

RESOLUTION NO. 75465

A RESOLUTION OF THE COUNCIL OF THE CITY OF SAN JOSE AUTHORIZING THE DIRECTOR OF GENERAL SERVICES TO: (i) NEGOTIATE AND EXECUTE AN AGREEMENT WITH FAMILY SUPPORTIVE HOUSING FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 1590/1600 LAS PLUMAS AVENUE IN SAN JOSE; AND (ii) EXECUTE ALL DOCUMENTS NECESSARY TO COMPLETE THE TRANSACTION

WHEREAS, as a part of the implementation of the City of San José's ("City's") planned Household Hazardous Waste Facility and Environmental Innovation Center ("EIC") the City wishes to purchase the 76,666 square foot site located at 1590/1600 Las Plumas Avenue, and further described in Exhibit A ("Property") to the memorandum to the City Council from Peter Jensen, John Stufflebean and Leslye Krutko dated June 1, 2010; and

WHEREAS, the Property has a total purchase price of \$2,480,400, of which \$2,250,000 is the cash value and a \$230,400 two-year lease credit; and

WHEREAS, Family Supportive Housing, Inc. ("FSH") currently owns the Property and will lease back a portion of the facility for a period of up to two years to allow in order to continue to provide services while the construction of its new family shelter facility is completed; and

WHEREAS, the City and FSH are in the process of negotiating a purchase and sale agreement for the City to purchase the Property; and

WHEREAS, City and FSH believe that they have worked out essential terms for the Purchase and Sale Agreement, which terms are further set forth in the memo to the City Council from Peter Jensen, John Stufflebean and Leslye Krutko dated June 1, 2010;

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

The Director of General Services is hereby authorized to:

1. Negotiate and execute an agreement with Family Supportive Housing, Inc., a California non-profit corporation for the purchase of land located at 1590/1600 Las Plumas Avenue, San José, CA (APN: N.254-03-039) for purposes related to the implementation of the Santa Clara County Integrated Waste Management Plan.
2. Execute all documents necessary to complete the transaction in accordance with the business points as outlined in and consistent with the terms as set forth in the memo to the City Council from Peter Jensen, John Stufflebean and Leslye Krutko dated June 1, 2010.

ADOPTED this 22nd day of June, 2010, by the following vote:

AYES: CHIRCO, CHU, HERRERA, KALRA, LICCARDO,
NGUYEN, OLIVERIO, PYLE; REED.
NOES: NONE.
ABSENT: CAMPOS, CONSTANT.
DISQUALIFIED: NONE.



CHUCK REED
Mayor

ATTEST:



LEE PRICE, MMC
City Clerk