



Under Negotiation: Price and Terms of Acquisition

APN: 7281-017-904  
Property Address: 348 & 350 E. 3rd Street  
Agency Negotiator: Amy J. Bodek, Executive Director  
Negotiating Parties: Redevelopment Agency, City of Long Beach  
Under Negotiation: Price and Terms of Acquisition

APN: 7281-017-912  
Property Address: 344 & 346 E. 3rd Street  
Agency Negotiator: Amy J. Bodek, Executive Director  
Negotiating Parties: Redevelopment Agency, City of Long Beach  
Under Negotiation: Price and Terms of Acquisition

APN: 7281-017-911  
Property Address: 340 & 342 E. 3rd Street  
Agency Negotiator: Amy J. Bodek, Executive Director  
Negotiating Parties: Redevelopment Agency, City of Long Beach  
Under Negotiation: Price and Terms of Acquisition

- B. Closed Session pursuant to Section 54956.9(a) of the California Government Code regarding existing litigation, entitled Redevelopment Agency of the City of Long Beach v. Chhun Ek Te, et al, Case No. BC355699.

**REGULAR MEETING - 9:00 A.M.**

**ROLL CALL**

**Boardmembers** William E. Baker, Diane L. Arnold, John Thomas, John Cross and  
**Present:** Teer L. Strickland

**Boardmembers** Vivian Marie Tobias  
**Excused:**

ALSO PRESENT: Amy Bodek, Executive Director; Lisa Fall, Assistant Executive Director; Richard Anthony, Deputy; David Ashman, Manager, Special Events and Filming Bureau; Pear Utrapiromsuk, Administrative Analyst; Victor Grgas, Manager, Property Services Bureau; Sheri Rossillo, Special Projects Officer; Barbi Clark, Development Project Manager; Erika Martin, Administrative Analyst; Elvia Delgadillo, Development Project Manager; Rebecca Wood, Development Project Manager; and Thelinjoris Roberts, Clerk Typist III.

**FLAG SALUTE**

Boardmember Cross led in the flag salute.

10-003R Recommendation to receive and file a Notice of Adjournment of the January 18, 2010 Regular Meeting of the City of Long Beach Redevelopment Agency.

**A motion was made by Boardmember Cross, seconded by Boardmember Thomas, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

10-004R Recommendation to approve the Minutes for the Regular Meeting of January 4, 2010.

**A motion was made by Boardmember Thomas, seconded by Boardmember Cross, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

## **PROJECT AREA COMMITTEE REPORTS**

Martha Thunte, former Chair, North Long Beach Redevelopment Project Area Committee (NPAC), spoke.

Laurie Angel, Chair, NPAC, spoke.

Pat Bergendahl, not representing Central Project Area Committee, spoke.

Chair Baker spoke.

## **EXECUTIVE DIRECTOR'S REPORT**

Amy Bodek, Executive Director, provided the Executive Director's report.

David Ashman, Manager, Special Events and Filming Bureau, spoke.

## **PUBLIC PARTICIPATION:**

There was no public participation.

**PRESENTATION: PINE AVENUE STREETScape IMPROVEMENT PROJECT**

Amy Bodek, Executive Director, introduced Pear Utrapiromsuk, Administrative Analyst, who presented the staff report.

Pear Utrapiromsuk, Administrative Analyst, introduced Steve Lang, Principal, MIG, who provided a PowerPoint presentation on the Pine Avenue Streetscape Improvement Project.

Boardmember Thomas spoke.

Steve Lang, Principal, MIG, spoke.

A dialogue ensued between Boardmember Thomas and Steve Lang, Principal, MIG.

Vice Chair Arnold spoke.

Chair Baker spoke.

Steve Lang, Principal, MIG spoke.

Boardmember Thomas spoke.

Amy Bodek, Executive Director, spoke.

**REGULAR AGENDA (1-9)**

1. 10-006R Recommendation to receive supporting documentation into the record, conclude the public hearing, and adopt a resolution to determine the public interest and necessity for acquiring and authorizing the condemnation of a portion of real property and temporary construction easement rights at 1925 East Pacific Coast Highway, a portion of Assessor Parcel Number 7216-032-019, including improvements, for the Cherry Avenue Widening Project. (Central - District 6)

Lisa Fall, Assistant Executive Director, introduced Victor Grgas, Manager, Property Services Bureau, who presented the staff report.

**A motion was made by Vice Chair Arnold, seconded by Boardmember Strickland, to approve recommendation and adopt Resolution No. R. A. 04-2010 to determine the public interest and necessity to acquire and authorize the condemnation of a portion of real property and temporary construction easement rights at 1925 East Pacific Coast Highway, a portion of Assessor Parcel Number 7216-032-019, including improvements, for the Cherry Avenue Widening Project. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

**2. 10-007R**

Recommendation to receive supporting documentation into the record, conclude the public hearing, and adopt a resolution to determine the public interest and necessity for acquiring and authorizing the condemnation of any and all leases or leasehold interest and any and all lessee's fixtures and equipment pertaining to a portion of the real property located at 2002 East Pacific Coast Highway, Assessor Parcel Number 7261-006-027, for the Cherry Avenue Widening Project. (Central - District 6)

Lisa Fall, Assistant Executive Director, introduced Victor Grgas, Manager, Property Services Bureau, who presented the staff report.

Sheri Rossillo, Special Projects Officer, spoke.

**A motion was made by Boardmember Cross, seconded by Boardmember Thomas, to approve recommendation and adopt Resolution No. R. A. 05-2010 to determine the public interest and necessity to acquire and authorize the condemnation of any and all leases or leasehold interest and any and all lessee's fixtures and equipment pertaining to a portion of the real property located at 2002 East Pacific Coast Highway, Assessor Parcel Number 7261-006-027, for the Cherry Avenue Widening Project. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

**3. 10-008R**

Recommendation to approve and authorize the Executive Director to execute Purchase and Sale Agreements and all other related documents for the partial acquisition of portions of 1861 Cherry Avenue and 2002 East Pacific Coast Highway, plus closing costs, to facilitate the Cherry Avenue Widening Project. (Central - District 4)

Lisa Fall, Assistant Executive Director, introduced Sheri Rossillo, Special Projects Officer, who presented the staff report.

Vice Chair Arnold spoke.

Lisa Fall, Assistant Executive Director, corrected the location of the recommendation; it should be District 6, not District 4.

**A motion was made by Boardmember Thomas, seconded by Vice Chair Arnold, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

4. 10-009R Recommendation to approve and authorize the Executive Director to enter into a Reimbursement Agreement in the amount of \$250,000 with CityPlace Long Beach, LLC; CityPlace Long Beach TIC 1, LLC; and CityPlace Long Beach TIC 2, LLC, for improvements to the parking management office at 275 East 4th Street. (Downtown - District 1)

Lisa Fall, Assistant Executive Director, introduced Barbi Clark, Development Project Manager, who presented the staff report.

Boardmember Strickland spoke.

Amy Bodek, Executive Director, spoke.

Chair Baker spoke.

Amy Bodek, Executive Director, spoke.

**A motion was made by Vice Chair Arnold, seconded by Boardmember Cross, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

5. 10-010R Recommendation to approve and authorize the Executive Director to execute the First Amendment to the Agreement with Moore Iacofano Goltsman, Inc., for an amount not to exceed \$300,000 for landscape architecture services. (All Project Areas - Citywide)

Lisa Fall, Assistant Executive Director, introduced Pear Utrapiromsuk, Administrative Analyst, who presented the staff report.

Chair Baker spoke.

**A motion was made by Boardmember Strickland, seconded by Boardmember Cross, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

6. 10-011R Recommendation to approve and authorize the Executive Director to execute an Exclusive Negotiation Agreement with Urbana Development, LLC, for the development of the American Hotel. (Downtown - District 2)

Amy Bodek, Executive Director, spoke and introduced Pear Utrapiromsuk, Administrative Analyst, who presented the staff report.

Chair Baker spoke.

Boardmember Thomas spoke.

Jan Robert van Dijs, Managing Partner, Urbana Development, LLC, spoke.

**A motion was made by Boardmember Thomas, seconded by Vice Chair Arnold, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

7. 10-013R Recommendation to approve and authorize the Executive Director to execute the transfer of fee title for Redevelopment Agency-owned parcels at 602 West Anaheim Street; 1440 Temple Avenue; and 2821, 2837 and 2929 East 14th Street to the City of Long Beach. (Central - Districts 1, 4, 6)

Lisa Fall, Assistant Executive Director, introduced Erika Martin, Administrative Analyst, who presented the staff report.

Boardmember Thomas spoke.

Chair Baker spoke.

**A motion was made by Vice Chair Arnold, seconded by Boardmember Thomas, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

8. 10-014R Recommendation to approve and authorize the Executive Director to provide supplemental financial assistance to the Department of Public Works in support of certain public improvement projects in the North Long Beach Redevelopment Project Area. (North - District 9)

Lisa Fall, Assistant Executive Director, introduced Elvia Delgadillo, Development Project Manager, who presented the staff report.

Laurie Angel, Chair, North Long Beach Redevelopment Project Area Committee, spoke.

**A motion was made by Vice Chair Arnold, seconded by Boardmember Strickland, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

9. 10-015R Recommendation to approve and authorize the Executive Director to execute an amendment to the Architectural Services Agreement with ValleyCrest Landscape Development, Inc., dba HRP Studio, for design services for the north and south blocks of The Promenade, the WPA mural site, and Victory Park. (Downtown - Districts 1, 2)

Lisa Fall, Assistant Executive Director, introduced Rebecca Wood, Development Project Manager, who presented the staff report.

Boardmember Thomas spoke.

Rebecca Wood, Development Project Manager, spoke.

Chair Baker spoke.

Amy Bodek, Executive Director, spoke.

Boardmember Thomas spoke.



Amy Bodek, Executive Director, spoke.

Chair Baker spoke.

Amy Bodek, Executive Director, spoke.

**A motion was made by Boardmember Cross, seconded by Boardmember Strickland, to approve recommendation. The motion carried by the following vote:**

**Yes:** 5 - William E. Baker, Diane L. Arnold, John Thomas, John Cross and Teer L. Strickland

**Excused:** 1 - Vivian Marie Tobias

### **COMMENTS FROM REDEVELOPMENT AGENCY BOARD MEMBERS**

There were no comments from the Board Members.

### **ADJOURNMENT**

At 10:34 A.M., there being no objection, Chair Baker declared the meeting adjourned to a Study Session.

### **STUDY SESSION (City Council Lounge)**

- Oregon/Del Amo Park Development
- Recovery Zone Bonds