2017 ULI Global Awards for Excellence

Project Submission Instructions

The Urban Land Institute invites the submission of projects to the 2017 Global Awards for Excellence. Submissions are accepted digitally only through the fulfillment of the online form hosted at https://orgsync.com/60490/forms/244777. For any particular comment or question regarding the submission not covered in these instructions or in the FAQ and Winning Strategies, please e-mail: awards@uli.org.

Introduction

A guiding principle of the Urban Land Institute is that the achievement of excellence in land use practice should be recognized and rewarded. Since 1979, ULI has honored outstanding development projects in both the private and public sectors with the ULI Global Awards for Excellence program, which is widely recognized among the development community's most prestigious awards programs.

The ULI Global Awards for Excellence is a project-based award competition open to real estate developments and programs from around the world. The awards program is the centerpiece of ULI´s efforts to identify and promote best practices in all types of real estate development. The awards recognize the full development of a project — planning, construction, economic viability, management, and community impact — as well as design.

Submissions are open to all, not just ULI members. Juries of ULI full members, chaired by trustees, choose finalists and winners. Jury members represent many fields of real estate development expertise, including finance, land planning, development, public affairs, design, and other professional services. They also represent a broad geographic diversity.

Eligibility and Requirements

All submissions—regardless of location—are entered into a single competition rather than separated into regions. All projects compete in a single category in the ULI Global Awards for Excellence. Project typologies are commonly used to facilitate the jury evaluation process. But different project typologies are not pre-assigned a number or portion of the selected finalists or winners. The ULI Global Awards for Excellence accepts submissions from all project types relevant to the built environment. Development projects and programs of any type and in any location that meet the relevant eligibility requirements below may be submitted for a ULI Global Award for Excellence:

- The project must be in stabilized operation and must be financially viable.
- The project must be complete; however, the project need not be newly constructed.
- The project must achieve a high standard of excellence in all areas—design, planning, construction, economics, and management.
- The project must demonstrate relevance to the contemporary and future needs of the community in which it is located.

- The project must provide lessons, strategies, and techniques that can be used or adapted in other communities. Programs and processes—such as
- Growth management strategies, publicly guided development programs, and other built environment initiatives are eligible if they have been significantly implemented.

Market Acceptance

A key purpose of the ULI Global Awards for Excellence is to identify and recognize best practices in development. Submitted entries must be broadly accepted in the marketplace, and have a positive impact in their communities and/or immediate context. In the case of public or nonprofit projects an understanding of the financing structure is also key, and stressing how it supports broader programmatic efforts takes a different emphasis. The project is likelier to advance to finalist status if the jury is convinced that the project is financially stable, and in particular successful in the marketplace if it is a for-profit development.

Financial information unless noted otherwise will be kept confidential. However, projects unwilling to disclose this information to the jury will not be considered during the evaluation process, and will not advance to the winning phase.

The submission may use any indicator(s) of financial success as is standard for your product in your market, such as return on investment, (ROI), increase in market valuation (based on independent appraisal), occupancy rate (compared to market), economic growth in the affected area, etc. Additional financial information, such as pro formas, accounting statements, etc. may be attached to the submission.

If relevant, identify anchor/key tenants.

If the submission advances to finalist status, at least one jury member will schedule and conduct a site visit to verity and possibly to expand upon all submitted information, including financial information. All financial information remains confidential, and only general descriptive financial information may be used in any related narrative with prior consent from the submitter.

Heritage Award

The Heritage Award is given to development projects and programs that have established new concepts or standards that have been emulated elsewhere, are of national or international renown; have been completed for a minimum of 25 years; and meet all criteria for Award Winners.

The application must be designated as a Heritage Award nominee in the submission in order for it to receive this special consideration. Heritage Award applications do not require the prior authorization of the developer/owner to be submitted. However, the sponsor of the application must have standing with the applicant development, and ULI reserves the right to determine independently the eventual sponsor of the Heritage Award. The Heritage Award is given only with a unanimous vote of the jury.

Please note that this is not a category designated for projects necessarily subject to historic preservation, or for all projects that have been operating for an extended period of time. By submitting the entry as a Heritage Award candidate, it will only be evaluated in this context, and not as part of the overall Global Awards for Excellence submissions. Please evaluate carefully whether the project is best suited for this distinction or for a Global Award for Excellence consideration regardless of its time in operation, and historic status. Please visit http://uli.org/awards/uli-awards-for-excellence-winnersthough-the-years/ to review a listing of winners.

Authorization

Each submission is required to accept the following terms of authorization as part of the submission process.

- Using accepted accounting standards, the project is expected to meet expectations for return on the investor(s)' capital.
- There are no pending or impending concerns with the project's financial condition, debt, equity, or public agency subsidy; or, if there are, they will be disclosed during a potential site visit.
- ULI may use and reproduce the information on the application and any supporting materials (including images and narratives) provided unless noted otherwise.
- The submitter has full power and authority to provide this information and to grant these rights and permissions.

Entry Fees

An entry fee must accompany each project submitted. Fees for the 2017 ULI Global Awards for Excellence are:

Public Sector/NGO US $200.00

Private Sector US $500.00

Please note that the above fees apply to the type of company or organization submitting the application, not the type of project completed. For instance, a private company submitting a public project is required to adhere to the private sector fee.

Submission Process

The submission form will take you through a step-by-step submission process. You can save the application at any time, and return to it at a later time to complete it. It is recommended to save the application often to avoid any potential issues with connectivity or unforeseen software glitches that may cause a loss of data.

Once the submission is final, it cannot be modified. If you have submitted the application erroneously or prematurely and would like to add/modify an aspect within the submission period please contact awards@uli.org describing your circumstances, and requesting your application to be reopened for proper completion. Incomplete submissions are not evaluated by the jury.

Prior to the final submission of a project ULI does not have access to the form and the related information being provided. Please allow time for uploading your submission materials. **Note that the final submission deadline is March 6, 2017.**

You will receive a notification once your submission has been received. Once your submission is reviewed for completion prior to jury review you will receive an approval notification.

Multiple Submissions

The same submitter can enter several submissions into the system. One submission needs to be fully submitted in order to enter the next one.

Submission Images and Attachments

Projects are required to include 12 to 20 image files in TIFF or JPEG formats, no PDF formats with the exception of the contact sheet file. Minimum dimensions of 8.5 x11 inches or A4 at 300 pixels per inch or better. Include a contact sheet with thumbnails of all images, title, and photo credit for each submitted images. Do not include any border, logo, number, or other collage added element in the images. Common drawing/mapping conventions are acceptable in the relevant plans and other support drawings or diagrams. Final project renderings in any form other than for site and locator plans are not accepted and may disqualify the entire entry. Some diagrammatic/conceptual images might be relevant depending on the project.

Images are used by the jury to have a first assessment of the overall visual impression of the project and are critically important to sustain the application narrative. These are often the visual narrative that drives the conversation as the jury meets and evaluates all entries. Please choose images that are relevant to the characteristics that make the project a viable award candidate.

These images also form the basis of the featured projects once the awards are announced. These typically include all winners and finalists, but also selected applicants of note that match the criteria are often featured in relevant ULI research and communications. They are often used to make the video to be presented during the various annual meetings, ceremonies, and related events. Thus, the higher the quality, the better.

Minimum requirements:

- The first image, should be a contact-sheet showing all submitted images, including captions and image credits.
- The second image, when applicable, should be a locator map showing the project's location relative to its metropolitan area.
- The third image, when applicable, should be a project site plan.
- At least one image, when applicable, should show the project within the context of its surroundings.

Naming Protocol

We strongly recommend naming the different images and files in a manner that identifies the project clearly, and the order in which they should be accessed by the jury.

A preferred naming protocol would consist of:

AbreviatedProjectName_AbreviatedLocation_ImageNumber

e.g.: whitehouse_dc_01

By submitting a project, the submitter attests that ULI may use or reproduce any supporting information provided (including images), unless noted otherwise. The submitter attests that she/he has full power and authority to grant these rights and permissions.

Other materials

Up to 6 files with related and relevant information, such as detailed financial information, descriptive literature, press clippings etc. can be submitted.

However please note that this additional information is typically only of significant value to support applications that advance through the evaluation process and that any initial assessment by the assigned jury member, or during the first group meeting focuses on the overall application and project details.

The Jury Process

Members of the ULI Global Awards Jury are selected internationally to achieve regional balance and represent several facets of development expertise, including finance, architecture, land planning and development, public affairs, design, and professional services.

Jury members rotate through a three-year service period, which guarantees a diverse and different jury each cycle with new points of view and expertise that reflect the broad diversity of ULI's membership.

Jurors operate independently, applying the highest standards of evaluation and professional practice as reflected in the code of ethics of the Urban Land Institute. After an extensive awards briefing, each juror is assigned a specific number of submissions to review in advance of the first group meeting. During this first meeting, typically over the course of two days, each juror presents to the rest of the group his or her assigned submissions for debate, evaluation, and qualification. This process typically results in a first group of projects subject for a final round of evaluation. It is from this final session that the selected finalists emerge. Finalists and non-finalists will be notified of their status shortly after this meeting.

While ULI aims to provide adequate feedback and comments to all submitters regardless of whether they progress to the finalist stage or not, it cannot guarantee that this will be the case given the overall volume of submissions. Submitters interested in resubmitting in the future, or with specific feedback requirements are encouraged to reach out individually to awards@uli.org for additional information once the finalists have been announced.

If your project is selected as a finalist, during the following months jurors are assigned to visit each finalist project for a closer evaluation on site, where they meet with those responsible for the success of each initiative. At least one juror visits each selected finalist. The goal is to gather closer and profound insights into the operations of each project with a detailed understanding of aspects such as financial performance, community impact, development history, design elements, and building innovation.

The jury convenes in a second final meeting where they review each project again. The member of the jury who visited the project starts the debate with a brief presentation to the rest of group about the newly gathered insight. Typically, after a long day of deliberations, the final group of ULI Global Awards for Excellence winners is selected.

Please do not hesitate to contact ULI at awards@uli.org with any comment or question you may have. We are looking forward to support you in your submission process.

The ULI Global Awards for Excellence Application is provided for reference below, but will not be accepted for submission.

Please visit https://orgsync.com/60490/forms/244777 to start your application.

2017 ULI Global Awards for Excellence Submission Form

DISCLAIMER: This form should be used exclusively for reference. Only online applications submitted at https://orgsync.com/60490/forms/244777 will be considered for the Global Awards for Excellence Competition.

The Urban Land Institute invites the submission of projects to the 2017 ULI Global Awards for Excellence. Submissions are accepted digitally only through the fulfillment of this online form. For any particular comment or question regarding the submission not covered in the instructions , FAQ and Winning Strategies, or the submission below, please e-mail: awards@uli.org.

OVERVIEW

Submission Code [Admin Use Only]

PROJECT TYPE [Required]
Indicate the main project category for your project. You can further describe it in the following sections.

[   ] Civic/Public
[   ] Commercial: Hotel
[   ] Commercial: Leisure/Entertainment
[   ] Commercial: Office
[   ] Commercial: Retail
[   ] Mixed-Use
[   ] Residential
[   ] Planned Community
[   ] Program/Initiative
[   ] Other

PROJECT NAME [Required]

PROJECT DESCRIPTION [Required]
In approximately 300 words, describe the project as you would to a prospective client, a group of developers, your financial partner, or a communications professional. This overview should include general information about site size and characteristics.

REASON FOR PROJECT RECEIVING AN AWARD [Required]
In bullet format, list up to five special, innovative, and/or distinguishing reasons why the project should receive an award. Each reason should be described on one line.

Heritage Award
The Heritage Award is given to development projects and programs that have established new concepts or standards that have been emulated elsewhere, are of national or international renown; have been completed for a minimum of 25 years; and meet all criteria for Award Winners.

The application must be designated as a Heritage Award nominee in the submission in order for it to receive this special consideration. Heritage Award applications do not require the prior authorization of the developer/owner to be submitted. However, the sponsor of the application must have standing with the applicant development, and ULI reserves the right to determine independently the eventual sponsor of the Heritage Award. The Heritage Award is given only with an unanimous vote of the jury.

Please note that this is not a category designated for projects necessarily subject to historic preservation, or for all projects that have been operating for an extended period of time. By submitting the entry as a Heritage Award candidate, it will only be evaluated in this context, and not as part of the overall Global Awards for Excellence submissions. Please evaluate carefully whether the project is best suited for this distinction or for a Global Award for Excellence consideration regardless of is time in operation, and historic status. Please visit http://uli.org/awards/uli-awards-for-excellence-winners-though-the-years/ to review a listing of winners.

[   ] Yes

Percentage complete [Required]
Default: %

Percentage space sold/leased
Default: %

Additional phases planned? If so, how many?

Comments

PROJECT LOCATION

PROJECT ADDRESS
Please fill in the address details below as accurately as possible in order to locate the projects, facilitate possible jury visits, mapping, and other related efforts. If the submitted project represents multiple locations, or is a broad based initiative that does not match the format please add "NA" to the required fields, and explain the particular characteristics in the comments section.

Address Line 1 [Required]

Address Line 2

City/Municipality [Required]

State/Province/Region [Required]

ZIP/Postal Code [Required]

Country [Required]

Comments

MARKET ACCEPTANCE

A key purpose of the ULI Global Awards for Excellence is to identify and recognize best practices in development. Submitted entries must be broadly accepted in the marketplace, and have a positive impact in their communities and/or immediate context. In the case of public or nonprofit projects an understanding of the financing structure is also key, and stressing how it supports broader programmatic efforts takes a different emphasis. The project is likelier to advance to finalist status if the jury is convinced that the project is financially stable, and in particular successful in the marketplace if it is a for-profit development.

Please note that all financial information remains confidential unless noted otherwise.

The submission may use any indicator(s) of financial success as is standard for your product in your market, such as return on investment, (ROI), increase in market valuation (based on independent appraisal), occupancy rate (compared to market), economic growth in the affected area, etc. Additional financial information, such as pro formas, accounting statements, etc. may be attached.
If relevant, identify anchor/key tenants.
If the submission advances to finalist status, at least one jury member will schedule and conduct a site visit to verity and possibly to expand upon all submitted information, including financial information. All financial information remains confidential, and only general descriptive financial information may be used in any related narrative. Additional information use requires prior consent from the submitter.

In the space provided below, describe how your entry has achieved market acceptance. [Required]

Estimated total cost of the project or eligible phase submitted [Required]

Upload additional financial information (Optional)
If you submit multiple files, please combine them in an archive format, such as zip.

SITE STATISTICS

Please provide relevant information applicable to the submitted project on site size, uses (commercial space, residential units, office space, etc.), project timeline, and land uses.

Site Size (Acres or Hectares)

Commercial Space

Office Space
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Retail/Restaurant/Entertainment Space
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Hotel Rooms
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Residential Units

Single-family Units
Default: Number of units completed,percentage completed, percentage sold or leased.

Multifamily Units
Default: Number of units completed, percentage completed, percentage sold or leased.

Additional Uses

Open Space
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Industrial Space
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Education
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Civic
Default: Square feet or meters completed, percentage completed, percentage sold or leased.

Number of Parking Spaces

Project Timeline

Date Acquired
Default: Month/Year

Date Started
Default: Month/Year

Date Opened
Default: Month/Year

Date Completed (Actual or Projected)
Default: Month/Year

Land Uses

Buildings
Default: Area (Square Feet or Meters), Percentage of Site

Streets/Surface Parking
Default: Area (Square Feet or Meters), Percentage of Site

Open Space/Landscaping
Default: Area (Square Feet or Meters), Percentage of Site

Total
Default: Area (Square Feet or Meters), Percent of Site

What was the land use(s) before development?

List all land uses in your project:
Typical land uses include: Office, retail, restaurant, entertainment, hotel, residential, civic, education, industrial/warehouse, parks/open space, golf course, marina, surface parking, conservation zone.

Additional Comments

PROJECT TEAM & AUTHORIZATION

PROJECT TEAM
Provide contact information for members of the development team, such as developer(s), owner(s), and key consultants (e.g., architect, planner, development manager, etc.). Identify their roles; for example, differentiate between master planner and site planner, architect of record and associate and design architects. Development team information may be continued on a separate document as an attachment.

Developer(s)

Owner (if not same as developer)

Architect(s)/Designer(s)

Others

Upload Additional Team Information (Optional)

Submitter and Authorization

Submitter Name/Title [Required]

Company/Organization [Required]

Contact Information

Unless noted otherwise, certificates for finalists/winners and trophies will be sent to this address.

Name [Required]

Address, line 1 [Required]

Address, line 2

City/Municipality [Required]

State/Province/Region

Country [Required]

Phone Number [Required]

Email Address [Required]
Valid input:
- name@myschool.edu

Authorization Contact Information
Valid input:
- must be 10-15 digits long and may include only numbers,   hyphens, and spaces.
- name@myschool.edu

First name:
Middle initial:
Last name:
Email address:
Phone number:
Address:
City:
State:
ZIP:

Authorization

This digital authorization agreement is signed by the project owner/developer, designated public official or representative responsible for the project. Please provide contact information, review the terms below, and confirm agreement with the submission of this project.

The undersigned attests that:

Using accepted accounting standards, this project is expected to meet expectations for return on the investor(s)' capital when applicable.
There are no pending or impending concerns with this project's financial condition, debt, equity, or public agency subsidy; or, if there are, they will be disclosed during a site visit.
ULI may use and reproduce the information on this application and any supporting materials (including images and narratives) provided unless noted otherwise.
He/She has full power and authority to provide this information and to grant these rights and permissions.

By checking the box below, I agree to the authorization terms: [Required]

[ ] Yes, I authorize this submission to the ULI Global Awards for Excellence

IMAGES AND ATTACHMENTS

Images

Please submit 12 to 20 image files in TIFF or JPEG formats, no PDF formats with the exception of the contact sheet file. Minimum dimensions of 8.5 x 11 inches or A4 at 300 pixels per inch or better. Include a contact sheet with thumbnails of all images, title, and photo credit for each submitted images. Do not include any border, logo, number, or other collage added element in the images. Common drawing/mapping conventions are acceptable in the relevant plans and other support drawings. Final project renderings in any form other than for site and locator plans are not accepted and may disqualify the entire entry. Some diagrammatic/conceptual images might be relevant depending on the project.

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Minimum requirements:

The first image, should be a contact-sheet showing showing all submitted images, including captions and image credits.
The second image, when applicable, should be a locator map showing the project's location relative to its metropolitan area.
The third image, when applicable, should be a project site plan.
At least one image, when applicable, should show the project within the context of its surroundings.

Naming Protocol
We strongly recommend naming the different images and files in a manner that identifies the project clearly, and the order in which they should be accessed by the jury.

A preferred naming protocol would consist of:
AbreviatedProjectName_AbreviatedLocation_ImageNumber
e.g.: whitehouse_dc_01

By submitting this application, you attest that ULI may use or reproduce any supporting information provided (including images), unless noted otherwise. The submitter attests that she/he has full power and authority to grant these rights and permissions.

Upload Contact-Sheet with Credits/Captions

Upload Locator Map

Upload Area Plan

Upload Image

Upload Image

Upload Image

Upload Image

Upload Image

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Upload Image

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Other Attachments (Optional)

Up to 6 files with related and relevant information, such as descriptive literature, press clippings etc. can be submitted.

However please note that this additional information is typically only of significant value to support applications that advance through the evaluation process and that any initial assessment by the assigned jury member, or during the first group meeting focuses on the overall application and project details.

Upload Additional Attachment

Upload Additional Attachment

Upload Additional Attachment

Upload Additional Attachment

Upload Additional Attachment

Upload Additional Attachment

ADDITIONAL INFORMATION

Received Awards and Recognitions
Has your project received any other relevant awards or has been selected for other recognition? Please include here any that you deem relevant. When applicable include any other prior ULI award or nomination received.

Is this project a re-submission to the ULI Global Awards of Excellence?

[ ] Yes

Re-submission Details
Re-submissions to the ULI Global Awards for Excellence, when applicable, should note prior year/s of submissions, and notable differences between that submission and this one. If not a resubmission, please leave blank.

Enter any relevant additional information that may not have been covered elsewhere in the submission (Optional)

PAYMENT

Entry Fees

An entry fee must accompany each project submitted. Fees for the 2017 ULI Global Awards for Excellence are:

Public Sector/NGO $200
Private Sector $500

Please note that the above fees apply to the type of company or organization submitting the application, not the type of project completed. Select your applicable fee below.

Public Sector/NGO
$200.00 each
Default: 0
Valid input:
- Positive whole number

PayPal is the preferred method of payment to manage all submissions. This form will take you to a secure environment where the transaction can be completed. If you experience any problem or if your organization happens to be unable to fulfill the payment via PayPal, please note it in the payment comments section below, complete the application, and we will follow up to try to support your submission.

Payment Comments

NEXT STEPS

Thank you for preparing this form. Once submitted, it will be reviewed for completion: once accepted, you will be notified that it is entering the award process.

All projects are assigned to jury members for evaluation in advance of the first jury meeting. During this meeting, jury members introduce the submission to the rest of the group and open up a debate for its possible inclusion in the round of finalists. The first jury meeting takes place during the ULI Spring Meeting, Seattle, Washington, May 2-4. In the weeks following the meeting, the finalists will be announced. Finalists and non-finalists will receive individual notifications of their status at this point.

During the following months, at least one jury member will visit each finalist project to further evaluate the merits of the entry. The jury convenes for a final meeting to choose the winners. The winners are publicly announced during the ULI Fall Meeting in Los Angeles, California, October 23-26.

If at any point you have any question or comment please contact: awards@uli.org

Once this form is submitted you can access it to download it for your records through your OrgSync profile. Thank you for your

participation in the ULI Global Awards for Excellence.