



REDEVELOPMENT AGENCY MINUTES

OCTOBER 5, 2010

PETE CONSTANT
ASH KALRA
SAM LICCARDO
KANSEN CHU
NORA CAMPOS

DISTRICT 1
DISTRICT 2
DISTRICT 3
DISTRICT 4
DISTRICT 5

CHUCK REED – CHAIR

PIERLUIGI OLIVERIO
MADISON P. NGUYEN
ROSE HERRERA
JUDY CHIRCO
NANCY PYLE

DISTRICT 6
DISTRICT 7
DISTRICT 8
DISTRICT 9
DISTRICT 10

Call to Order and Roll Call

9:30 a.m. - Closed Session, Council Chambers Conference Room W133

Absent: None.

4:18 p.m. - Regular Session, Council Chambers, City Hall

Absent: None.

- Open Forum
- Closed Session Report
- Orders of the Day

The Orders of the Day were approved. (11-0)

1 CEREMONIAL ITEMS

None

2 CONSENT CALENDAR

2.1 Approval of Minutes.

- (a) Approval of Redevelopment Agency Minutes for the Regular meeting of September 14, 2010.

Documents Filed: Regular minutes of September 14, 2010.

Action: The Redevelopment Agency minutes of September 14, 2010 were approved. (11-0)

2.2 Approval of Council/Board Committee Reports.

- (a) Report of the Public Safety, Finance and Strategic Support Committee – September 16, 2010. (Nguyen)
- (b) Report of the Rules and Open Government Committee – September 15, 2010. (Mayor)

Documents Filed: Report of the Public Safety, Finance and Strategic Support Committee of September 16, 2010, and the report of the Rules and Open Government Committee meeting of September 15, 2010.

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CONSENT CALENDAR

(Cont'd)

- 2.2 Action: The report of the Public Safety, Finance and Strategic Support Committee of September 16, 2010, and the report of the Rules and Open Government Committee meeting for September 15, 2010, were approved. (11-0)

3 GENERAL

3.1 Presentation of the Quarterly Projects Status Report.

Recommendation: Acceptance of the Redevelopment Agency's Quarterly Projects Status Report for the First Quarter, FY 2010-11. CEQA: Not a project. [MERGED]

Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated September 23, 2010, recommending acceptance of the First Quarter, FY 2010-11 Projects Status Report.

Action: Deferred to October 19, 2010.

4 NEIGHBORHOOD IMPROVEMENT STRATEGIES

None

5 HOUSING

None

6 PUBLIC FACILITIES AND SPACES

None

7 PRIVATE DEVELOPMENT

7.1 Approval of an amendment to the Building Rehabilitation and Loan Agreement with Urban Markets, LLC, for the San Pedro Square Urban Market.

Recommendation: Approval of the first amendment to the Building Rehabilitation and Loan Agreement with Urban Markets, LLC, modifying the "Off-Site Public Improvements" in the Scope of Development, accelerating the schedule for the new retail building on the southwest corner of North San Pedro and West Saint John Streets, revising the public art requirement and modifying the allocations for the Deeds of Trust. CEQA: Addendum to the Downtown Strategy 2000 Final EIR, Resolution No. 72767, adopted June 21, 2005, File No. CP09-054. [SNI]

Documents Filed: Memorandum from Executive Director of Redevelopment Agency Harry S. Mavrogenes, dated September 23, 2010, recommending approval of the first amendment to the Building Rehabilitation and Loan Agreement with Urban Markets, LLC.

Public Comments: Bob Brownstein spoke in opposition to Item 7.1.

Action: Following Agency Board members' discussion, Board member Constant called for the question to end the debate and the motion carried 9-1-1 (No: Campos. Absent: Chu.) The first amendment to the Building Rehabilitation and Loan Agreement with Urban Markets, LLC, was approved. (8-2-1) Noes: Campos, Kalra. Absent: Chu.

RECESS/RECONVENE

The Redevelopment Agency Board recessed at 5:05 p.m. from the afternoon session and reconvened at 7:04 p.m. in Council Chambers, City Hall.

Absent: None

8 JOINT REDEVELOPMENT AGENCY/COUNCIL

Item 9.1 on the City Council's Agenda, pertaining to "Citywide Insurance Placement" was heard and action taken during the Council meeting at 1:30 p.m. today.

The City Council convened at 7:04 p.m. to consider Item 8.1 in a Joint Session.

8.1 Public Hearing on the Agency's FY 2010-11 Capital and Operating Budgets and the 2011-2013 Spending Plan.

Recommendation: Joint Public Hearing on the Redevelopment Agency's Proposed FY 2010-11 Capital Budget and Operating Budget and the 2011-2013 Spending Plan.

Documents Filed: The Redevelopment Agency's Proposed FY 2010-11 Revised Capital Budget and Revised Operating Budget and the Three-Year Spending Plan. (Available online only).

Public Comments: Julie Driscoll asked that the Council and Board consider the need for the Baseball Stadium and economic development projects that support jobs.

Tamon Norimoto asked that the Council and Board consider the need for affordable housing.

The following members of the public commented on the Redevelopment Agency's proposed budget and asked the Council and the Board to consider the need for funding of the ACE Charter School in Year One instead of Year Three: Susan Hammer, Maritza Maldonado, Susan Price, Heriberto Soto, Marely Armenta, Beth Gonzales, Evelia Ramirez, Rev. Francisco Rios, Guadalupe Caudillo, Dulce Gonzales, Graciela Diaz, Maria Teresa Bárzenas, Guadalupe Gonzalez, Norma Mungura, Greg Lippman, Gilne Tasco, Linda Murray, Serina Eichelberger.

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8 JOINT REDEVELOPMENT AGENCY/COUNCIL

(Cont'd)

8.1 Public Hearing on the Agency's FY 2010-11 Capital and Operating Budgets and the 2011-2013 Spending Plan.

The following members of the public commented on the Redevelopment Agency's proposed budget and asked the Council and the Board to consider the need for continued Agency funding of the City of San Jose's BEST (Bringing Everyone's Strengths Together) program: Judy Whittier, Courtenay MacMillan, Albert Juarez, Han Tang, Anne Im, Kathleen Krenek, Lucero Arrellano, Crystal Talitonu, Earl Celeridad, Jan Zumel, Elizabeth Barajas, Jerry Nguyen, Jonathan Adona, Lakota Harden, Kevin Magrow, Jane Hills, Michael Pritchard, Mike Canul, Michael Lopez.

Action: The Public Hearing was closed.

- **Adjournment**
The Redevelopment Agency Board adjourned at 8:15 p.m.

ATTEST:



HARRY S. MAVROGENES, SECRETARY