



FORT ORD REUSE AUTHORITY

BOARD OF DIRECTORS REGULAR MEETING MINUTES

Friday, August 8, 2014 at 2:00 p.m.

910 2nd Avenue, Suite A, Marina, CA 93933 (Carpenters Union Hall)

1. **CALL TO ORDER**

Chair Edelen called the meeting to order at 2:00 p.m.

2. **PLEDGE OF ALLEGIANCE**

Mayor Rubio led the Pledge of Allegiance.

3. **CLOSED SESSION**

The Board adjourned into closed session at 2:01 pm

a. **Conference with Legal Counsel - Existing Litigation, Gov Code 54956.9(a) – 2 Cases**

- i. **Keep Fort Ord Wild v. Fort Ord Reuse Authority (FORA), Case Number: M114961**
- ii. **The City of Marina v. Fort Ord Reuse Authority, Case Number: M11856**

4. **ANNOUNCEMENT OF ACTION TAKEN IN CLOSED SESSION**

The Board reconvened into open session at 2:09 pm and Authority Counsel Jon Giffen announced no reportable action had been taken.

5. **ROLL CALL**

Voting Members Present: (**alternates*)(*AR: entered after roll call*)

Chair/Mayor Edelen (City of Del Rey Oaks)	Mayor Pro-Tem O'Connell (City of Marina)
Mayor Pro-Tem Beach (City of Carmel-by-the-Sea)	Mayor Pro-Tem Oglesby (City of Seaside)
Supervisor Calcagno (County of Monterey)	Supervisor Parker (County of Monterey)
Mayor Gunter (City of Salinas)	Mayor Pendergrass (City of Sand City)
Councilmember Lucius (City of Pacific Grove)	Mayor Rubio (City of Seaside)
Councilmember Morton (City of Marina)	Councilmember Selfridge (City of Monterey)

Absent: Supervisor Potter (County of Monterey)

Ex-officio (Non-Voting) Board Members Present: Alec Arago* *AR* (20th Congressional District), Taina Vargas-Edmond* *AR* (29th State Assembly District), Donna Blitzer *AR* (University of California, Santa Cruz), Andre Lewis* *AR* (California State University, Monterey Bay), Vicki Nakamura* *AR* /Walter Tribley *AR* (Monterey Peninsula College), Bill Collins (Fort Ord BRAC Office), and Director Moore *AR* (Marina Coast Water District).

6. **ACKNOWLEDGEMENTS, ANNOUNCEMENTS, AND CORRESPONDENCE**

Executive Officer Houlemard announced that the next Board meeting would be held at CSUMB on September 19th. The meeting would immediately follow a special speaker event featuring Richard Bernhardt, who would discuss lessons learned from the Baldwin Park military reuse project. He noted the event would be free and open to the public. More information was to be distributed in the coming weeks.

Chair Edelen stated the Environmental Protection Agency (EPA) and the Department of Defense had reached a resolution in their ongoing language dispute regarding the classification of munitions and explosives of concern (MEC). He stated that EPA District 9 Assistant Director Angeles Herrera was present to discuss the resolution, and he requested that item 8c be taken out of order to accommodate Ms. Herrera's schedule. There were no objections.

**8c. Environmental Services Cooperative Agreement Update -
U.S. Army/Environmental Protection Agency Dispute Resolution**

Mr. Houlemard introduced the item and Ms. Herrera provided background information regarding the language dispute. She emphasized the significance and far-reaching implications of the issue. Ms. Herrera explained that the resolution established a legal basis for Army to return and address removal of future MEC discovery, providing better definition and more assurance. She thanked the FORA Board for their cooperation and responded to questions from members of the public.

7. CONSENT AGENDA

a. Approve July 11, 2014 Board Meeting Minutes

MOTION: Mayor Rubio moved, seconded by Supervisor Parker, to approve the Consent Agenda.

MOTION PASSED UNANIMOUSLY

8. BUSINESS ITEMS

a. 2nd VOTE: Approve Preston Park FY 2014-15 Annual Budget

Principal Analyst Robert Norris briefly summarized the item. An Alliance representative responded to questions from the Board. Mr. Norris stated that staff planned to present an item at the October Board meeting regarding the formulas used to establish rental rate recommendations.

ORIGINAL MOTION (1st VOTE): To Approve the FY 2014-15 Preston Park Housing, Operating, and Capital Budgets, including a 2.4% rent increase.

2nd VOTE FAILED: Ayes: Calcagno, Edelen, Gunter, Oglesby, Pendergrass, Rubio. Noes: Beach, Lucius, Morton, O'Connell, Parker, Selfridge. Absent: Potter

MOTION: Councilmember Lucius moved, seconded by Councilmember Morton, that staff return the item to the October Board meeting for a discussion of the current proposed rental increase and related policy questions.

MOTION PASSED: Ayes: Beach, Calcagno, Lucius, Morton, O'Connell, Oglesby, Parker, Selfridge. Noes: Edelen, Gunter, Pendergrass, Rubio. Absent: Potter.

b. Regional Urban Design Guidelines - Approve Contract with Dover, Kohl & Partners

Associate Planner Josh Metz summarized the recent Regional Urban Design Guidelines consultant solicitation process and reviewed details of the proposed contract. Mr. Metz responded to questions from the Board.

MOTION: Supervisor Parker moved, seconded by Mayor Pro-Tem O'Connell, to approve the contract with Dover, Kohl & Partners.

MOTION PASSED UNANIMOUSLY

9. PUBLIC COMMENT PERIOD

The Board received comments from members of the public.

10. EXECUTIVE OFFICER'S REPORT

- a. Outstanding Receivables**
- b. Habitat Conservation Plan (HCP) Update**
- c. Administrative Committee**
- d. Veterans Issues Advisory Committee**
- e. Approved FY 2014/15 Fort Ord Reuse Authority Capital Improvement Program**
- f. Post Reassessment Advisory Committee**
- g. Travel Report**
- h. Public Correspondence to the Board**

Mr. Houlemard stated no discussion was required.

11. ITEMS FROM MEMBERS

Walter Tribley discussed AB 2235, which was headed to the state Appropriations Committee. If signed by Governor Brown, the bill would provide long-awaited funding for capital projects, particularly for higher education. He stated that FORA's support would be appreciated.

12. ADJOURNMENT

Chair Edelen adjourned at 4:02 p.m.