

## Economic Development Office Update

May 2017

### ***Crocker Park High Speed Access:***

-Have continued work with Etheric Networks. Conducted two meetings with Etheric staff to continue the process of looking at potential broadband network applications for the city and the community at large. Etheric has come back with favorable readings concerning the location at Checkerspot. They are continuing to work with city staff to see if they can move forward with a potential tower/antenna installation in the area. I am working with them to try and find a landlord/owner who will work with them to locate an antenna on a building at Sierra Point. Unfortunately, the DoubleTree hotel property does not have a good enough line of site to their other locations.

### ***Sierra Point Properties:***

**Opus Property** – continuing to work with City staff, ED subcommittee and Opus principals on this SP property. Clay, John and I met with Michael Gerrity, of Phase 3 Real Estate. They are the group that has purchased the (former Jack Myers) building, Centennial Tower I and is in the process of building Tower II on Bayshore Blvd. (at Sister Cities). Their group is interested in pursuing a biotech arrangement at the OPUS property and reached out to us to gauge our interest in a life sciences project. They had some pre-conceived anti-developmental ideas regarding Brisbane, and we discussed some of their misconceptions (e.g. Sierra Point development is not related to the deliberations regarding the Baylands project, and that the parcels currently on Sierra Point have been approved for development for 10+ years. (They are still interested in pursuing the OPUS property and have spoken to Tom Schaal.)

I am continuing to reach out to the following contacts/groups regarding the marketing for the OPUS property:

Dave Heinen – Summit Partners – Texas based hotelier real estate division

Penny Ching-Red Lion Hotels / Oakland,CA

Jun Wu / Ruby Wang – Eastridge Pacific Holdings – Dublin,CA – Have had several conversations with Joshua Wang regarding the OPUS property and the 7000 Marina (former Walmart.com) building. We had a meeting with the group in May and they are still interested in the point, but are more focused on the UPC hotel parcel.

Henry Ho – Sterling Real Estate Ventures – San Francisco

HCP – the group has reached out to John S. and Clay to show some interest in finally trying to start the process to meet the parameters of their development agreement. (No change from my end on this since April information)

Westport Properties – Ultragenyx is still moving people into their site. We are expecting them to have 200-300 employees by the end of 2017. It looks as though Westport is very interested in selling the 7000 Marina site for approx.. \$300 per sq. ft. (\$26-30 Million). I have spoken to Simon Clark about the property and have given their information to several interested parties.

RV Park Proposal – We conducted several preliminary meetings on a potential RV Park on City owned property at Sierra Point. The principals of the project (Carl Arnold/Joel Diaz) have shown a preliminary vision of the project, and will be presenting to the city council in June for more direction.

***Precise Plan Work for Parkside at Brisbane:***

- No change from last month.

***San Mateo County China Trade Office:***

-Continuing to work with George Mazingo to reach out to potential interested parties for the Sierra Point sites. I have had several conversations with him this month, and I met with a group (Ching Da Group) to tour the various Sierra Point sites as well as the Brisbane Quarry.

We are continuing to work with his office, especially as the quarry looks to be in play with a new potential ownership person (Verne Freeman). I have contacted the broker, Jason Cranston, about this new interest from the representatives that we had met with during our discussions with the Ching Da group.

***Brisbane Quarry Site:***

- I gave a cursory drive by to the (Ching Da) group from China. They are interested and I have referred them to Jason Cranston, who is brokering the site for the ownership group. Per information from John Sweicki, there is a new potential owner (Verne Freeman) evaluating the property. It appears that the Orchard Group is out of the picture.

***Minimum Wage Discussion:***

- I am continuing to work with city staff to research information on a possible Minimum Wage Ordinance for Brisbane. Research has been done on collecting and analyzing the process that the City of San Mateo went through. Participated in update meeting with ED Subcommittee at the April 6 meeting.
- Next step is to look at process strategically on how process can move forward. Float to council? Public input from potential affected businesses prior to drafting a plan? Timeframe for process TBD. Presentation to Council pushed off of May due to full agenda.

***Other Items:***

- The project on Visitacion Avenue with Mr. Choo and The Burrow is progressing with a lease being negotiated currently. Per a discussion with Mr. Choo, a lease was signed and the lease took effect in April. (Tenant has taken possession of the property)

-I attended the Progress Seminar in Monterey, with officials from all of the cities on the Peninsula, as well as elected officials from SM County and Sacramento. Council members Lentz and Davis were also in attendance.

-Assisted Caroline Cheung on a presentation given by Mayor Liu during her trade mission to China. Working on securing a visit on June 26 to a Brisbane biotech location.

***Food truck island:*** I have had a preliminary conversation with members of the business development department of “Off the Grid” and am hoping to have them visit the city and meet with the ED subcommittee at the next meeting. (Update: I have given the specifications for the lot to the development group for Off The Grid, and they will do a study to apply traffic metrics and space analysis to make a recommendation about the viability of the site for a (specific) number of food trucks under their guidelines.

I have followed up with Amanda with Off the Grid and their findings show that at the present time>>>>>

**Commute.org:** I have had a discussion with Karen Sumner of commute.org about meeting to discuss their new carpooling resources and how we can reach out to the business community about these programs. I authored an article in the April Luminary outlining the incentive program for businesses and have had several people give feedback to the piece.

Clay and I discussed doing a joint city/chamber survey to the employers within 94005 on trying to find out the zip codes of where their employees live.

**Business News:**

- The space on Valley Drive that was formerly Monster Cable is being retrofitted to allow “Amazon Fresh” to move in. The process is still in the planning stages.
- Bebe stores announced the closing of all of their brick and mortar stores and they will focus on being an online concern. A significant number of employees (160+/-) will be RIF'd at the Valley Drive HQ. (estimated to be by the end of May)
- Gander and White Co., has taken over the lease in the former Interstate Door location on Valley Drive.
- The landlord (DCT) and Purcell Murray have been unable to reach an agreement on an extension of their lease at a rate favorable to all parties, therefore a leasing sign has been erected. I am in close contact with the PM CFO and am trying to see if we can help them procure a suitable space within the city.