

## SAN FRANCISCO BAY AREA RAPID TRANSIT DISTRICT

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### MEMORANDUM

**TO:** Board of Directors

**DATE:** June 8, 2018

**FROM:** General Manager

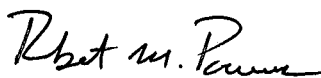
**RE:** North Concord/Martinez BART Station Transit-Oriented Development Update

At the June 14, 2018 BART Board meeting, staff will provide an informational update on advancement of Transit-Oriented Development (TOD) at the North Concord/Martinez BART station.

At the August 10, 2017 BART Board meeting, the Board authorized staff to enter into a Memorandum of Understanding with the City of Concord to include the 20-acre BART-owned property at the North Concord/Martinez Station in the Concord Reuse Project Specific Plan. At the meeting, staff expressed the intent to issue a Request for Qualifications (RFQ) with the purpose of selecting a development team that could participate with BART in the planning efforts, and eventually be responsible for the financing and construction of development on BART-owned property. Staff recommended selecting a developer prior to the full completion of the Specific Plan so the BART property can be more logically incorporated into the infrastructure and master planning efforts under the guidance of the City of Concord for the adjacent Reuse Project.

Since the August 10, 2017 BART Board meeting, BART staff has been working with the City of Concord and the consultant team leading the Specific Plan process to create alternative development concepts for the BART station property consistent with BART's TOD and Station Access Policies. The City of Concord intends to release a Draft Specific Plan and a Draft Environmental Impact Report (EIR) in Winter 2018/19, with Plan adoption tentatively scheduled for Summer 2019. BART staff intends to release the RFQ in Summer 2018, with the goal of requesting Board authorization to enter into an Exclusive Negotiating Agreement with the selected team in Winter 2018/19.

For more information, please contact Carl Holmes, Assistant General Manager of Planning, Development & Construction, at (510) 464-7592 or [CHolmes@bart.gov](mailto:CHolmes@bart.gov).

  
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for Grace Crunican

cc: Board Appointed Officers  
Deputy General Manager  
Executive Staff