AUTHORIZING EXECUTION OF AN OWNER PARTICIPATION AGREEMENT WITH CHARLES H. BRIEDINGER AND JOHN E. BRIEDINGER, AS TENANTS IN COMMON, FOR THE DEVELOPMENT OF 1375 EVANS AVENUE (ASSESSOR’S BLOCK 5237, LOTS 13, 14 AND 15) LOCATED ON THE SOUTH SIDE OF EVANS AVENUE BETWEEN KEITH AND MENDELL STREETS; INDIA BASIN INDUSTRIAL PARK APPROVED REDEVELOPMENT PROJECT AREA

BASIS FOR RESOLUTION

1. The Board of Supervisors of the City and County of San Francisco approved the creation of the India Basin Industrial Park Approved Project Area (the “Project Area”) by Ordinance No. 26-69 adopted January 20, 1969, and amended by the Redevelopment Plan Amendment approved by Ordinance No. 474-86, adopted December 1, 1986, by the Redevelopment Plan Amendment approved by Ordinance No. 141-87, adopted April 20, 1987, and by the Redevelopment Plan Amendment approved by Ordinance No. 416-94, adopted December 12, 1994 (collectively, the “Redevelopment Plan”) which provide for the redevelopment or rehabilitation of certain lands in the Project Area.

2. The Redevelopment Plan provides for the participation in the redevelopment of property in the Project Area by the owners of certain parcels of property if the owners of such property agree to participate in the redevelopment in conformity with the Redevelopment Plan.

3. Charles H. Briedinger and John E. Briedinger, tenants in common, ("Owner") are the record owners of 1375 Evans Avenue, (Lots 13, 14 and 15 of Assessor’s Block 5237) (the "Site") located in the India Basin Industrial Park Redevelopment Project Area.

4. The Owner submitted a proposal to build a light industrial building on a 12,500 square foot Site which consists of approximately 20,700 square feet of building area.

5. The Owner has requested several variances to enable the proposed development to proceed and in consideration thereof has agreed to certain job training and hiring provisions pursuant to which the Owner will establish and fund a program to provide employment opportunities at all levels, including entry-level positions for economically disadvantaged residents in the 94124 and 94134 zip code areas.

6. The Owner and the Agency desire to enter into an Owner Participation Agreement ("OPA") to provide for the development of the Site.

7. Agency Staff recommends that the Agency approve the Owner Participation Agreement with the Owner.
RESOLUTION

ACCORDINGLY, IT IS RESOLVED by the Redevelopment Agency of the City and County of San Francisco, that the Executive Director is authorized to execute the Owner Participation Agreement with Charles H. Briedinger and John E. Briedinger, tenants in common, for the development of 1375 Evans Avenue (Assessor's Block 5237, Lots 13, 14 and 15), substantially in the form lodged with the Agency General Counsel.

APPROVED AS TO FORM:

[Signature]
Bertha A. Ontiveros
Agency General Counsel