

RESOLUTION NO. 73665

A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN JOSE (A) APPROVING A DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN THE CITY OF SAN JOSE AND INNVISION THE WAY HOME, OR AN AFFILIATED ENTITY, FOR THE TRANSFER OF THE CITY-OWNED UNDERLYING FEE TITLE TO INNVISION FOR THE JULIAN STREET INN HOMELESS SHELTER, LOCATED AT THE SOUTHEAST CORNER OF MONTGOMERY AND JULIAN STREETS FOR THE AMOUNT OF \$860,000 IN THE FORM OF A CONDITIONAL LOAN SECURED BY THE FEE; AND (B) INCLUDING AN EXISTING \$140,000.00 CITY LOAN THAT IS SECURED BY A LEASEHOLD INTEREST ON SAID PROPERTY IN THE \$860,000 CONDITIONAL LOAN TO BE SECURED BY THE FEE INTEREST IN THE PROPERTY.

WHEREAS, in 1987 the Redevelopment Agency purchased the subject property from the City for \$334,240 financed by the Low-and Moderate-income Housing Fund and in 1988 the City made a \$140,000 loan secured by a leasehold interest in the property ; and

WHEREAS, the current market value of the land is \$720,000 and combined with the existing loan of \$140,000, the Housing staff propose to transfer the land to Innvision by recording a deed of trust to secure a conditional loan in the amount of \$860,000, as more specifically set forth in the Director of Housing Report dated February 7, 2007.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SAN JOSE THAT:

- (A) a Disposition and Development Agreement between the City of San Jose and InnVision The Way Home, or an affiliated entity, for the transfer of the City-owned underlying fee title to InnVision for the Julian Street Inn homeless shelter, located at the southeast corner of Montgomery and Julian Streets, for the amount of \$860,000 in the form of a conditional loan secured by the fee, as more specifically set forth in the Director of Housing Report dated February 7, 2007, is approved.
- (B) the inclusion of the existing City loan in the amount of \$140,000 that is secured by a leasehold interest in the property in the \$860,000 conditional loan, to be secured by the fee interest, as more specifically set forth in the

Director of Housing Report dated February 7, 2007, is approved.

ADOPTED this 27th day of February, 2007, by the following vote:

AYES: CAMPOS, CHIRCO, CONSTANT, CORTESE,
LICCARDO, NGUYEN, PYLE, WILLIAMS; REED

NOES: NONE

ABSENT: NONE

DISQUALIFIED: NONE

VACANT: DISTRICT 4, DISTRICT 6

CHUCK REED
Mayor

ATTEST:

LEE PRICE, MMC
City Clerk