

**REGULAR MEETING OF THE
OVERSIGHT BOARD OF THE SUCCESSOR AGENCY
TO THE FORMER MADERA REDEVELOPMENT AGENCY**

Monday, June 16, 2014

9:00 a.m. – Regular Session

City of Madera City Hall – Council Chambers
205 West Fourth Street, Madera, California

Action/Summary Minutes

1. CALL TO ORDER – REGULAR SESSION

Meeting called to order by Chairman Svanda at 9:00 a.m.

ROLL CALL

Board Members Present:

Gary Svanda, Chairperson
Stell Manfredi, Vice-Chairperson
Bob Wilson, Board Member
Cecilia Massetti, Ed.D, Board Member

Board Members Absent:

Manuel Nevarez, Board Member
Ric Arredondo, Board Member
Donald Horal, Board Member

Successor Agency Staff Members Present:

Executive Director James Taubert, City Attorney J. Brent Richardson and Recording Secretary Claudia Mendoza

The Pledge of Allegiance was led by Board Member Wilson.

PUBLIC COMMENT

The first fifteen minutes of the meeting are reserved for members of the public to address the Board on items which are within the subject matter jurisdiction of the Board. Speakers shall be limited to three minutes. Speakers will be asked to identify themselves and state the subject of their comment. If the subject is an item on the Agenda, the Chairperson has the option of asking the speaker to hold the comment until that item is called. Comments on items listed as a Public Hearing on the Agenda should be held until the hearing is opened. The Board is prohibited by law from taking any action on matters discussed that are not on the Agenda, and no adverse conclusions should be drawn if the Board does not respond to public comment at this time.

Chairperson Svanda opened the public comment portion of the meeting. There being no comments offered, the public comment portion of the meeting was closed.

2. CONSENT CALENDAR

2.1 Minutes of the Regular Meeting of the Oversight Board for February 18, 2014

Action: Approval of the Consent Calendar item as presented.

Moved by: Board Member Manfredi; seconded by Board Member Wilson.

Vote: 4/0. Ayes: Board Members Svanda, Manfredi, Massetti and Wilson.

Noes: None

Absent: Board Members Arredondo, Horal and Nevarez

3. PRESENTATIONS/ADMINISTRATIVE REPORTS

3.1 Consideration of a Resolution Approving an Amendment to Agreement Between North Star Engineering Group Inc., and The Successor Agency of The Former Madera Redevelopment Agency For Engineering Services Related to the Southwest Industrial Park Project

Summary of staff report:

Executive Director Taubert presented the staff report stating that we have an approved enforceable obligation with NorthStar Engineering. They are doing an infrastructure evaluation. One of the elements of that is the construction of Massetti Drive. This will create another crossing on the spur. It is the railroad's position that they do not allow any new crossings, so we will have to close at least two. This amendment will would allow an evaluation of the potential closure of Jennings Street, 4th Street, N Street, O Street and a little alley between N Street and O Street.

Board Member Manfredi asked who determines the closures? Executive Director Taubert responded that it would be the City Council. Also, as soon as we get the data, we will present the findings and we will have a public hearing.

Discussion followed.

Action: Adopted Resolution No. OB 14-04, approving a Second Amendment to Agreement with NorthStar Engineering Group Inc.

Moved by: Board Member Wilson; seconded by Board Member Svanda.

Vote: 4/0. Ayes: Board Members Svanda, Manfredi, Massetti and Wilson.

Noes: None

Absent: Board Members Arredondo, Horal and Nevarez

3.2 Consideration of a Resolution Approving the Transfer of Title to 300 South G Street to the County of Madera

Summary of staff report:

Executive Director Taubert presented a staff report noting that this issue will be addressed with the Department of Finance at a scheduled conference call today. From the outset, when we acquired this property as part of our obligation to the County for the Courthouse Project; the Department of Finance saw this as a new project and not a fulfillment of the obligation with the County. To that end, after we acquired this we just transferred the remaining funds that we owed them. By transferring title of the church property our obligation to the County will be fulfilled.

Board Member Manfredi asked why would the State question an obligation from 2009, what is their reasoning? Executive Director Taubert responded that there is none that he can see, and this is not the only thing that has been questioned. As you recall, when we moved to approve the acquisition it was approved by the Successor Agency and the Oversight Board. It went to the State, and they kicked it back asking Oversight Board to reconsider it, but the Oversight board reaffirmed the action. That was not the route the State assumed we would take.

Discussion followed.

Action: Adopted Resolution No. OB 14-05, approving the Conveyance of Real Property Located at 300 South G Street, Madera, California.

Moved by: Board Member Massetti; seconded by Board Member Manfredi.

Vote: 4/0. Ayes: Board Members Svanda, Manfredi, Massetti and Wilson.

Noes: None

Absent: Board Members Arredondo, Horal and Nevarez

3.3 Consideration of a Resolution Approving an Amendment to the Development and Disposition Agreement with Ironhorse Elm LLC

Summary of staff report:

Executive Director Taubert presented a staff report that stated that Ironhorse Elm LLC was a partnership between Todd Spencer, Melissa Spencer and Robert Spencer. We entered into an agreement with them in 2010. Typically when a DDA is done, we have timelines for performance. More importantly, when we did the deal with Ironhorse LLC it was specific to them, it could not be transferred. Ironhorse Elm LLC has asked for a timeline extension for a number of reasons. One, we did not complete the contamination cleanup until April of this year. Two, we still have not constructed the traffic signal. Three, and most important, Ironhorse Elm does not look the same as it once did. It is their desire to place the property up for auction.

Discussion followed.

Action: Adopted Resolution No. OB 14-06, approving the Amendment to the Development and Disposition Agreement with Ironhorse Elm LLC

Moved by: Board Member Manfredi; seconded by Board Member Wilson.

Vote: 4/0. Ayes: Board Members Svanda, Manfredi, Massetti and Wilson.

Noes: None

Absent: Board Members Arredondo, Horal and Nevarez

4. NEW BUSINESS

There are no items for this section.

5. GENERAL

There are no items for this section.

6. BOARD MEMBER REPORTS

Board Member Wilson had nothing to report.

Board Member Massetti had nothing to report

Vice-Chairperson Manfredi had nothing to report.

Chairperson Svanda had nothing to report.

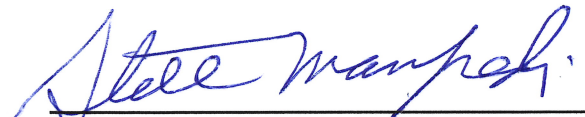
7. ADJOURNMENT

The meeting was adjourned at 9:15 a.m.

Respectfully submitted by,



Claudia Mendoza, Recording Secretary



Stell Manfredi, Vice-Chairperson

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