



# **REDEVELOPMENT AGENCY BOARD**

## **SYNOPSIS**

**April 29, 2003**

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

## **CALL TO ORDER AND ROLL CALL**

---

Mayor Ron Gonzales called the meeting to order at 4:39 p.m.

**PRESENT: GONZALES, CAMPOS, CHAVEZ, CHIRCO, CORTESE,  
DANDO, GREGORY, LEZOTTE, REED, YEAGER,  
WILLIAMS.**

## **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.**

Item 7.1 is to be considered in a joint Redevelopment Agency Board/City Council session.

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

**Orders of the Day approved.**

### **1 CEREMONIAL ITEMS**

---

**None.**

### **2 CONSENT CALENDAR**

---

#### **2.1 Report of the Rules Committee – April 9, 2003**

**Vice Mayor Dando, Chair**

- (a) Review April 22, 2003 Draft Agenda.
- (b) Add new items to the April 15, 2003 Agenda
- (c) Staff reports outstanding for April 15, 2003: as of April 8, 2003

**Approved.**

### **3 NEIGHBORHOOD IMPROVEMENT STRATEGIES**

---

**None.**

## 4 HOUSING

---

None.

## 5 PUBLIC FACILITIES AND SPACES

---

None.

## 6 PRIVATE DEVELOPMENT

---

### 6.1 Approval to issue a Request for Qualifications with Business Terms for the rehabilitation and reuse of 73-75 San Pedro Street in the San Pedro Square retail entertainment district.

**Recommendation:** Approval of the issuance of a Request for Qualifications with Business Terms to solicit interest for the rehabilitation and reuse of 73-75 San Pedro Street (commonly known as the Storm Property) to provide uses compatible with the San Pedro Square retail entertainment district.

**Board Member Chavez included in the motion a request for any findings on the preservation of the Peralta Adobe and a preliminary Master Plan, prior to this item coming back to the Board. Ms. Chavez and Board Member Reed also included in the motion that someone from the San Pedro Square Association be part of any evaluations of the RFQ before it comes back to the Board. Approved.**

## 7 JOINT REDEVELOPMENT AGENCY/COUNCIL

---

### 7.1 Approval of a DDA with Regis Homes of Northern California, for the development of residential units at 320 North First Street and acceptance of the 33433 Summary Report and Re-Use Appraisal.

**Recommendation:** Adoption of resolutions:

- (a) By the City Council approving the disposition of the real property located at 320 North First Street (APN 249-44-101) to Regis Homes of Northern California, accepting the 33433 Summary Report and Re-Use Appraisal, and finding that the disposition of the property will assist in the elimination of blight, is consistent with the 13th Street SNI Redevelopment Project Area objectives and that the consideration for the property is not less than the fair reuse value for the proposed use, with the covenants and conditions

and development costs authorized by the Disposition and Development Agreement (DDA); and,

- (b) By the Agency Board approving the DDA and authorizing the Executive Director to execute ancillary documents contemplated by the DDA and to close escrow and convey the Property subject to compliance with the terms of the DDA, and to negotiate and execute amendments to the DDA substantially in conformance with the intent of the DDA as reasonably necessary.

CEQA: Resolution No. 68839. PDC02-077

**Resolution No. 5403 adopted. City Council Resolution No. 71539 adopted.**

**Abstain: Gonzales.**

---

### **CLOSED SESSION REPORT**

---

**None.**

---

### **OPEN FORUM**

---

**None.**

---

### **ADJOURNMENT**

---

The meeting adjourned at 4:47 p.m.

---