

**NOTICE OF SPECIAL MEETING  
PLEASANT HILL BART STATION LEASING AUTHORITY**

**October 24, 2016 at 3:30 PM  
AGENDA**

**Contra Costa Transportation Authority (CCTA) Board Room  
2999 Oak Road, First Floor  
Walnut Creek, California**

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1. Call to Order and Roll Call
2. Public Comment on Items in Notice - The Board shall provide the public with an opportunity to address the Board on any item described in the notice of special meeting before or during consideration of such item. Persons who wish address the Board will be limited to three minutes. Persons wishing to speak are asked to fill out a speaker card.
3. Accept the Record of the Meeting of September 23, 2016.

**CLOSED SESSION**

*Citizens may address the Board regarding a Closed Session item prior to the Board adjourning into the Closed Session, by first providing a speaker card to the Secretary.*

4. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR**  
Pursuant to Government Code §54956.8  
Property Location: Block D of the Pleasant Hill/Contra Costa Centre BART Station Transit Village, APN No. 148-221-043  
Authority Negotiator: Maureen Toms and Sean Brooks  
Negotiating Parties: Pleasant Hill BART Station Leasing Authority  
Pleasant Hill Transit Village Associates, LLC  
Harvest Properties  
Jones Lang LaSalle  
  
Under Negotiation: Price and Terms of Payment

**RECONVENE IN OPEN SESSION**

5. Adjourn

**ANNOTATED AGENDA FOR SPECIAL MEETING  
PLEASANT HILL BART STATION LEASING AUTHORITY**

**September 23, 2016 at 2:00 PM**

**Contra Costa Transportation Authority (CCTA) Diablo Room  
2999 Oak Road, First Floor  
Walnut Creek, California**

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1. Call to Order and Roll Call: **The Meeting was called to order by Board Chair Mitchoff. All members (Karen Mitchoff, CCC; Candace Anderson, CCC; Gail Murray, BART; and Joel Keller, BART) were present. Staff present: Maureen Toms, CCC; Kate Andrus, CCC; Trish Dominguez, CCC; John Rennels, BART; Sean Brooks, BART; Heather Gould, Goldfarb Lipman; and Jim Kennedy, JK2**
2. Action on Resolution 19 - Resolution designating Chair of the Pleasant Hill BART Station Leasing Authority. **Resolution appointing Joel Keller as Chair to the Leasing Authority was adopted (M/S Anderson/Murray, 4-0-0).**
3. Public Comment on Items in Notice : **None**
4. Accept the Record of the Meeting of August 24, 2015: **The record or meeting was approved (M/S Anderson/Murray, 4-0-0).**
5. New Business: Action on Resolution 20 - Consider a resolution adopting an administrative budget for the Authority and authorizing the Co-Executive Directors to implement the budget and obtain other cost reimbursements. **Resolution adopting the FY 16-17, 17-18, and FY 18-19 administrative budget for the Authority. Resolution was amended to include the implementation activities in the agenda and budget and enter into contracts. (M/S Murray/Anderson, 4-0-0).**
6. New Business: Action on Resolution 21 - Consider a resolution approving:
  - (a) the substantial form of the Fourth Amendment to Disposition and Development Agreement; and
  - (b) the substantial form of 2<sup>nd</sup> Amendment to the Master Lease, and
  - (c) the substantial form of the sub-lease; and
  - (d) authorizing the Co-Executive Directors to execute, implement and administer such documents and the activities contemplated thereunder.

*CEQA:* The project is exempt per Government Code Section 65457(a), CEQA Guidelines Section 15182, and PRC Section 21155.4.

**Resolution adopting the approving the Fourth Amendment to the DDA, 2<sup>nd</sup> Amendment to the Master Lease and sub-lease, and authorizing the Co-executive Directors to to implement and administer the documents and activities. The term on page 2 of the staff report was corrected from May 14, 2015 to May 14, 2105. (M/S Murray/Anderson, 4-0-0).**

**CLOSED SESSION**

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7. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR**

Pursuant to Government Code §54956.8

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RECONVENE IN OPEN SESSION TO ANNOUNCE RESULTS OF CLOSED SESSION

8. Meeting Adjourned