EXHIBIT E - PROPOSAL EVALUATION CRITERIA MATRIX

Criteria	Maximum Points	Points Received
1. Consistency with the City's Project Goals and Community Benefit • Proposal provides a significant Public Amenity in Downtown Albuquerque. • Public Amenity meets and unmet need in the Community • The Project enhances placemaking in and around the area. • Potential of Proposal to catalyze further redevelopment and economic activity in the area. • Contribution to the goals of the Downtown Plan.	20	
2. Team Experience • Past performance and overall experience of individuals or project team on similar projects.	15	
3. Design • Design of the Project is appropriate for the location and urban context of the site. • The Project incorporates sustainable design features and renewable energy elements. • Determination if how parking demand will be addressed.	15	
4. Financial Structure • Evaluation of project budget, including (but not limited to) construction, soft costs, developer fee, initial reserve amounts and financial feasibility. • Evaluation of operating pro-forma, including income expenses, reserve contributions, debt payments, etc. • Minimizes the financial assistance that will need to be provided by the City to complete and operate the Project. • Feasibility of operation and maintenance plan	25	
5. Financial Capacity • Proposer demonstrates adequate financial capacity to develop the proposed Project (evaluated through information provided in response to Other Financial Obligations, Financing References and Financial Statements) • Proposer demonstrated adequate financial risk in the Project	20	
7. Timeline • Evaluation of the achievability of the Proposer's time schedule and the Proposer's ability to complete the project satisfactorily in a timely manner.	5	
TOTAL POINTS	**100**	

Completeness of the proposal will be evaluated within all of the above criteria.

DRAFT