

**CITY OF LONG BEACH  
REDEVELOPMENT AGENCY  
BOARD MINUTES**

**MONDAY, MARCH 19, 2007  
COUNCIL CHAMBER  
333 W. OCEAN BLVD., 9:00 AM**

Thomas Fields, Chair  
Neil McCrabb, Vice Chair  
Diane Arnold, Member  
William Baker, Member



Terry Jensen, Member  
Vivian M. Tobias, Member  
Vacant, Member

ROLL CALL (9:19 AM)

**Commissioners** Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb  
**Present:** and Thomas T. Fields

**Commissioners** Vivian Marie Tobias

**Absent:**

Also Present: Patrick West, Executive Director; Craig Beck, Assistant Executive Director; Heather Mahood, Chief Assistant City Attorney; Aldo Schindler, Redevelopment Project Officer; Barbi Clark, Development Project Manager; Jamilla Vollman, Development Project Manager; Lee Mayfield, Redevelopment Project Officer; Janet Davey, City Clerk Specialist.

**FLAG SALUTE**

Boardmember Baker led in the flag salute.

[07-037R](#)

Recommendation to approve Minutes of February 5, 2007.

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

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

**PROJECT AREA COMMITTEE REPORTS**

There were no Project Area Committee Reports presented.

## EXECUTIVE DIRECTOR'S REPORT

Patrick West, Executive Director, announced the opening of the new Teen Center at Admiral Kidd Park.

**PUBLIC PARTICIPATION:** Members of the public are invited to address the Board on items of interest to the public within the Agency Board jurisdiction. Each speaker will be limited to two minutes unless that time is extended by the Chair.

There was no public participation.

## CONSENT CALENDAR (1-2)

Passed The Consent Calendar

**A motion was made by Boardmember Baker, seconded by Boardmember Jensen, to approve Consent Calendar Items 1 and 2. The motion carried by the following vote:**

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

1. [07-038R](#) Recommendation to approve the Relocation Plan; and, adopt a Resolution for a Replacement Housing Plan for the Shoreline Gateway Project. (Central - District 2)

**A motion was made to approve recommendation and adopt on the Consent Calendar.**

**Enactment No:** R.A. 9-2007

2. [07-039R](#) Recommendation to approve and authorize the Executive Director to execute an Agreement for Legal Services with the Law Offices of Bergman & Allderice for special legal services in connection with redevelopment activities related to all redevelopment project areas. (Citywide)

**A motion was made to approve recommendation on the Consent Calendar.**

**REGULAR AGENDA (3-7)**

3. [07-041R](#) Recommendation to approve and authorize the Executive Director to execute a Purchase and Sale Agreement and all other related documents to complete the purchase of property at 1478 Cota Avenue for a purchase price of \$505,000 plus closing costs.  
(West Industrial - District 1)

Aldo Schindler, Redevelopment Project Officer (West), presented the staff report.

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

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

4. [07-040R](#) Recommendation to approve and authorize the Executive Director to execute a Purchase and Sale Agreement and all other related documents to complete the purchase of property at 5365 Long Beach Boulevard for a purchase price of \$500,000 plus closing costs  
(North - District 8)

Lee Mayfield, Redevelopment Project Officer, presented the staff report.

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

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

5. [07-042R](#) Recommendation to approve and authorize the Executive Director to execute a Purchase and Sale Agreement and all other related documents for the acquisition of property at 330-338 East Third Street for \$1,380,000 plus closing costs. (Downtown - District 2)

Barbi Clark, Development Project Manager, presented the staff report.

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

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

6. [07-043R](#) Recommendation to approve and authorize the Executive Director to execute a Purchase and Sale Agreement and all other related documents to complete the purchase of property at 1225 Lime Avenue for a purchase price of \$650,000 plus closing costs. (Central - District 6)

Jamilla Vollmann, Development Project Manager, presented the staff report.

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

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

7. [07-044R](#) Recommendation to request the City Attorney to prepare and authorize the Executive Director to execute a six-month Agreement to Negotiate Exclusively with AMCAL Homes, Inc., for the development of the North Village Center Project. (North - District 9)

Aldo Schindler, Redevelopment Project Officer, presented the staff report.

Mott Smith, Principal, Pacific Enterprise Development Company, spoke.

Boardmember Jensen amended the motion to restrict the Exclusive Negotiating Agreement (ENA) to a six month term, eliminate the right of the Executive Director to extend that term for 6 months without the right of approval going back to the Board; and that it provide for monthly reports to the Board on the progress on the site plan scope and project mix development with the architect and developer.

Craig Beck, Executive Director spoke.

**A motion was made by Boardmember Jensen, seconded by Boardmember Baker, to approve recommendation and amend motion to restrict the Exclusive Negotiating Agreement (ENA) to a six month term; eliminate the right of the Executive Director to extend that the site plan scope, and project's mix development with the architect and developer. The motion carried by the following vote:**

**Yes:** 5 - Diane L. Arnold, Terry Jensen, William E. Baker, Neil McCrabb and Thomas T. Fields

**Absent:** 1 - Vivian Marie Tobias

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

Patrick West, Executive Director, introduced Pear Utrapiromsuk, their new intern, a post graduate from USC, who replaced Maja Protic.

Boardmember Baker spoke regarding eminent domain.

#### **ADJOURNMENT (9:41 AM)**

**A motion was made by Boardmember Baker, seconded by Vice Chair Neil McCrabb, to adjourn. The motion carried by the following vote:**

**Yes: William Baker, Diane Arnold, Terry Jensen, Vice Chair Neil McCrabb, and Chair Thomas Fields.**

**Absent: Vivian Tobias.**