

RESOLUTION NO. **98-023**

ADOPTED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO

ON DATE OF MAY 19 1998

**RESOLUTION TO EXTEND THE NEGOTIATIONS WITH THE PUBLIC
MARKET BUILDING LLC (PMB LLC) FOR 120 DAYS AND REAFFIRM THE
CRITERIA CONTAINED WITHIN THE EXECUTED
EXCLUSIVE RIGHT TO NEGOTIATE
AS THE BASELINE FOR FURTHER NEGOTIATIONS:**

WHEREAS, on December 10, 1997, the City Council approved an Exclusive Right to Negotiate (ERN) with Public Market Building, LLC, (PMB,LLC) for a convention center hotel, and

WHEREAS, said approval of the ERN was based, in part, on a commitment by PMB, LLC that the subject hotel would be corporately managed, and

WHEREAS, City staff and PMB, LLC have since made substantial progress toward completion of negotiations on a Disposition and Development Agreement for the project, and

WHEREAS, City staff has recommended, and PMB LLC has agreed, that the ERN period be extended to allow the completion of such negotiations, and

WHEREAS, on May 12, 1998, the City Council heard testimony and discussed the importance of developing a hotel project with an operator who has a proven track record in successfully marketing and operating a convention center hotel with significant group business occupancy, and significant presence and clout in the group business market.

**THEREFORE BE IT ENACTED BY THE REDEVELOPMENT AGENCY OF THE
CITY OF SACRAMENTO:**

SECTION 1

The Exclusive Right to Negotiate with the Public Market Building LLC shall be extended for not more than 120 days. The 120-day extension begins and includes May 6, 1998 and concludes not more than 120 days thereafter.

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SECTION 2

The criteria and commitments contained within the executed Exclusive Right to Negotiate shall continue to be the basis of negotiations.

SECTION 3

Staff shall report back to the Ad Hoc Committee approximately every 45 days to provide a status on the achievement of set benchmarks:

Conclusion and results of the feasibility report.

Number of contacts made with corporate hotel operators.

Status of resultant negotiations, if any.

SECTION 4

Upon determination that sufficient progress has not been made in the negotiations, the Ad Hoc Committee shall report to the full Council, with a recommendation, as appropriate, as to further negotiations. Council may terminate negotiations any time within the 120-day extension period.

SECTION 5

The City Manager is hereby authorized to execute an amendment to the ERN to extend the negotiation period as stated above.

CHAIR

ATTEST:

SECRETARY

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