

DECLARATION OF PUBLICATION OF SAN FRANCISCO CHRONICLE

13636 CMS

NOTICE AND DIGEST

AN ORDINANCE THAT AUTHORIZES THE CITY ADMINISTRATOR OR DESIGNEE TO NEGOTIATE AND EXECUTE A MASTER DISSOLUTION AGREEMENT AND RELATED DOCUMENTS BETWEEN THE CITY OF OAKLAND (CITY), OAKLAND UNIFIED SCHOOL DISTRICT (OUSD), CHABOT SPACE & SCIENCE CENTER JOINT POWERS AGENCY (JPA), CHABOT SPACE & SCIENCE CENTER FOUNDATION (FOUNDATION), EAST BAY REGIONAL PARK DISTRICT (EBRPD), AND EASTBAY ASTRONOMICAL SOCIETY (EAS) RELATED TO THE CHABOT SPACE & SCIENCE CENTER (CHABOT) LOCATED AT 10000 SKYLINE BOULEVARD (SKYLINE BOULEVARD PROPERTY) TO: (A) DISSOLVE THE JPA AND TERMINATE THE JPA AGREEMENT; (B) TERMINATE THE EXISTING CITY-JPA GROUND LEASE OF THE SKYLINE BOULEVARD PROPERTY AND RELATED AGREEMENTS; (C) TERMINATE AND RELEASE THE EXISTING LEASE-LEASEBACK AGREEMENTS TO FULLY DISCHARGE APPROXIMATELY \$6.5 MILLION DEBT OWED BY THE JPA TO OUSD; (D) ASSUME OWNERSHIP, BY THE CITY, OF THE CHABOT BUILDINGS LOCATED ON THE SKYLINE BOULEVARD PROPERTY AND TRANSFER ALL REMAINING ASSETS AND LIABILITIES OF THE JPA TO THE FOUNDATION; (E) EXECUTE A THIRTY-FOUR YEAR AND ELEVEN MONTH LEASE OF THE SKYLINE BOULEVARD PROPERTY BETWEEN THE CITY AND THE FOUNDATION FOR ONE DOLLAR (\$1) PER YEAR; AND (F) GRANT AN ACCESS EASEMENT OVER THE SKYLINE BOULEVARD PROPERTY TO EBRPD FOR ACCESS TO AND FROM SKYLINE BOULEVARD AND THE PARKING GARAGE LOCATED ON EBRPD-OWNED PROPERTY ADJACENT TO THE SKYLINE BOULEVARD PROPERTY

This Ordinance authorizes the City Administrator or designee to negotiate and execute a Master Dissolution and Transfer Agreement and related documents between the City, OUSD, the JPA, the Foundation, EBRPD, and EAS related to the Chabot Space & Science Center (Chabot) located at 10000 Skyline Boulevard (the Skyline Boulevard Property) to:

- (I) Dissolve the JP A and terminate the JP A Agreement;
- (II) Terminate the City-JPA Ground Lease of the Skyline Property and all related documents;
- (III) Terminate and release the Lease-Leaseback Agreements to fully discharge all debt owed by the JPA to OUSD;
- (IV) Assume ownership, by the City, of the Chabot buildings located on the Skyline Boulevard Property and transfer all remaining assets and liabilities of the JP A to the Foundation;
- (V) Execute a thirty-four year and eleven

month lease of the Skyline Boulevard Property between the City and the Foundation for one dollar (\$1) per year; and (VI) Grant an access easement over the Skyline Boulevard Property to EBRPD for access to and from Skyline Boulevard and the parking garage located on EBRPD-owned property adjacent to the Skyline Boulevard Property.

Notice of Publication

This Ordinance was introduced at the City Council meeting, Tuesday evening **December 15, 2020**, and passed to print **8 Ayes**. Final adoption has been scheduled for the City Council meeting Tuesday evening **January 12, 2021 1:30 p.m.**, at One Frank H. Ogawa Plaza, Council Chamber, 3rd floor, Oakland, California.

Three full copies are available for use and examination by the public in the Office of the City Clerk at One Frank H. Ogawa Plaza, 1st floor, Oakland, California.

ASHA REED, Acting City Clerk
Publication Date: **Friday January 8, 2021**
(One Time)

NOTICE AND DIGEST

AN ORDINANCE THAT AUTHORIZES THE CITY ADMINISTRATOR OR DESIGNEE TO NEGOTIATE AND EXECUTE A SIXTY YEAR LEASE, AND RELATED DOCUMENTS, WITH THE OAKLAND UNIFIED SCHOOL DISTRICT (OUSD), AS TENANT, OF THE REAL PROPERTY LOCATED AT 4919 MOUNTAIN BOULEVARD FOR OUSD'S DISCHARGE OF THE CHABOT SPACE & SCIENCE CENTER JOINT POWERS AGENCY DEBT OF APPROXIMATELY \$6.5 MILLION DEBT TO OUSD AND PAYMENT OF RENT TO THE CITY, AS LANDLORD, OF ONE DOLLAR (\$1) PER YEAR AND RELATED DOCUMENTS

This Ordinance authorizes the City administrator or designee to negotiate and execute a sixty (60) year lease with the Oakland Unified School District (OUSD) of the property located at 4919 Mountain Boulevard excluding the buildings and structures retained by the City, for One Dollar (\$1.00) per year in exchange for the full discharge of debt (approximately \$6.5 million) owed by the Chabot Space & Science Center Joint Powers Agency for the continued use of the site as a Community Day School to help resolve long-standing issues threatening the viability of the Chabot Space & Science Center.

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DIANE FITZGIBBON

declares that:

The annexed advertisement has been regularly published in the

SAN FRANCISCO CHRONICLE

which is and was at all times herein mentioned established as newspaper of general circulation in the City and County of San Francisco, State of California, as that term is defined by Section 6000 of the Government Code.

SAN FRANCISCO CHRONICLE

(Name of Newspaper)

901 Mission Street

San Francisco, CA 94103

From

To

Namely, on

(Dates of Publication)

I declare under penalty of perjury that the foregoing is true and correct.

Executed on

at San Francisco, California.

DIANE FITZGIBBON