

THESE MINUTES ARE NOT OFFICIAL
UNTIL APPROVED BY THE
CULVER CITY
SUCCESSOR AGENCY TO THE
CULVER CITY REDEVELOPMENT AGENCY BOARD

REGULAR MEETING OF THE
SUCCESSOR AGENCY TO THE
CULVER CITY REDEVELOPMENT AGENCY BOARD
CULVER CITY, CALIFORNIA

June 23, 2014
5:30 p.m.

Call to Order & Roll Call

Chair Sahli-Wells called the meeting of the Successor Agency to the Culver City Redevelopment Agency Board to order at 5:30 p.m.

Present: Meghan Sahli-Wells, Chair
Micheál O'Leary, Vice Chair
Jim B. Clarke, Board Member
Andrew Weissman, Board Member

Absent: Jeffrey Cooper, Board Member

ooo

Closed Session

At 5:30 p.m., the Successor Agency Board recessed to Closed Session to discuss the following items:

CS-1 Conference with Real Property Negotiators

Re: 8829, 8831, 8840, 8841, 8843 Exposition Boulevard; 8801, 8803, 8824, 8825, 8828, 8830-8834, 8836, 8839, 8842, 8846 National Boulevard; 8900-8906, 8910-8912, 8914 -8918, 8920, 8926, 8930, 8936 Venice Boulevard.

Agency Negotiators: John Nachbar, City Manager/Executive Director; Sol Blumenfeld, Community Development Director/ Assistant Executive Director; Todd Tipton, Economic Development Manager; Murray Kane, City/Successor Agency Special Counsel
Other Parties Negotiators: Lowe Enterprises Real Estate Group
Under Negotiation: Price, terms of payment or both, including use restrictions, development obligations and other monetary related considerations

Pursuant to Government Code Section 54956.8

CS-2 Conference with Real Property Negotiators

Re: Media Park -- 9254 Venice Boulevard Los Angeles, CA
Agency Negotiators: John M. Nachbar, Executive Director; Sol Blumenfeld, Assistant Executive Director; Todd Tipton, Economic Development Manager

Other Parties Negotiators: Lamill Inc.

Under Negotiation: Price, Terms of Payment or Both, including use restrictions, development obligations and other monetary related considerations.

Pursuant to Government Code Section 54956.8

o0o

Reconvene

Chair Sahli-Wells reconvened the meeting at 7:04 p.m. with four Board Members present (absent Member Cooper).

o0o

Reflection/Pledge of Allegiance

The Reflection was given by John Nachbar, Executive Director, and the Pledge of Allegiance was led by Marty Hente with Culver City Amateur Radio Emergency Service.

o0o

Report on Action Taken in Closed Session

Chair Sahli-Wells indicated nothing to report out of Closed Session.

o0o

Community Announcements by Board Members/Information Items from Staff

None.

o0o

Joint Public Comment for Items NOT On the Agenda

None.

o0o

Receipt and Filing of Correspondence

MOVED BY BOARD MEMBER CLARKE AND SECONDED BY VICE CHAIR O'LEARY THAT THE SUCCESSOR AGENCY BOARD RECEIVE AND FILE CORRESPONDENCE. THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: CLARKE, O'LEARY, SAHLI-WELLS, WEISSMAN
NOES: NONE
ABSENT: COOPER

o0o

Joint Consent Calendar

MOVED BY BOARD MEMBER WEISSMAN AND SECONDED BY VICE CHAIR O'LEARY THAT THE SUCCESSOR AGENCY BOARD APPROVE ITEMS JC-1, JC-2, AND JC-3. THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: CLARKE, O'LEARY, SAHLI-WELLS, WEISSMAN
NOES: NONE
ABSENT: COOPER

Item JC-1

**Joint Culver City Council/Culver City Housing Authority/
Successor Agency to the Culver City Redevelopment Agency Agenda
Item: Cash Disbursements**

THAT THE SUCCESSOR AGENCY BOARD APPROVE CASH DISBURSEMENTS FOR MAY 31, 2013 – JUNE 13, 2104.

o0o

Item JC-2

JOINT CITY COUNCIL/SUCCESSOR AGENCY/HOUSING AUTHORITY/PARKING AUTHORITY AGENDA ITEM: (1) Pursuant to Culver City Municipal Code Section 3.07.075(E)(3), Determine That Compliance with the Formal Bid Procedures Would be Impractical, Waive the Formal Bid Requirements, and Deem It to be in the City's Best Interest to Authorize a Negotiated Contract; and (2) Approval of a Two-Year Extension to the Professional Services Agreement with Marina Landscape to Provide Landscape Maintenance Services and Additional As-Needed Services on a Contingency Basis for a Term Ending on June 30, 2016 in an Amount Not-To- Exceed \$548,509.50.

THAT THE SUCCESSOR AGENCY BOARD APPROVE:

PURSUANT TO CULVER CITY MUNICIPAL CODE SECTION 3.07.075(E)(3), DETERMINE THAT COMPLIANCE WITH THE FORMAL BID PROCEDURES WOULD BE IMPRACTICAL, WAIVE THE FORMAL BID REQUIREMENTS, AND DEEM IT TO BE IN THE CITY'S BEST INTEREST TO AUTHORIZE A NEGOTIATED CONTRACT; AND,

APPROVE A TWO-YEAR EXTENSION TO THE PROFESSIONAL SERVICES AGREEMENT WITH MARINA LANDSCAPE TO PROVIDE LANDSCAPE MAINTENANCE SERVICES, AND ADDITIONAL, AS-NEEDED SERVICES ON A CONTINGENCY BASIS FOR A TERM ENDING ON JUNE 30, 2016 IN AN AMOUNT NOT-TO-EXCEED \$548,509.50; AND,

AUTHORIZE THE CITY ATTORNEY/GENERAL COUNSEL TO REVIEW/PREPARE THE NECESSARY DOCUMENTS; AND,

AUTHORIZE THE CITY MANAGER/EXECUTIVE DIRECTOR TO EXECUTE SUCH DOCUMENTS ON BEHALF OF THE CITY, THE SUCCESSOR AGENCY, THE HOUSING AUTHORITY, AND THE PARKING AUTHORITY.

o0o

Item JC-3

JOINT CITY COUNCIL-SUCCESSOR AGENCY AGENDA ITEM: Adoption of Respective Resolutions (1) Approving a Master Agreement Regarding Retention and Expenditure of Bond Proceeds between the City of Culver City and the Successor Agency to the Culver City Redevelopment Agency Pursuant to California Health and Safety Code Section 34191.4(c); and (2) Approving Related Actions

THAT THE SUCCESSOR AGENCY BOARD ADOPT A RESOLUTION APPROVING A MASTER AGREEMENT REGARDING RETENTION AND EXPENDITURE OF BOND PROCEEDS BETWEEN THE SUCCESSOR AGENCY AND THE CITY PURSUANT TO CALIFORNIA HEALTH AND SAFETY CODE SECTION 34191.4(C).

o0o

Consent Calendar

Item C-1

Meeting Minutes

MOVED BY VICE CHAIR O'LEARY AND SECONDED BY BOARD MEMBER CLARKE THAT THE SUCCESSOR AGENCY BOARD APPROVE MINUTES FOR THE REGULAR MEETING OF JUNE 9, 2014. THE MOTION CARRIED BY THE FOLLOWING VOTE:

AYES: CLARKE, O'LEARY, SAHLI-WELLS, WEISSMAN
NOES: NONE
ABSENT: COOPER

o0o

Order of the Agenda

No changes were made.

o0o

Public Comment for Items NOT on the Agenda

None.

o0o

Items from Board Members

None.

o0o

Adjournment

There being no further business, at 11:17 p.m., the Successor Agency to the Culver City Redevelopment Agency Board adjourned its meeting to Monday, July 14, 2014 at 7:00 p.m.

o0o

Martin R. Cole
SECRETARY of the Successor Agency to the Culver City
Redevelopment Agency Board,
Culver City, California

APPROVED

Meghan Sahli-Wells
CHAIR of the Successor Agency to the Culver City Redevelopment
Agency Board
Culver City, California