

REGULAR MEETING OF THE
REDEVELOPMENT AGENCY
CITY OF CULVER CITY,
CALIFORNIA

April 6, 2009
5:30 p.m.

Call to Order & Roll Call

The meeting of the Agency was called to order at 5:30 p.m.

Present: Andrew Weissman, Agency Chair
Christopher Armenta, Agency Vice Chair
D. Scott Malsin, Agency Member
Micheál O'Leary, Agency Member
Gary Silbiger, Agency Member

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Closed Session

The Redevelopment Agency will immediately adjourn to Closed Session to discuss the following items:

CS-1 Conference with Legal Counsel – Anticipated Litigation

Agency Legal Counsel: Murray Kane
Other Parties: Century Wilshire Incorporated
Re: Significant Exposure to Litigation – One item
Pursuant to Government Code Section 54956.9(b)

CS-2 Conference with Legal Counsel – Anticipated Litigation

Re: Significant Exposure to Litigation - Participation Agreement with Alandales, Inc.
Pursuant to Government Code Section 54956.9(b)

CS-3 12803-23 West Washington Boulevard: Property Negotiations

Conference with Real Property Negotiators

Re: 12803-23 Washington Boulevard
Agency Negotiator: Jerry Fulwood, Executive Director; Sol Blumenfeld, Assistant Executive Director and Murray Kane, Agency General Counsel
Other Parties Negotiators: Axis Mundi RE II, LLC
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-4 Conference with Legal Counsel – Exposure to Litigation: One Item

Pursuant to Government Code Section 54956.9(b)(1)

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Recess

The Redevelopment Agency recessed to Closed Session at 5:30 p.m.

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Reconvene

The Redevelopment Agency reconvened its meeting at 7:14 p.m. with all Members present.

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Invocation/Pledge of Allegiance

The Invocation was led by Jerry Fulwood, Executive Director, and the Pledge of Allegiance was led by Katherine Yonda.

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Public Comment for Items NOT On the Agenda

Egon Monostorey expressed concern that the Agency was missing an opportunity to earn revenue for the City by leasing out unused parking spaces at 3757 Robertson Boulevard and he requested the City lease those spaces as they are legally required to do so.

Murray Kane, Agency Legal Counsel, clarified that there was no longer a legal requirement that the City lease the spaces.

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Public Comment for Items On the Agenda

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Consent Calendar

MOVED BY MEMBER MALSIN, SECONDED BY MEMBER O'LEARY AND UNANIMOUSLY CARRIED TO APPROVE THE CONSENT CALENDAR.

Consent Calendar (Continued)

Item C-1

Secretary's Report

THAT THE REDEVELOPMENT AGENCY APPROVE THE SECRETARY'S REPORT.

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Item C-2

Cash Disbursements

THAT THE REDEVELOPMENT AGENCY APPROVE CASH DISBURSEMENTS FROM FEBRUARY 28, 2009 THRU MARCH 13, 2009.

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Item C-3

Meeting Minutes

THAT THE REDEVELOPMENT AGENCY APPROVE THE MEETING MINUTES OF JANUARY 26, 2009, FEBRUARY 2, 2009, FEBRUARY 9, 2009, FEBRUARY 17, 2009 AND FEBRUARY 23, 2009.

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Item C-4

Authorization to Extend the Existing Agreement with National Construction Rentals for providing Temporary Electrical Power and Security Lighting at 4044 through 4068 Globe Avenue, Culver City

THAT THE REDEVELOPMENT AGENCY ("AGENCY") APPROVE AN EXTENSION TO THE EXISTING AGREEMENT WITH NATIONAL CONSTRUCTION RENTAL IN AN ADDITIONAL AMOUNT NOT TO EXCEED TEN THOUSAND DOLLARS (\$10,000) FOR PROVIDING TEMPORARY ELECTRICAL POWER AND SECURITY LIGHTING AT 4044 THROUGH 4068 GLOBE AVENUE (SEVEN (7) ADJOINING PROPERTIES).

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Recess

The Redevelopment Agency recessed to the City Council meeting at 7:23 p.m.

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Reconvene

The Redevelopment Agency reconvened its meeting at 7:40 p.m. with all Members present.

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Joint Items

Item J-1

Approval of an Amendment to an Existing Tri-Party Professional Services Agreement with Jamie Greenberg for Graphic Design Services for the Redevelopment Agency's Cultural Affairs Work Programs and Economic Development Materials and the City's Cultural Affairs Work Programs

Staff provided a summary of the material of record.

Member Malsin moved to adopt the staff recommendation. Member Armenta seconded the motion.

Discussion between staff and the Agency ensued regarding: (1) A suggestion to use the graphic designer for public notification; (2) agreement to do so if the funds are available; (3) whether public bidding is appropriate for the position; (4) the RFP and bidding processes; (5) clarification that the contract is an "as needed" contract; and, (5) agreement to have Ms. Greenberg create a template for notifications.

MOVED BY MEMBER MALSIN, SECONDED BY MEMBER ARMENTA, AND UNANIMOUSLY CARRIED THAT THE REDEVELOPMENT AGENCY:

1. APPROVE AN AMENDMENT TO AN EXISTING TRI-PARTY PROFESSIONAL SERVICES AGREEMENT WITH MS. JAMIE GREENBERG FOR GRAPHIC DESIGN SERVICES IN AN AMOUNT NOT TO EXCEED OF \$20,000.00; AND,

Item J-1
(Continued)

2. AUTHORIZE THE CITY ATTORNEY AND AGENCY GENERAL COUNSEL TO REVIEW/PREPARE THE NECESSARY DOCUMENTS; AND,
3. AUTHORIZE THE CITY MANAGER/EXECUTIVE DIRECTOR TO EXECUTE SUCH DOCUMENTS ON BEHALF OF THE CITY AND AGENCY.

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Receipt of Correspondence

MOVED BY MEMBER MALSIN, SECONDED BY MEMBER O'LEARY, AND UNANIMOUSLY CARRIED TO RECEIVE AND FILE CORRESPONDENCE.

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Items from Staff

None.

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Items from the Agency

Items from Member Malsin

- Provided an update on the status of the Exposition project noting two significant votes for the City

Items from Member Armenta

- Received clarification that he could move to take jurisdiction on the 7/11 item during the Council meeting

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Adjournment

There being no further business, at 7:55 p.m., the Agency adjourned its meeting to an Adjourned Regular meeting on Monday, April 13, 2009.

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Alice Prasad
SECRETARY of the City of Culver City Redevelopment Agency, California

APPROVED

Andrew Weissman
CHAIRPERSON of the Redevelopment Agency, City of Culver City, California