

CITY OF ALAMEDA RESOLUTION NO. _____

APPROVING A 12-MONTH EXCLUSIVE NEGOTIATING AGREEMENT WITH LITTLE OPERA HOUSE INC. FOR THE DEVELOPMENT OF 2.13 ACRES OF PROPERTY ON PAN AM WAY AT ALAMEDA POINT FOR A PERFORMING ARTS CENTER

WHEREAS, the City is the owner of certain real property located within the City of Alameda, State of California commonly referred to as the former Alameda Naval Air Station, now known as Alameda Point, which includes approximately 2.13 acres property identified as Blocks 12 & 13 in Site A Development Plan and located in the Transit Village Center planning subarea of the Waterfront and Town Center Precise Plan; and

WHEREAS, in 2014, the Alameda City Council approved a Master Infrastructure Plan, General Plan Amendment, Zoning Ordinance Amendment, Waterfront and Town Center Precise Plan and certified an Environmental Impact Report; and

WHEREAS, in 2022, City Council approved the amended Site A Development Plan and Disposition and Development Agreement, which identifies Block 12 & 13 for a Performing Arts Center; and

WHEREAS, Little Opera House, Inc. ("Developer") has demonstrated to City its experience to successfully develop the Property as a Performing Arts Center, as shown by its statement of qualifications submitted to City on August 7, 2023; and

WHEREAS, City and Developer seek to negotiate a ground lease with an option to purchase the Property for development of a Performing Arts Center.

NOW, THEREFORE, BE IT RESOLVED, that the Alameda City Council authorizes the City Manager to execute a 12-month Exclusive Negotiation Agreement with Little Opera House, Inc. in substantial conformance with Exhibit 1 to Staff Report 2023-3607.

* * * * *

I, the undersigned, hereby certify that the foregoing Resolution was duly and regularly adopted and passed by the Council of the City of Alameda in regular meeting assembled on the 5th day of December 2023, by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTENTIONS:

IN WITNESS, WHEREOF, I have hereunto set my hand and affixed the official seal of the said City this 6th day of December 2023.

Lara Weisiger, City Clerk
City of Alameda

Approved as to Form:

Yibin Shen, City Attorney,
City of Alameda