

DEPARTMENT OF ECONOMIC DEVELOPMENT

SUMMARY FOR THE LEGISLATIVE FILE

ORDINANCE NO: 510-2023

**Project Name:** Burke Lakefront Airport Economic Development Analysis  
**Recipient:** Econsult Solutions, Inc.  
**Project Site:**  
**Project Manager:** Kate Warren, Special Assistant to Chief of Integrated Development  
**Ward/Councilperson:** Ward 3, Councilman Kerry McCormack  
**City Assistance:** \$115,500

**Project Summary**

In November, 2022, the city issued an RFP from qualified firms for an economic development analysis of Burke Lakefront Airport. The aim of this study is to quantify the current economic impact of BKL as well as the future economic impact potential which could be generated from the property should the City choose to close BKL. The future economic impact potential should consider and quantify the impact of a range of development possibilities for this lakefront property, from minimal development (i.e., a 445-acre public park) to maximum density development and any potential alternatives.

The selection committee has recommended Econsult Solutions, Inc. (ESI) to complete this work. ESI recognizes the unique economic opportunity presented by BKL, and they propose an analysis approach that will help inform the city's decision about whether or not to close BKL and redevelop it for other uses. Their team has relevant experience analyzing economic impact of other waterfront redevelopment projects, such as the Philadelphia Navy Yard. Their approach offers a flexible model to develop scenarios for analysis that align with options that the city could pursue for redevelopment. The analysis will be supported by industry experts from two subcontracted firms: The Riddle Company, and Robert P. Madison International, Inc., which provides local context. They proposed a fee of \$115,500, which includes reimbursable allowances and contingency.