



REDEVELOPMENT AGENCY BOARD

MINUTES

JUNE 10, 2008

PETE CONSTANT
FORREST WILLIAMS
SAM T. LICCARDO
KANSEN CHU
NORA CAMPOS

DISTRICT 1
DISTRICT 2
DISTRICT 3
DISTRICT 4
DISTRICT 5

CHUCK REED – CHAIR

PIERLUIGI OLIVERIO
MADISON P. NGUYEN
DAVID D. CORTESE
JUDY CHIRCO
NANCY PYLE

DISTRICT 6
DISTRICT 7
DISTRICT 8
DISTRICT 9
DISTRICT 10

Call to Order and Roll Call

9:00 a.m. - Closed Session, Council Chambers Conference Room W133

Absent: Member Constant (Excused)

4:44 p.m. - Regular Session, Council Chambers, City Hall

Absent: Member Constant (Excused)

- Open Forum
- Closed Session Report

None.

- Orders of the Day

The Orders of the Day were approved. (10-0-1) Absent: Constant.

1 CEREMONIAL ITEMS

None

2 CONSENT CALENDAR

2.1 Approval of Board Meeting Minutes.

Recommendation: Approval of Redevelopment Agency Minutes for:

- (a) Regular meeting of May 20, 2008.

Documents Filed: Regular minutes of May 20, 2008.

Action: The Redevelopment Agency minutes were approved. (10-0-1) Absent: Constant.

2.2 Report of the Rules and Open Government Committee – May 21, 2008.

Chair Reed, Chairperson

- (a) Review May 27, 2008, Final Agenda: Meeting Cancelled
- (b) Review June 3, 2008, Draft Agenda.
- (c) Assign "Time Certain" for convening Redevelopment Agency Agenda.

Documents Filed: Report of the Rules and Open Government Committee of May 21, 2008.

Action: The Rules and Open Government Committee report and actions of May 21, 2008, were approved. (10-0-1) Absent: Constant.

2. CONSENT CALENDAR

2.3 Approval of an agreement with Jones & Stokes Associates for Cultural Resources Studies in the North San Pedro area.

Recommendations:

- (a) Approval of an agreement with Jones & Stokes Associates, in an amount not to exceed \$160,000, for Cultural Resources Studies in the North San Pedro area; and,
- (b) Adoption of a resolution approving an adjustment to the FY 2007-08 Adopted Capital Budget, shifting \$350,000 from FY 2008-09 to FY 2007-08 for the North San Pedro Proposed Housing/Brandenburg project line in the Julian-Stockton Redevelopment Area, and amending the FY 2007-2008 Agency appropriations resolution.

CEQA: Not a project. [JULIAN/STOCKTON]

Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated May 29, 2008, recommending: a) approval of an agreement with Jones & Stokes Associates for Cultural Resources Studies in the North San Pedro area, and b) adoption of a resolution approving an adjustment to the FY 2007-08 Adopted Capital Budget for the North San Pedro Proposed Housing/Brandenburg project line in the Julian-Stockton Redevelopment Area, and amendment of the FY 2007-2008 Agency appropriations resolution.

Action: The Redevelopment Agency Board approved the agreement with Jones & Stokes Associates. Agency Resolution No. 5830 adopted. (10-0-1) Absent: Constant.

2.4 Approval of an amendment to the agreement with the San Jose Conservation Corps.

Recommendation: Approval of the fourth amendment to the agreement with the San Jose Conservation Corps, in the amount of \$60,000 for a total contract amount not to exceed \$280,000, for community improvement services in Redevelopment Project Areas, and extension of the term of the agreement by 15 months through September 30, 2009. CEQA: Resolution No. 71042, PP08-092. [SNI/NBD]

(Item continued on the next page)

2. CONSENT CALENDAR

(Cont'd)

- 2.4 Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated May 29, 2008, recommending approval of the fourth amendment to the agreement with the San Jose Conservation Corps for community improvement services in Redevelopment Project Areas

Action: Deferred to June 24, 2008. (10-0-1) Absent: Constant.

3 GENERAL

- 3.1 **Amendment of the Redevelopment Agency By-Laws to revise the Contract Authority Limit for the Executive Director.**

Recommendations: Adoption of a resolution amending the Redevelopment Agency By-Laws to reflect a revised Contract Authority Limit for the Executive Director in an amount not to exceed \$250,000. [MERGED]

Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated May 29, 2008, recommending adoption of a resolution amending the Redevelopment Agency By-Laws to reflect a revised Contract Authority Limit for the Executive Director in an amount not to exceed \$250,000.

Public Comments: William Garbett spoke in opposition to Item 3.1.

Action: Agency Resolution No. 5831 adopted. (9-1-1) No: Campos; Absent: Constant.

4 NEIGHBORHOOD IMPROVEMENT STRATEGIES

None

5 HOUSING

None

6 PUBLIC FACILITIES AND SPACES

- 6.1 Approval of an amendment to an agreement with Leddy Maytum Stacy Architects, for architectural services for the Children's Discovery Museum Expansion Project.**

Recommendations: Approval of the second amendment to an agreement with Leddy Maytum Stacy Architects, in the amount of \$145,000 for a total contract amount not to exceed \$375,000, for architectural services for the schematic design of the first phase of the Children's Discovery Museum Expansion Project. CEQA: Not a project. [GUADALUPE-AUZERAIS] (DROPPED)

7 PRIVATE DEVELOPMENT

- 7.1 Approval of an amendment to the DDA with Green Valley Corporation (dba Barry Swenson Builder).**

Recommendation: Approval of the first amendment to the Disposition and Development Agreement with Green Valley Corporation (dba Barry Swenson Builder), allowing rental of the remaining unsold market rate units in the Lofts @ The Alameda project for a period of up to five years. CEQA: Not a project. [THE ALAMEDA]

Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated May 29, 2008, recommending approval of the first amendment to the Disposition and Development Agreement with Green Valley Corporation allowing rental of the remaining unsold market rate units in the Lofts @ The Alameda project.

Action: The Redevelopment Agency Board approved the first amendment to the Disposition and Development Agreement with Green Valley Corporation. (10-0-1)
Absent: Constant.

8 JOINT REDEVELOPMENT AGENCY/COUNCIL

None

- **Adjournment**
The Redevelopment Agency Board adjourned at 4:52 p.m.

ATTEST:



HARRY S. MAVROGENES, SECRETARY