



ISLAND CITY DEVELOPMENT

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ITEM 5.K

To: Board of Directors
Island City Development

From: Jocelyn Layte, Associate Project Manager

Date: December 17, 2025

Re: Authorize the President to Execute a First Amendment to the Consultant Services Agreement between Lakehurst and Mosely LP (**Linnet Corner**) and Renew Urban LLC for project management consulting services increasing the Contract term by an additional one year to a new Contract term of 2 years, with a new termination date of January 6, 2027.

BACKGROUND

The Housing Authority or its affiliates have signed two contracts with Renew Urban LLC, which exceed \$250,000 in total. The original contract was signed with the Housing Authority on October 11, 2023 for development consulting work related to North Housing. This contract has since been amended twice and the scope of work has shifted to development consulting for the Poplar project (2615 Eagle). The second amendment was approved by the Board in June 2025 because at that point the combined contracts exceeded \$250,000.

In January 2025, Lakehurst and Mosely LP signed a second agreement with Renew Urban LLC for development services at Estuary I, and the related offsite contract for master plan activities. The three North Housing Block A projects (Estuary I, Linnet Corner, and Estuary II) are sharing the portion of the costs in this contract related to the offsites, which benefit all three projects. This contract has approximately \$23,000 remaining and expires on January 6, 2026.

DISCUSSION

The Estuary I is in its stabilization phase and will complete conversion in late summer 2026. Staff executed a contract with Renew Urban for development and project management services for The Estuary I in 2025. The original contract is expiring January 5, 2026, and staff recommend an amendment to the contract be made extending the term for one year to January 6, 2027 to cover activity through the end of the conversion period (mid-2026).

Renew Urban is able to provide high-level and experienced oversight while working with the AHA Housing Development Specialist team on project management, procurement, financial reporting, and other key items. Staff recommends that the Board approves the attached amendment with Renew Urban Development. Costs are covered in the existing contract which is provided for in the projects' soft cost funding sources accrued at the start of construction.



FISCAL IMPACT

There is no fiscal impact incurred from the contract term extension. The existing project budgets are sufficient to pay the remaining costs either through construction cost savings or predevelopment loans (Estuary II).

CEQA

n/a

RECOMMENDATION

Authorize the President to Execute a First Amendment to the Consultant Services Agreement between Lakehurst and Mosely LP and Renew Urban LLC for project management consulting services increasing the Contract term by an additional one year to a new Contract term of 2 years, with a new termination date of January 6, 2027.

ATTACHMENTS

1. Renew Urban_ The Estuary 1_ Contract Amendment No.1

Respectfully submitted,
Jocelyn Layte, Associate Project Manager