CITY OF SAN JOSE
CAPITAL OF SILICON VALLEY

REDEVELOPMENT AGENCY AGENDA

AUGUST 23, 2005

LINDA J. LE ZOTTE	DISTRICT 1		KEN YEAGER	DISTRICT 6
FORREST WILLIAMS	DISTRICT 2		VACANT	DISTRICT 7
CINDY CHAVEZ	DISTRICT 3	RON GONZALES MAYOR	DAVID D. CORTESE	DISTRICT 8
CHUCK REED	DISTRICT 4		JUDY CHIRCO	DISTRICT 9
NORA CAMPOS	DISTRICT 5		NANCY PYLE	DISTRICT 10

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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 before the item is heard**. This will ensure that your name is called for the items you wish to address, and ensure 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 Agency from the speakers 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 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 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, 18th 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.

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

1 CEREMONIAL ITEMS

2 CONSENT CALENDAR

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.

3 GENERAL

4 NEIGHBORHOOD IMPROVEMENT STRATEGIES

5 HOUSING

6 PUBLIC FACILITIES AND SPACES

7 PRIVATE DEVELOPMENT

7.1 Actions related to the facility lease and Co-Sponsorship Operating Agreement for the San Jose Entrepreneur Center located at 84 West Santa Clara Street.

Recommendation: Adoption of resolutions:

(a) Approving a lease for the San Jose Entrepreneur Center (E-Center) with the Redevelopment Agency and San Jose State University Foundation (SJSUF) as lessees, and Ernest and Irene Pestana as lessors, for 16,350 square feet of office space at 84 West Santa Clara Street, for an 11-month term, with two one-year extension options, for an Agency amount not to exceed $205,333.

(b) Approving a Co-sponsorship Operating Agreement between the Redevelopment Agency and SJSUF that establishes the financial obligations of the Agency and SJSUF in regard to lease payments, and designates SJUSF as the fiscal sponsor for the E-Center.

(c) Authorizing the Executive Director to negotiate and execute a Co-sponsorship Agreement or similar form of agreement with SJSUF, and the U.S. Small Business Administration (SBA) that outlines SBA's relationship with the E-Center.

(d) Directing staff to submit a report to the Agency Board, in six months, to analyze the access to and management of the E-Center.

(e) Approving the addition of $120,376 to the FY 2005-2006 Adopted Capital Budget project line Merged Area, Small Business Administration Lease and amending the FY 2005-2006 Agency appropriations resolution.

CEQA: Exempt; PP05-109 **[PUEBLO UNO]** [Deferred 6/28, 8/9/05, Item 7.2]

8 JOINT REDEVELOPMENT AGENCY/COUNCIL

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