CITY OF SAN JOSE
CAPITAL OF SILICON VALLEY

REDEVELOPMENT AGENCY BOARD

MINUTES

JUNE 14, 2005

LINDA J. LE ZOTTE	DISTRICT 1		KEN YEAGER	DISTRICT 6
FORREST WILLIAMS	DISTRICT 2		VACANT	DISTRICT 7
CINDY CHAVEZ	DISTRICT 3	RON GONZALES, CHAIR	DAVID D. CORTESE	DISTRICT 8
CHUCK REED	DISTRICT 4		JUDY CHIRCO	DISTRICT 9
NORA CAMPOS	DISTRICT 5		NANCY PYLE	DISTRICT10

• Call to Order and Roll Call

Mayor Gonzales called the meeting to order at 5:40 p.m.

PRESENT: GONZALES, CAMPOS, CHAVEZ, CHIRCO, CORTESE, LEZOTTE, PYLE, REED, WILLIAMS, YEAGER.
ABSENT: None.
VACANT: DISTRICT 7 SEAT.

• Orders of the Day

The Orders of the Day and the Agenda were approved. (10-0.)

1 CEREMONIAL ITEMS

None.

2 CONSENT CALENDAR

2.1 Report of the Rules Committee – May 25, 2005.

(a) Review June 7, 2005 Draft Agenda.
(b) Addition of new items to the May 31, 2005 Agenda: Meeting Cancelled
(c) Staff Reports Outstanding for the May 31, 2005 Agenda.

Documents Filed: The Rules Committee Report dated May 25, 2005.

Action: The Report of the Rules Committee and the actions of May 25, 2005, were approved. (10-0.)

2.2 Approval to issue a Request for Proposals to solicit interest for the disposition and redevelopment of 490 South First Street.

Recommendation: Approval of the issuance of a Request for Proposals to solicit interest for the disposition redevelopment of Agency-owned property located at 490 South First Street into a mixed used project consisting of a mid-size community theater with housing. **[MARKET GATEWAY]**

2 CONSENT CALENDAR

2.2 (Cont'd.)

Documents Filed: Memorandum from Redevelopment Agency Director Harry Mavrogenes, dated June 14, 2005, requesting approval of the RFP.

Action: The issuance of a RFP was approved. (10-0.)

2.3 Approval to issue a Request for Proposals to solicit interest for the disposition and redevelopment of 500 South First Street.

Recommendation: Approval of the issuance of a Request for Proposals to solicit interest for the disposition and redevelopment of the Agency-owned building at 500 South First Street. **[MARKET GATEWAY]**

Documents Filed: Memorandum from Redevelopment Agency Director Harry Mavrogenes, dated June 14, 2005, recommending approval to issue a RFP.

Action: The issuance of a RFP was approved. (10-0.)

2.4 Approval of the seventh amendment to the agreement with Edwin Bruce Associates for architectural design and construction administration services for the Facade Improvement Program.

Recommendation: Approval of the seventh amendment to the agreement with Edwin Bruce Associates, in the amount of $30,000, for a total contract amount not to exceed $403,000, for architectural design and construction administration services for the Facade Improvement Program, extending the term of the agreement by one year to June 30, 2006, and increasing the scope of services to include all of the Neighborhood Business Districts. **(NBD)**

Documents Filed: Memorandum from Redevelopment Agency Director Harry Mavrogenes, dated June 14, 2005, recommending approval of the amendment.

Action: The seventh amendment to the agreement was approved. (10-0.)

3 GENERAL

3.1 Acceptance of Agency Financial Reports

(a) Monthly Financial Statements – April 2005
(b) Capital Cost Report - April 2005
(c) Cash Flow Projection - April 2005

Documents Filed: Memoranda from Redevelopment Agency Director Harry Mavrogenes, all three dated June 14, 2005, recommending approval of the Agency Financial Reports.

Action: The Agency Financial Reports were approved. (9-1-0. Noes: LeZotte.)

4 NEIGHBORHOOD IMPROVEMENT STRATEGIES

None.

5 HOUSING

None.

6 PUBLIC FACILITIES AND SPACES

6.1 Award of a contract for the Guadalupe River Park & Gardens Visitor Center Improvements Project.

Recommendation: Adoption of a resolution awarding a contract to the low bidder, Calstate Construction, Inc., in the amount of $153,250 and establishing a 10% project contingency in the amount of $15,325 for a total construction cost not to exceed $168,575, for the Guadalupe River Park & Gardens Visitor Center Improvements Project. CEQA: Exempt, PP04-06-193 **[MERGED]**

Documents Filed: Memorandum from Redevelopment Agency Director Harry Mavrogenes, dated June 14, 2005, recommending adoption of a resolution.

Action: Agency Resolution No. 5618 was adopted. (10-0.)

7 PRIVATE DEVELOPMENT

None.

8 JOINT REDEVELOPMENT AGENCY/COUNCIL

8.1 Acceptance of the disclosure of property interest.

Recommendation: Acceptance by the City Council and Agency Board of the disclosure of property interest by the District Six Council Assistant and direction that the disclosure be entered into the public minutes of the Agency Board meeting.

Documents Filed: Memorandum from Chief Deputy General Counsel Patricia Deignan, dated June 14, 2005, recommending acceptance of the property interest disclosure.

Action: The property interest disclosure was accepted. (10-0.)

• Closed Session Report

None.

• Open Forum

None.

• Adjournment

The Redevelopment Agency Board adjourned at 5:41 p.m.

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RON GONZALES, MAYOR

ATTEST:

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HARRY S. MAVROGENES, SECRETARY