



Contra  
Costa  
County

To: Board of Supervisors  
From: Maureen Toms, Oversight Board Secretary  
Date: January 19, 2021

Subject: Third Amendment to Agency Assistance Agreement

**RECOMMENDATION(S):**

APPROVE the Third Amendment to the Agency Assistance Agreement dated December 19, 2005, between the Successor Agency to the Contra Costa County Redevelopment Agency, on one hand, and PHVP I, LP, and Pleasant Hill Transit Village Associates, LLC, on the other, to reflect that the property was development with rental units.

**FISCAL IMPACT:**

No general funds are involved. The amendment to the Agency Assistance Agreement merely updates language in the agreement to eliminate references to “For Sale Property” and makes other conforming changes.

**BACKGROUND:**

On July 2, 2004, the Board of Supervisors and the Governing Board of the Redevelopment Agency approved a Joint Exercise of Powers Agreement between the Redevelopment Agency and the Bay Area Rapid Transit District (BART), creating the Pleasant Hill BART Leasing Authority (JPA). The JPA subsequently leased a portion of the real property located at the Pleasant Hill BART Station from BART. Most of that property has been subleased to a developer, including the portion known as Block C, for the construction of a transit

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY

☐ RECOMMENDATION OF BOARD

ADMINISTRATOR

COMMITTEE

Action of Board On: **01/19/2021** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Karen Mitchoff, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 19, 2021

Monica Nino, County Administrator and Clerk of the Board of Supervisors

By: June McHuen, Deputy

Contact: Maureen Toms (925)  
674-7878

cc:

village. (The portion that has not been subleased, known as Block D, is subject to a

### BACKGROUND: (CONT'D)

disposition and development agreement with the developer.) The transit village includes commercial space and residential rental units adjacent to the BART Station.

The purpose of the Agency Assistance Agreement was to ensure that in exchange for the Redevelopment Agency providing financing for public improvements to the transit village and the BART Station, a portion of the residential rental units would remain affordable for at least 55 years.

The development plan for the transit village originally contemplated that Block C would be used for the development of for-sale townhomes. That plan was abandoned after the recession of 2008. The amendment to the Agency Assistance Agreement that is the subject of this board order substitutes “Block C” for “For Sale Property” and makes other conforming changes to reflect that Block C has not been developed with for-sale housing.

### CONSEQUENCE OF NEGATIVE ACTION:

Given the long term of the Agency Assistance Agreement, failing to correct the terminology in the agreement could lead to confusion in its administration in the future.

### ATTACHMENTS

Third Amendment to AAA