



Port of San Francisco

Embarcadero Historic District Piers Request for Interest

OVERVIEW

The Embarcadero Historic Piers Request for Interest (RFI) will provide the Port of San Francisco with market-based, real world input on creating inviting, public-serving destinations at sites in the Embarcadero Historic District. The RFI is the first step in developing requests for proposals to **preserve, rehabilitate, and activate** the historic assets in the Embarcadero Historic District.

The Port seeks responses from capable tenants and developers for public-oriented use concepts for thirteen piers and the Agriculture Building. Public-oriented concepts attract patrons to use and enjoy the incredible piers and structures on the San Francisco waterfront. They include businesses and nonprofits in the arts and culture, assembly and entertainment, education, food and beverage, maritime (excursion and leisure), museums, recreation, and specialty retail fields. RFI respondents could be Master Tenants (i.e., lease entire pier) or Small Tenants (i.e., lease part of a pier). Business owners, entrepreneurs, developers, not-for-profits, education and cultural institutions, and others with engaging concepts are invited to respond.

Since the Embarcadero Freeway came down after the 1989 earthquake, San Francisco's waterfront has become an increasingly dynamic and integrated part of the city, providing jobs, entertainment, and relaxation to over 24 million visitors and locals a year. In 2006, a three and a half mile stretch of the northeastern waterfront from Pier 45 at Fisherman's Wharf to Pier 48 in the south at China Basin was listed in the National Register of Historic Places for significance in architecture, commerce, transportation, engineering, labor, and community planning and development.

August 2018

The Exploratorium at Piers 15, the Ferry Building, James R. Herman Cruise Terminal at Pier 27, and AT&T Ballpark, home of the Giants are examples of successful rehabilitation projects in this District. These projects dramatically increased public use and enjoyment on the waterfront.

The vibrancy of the Embarcadero Historic District continues to grow based on recommendations from the 1997 Waterfront Land Use Plan (now being updated through a robust public process) and in collaboration with the Port's key regulatory bodies, the State Lands Commission and the Bay Conservation and Development Commission. Despite these multi-party efforts, many of the remaining District piers have fallen into disrepair and have limited public access.

The Port is issuing this RFI to better understand the potential universe of great ideas from businesses, organizations, and pier developers. The RFI is intended to build upon a public consensus for an increase in the diversity of public-oriented activities in the historic piers. If the Port elects, it will issue a Request for Proposals to select a tenant or group of tenants that includes sufficient revenue generation to pay for a rehabilitation project as well as publicly-oriented uses.

FACILITIES INCLUDED IN THE RFI

The Port includes thirteen pier facilities and the Agriculture Building in the RFI. All facilities are within the three and a half mile Embarcadero Historic District between Pier 35 and Pier 48 in China Basin. All locations are within 2 blocks of Muni stops and have considerable foot traffic and are accessible by bicycle and water taxi.



PROJECT GOALS

- Rehabilitate and preserve important sites within the Embarcadero Historic District.
- Give the public a diverse array of activities and attractions for people of all ages, backgrounds, and economic levels on Port piers and in Port facilities.
- Provide the Port with market-based, real world input on interest in the Embarcadero Historic District piers and facilities.
- Facilitate collaboration and partnership between potential pier tenants.

ANTICIPATED SCHEDULE

- RFI Released: August 1, 2018
- Online Presentation and Q&A: August 22, 2018, 11:00 a.m., PDT
- On-Site Presentation and Q&A: September 13, 2018, 11:00 a.m., PDT
- RFI Responses Due: October 31, 2018, 5:00 p.m., PDT
- Response Summary Presented to Port Commission & Stakeholder Groups: November and December 2018

FOR MORE INFORMATION

WEBSITE: <https://sfport.com/historic-pier-opportunities-partnership>

CONTACT: Renee Dunn Martin, Renee.Martin@sfport.com, 415-274-0488

PROJECT CONTACT: Rebecca Benassini, Rebecca.Benassini@sfport.com, 415-274-0548