



# Meeting of Sacramento City Council Redevelopment Agency

## Special Meeting Minutes

**Tuesday, March 8, 2011**

**5:55 P.M.**

**City Hall-915 I Street, 1<sup>st</sup> Floor Council Chamber**

*Published by the Office of the City Clerk (916) 808-7200*

### CITY COUNCIL

Kevin Johnson, Mayor  
Angelique Ashby, District 1  
Sandy Sheedy, District 2  
Steve Cohn, District 3  
Robert King Fong, District 4  
Jay Schenirer, District 5  
Kevin McCarty, District 6  
Darrell Fong, District 7  
Bonnie Pannell, District 8

### CHARTER OFFICERS

Eileen Teichert, City Attorney  
Shirley Concolino, City Clerk  
Gus Vina, Acting City Manager  
Russell Fehr, City Treasurer

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### **NOTICE TO THE PUBLIC**

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

**Notice to Lobbyists:** When addressing the legislative bodies you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

**Speaker slips are located in racks inside the chamber and should be completed and submitted to the City Clerk.**

*Government Code 54956 (The Brown Act)* states that SPECIAL MEETINGS require twenty-four hour (24) notice be provided to members of legislative body and media outlets including brief general description of matters to be considered or discussed.

The order of Agenda items are listed for reference and may be taken in any order deemed appropriate by the legislative body.

The Agenda provides a general description and staff recommendations; however, the legislative bodies may take action other than what is recommended. Full staff reports are available for public review on the City's website and include all attachments and exhibits. "To Be Delivered" and "Supplemental" written material will be published as they are received. Hard copies are available at the Office of the City Clerk and written materials received will be available at the meeting for public review.

Meetings are broadcast live on Metrocable, Channel 14, AT&T Broadband Cable System and rebroadcast on the Saturday following the date of the meeting. (Check Listings)

Live videostreams and indexed archives of meetings are available via the internet. Visit <http://www.cityofsacramento.org/clerk/council-agendas/>. Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Office of the City Clerk at (916) 808-7200 as soon as possible prior to the meeting.

# SPECIAL MEETING DRAFT MINUTES

Tuesday, March 8, 2011

5:55 P.M.

*City Hall – 915 I Street- First Floor Council Chamber*

All items listed are heard and acted upon by the Sacramento City Council unless otherwise noted.

## Open Session - 5:55 P.M.

Special Meeting session called to order by Mayor Kevin Johnson at 5:55 p.m. Tuesday, March 8, 2011 at the Sacramento City Hall Council Chamber.

**Members Present:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, Jay Schenirer and Mayor Kevin Johnson.

## Consent Calendar

**Action:** Moved/Seconded: Member Robert King Fong /Member Jay Schenirer

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, Jay Schenirer and Mayor Kevin Johnson.

A motion **passed** to adopt the Consent Calendar in one motion except as indicated at each item.

1. **(City Council/Redevelopment Agency) Agreement: Powerhouse Science Center Design Funding [To Be Delivered]**

**Location:** 400 Jibboom Street (District 1)

**Action:** Adopted 1) **City Resolution No. 2011-134** a) approving the Powerhouse Science Center Design Individual Project Agreement with the Redevelopment Agency of the City of Sacramento for the transfer of \$881,605 in River District Redevelopment Tax Increment funds into the Richards Boulevard Capitol Improvement Project (B18216500); and b) approving an increase in the revenue and expenditure budget by \$881,605 in the Richards Boulevard Capitol Improvement Project (B18216500) for preconstruction design development activities associated with the Powerhouse Science Center; 2) **Redevelopment Agency Resolution No. 2011-011** approving the transfer of River District Redevelopment Tax Increment Funds in the amount of \$881,605 to the Richards Boulevard Capitol Improvement Project (B18216500).

**Contact:** Jennifer Witz, Project Coordinator, (916) 808-2706, Economic Development Department.

2. **(City Council/Redevelopment Agency) Docks Promenade Parkway-Phase II Construction [To Be Delivered]**

**Location:** Sacramento Riverfront from O Street to R Street (District 1)

**Action:** Adopted 1) **City Resolution No. 2011135** approving and authorizing the City Manager or his designee to amend the existing Docks Promenade Construction project; and IPA to increase the amount by \$525,000 (B18430000, Fund 3702) for matching grant funds and construction of the Docks Promenade Parkway, Phase II ; 2) **Redevelopment Agency Resolution No. 2011-012** authorizing an IPA to transfer Merged Downtown Tax Increment Funds from (Pioneer Bridge, 6301004488) to the Docks Promenade Construction project (B18430000, Fund 3702) in the amount of \$525,000.

**Contact:** Jennifer Witz, Project Coordinator, (916) 808-2706, Economic Development Department.

3. **(Redevelopment Agency) Approval of Amendment to the Exclusive Right to Negotiate with 700 Block Investors, LP for the 700 Block of K Street [To Be Delivered]**

**Location:** South side of the 700 block of K Street, 700-730 K Street (District 1)

**Action:** **Withdrawn** a **Redevelopment Agency Resolution** authorizing the Executive Director or her designee, on behalf of the Redevelopment Agency, to: 1) execute an Amendment to the Exclusive Right to Negotiate Agreement (ERN) with 700 Block Investors, LP (D&S Development and CFY Development) for the redevelopment of the south half of the 700 block of K Street, 2) enter into a Predevelopment Agreement with 700 Block Investors, LP to provide a total of \$300,000 for predevelopment expenses associated with the design and financing of the historic renovation and new construction project, 3) amend the 2010 Agency budget to transfer \$300,000 from the Agency's 700/800 K Street Development (630 100 4523) to the City's 700 K Street Planning and Design CIP (B18215501).

**Contact:** Jennifer Witz, Project Coordinator, (916) 808-2706, Economic Development Department.

4. **(Redevelopment Agency) Approval of Amendment to Exclusive Right to Negotiate Agreements with 800 K Street, LLC and 8<sup>th</sup> and L Partners, LP for the 800 Block of K and L Street [To Be Delivered]**

**Location:** 800 to 816 K Street and 809 to 815 block of L Street (District 1)

**Action:** **Withdrawn** a **Redevelopment Agency Resolution** authorizing the Executive Director or her designee, on behalf of the Redevelopment Agency, to 1) execute an Amendment to the Exclusive Right to Negotiate Agreement (ERN) with 800 K Street, LLC (David S. Taylor Interests, Inc., and CIM Group) for the redevelopment of 800 to 816 K Street, 2) execute an Amendment to the Exclusive Right to Negotiate Agreement with 8<sup>th</sup> and L Partners, LP (David S. Taylor Interests, Inc., and Domus Development) for 809 to 815 L Street, 3) enter into a Predevelopment Agreement with 800 K Street, LLC to provide a total of \$150,000 for predevelopment expenses associated with the design and financing of the new construction project at 800 to 816

K Street, 4) enter into a Predevelopment Agreement with 8<sup>th</sup> and L Partners, LP to provide a total of \$150,000 for predevelopment expenses associated with the design and financing of the historic renovation and new construction project for 809 to 815 L Street, and 5) amend the 2010 Agency budget to transfer \$300,000 from the Agency's 700/800 K Street Development (630 100 4523) to the City's 800 K Street Planning and Design CIP (B18215502).

**Contact:** Jennifer Witz, Project Coordinator, (916) 808-2706, Economic Development Department.

**Adjourned– 6:00 p.m.**

This is to certify that the foregoing is a true and correct copy of the special meeting minutes of March 8, 2011 meeting as approved by the Sacramento City Council.

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Shirley Concolino, City Clerk