

APPROVED



**FORT ORD REUSE AUTHORITY
BOARD OF DIRECTORS SPECIAL MEETING MINUTES
2:00 p.m., Thursday, April 30, 2020 | This meeting was held at the following Zoom
link: <https://zoom.us/j/956115894>**

1. CALL TO ORDER

Chair Jane Parker called the meeting to order at 2:01 p.m.

2. CLOSED SESSION

- a. Conference with Legal Counsel – Gov. Code §54956.9(d)(2): Anticipated Litigation, Significant Exposure to Litigation, two potential cases

Time Entered: 2:03

Time Exited: 2:42 p.m

3. ANNOUNCEMENT OF ACTION TAKEN IN CLOSED SESSION

FORA Authority Counsel Jon Giffen announced that the FORA Board met in closed session on Item 2a and that there is nothing to report out.

4. ACKNOWLEDGMENTS, ANNOUNCEMENTS, AND CORRESPONDENCE

Chair Jane Parker announced that FORA Staff has prepared a proclamation to honor Edith Johnsen and requested that the FORA Board approve it addition to the meeting's agenda.

MOTION: On motion by Board member Phillips, seconded by Board member Carbone and carried by the following vote, the Board moved to add an item to the agenda to approve a resolution acknowledging Edith Johnsen.

MOTION PASSED UNANIMOUSLY

Executive Officer Joshua Metz announced the following:

- The Fort Ord Redevelopment Process was recognized by the EPA as a National Federal Facility Excellence Site Reuse Award. The award recognized innovative thinking and cooperation among federal agencies that has led to noteworthy restoration and reuse of federal facility superfund sites.
- The cooperation between Joby Aviation, the City of Marina, and Monterey County has led to setup of a tent to be used as an alternative site for COVID-19 patient care as needed at the Marina Airport.

- Progress is being made on completion of the Habitat Conservation Plan (“HCP”) Environmental Impact Report (“EIR”).
- If any Board members have input on the letter that FORA will be sending to the U.S. Fish and Wildlife Service (“USFWS”), please send those comments to FORA staff.

Chair Jane Parker welcomed former FORA Executive Officer Michael Houlemard to the meeting.

5. ROLL CALL

Voting Members Present:

Supervisor Jane Parker (County of Monterey), Supervisor John Phillips (County of Monterey), Mayor Pro-Tem Gail Morton (City of Marina), Supervisor Mary Adams (County of Monterey), Councilmember Alan Haffa (City of Monterey), Mayor Ian Oglesby (City of Seaside), Councilmember Jon Wizard (City of Seaside), Mayor Joe Gunter (City of Salinas), Councilmember Jan Reimers (City of Carmel-by-the-Sea), Councilmember Cynthia Garfield (City of Pacific Grove), Mayor Mary Ann Carbone (City of Sand City), Councilmember John Gaglioti (City of Del Rey Oaks), Councilmember Alan Haffa (City of Monterey)

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

Col. Gregory Ford (United States Army), David Martin (Monterey Peninsula College), Dr. Eduardo Ochoa (CSUMB), Debbie Hale (TAMC), Toby Uptain-Villa (17th State Senate District), Bill Collins (BRAC)

6. CONSENT

- a. Amended December 13, 2019 Board Meeting Minutes
- b. March 12, 2020 Board Meeting Minutes

MOTION: On motion by Board member Phillips, seconded by Board member Oglesby and carried by the following vote, the Board moved to approve the consent agenda, with one correction to the March 12, 2020 Board Meeting Minutes.

MOTION PASSED UNANIMOUSLY

7. BUSINESS ITEMS

- a. Building Removal Bond Funding Agreements

Mr. Metz introduced the item and noted that Mr. Mark Northcross will be presenting on this item. Mr. Metz noted that the main subject of today’s presentation is the six different funding agreements between FORA and the jurisdictions that will be receiving bond proceeds. Mr. Northcross then expanded on this and discussed the details of the agreement. Mr. Northcross then answered questions from the members.

MOTION: On motion by Board member Oglesby, seconded by Board member Carbone and carried by the following vote, the Board moved to approve

Resolution 20-xx: Approving, and Authorizing the Execution and Delivery of, Building Removal Funding Agreements in Connection with Tax Allocation Bonds to Fund Building Removal Costs, and Approving Related Actions.

MOTION PASSED UNANIMOUSLY

b. CalPERS Liability Funding Strategy

Mr. Metz introduced the item, noting that FORA's CalPERS liability has increased and that this increase needs to be addressed before FORA sunsets in June. Mr. Metz noted that Mr. Northcross, Mr. Thimmig, and Ms. Catherine MacLeod are on the call discuss the item and answer any questions. Mr. Northcross started the discussion, giving a history of how FORA got to where it is with this item and explaining what FORA can do with regards to its increased CalPERS liability. Ms. MacLeod then presented on the details of the CalPERS liability and discussed how and why FORA's liability has increased. Mr. Northcross, Ms. MacLeod, Ms. Rodriguez, and Ms. Flint answered questions from the members. Public comment was then heard on this item.

c. Capital Improvement Program ("CIP") Project Transfers Status

Mr. Metz introduced the item and noted that Kristie Reimer will be presenting on the item. She gave a background on the different projects, and discussed the status of each.

d. Consultant Services Contract Amendments

Mr. Metz introduced the item, noting that the consultants talents are needed to help FORA staff finish all projects by the end of June. He went through each of the contract amendments, discussing work that each consultants have completed, the work still needed to be done, and the amount of contract amendment. Mr. Metz, Mr. Giffen, and Ms. Reimer answered questions from members. A discussion took place among the members regarding the consultant services needed to review the consistency determination for City of Seaside's Campus Town project.

MOTION: On motion by Board member Haffa, seconded by Board member Carbone and carried by the following vote, the Board moved to authorize the Executive Officer to approve \$112,250 of contract amendment for NHA Advisors, The Don Chapin Company, and Regional Government Services ("RGS").

MOTION PASSED UNANIMOUSLY

e. Monterey County Local Agency Formation Commission ("LAFCO") Processing Fees

Mr. Metz introduced the item and gave a background on the processing fees and why this fee has come up.

MOTION: On motion by Board member Oglesby, seconded by Board member Garfield and carried by the following vote, the Board moved to authorize payment of LAFCO processing fees.

MOTION PASSED UNANIMOUSLY

- f. Proclamation Honoring Edith Johnsen
Chair Parker introduced the item and Mr. Metz displayed the proclamation on the screen for members to see. Mr. Metz noted that former FORA Executive Officer Michael Houlemard and members of the Monterey Bay Veterans community provided input on this proclamation.

MOTION: On motion by Board member Phillips, seconded by Board member Carbone and carried by the following vote, the Board moved to approve Resolution 20-xx: Memorial Proclamation for Edith Johnsen.

MOTION PASSED UNANIMOUSLY

Mr. Phillips read the proclamation aloud to the FORA Board and public. FORA Board members and members of the public shared personal anecdotes and stories regarding their experiences with Edith Johnsen.

8. PUBLIC COMMENT

No public comment was received.

9. ITEMS FROM MEMBERS

None

10. ADJOURNMENT at 4:42 p.m.

Minutes Prepared by:
Harrison Tregenza
Deputy Clerk

Approved by:

Joshua Metz Executive Officer