

SPRING STREET CORRIDOR JOINT POWERS AUTHORITY

March 27, 2012 – 5:00 p.m.

**Signal Hill City Hall
Council Chamber
2175 Cherry Avenue
Signal Hill, CA 90755**

SIGNAL HILL

Larry Forester, Director
Tina Hansen, Director
Michael Noll, Vice Chair
Ellen Ward, Director
Ed Wilson, Director

LONG BEACH

Dee Andrews, Director
James Johnson, Chair
Patrick O'Donnell, Director
Gerrie Schipske, Director

MINUTES

CALL TO ORDER

Chair Johnson called the Spring Street Corridor Joint Powers Authority meeting to order at 5:16 p.m.

ROLL CALL

Present: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

FLAG SALUTE

Chair Johnson led the audience in the flag salute.

APPROVAL OF MINUTES FOR APRIL 18, 2011 MEETING

It was moved and seconded to approve the minutes of the April 18, 2011 JPA meeting. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

REGULAR AGENDA (1-4)

1. Receive and file impact of AB26 on JPA membership (Signal Hill & Long Beach).

Executive Director, Ken Farfsing reported on AB 1X 26 and the impacts to the JPA and distributed a copy of a letter dated March 21, 2012, summarizing an opinion from the Signal Hill City Attorney that the JPA continues to exist, with the two charter cities as the remaining members. Chair Johnson confirmed with Counsel that Long Beach needs to appoint a fifth board member. Counsel also indicated that the bylaws need to be amended to reflect the new membership as a result of the dissolution of redevelopment agencies. It was moved and seconded to receive and file the report. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

2. Receive and file update on EDCO Waste Facility and Household Hazardous Waste Facility (Signal Hill & Long Beach)

Executive Director Ken Farfsing introduced Signal Hill Community Development Director Scott Charney who presented the staff report. Member Forester asked Mr. Charney to confirm that the facility will be open to anyone wishing to dispose of household hazardous waste (HHW). Mr. Charney introduced Efrain Ramirez, Vice President, EDCO, who reported on the types of HHW the facility will accept. It was moved and seconded to receive and file the report. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

3. Receive and file update on California Gardens/Hilltop Property (Long Beach)

Long Beach Deputy City Manager Reginald Harrison introduced Long Beach Director of Parks, Recreation and Marine George Chapjian. Director Chapjian

gave a brief report on the vision for the 47-acre site, as well as the project budget, grant applications, timeline, and development. He then introduced Sandra Gonzalez, Long Beach Planning and Development, who gave a presentation on the California Gardens project. It was moved and seconded to receive and file the report. Member Ward asked about the number of abandoned wells on the property. Chair Johnson indicated that it is estimated that 84 wells are on the site; some are abandoned and some are active. Chair Johnson reported that tours of the site are conducted the third Saturday of each month at 10:00 a.m. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

4. Receive and file update on Air Quality Impacts of Airplanes (Long Beach)

Long Beach Deputy City Manager Reginald Harrison introduced Long Beach Noise Abatement Coordinator and Environmental Affairs Officer Mario Fabilia who presented the report. It was moved and seconded to receive and file the report. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

5. Public Comments

There was no public comment.

6. Items from the Board

Member Noll motioned to have scheduled a special meeting on Monday April 16, at 5:00 p.m. to approve a Memorandum of Understanding between the cities and amend any sections of the bylaws pursuant to AB 1X 26. This was seconded by Member Hansen. Motion carried by the following vote:

Yes: Larry Forester, Tina Hansen, James Johnson, Michael Noll, Gerrie Schipske, Ellen Ward

No: None

Absent: Dee Andrews, Patrick O'Donnell, Ed Wilson

Abstain: None

7. Adjournment

It was moved and seconded to adjourn to Monday, April 16, at 5:00 p.m. location TBD. There being no objection, Chair Johnson declared the meeting adjourned at 5:54 p.m.



CITY OF SIGNAL HILL

2175 Cherry Avenue ♦ Signal Hill, CA 90755

March 21, 2012

Chair, Spring Street Corridor JPA
c/o Reginald Harrison
Deputy City Manager
City of Long Beach
333 W. Ocean Blvd.
Long Beach, CA 90802

Re: Withdrawal of Redevelopment Agency as Member of JPA

Dear Mr. Harrison:

As you are aware, the Spring Street Corridor Joint Powers Authority (the "JPA") was formed on January 11, 1995, by the Charter City of Long Beach and Signal Hill (which became a charter city subsequent to the formation of the JPA), and their respective redevelopment agencies formed pursuant to the Community Redevelopment law (H&S § 33000 et seq)

The purpose of the JPA was to deal with extensively blighted and largely vacant land largely caused by oil production activity since the 1920s, and extending along the Spring Street corridor. The purpose of the JPA was

"This purpose shall be accomplished through the exercise of powers of the Participatory Agencies jointly to enable a coordinated and comprehensive development plan for the area . . ." (2.01).

The California Legislature adopted AB 1X 26 on June 29, 2011, which was upheld by the California Supreme Court in *CRA v Matosantos* on December 29, 2011, and dissolved redevelopment agencies in California. The Supreme Court delayed the effective date of the dissolution of redevelopment agencies until February 1, 2012.

Accordingly, as of February 1, both the Signal Hill and Long Beach redevelopment agencies, participating members of the JPA, have been dissolved by operation of law.

The JPA contemplated the possibility that the redevelopment agencies could withdraw from the JPA and the JPA could continue as long as the two founding cities remained members. In Section 12.01 the JPA contemplated that when withdrawing, the redevelopment agency would adopt a resolution of withdrawal, and not require action by the Board of the JPA. As the agencies were dissolved by operation of state law, on

behalf of the City of Signal Hill, we believe that the former Signal Hill Redevelopment Agency ceased being a member of the JPA on February 1, 2012, and would expect that the City of Long Beach may take the same position.

The City of Signal Hill reaffirms its belief in the goals and objectives of the JPA and intends to continue its efforts to revitalize the Spring Street Corridor through the JPA.

Our city attorney has reviewed the JPA agreement as discussed at our March 15 meeting. We see no need for amendment or modification of the JPA except in one respect. The Board of Directors is a 10-member body consisting of the 5 council members of Signal Hill and 4 council members of Long Beach for the council districts bordering Signal Hill, and the Chair of the Long Beach Redevelopment Agency. As that office no longer exists, Signal Hill would be open to any method of finding another Long Beach director as Long Beach might suggest and the JPA can be amended accordingly. In the meantime, the JPA can still meet as the quorum requirement of members can still be met.

The City of Signal Hill considered this matter at their meeting of March 20, 2012, and directed me as to send this letter to the Board and Long Beach. We look forward to many more years of cooperation in regional economic development.

Sincerely,



Kenneth C. Farfsing
City Manager

bb

C: Spring Street Corridor JPA Board
Signal Hill City Attorney