

- 50 yr ~~lease~~ term
- 12k yr lease - seems light.
- Two Phases 1 & 2
- Sust soccer complex / Facility
- Instructional services, adult & youth recreation
- No detail on programs.


Signature of Evaluator

7/19/16
Date

Jonathan Nasser
Printed Name