



FORT ORD REUSE AUTHORITY
ADMINISTRATIVE COMMITTEE REGULAR MEETING MINUTES
8:30 a.m., Wednesday, May 15, 2019 | FORA Conference Room
920nd Avenue, Suite A, Marina, CA 93933

1. CALL TO ORDER

Co-Chair Dino Pick called the meeting to order at 8:33 a.m.

The following members were present:

Dino Pick* (City of Del Rey Oaks)
Matt Morgensen * (City of Marina)
Patrick Breen (MCWD)
Hans Uslar* (City of Monterey)
Elizabeth Caraker (City of Monterey)

Lisa Rheinheimer (Monterey-Salinas Transit)
Melanie Beretti* (County of Monterey)
Steve Matarazzo (UCMBEST)
Anya Spear (CSUMB)
Craig Malin* (City of Seaside)
*Voting member

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Elizabeth Caraker.

3. ACKNOWLEDGEMENTS, ANNOUNCEMENTS AND CORRESPONDENCE

None.

4. PUBLIC COMMENT PERIOD

Members of the public wishing to address the Administrative Committee on matters within its jurisdiction, but not on this agenda, may do so for up to 3 minutes.

There were no public comments received.

5. APPROVAL OF MEETING MINUTES

ACTION

a. May 1, 2019 Meeting Minutes

MOTION: On motion by Committee member Uslar second by Committee member Malin and carried by the following vote, the Administrative Committee moved to approve the May 1, 2019 regular meeting minutes.

MOTION PASSED UNANIMOUSLY

6. BOARD MEETING FOLLOW-UP

INFORMATION/ACTION

- **May 8, 2019 Special Workshop**

Executive Officer Michael A. Houlemard, Jr. stated that the Special Board Workshop was well engaged and a great exchange of information and communication by the Administrative Committee, the Board of Directors, and FORA staff members. He commented to the fact that the Board was very directive about having limited resources and budget that would ultimately affect the Board's decision to approve the Capital

Improvement Program (“CIP”). Mr. Houlemard also stated that Kendall Flint of Regional Government Services, who has been facilitating the 2018 Transition Plan implementation, did a good job providing a Transition Plan Implementing Agreements status.

- **May 10, 2019 Board Meeting**

Mr. Houlemard reviewed the actions taken by the Board at the May 10, 2019 Regular Board meeting, highlighting a unanimous decision by the Board to approve the 2019-2020 CIP, with requested updates to table items 2 and 4. Mr. Houlemard noted the Budget was taken up with a 1st vote receiving a majority in favor of adoption with the caveat that the impact of the retention package to the budget be looked at by staff and brought back to the Board. At the June meeting for them further review and potential adoption. Staff responded to questions and comments from the Committee.

This item was for information only.

7. BUSINESS ITEMS

INFORMATION

a. Capital Improvement Program

i. Building Removal/Financing Update

Principal Planner Jonathan Brinkman introduced the item. Mark Northcross from NHA Advisors, via conference phone line, reviewed the memo issued on the Potential Impact of the Proposed FORA Bonding for building removal. Mr. Northcross reviewed the basic assumptions with the Committee while seeking answers to questions. He also outlined several other questions which will need to be resolved in order to move forward. Mr. Northcross discussed the next steps, requesting all stakeholders provide him with a list of enforceable obligations. He noted that he intends to have a vetted model for review before the Administrative Committee in June.

**Committee member Melanie Beretti noted for the record that the County of Monterey may be significantly impacted by bonding and has concerns regarding anything that significantly locks up future property tax not just for the County, but for other taxing entities as well.*

This item was for information only.

b. 2018 Transition Plan

1. Implementing Agreements Update

Mr. Houlemard updated the Committee on the draft implementing agreements status. He also advised the Committee that the Board directed a chart be created to identify, manage and monitor implementing agreements status. The Committee provided direction to add supplemental columns to capture pertinent information. Marina Coast Water District (“MCWD”) requested any comments, questions or concerns on the draft implementing agreement between MCWD and FORA be submitted by May 21, 2019 in order to provide enough time for reviewing those comments and preparing for the next steps. Staff responded to questions and comments from the Committee and public.

2. Legislation Update

Mr. Houlemard updated the Committee on Senate Bill 189 status and the proposed amendments as it is currently drafted. Mr. Brinkman added the legislation bill would help accomplish a CEQA exception for the 2018 Transition Plan allowing an additional time period of up to 2022 to sign and finalize the Transition Plan implementing agreements. Staff responded to questions and comments from the Committee and public.

This item was for information only.

8. **ITEMS FROM MEMBERS**

None.

9. **ADJOURNMENT** at: 9:49 a.m.

Minutes Prepared By:
Heidi Lizarbe
Deputy Clerk