

# **REDEVELOPMENT AGENCY AMENDED AGENDA**

**DECEMBER 6, 2005**

LINDA J. LE ZOTTE  
FORREST WILLIAMS  
CINDY CHAVEZ  
CHUCK REED  
NORA CAMPOS

DISTRICT 1  
DISTRICT 2  
DISTRICT 3  
DISTRICT 4  
DISTRICT 5

RON GONZALES – CHAIR

KEN YEAGER  
MADISON P. NGUYEN  
DAVID D. CORTESE  
JUDY CHIRCO  
NANCY PYLE

DISTRICT 6  
DISTRICT 7  
DISTRICT 8  
DISTRICT 9  
DISTRICT 10

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

If you wish to address the Redevelopment Agency about an issue that is not on the agenda, you may speak during the “Open Forum” during the City Council's meeting. The Council/Agency is unable to take action on issues presented during “Open Forum.”

The Agenda following this page contains a Consent Calendar section for routine business items requiring Redevelopment Agency approval, as well as general business items arranged corresponding to the Agency’s Critical Service Areas. The Critical 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 Critical 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 provide input on agenda items by filling out a BLUE Speaker’s Card and submitting it to the City Clerk or Agency’s Clerk during the meeting. If you wish to speak to the Agency, some tips to help you are noted below:

- **Submit a speaker’s card before the meeting and well before the item is heard.** This will ensure that your name is called for the item you wish to address and ensure 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 forward those who have requested to speak. Please address the Agency at the speaker’s podium.
- 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.

If you have any questions, please direct them to the 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 meets on Tuesdays, following the City Council’s meeting at 1:30 p.m.

Meeting agendas are posted outside City Hall and the agendas and Agency Board Staff Reports may be viewed on the Internet at <http://www.sjredevelopment.org/agendas.htm>. To arrange an accommodation under the Americans with Disabilities Act to participate in this public meeting, please call (408) 535-1260 or (408) 998-5299 (TTY) at least two business days before the meeting.

On occasion the Redevelopment Agency may consider agenda items out of order.

- **Call to Order and Roll Call**

9:30 a.m. - Closed Session, City Hall Tower, 18<sup>th</sup> Floor, City Hall

See Separate Agenda

1:30 p.m. - Regular Session, Council Chambers, City Hall

- **Orders of the Day**

Items recommended to be added, dropped, or deferred are usually approved under Orders of the Day unless the Council directs otherwise.

- \* Items marked with an asterisk denote changes or additions to the previously published Agenda for this meeting.

**ITEM 8.1 IS TO BE CONSIDERED IN A JOINT REDEVELOPMENT AGENCY BOARD/CITY COUNCIL SESSION.**

See Item 9 on the City Council Agenda for description of any City Council agendized items relating to the Redevelopment Agency.

## **1 CEREMONIAL ITEMS**

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## **2 CONSENT CALENDAR**

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**Notice to the public:** There will be no separate discussion of Consent Calendar items as they are considered to be routine by the Agency and will be adopted by one motion. If a member of the Redevelopment Agency Board, staff, or public requests discussion on a particular item, that item will be removed from the Consent Calendar and considered separately.

### **2.1 Approval of Board Meeting Minutes.**

**Recommendation:** Approval of Redevelopment Agency Minutes for:

- (a) Regular meeting of October 25, 2005.
- (b) Regular meeting of November 8, 2005.

## **2 CONSENT CALENDAR**

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### **2.2 Report of the Rules Committee – November 16, 2005.**

- (a) Review November 29, 2005, Draft Agenda.
- (b) Addition of new items to the November 22, 2005, Agenda: Cancelled

### **2.3 Approval of an amendment to the agreement with Burchard & Rinehart.**

- \* **Recommendation:** Approval of the third amendment to the agreement with Burchard & Rinehart, increasing the compensation by \$2,818.75 for a total amount not to exceed \$142,818.75, for litigation support services.

## **3 GENERAL**

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## **4 NEIGHBORHOOD IMPROVEMENT STRATEGIES**

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### **4.1 Amendment of an agreement with the San Jose Conservation Corps.**

**Recommendation:** Approval of the Continuation and Second Amendment to the Agreement with the San Jose Conservation Corps for community improvement services in various Neighborhood Business Districts and SNI neighborhoods, extending the term of the agreement by 19 months, through June 30, 2007, and making other administrative updates, at no additional cost to the Agency. CEQA: Resolution No. 71042, PP03-05-144. [SNI] (Deferred 11/8/05, item 4.2)

## **5 HOUSING**

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## **6 PUBLIC FACILITIES AND SPACES**

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## **7 PRIVATE DEVELOPMENT**

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### **7.1 Approval of Facade Improvement Agreement for 82-96 E. Santa Clara Street.**

**Recommendation:** Approval of a Facade Improvement Agreement, in the amount of \$264,000, which includes a construction contingency in the amount of \$24,000, with the Hank D. and Salome M. Coca 1996 Irrevocable Trust, owner of the building located on 82-96 E. Santa Clara Street (Hank Coca's Downtown Furniture). CEQA: Exempt, File No. PP05-229 [MERGED]

## **8 JOINT REDEVELOPMENT AGENCY/COUNCIL**

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**CONVENE CITY COUNCIL TO CONSIDER ITEM 8.1 IN A JOINT SESSION**

### **8.1 Approval of the Annual Report of Financial Transactions of Community Redevelopment Agencies.**

**Recommendation:** Adoption of resolutions by the City Council and Agency Board approving, in substantial form, the Annual Report of Financial Transactions of Community Redevelopment Agencies, Fiscal Year 2004-05, and directing staff to forward the report to the State of California Controller. [MERGED]  
**(DEFER TO 12/13/05)**

**ADJOURN CITY COUNCIL PORTION OF THE MEETING**

- Closed Session Report
- Open Forum ---- To be heard jointly with Redevelopment Agency Public Discussion.
- Adjournment