

REDEVELOPMENT AGENCY BOARD

SYNOPSIS

August 21, 2001

LINDA J. LEZOTTE
FORREST WILLIAMS
CINDY CHAVEZ
CHUCK REED
NORA CAMPOS

DISTRICT 1
DISTRICT 2
DISTRICT 3
DISTRICT 4
DISTRICT 5

RON GONZALES CHAIR

KEN YEAGER
GEORGE SHIRAKAWA, JR.
DAVID CORTESE
JOHN DIQUISTO
PAT DANDO

DISTRICT 6
DISTRICT 7
DISTRICT 8
DISTRICT 9
DISTRICT10



Welcome to the San Jose Redevelopment Agency's Board meeting. Our Board is composed of the ten City Councilmembers and the Mayor, who serve as our Boardmembers and Chairperson.

This Agenda contains both a Consent Calendar section for routine business items requiring Board approval, and general business items arranged to correspond to the Agency's Core Service Areas. The Core Service Areas represent the policy-making level for strategic planning, policy setting, and investment decisions in the critical functions the Agency provides to the community and to the City. The four Core Service Areas are:

- ***Promote and Implement Neighborhood Improvement Strategies*** — Through collaboration, revitalize commercial and residential neighborhoods so they are livable, safe, diverse and economically sustainable.
- ***Enhance the Quality and Supply of the City's Housing Stock*** — Enhance the Quality and Supply of the City's Housing Stock
- ***Initiate and Facilitate Public Facilities and Spaces*** — To guide the creation of a fabric of public facilities and spaces that is useful, stable, inviting, delightful and instills pride in the community to foster the opportunity for other investments
- ***Initiate and Facilitate Private Development*** — Capitalize on market opportunities and facilitate private development in the fastest possible time with the highest quality customer service

You may speak to the Board about items on the agenda by submitting a Speaker's Card to the Agency's Clerk seated at the front table. If you wish to address the Board about an issue that is not on the Board agenda, you may speak during the "Open Forum" during the City Council's meeting. The Board is unable to discuss or take action on issues presented during Open Forum. According to State Law (the Brown Act), items must first be noticed on the agenda before any discussion or action. Tips for speaking to the Board:

- **Please submit a Blue Speaker's Card before the meeting or before the item is heard.** This ensures that your name is called for item(s) you wish to address, and that the meeting runs smoothly for all participants.
- When the Board reaches your item on the agenda, the Chairperson will open the public hearing and call your name. Please address the Board from the large podium located to the left of the Clerk's table.
- Each speaker generally has two minutes to speak per item. The amount of time allotted to speakers may vary at the Chairperson's discretion however, depending on the number of speakers and length of agenda.
- There are three lights to assist you with tracking your speaking time. They are located to the far right of the podium. The green light turns on when you begin speaking; the yellow light turns on when you have 30 seconds left; and, the red light comes on when your speaking time is up.

If you have any questions, please direct them to Agency staff seated at the tables just below the dais. Thank you for taking the time to attend today's meeting. We look forward to seeing you at future meetings. The Redevelopment Agency's Board meets on Tuesdays, following the City Council meeting at 1:30 p.m. Agendas of future meetings are posted immediately outside City Hall's main entrance and at: www.sjredevelopment.org.

CALL TO ORDER AND ROLL CALL

Mayor Ron Gonzales called the meeting to order at 2:18 p.m.

**PRESENT: GONZALES, CAMPOS, CHAVEZ, CORTESE, DANDO,
DIQUISTO, LEZOTTE, REED, SHIRAKAWA, JR.,
YEAGER, WILLIAMS.**

ORDERS OF THE DAY

See Item 10 on the City Council Agenda for description of any City Council agenda items relating to the Redevelopment Agency.

Orders of the Day Approved.

1 CEREMONIAL ITEMS

None.

2 CONSENT CALENDAR

None.

3 NEIGHBORHOOD IMPROVEMENT STRATEGIES

3.1 Approval of Owner Participation Agreements for façade improvements and edge treatments for buildings located at Story Road and Lido Way and at the northeast corner of Story and King Roads.

Recommendation: Agency Board approval of:

- (a) An Owner Participation Agreement with Dan Hoady and Linda Hoady, owners of the buildings located at the northeast corner of Story Road and King Road (APN 481-38-008 and APN 481-38-011), in the amount of \$120,000, for edge treatments for the parking lots on two properties fronting King Road and Lido Way.

Public testimony received. Approved.

3 NEIGHBORHOOD IMPROVEMENT STRATEGIES (Continued)

(b) An Owner Participation Agreement with Cha Cha Enterprises, Inc., in the amount of \$860,000, for façade improvements and edge treatments for buildings in the Mi Pueblo Plaza, located between Story Road and Lido Way.

Public testimony received. Approved.

(c) An Owner Participation Agreement with the Lino J. Bailo Trust, in the amount of \$60,000 for edge treatments on the parking lot fronting King Road.

Public testimony received. Approved.

4 HOUSING

None.

5 PUBLIC FACILITIES AND SPACES

5.1 Approval of a Purchase and Sale Agreement with John F. Seward and Edward S. Guardino, in the amount of \$1,050,000, for real property located at 71 North 5th Street, in the area of a proposed off-site parking garage.

Recommendation: Approval of a Purchase and Sale Agreement with John F. Seward and Edward S. Guardino, in the amount of \$1,050,000 plus related closing costs, for the acquisition of 71 North 5th Street (APN: 467-20-003), in the area of the proposed off-site parking garage for the Civic Center. CEQA: Resolution No. 68905.

Public testimony received. Approved.

5.2 Approval of a Purchase and Sale Agreement with Oswald Baker Lindsay and Wanda Endia Lindsay, in the amount of \$1,231,000 plus closing costs, for the purchase of two historic homes and one parcel as a receiver site for the relocation of a historic home.

5 PUBLIC FACILITIES AND SPACES (Continued)

Recommending: Approval of a Purchase and Sale Agreement with Oswald Baker Lindsay and Wanda Endia Lindsay, in the amount of \$1,231,000 plus closing costs, for the acquisition of two historic homes, 459 and 465 North 4th Street (APN: 249-45-002 and 249-45-003), and 457 North 4th Street (APN: 249-450-1) as a receiver site for a historic home. CEQA: Exempt.
Public testimony received. Approved.

6 PRIVATE DEVELOPMENT

None.

7 JOINT REDEVELOPMENT AGENCY/COUNCIL

None.

CLOSED SESSION REPORT

None.

OPEN FORUM

None.

ADJOURNMENT

The meeting was adjourned at 2:41 p.m.