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**BOARD MEETING MINUTES  
OVERSIGHT BOARD – SUCCESSOR AGENCY TO THE  
SAN JOSE REDEVELOPMENT AGENCY**

**SAN JOSE, CALIFORNIA**

**THURSDAY, AUGUST 11, 2016**

The Oversight Board of the Successor Agency to the Redevelopment Agency of the City of San José convened at 10:00 a.m. in Conference Rooms W118-119 in San Jose City Hall.

**1. Call to Order and Roll Call**

**BOARD MEMBERS PRESENT**

**Tony Estremera, Chair, Santa Clara Valley Water District  
Ed Maduli, Vice Chair California Community Colleges  
Jim Shannon, City of San José  
Glen Williams (Alternate), County of Santa Clara  
Debbie Cauble (Alternate), County of Santa Clara  
Derek Hansel (Alternate), City of San José  
Matthew Tinsley, Santa Clara County Office of Education**

**ABSENT BOARD MEMBERS:**

**All Present.**

**STAFF PRESENT**

**David Sykes, representing Successor Agency Executive Officer  
Richard Keit, Successor Agency Managing Director  
Kevin Fisher, representing Successor Agency General Counsel  
Julia Cooper, Successor Agency Chief Financial Officer  
Ruth Krantz, Deputy Clerk of the Board**

**2. Closed Session**

None.

### **3. Adoption of Agenda**

Upon motion by Vice-Chair Maduli, Seconded by Board Member Shannon and carried unanimously, the agenda was adopted. (7-0.)

### **4. Approval of Minutes**

Documents Filed: Oversight Board Minutes dated May 26, 2016.

Action: Upon motion by Board Member Cauble, seconded by Board Member Shannon and carried unanimously, the Minutes of May 26, 2016 were approved. (5-0-0-2. Abstain: Hansel, Williams.)

### **5. Consent Calendar**

None.

### **6. Items Scheduled for Action/Discussion**

#### **6.1 Summary of Potential Changes to the Approved Annual ROPS 16-17**

Documents Filed: Joint memorandum from Successor Agency Chief Financial Officer Julia Cooper and Successor Agency Managing Director Richard A. Keit, dated August 2, 2016, recommending proposed amendments to the Annual ROPS.

Successor Agency Chief Financial Officer Julia Cooper provided an overview and recommended returning at the next regularly scheduled meeting of the Board regarding line items that are enforceable obligations which weren't paid in the A period and need to be paid in the B period.

Public Comment: Jennie DiAngeles, representing the County of Santa Clara, offered comments from the County. Successor Agency Chief Financial Officer Julia Cooper responded that staff has discussed the issues indicated with the County Department of Finance.

Action: Item deferred to September 22, 2016.

#### **6.2 Asset and Property Update.**

Documents Filed: Memorandum from Successor to the Redevelopment Agency Managing Director Richard A. Keit, dated August 2, 2016, recommending adoption of a resolution.

Successor Agency Managing Director Richard A. Keit provided an overview and responded to questions from the Board.

## 6.2 (Cont'd.)

Board Member Cauble offered support to eliminating the direct sale process and asked that this topic be brought to the next meeting of the Board for discussion. The Board discussed moving the five properties in question to the solicitation process.

Action: Item deferred to September 22, 2016.

## 6.3 Discussion of Alternatives for Administrative Support to the Oversight Board.

Documents Filed: Joint memorandum from Successor Agency Chief Financial Officer Julia Cooper and Successor Agency Managing Director Richard A. Keit, dated August 2, 2016, recommending adoption of a resolution.

David Sykes, representing Successor Agency Executive Officer, provided an overview addressing the staff report regarding administrative functions.

Board Member Tinsley addressed concerns regarding the perceived conflict of interest when members are also City staff, but indicated there has been an improvement and would like to see progress made over a six-month period as suggested in the staff report.

Motion: Board Member Cauble recommended that no resolution be adopted in this matter, but instead this topic be revisited in six months as recommended in the report. Board Member Tinsley seconded the motion.

Action: On a call for the question, the motion carried unanimously, with a review and report due back to the Oversight Board regarding performance of the Oversight Board administration in six months. (7-0.)

# 7. Reports and Correspondence

## 7.1 Deferral of Purchase and Sale Agreement for 300 S. Almaden Blvd.

Documents Filed: Memorandum from Mayor Sam Liccardo to City Council dated June 13, 2016, requesting deferral of the Purchase and Sale Agreement at 300 S. Almaden Blvd.

No action required.

## 7.2 Public Purpose of County's Acquisition of 300 S. Almaden Blvd.

Documents Filed: Letter from Assistant City Manager David Sykes to Deputy County Executive, James Williams, dated June 17, 2016, regarding acquisition of the 300 S. Almaden Blvd. property.

No action required.

### **7.3 Letter of June 17, 2016 related to Acquisition of 300 S. Almaden Blvd.**

Documents Filed: Letter from Deputy County Executive, James Williams, to Assistant City Manager David Sykes, dated June 23, 2016.

No action required.

### **7.4 Purchase Convention Center South Hall Site**

Documents Filed: Letter from Kenneth Tersini, KTurban to Successor Agency Managing Director Richard A. Keit, dated July 12, 2016, offering to purchase the subject property.

No action required.

### **7.5 Letter Sale of Hilton Property to County of Santa Clara**

Documents Filed: Letter from Deputy County Executive, James Williams, to City Manager Norberto Dueñas, dated August 3, 2016, regarding the Successor Agency Sale of Hilton Property to the County of Santa Clara.

No action required.

## **8. Future Agenda Items**

Cancellation of the Oversight Board Meetings for August 25 and September 8, 2016 was confirmed. Discussion of the direct sale process, the Convention Center South Hall and Potential Changes to the approved Annual ROPS 16-17 was agreed to be discussed at the September 22, 2016 meeting of the Board.

## **9. Open Forum**

None.

## **10. Adjournment**

The Oversight Board of the Successor Agency to the Redevelopment Agency adjourned at 11:05 a.m.

Minutes Recorded, Prepared and Respectfully Submitted by,

ATTEST:



OVERSIGHT BOARD – SUCCESSOR AGENCY TO THE  
SAN JOSE REDEVELOPMENT AGENCY  
TONI J. TABER, CLERK OF THE BOARD

Ruth Krantz, Deputy Clerk of the Board

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