



FORT ORD REUSE AUTHORITY
BOARD OF DIRECTORS REGULAR MEETING MINUTES
2:00 p.m., Friday, April 13, 2018 | Carpenters Union Hall
910 2nd Avenue, Marina, CA 93933

1. CALL TO ORDER

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

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by California State University Monterey Bay Associate Vice President for University Affairs Andre Lewis.

3. CLOSED SESSION

- a. Conference with Legal Counsel – Gov. Code 54956.9(a): Marina Community Partners, LLC v. Fort Ord Reuse Authority, Monterey County Superior Court, Case No.: 18CV000871
- b. Conference with Legal Counsel – Gov. Code 54956.9(a): Keep Fort Ord Wild v. Fort Ord Reuse Authority, Monterey County Superior Court, Case No.: 17CV004540
- c. Conference with Legal Counsel – Gov. Code 54956.9(d): one matter of significant exposure to litigation.

The Board entered closed session at 2:05 p.m. and resumed open session at 2:45 p.m.

4. ANNOUNCEMENT OF ACTION TAKEN IN CLOSED SESSION

Authority Counsel, Jon Giffen announced there was no action to report.

5. ROLL CALL

Voting Members Present:

Mayor Ralph Rubio (City of Seaside), Supervisor Mary Adams (Monterey County), Supervisor John Philips (Monterey County), Councilmember Dennis Alexander (City of Seaside), Mayor Mary Ann Carbone (City of Sand City), Mayor Jerry Edelen (City of Del Rey Oaks), Mayor Joe Gunter (City of Salinas), Councilmember Frank O'Connell (City of Marina), Councilmember Cynthia Garfield (City of Pacific Grove), Councilmember Gail Morton (City of Marina), Councilmember Jan Reimers (City of Carmel-by-the-sea), Councilmember Alan Haffa (City of Monterey), Supervisor Luis Alejo (Monterey County) arrived at 3:37 p.m.

Ex-officio (Non-Voting) Board Members Present:

Steve Matarazzo (UCSC), Andre Lewis (CSUMB), Bill Collins (Ft Ord BRAC Office), Lisa Rheinheimer (MST), Dr. Thomas Moore (MCWD), Hugh Hardin (US Army), Nicole Hollingsworth (17th State Senate District), Erica Parker (29th State Assembly District), Dr. Walter Tribbley (MPC), Kathleen Lee (20th Congressional District)

6. ACKNOWLEDGEMENTS, ANNOUNCEMENTS, AND CORRESPONDENCE

Executive Officer Michael Houlemard announced the following:

- MPC Job & Career Fair 2018 on April 18, 2018 at MPC Student Center.
- Infrastructure Summit on April 30 at Embassy Suites Hotel in Seaside.
- 4th Annual Regional Economic Summit on May 3 at Mello Center in Watsonville.
- Guided nature walks in impact areas of National Monument on May 5.

7. CONSENT AGENDA

- a. Approve March 7, 2018 Special Meeting Minutes
- b. Approve March 9, 2018 Meeting Minutes
- c. Administrative Committee
- d. Veterans Issues Advisory Committee
- e. Water/Wastewater Oversight Committee
- f. Building Removal Quarterly Report
- g. Environmental Services Cooperative Agreement Quarterly Report
- h. Public Correspondence to the Board

Motion: On motion by Board member Phillips and second by Board member Gunter and carried by the following vote, the Board moved to approve the consent agenda.

There were no comments received from the public.

MOTION PASSED UNANIMOUSLY

8. BUSINESS ITEM

- a. Fiscal Year 2017-2018 Mid-Year Budget/Section 115 Trust – 2d Vote

Mr. Houlemard introduced the item and restated the motion. Staff responded to questions and comments received from the Board.

Motion: On motion by Board member Gunter and second by Board member Edelen and carried by the following vote, the Board moved to approve the Finance Committee recommendation to approve the FORA fiscal year 2017-18 mid-year budget adjustments and authorize the Executive Officer to negotiate associated contract documents for Board review/approval at a future meeting for FORA to participate in Public Agencies Post-Employment Benefits Section 115 Trust program administered by Public Agency Retirement Services, information showing each one of the various areas to be invested, each year (how much was made or lost) to see what the potential liability is; and to review or adopt an adjusted investment policy change to bring back to the Board at a future meeting.

There were no comments received from the public.

Ayes: Phillips, Adams, Edelen, Haffa, Rubio, Alexander, Carbone, Gunter, Garfield, Reimers

Noes: O'Connell, Morton

MOTION PASSED

- b. Resolution Approving the Adoption of the Public Agencies Post-Employment Benefits Trust administered by Public Agency Services

Mr. Houlemard reviewed the item and responded to questions and comments from the Board. There was no public comment received.

Motion: On motion by Board member Edelen and second by Board member Haffa and carried by the following vote, the Board moved to adopt the resolution authorizing participating in the Public Agencies Post-employment Benefits Trust administered by Public Agency Services (PARS) authorizing the Executive Officer to execute the PARS administrative documents and to take necessary actions to maintain the Authority's participation in the program and maintain compliance with any relevant regulation issued or that may be issued; to bring back to the Board the potential loss and gain information for each of the investments and make a final decision on next steps.

Ayes: Phillips, Adams, Edelen, Haffa, Rubio, Alexander, Carbone, Gunter, Garfield, Reimers

Noes: O'Connell, Morton

Due to lack of unanimous vote a second (2d) vote will be taken at the May 11, 2018 Board meeting.

- c. Regional Urban Water Augmentation Project & 3 Party Planning Water Augmentation Study Report

Project Manager Peter Said presented the item. There were no questions or comments from the Board or public.

This item was for information only.

- d. Transition Planning Update

Prevailing Wage/Risk Coordinator Sheri Damon presented the item and responded to questions and comments from the Board. Public comment was received.

This item was for information only.

- e. Executive Committee Report

Mr. Houlemard reviewed the item and the staff recommendation. Board members provided comments on the item. There was no public comment received.

MOTION: On motion by Board member Gunter and second by Board member Alejo and carried by the following vote, the Board moved to approve the process for Board members requesting a non-emergency item to be placed on the agenda by submitting it in writing, to the Executive Officer, at least three (3) weeks prior to the upcoming regular Board meeting. Such requests should describe the issue to be addressed and provide alternatives for Board deliberation; and adopt a statement on inclusiveness with an intent to increase representation on the Executive Committee (EC) and establish general guidance statements for the Chair relating to the composition of a Nominating Committee of EC and non-EC members; and that a 2-year rotation of officers be established that is inclusive of non-landowner and landowner jurisdictions to participate on the EC.

MOTION PASSED UNANIMOUSLY

f. Affordable Housing Update/ Monterey Bay Economic Partnership Presentation
Mr. Houlemard introduced the item and provided background and information regarding FORA's role in affordable housing. The Board members were provided with a memorandum and an updated summary of former Fort Ord housing projects and outcomes.

Monterey Bay Economic Partnership President Kate Roberts and Housing Program Manager Matt Huerta provided a presentation on its housing policy report and responded to questions and comments from the Board. Public comment was received.

This item was for information only.

9. PUBLIC COMMENT

There were no public comments received.

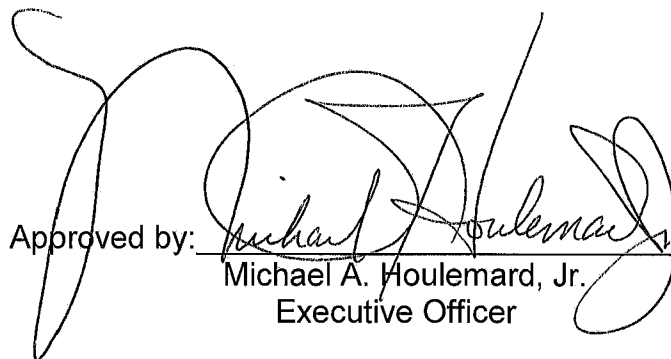
10. ITEMS FROM MEMBERS

There were no items from members.

11. ADJOURNMENT at 4:45 p.m.

Minutes Prepared By:
Dominique L. Jones
Deputy Clerk

Approved by:



Michael A. Houlemard, Jr.
Executive Officer