

MINUTES
of the
FORT ORD REUSE AUTHORITY
BOARD OF DIRECTORS' MEETING
Fort Ord Reuse Authority Conference Facility/Bridge Center
August 13, 2010

1. CALL TO ORDER

With a quorum present Chair/Mayor Ralph Rubio called the August, 2010 Board of Directors meeting to order at 3:36 p.m.

Voting members present:

Chair/Mayor Ralph Rubio (City of Seaside)	(City of Monterey)
1 st Vice Chair/Supervisor Dave Potter (County of Monterey)	Councilmember Janet Barnes (City of Salinas)
Councilmember Jim Ford (City of Marina)	Mayor Sue McCloud (City of Carmel-by-the-Sea)
Mayor David Pendergrass (City of Sand City)	Mayor Jerry Edelen (City of Del Rey Oaks)
Councilmember Nancy Selfridge	Councilmember Frank O'Connell (City of Marina)
	Councilmember Tom Mancini (City of Seaside)

Absent: Supervisor Jane Parker (County of Monterey), Supervisor Lou Calcagno (County of Monterey).

Ex-Officio members present:

Graham Bice University of California Santa Cruz, Kevin Saunders California State University Monterey Bay, Waki Nakamura Monterey Peninsula College, COL Darcyl Brewer United States Army, Gail Youngblood Base Realignment and Closure ("BRAC"), Kenneth Nishi Marina Coast Water District.

Absent were representatives from the 17th Congressional District, the 15th State Senate District, the 27th State Assembly District, Monterey Peninsula Unified School District. Arriving after the roll call were Monterey Salinas Transit and the Transportation Agency of Monterey County.

2. PUBLIC COMMENT - None

3. CONSENT AGENDA

- a. July 9, 2010 Board meeting minutes – correction page 2, Mayor Pendergrass; clarification: Councilmember O'Connell was not present.
- b. Amendment to Master Agreement for Professional Services - Creegan + D'Angelo (Capital Improvement Program On-Site Transportation)

Motion to approve the Consent Agenda was made by Councilmember Mancini, as corrected, seconded by Councilmember Barnes, and carried.

4. OLD BUSINESS – none

5. NEW BUSINESS – Item 5a - Certification of South Boundary Road and Gigling Road Environmental Assessments and Initial Studies. Fort Ord Reuse Authority ("FORA") Senior Project Manager Jim Arnold gave an oral report of the future roadway improvements. South Boundary Road is -a portion of the FORA Capital Improvement Program ("CIP") and would extend from General Jim Moore Boulevard easterly to Rancho Saucito Lane into Ryan Ranch. Mr. Arnold reported that the design of the project was completed a year ago and is in compliance with the National Environmental Protection Act and California Environmental Quality Act ("CEQA"). The Project Environmental Assessment and Initial Study have been prepared and distributed for public comment. A few comments were received and have been addressed. A Finding of No Significant Impact and a Mitigated Negative Declaration was prepared and properly filed.

Executive Officer Houlemard stated that staff has requested that the Board approve the CEQA findings for the Mitigated Negative Declaration developed for South Boundary Road and Gigling Road including mitigation measures, adopt the Mitigated Negative Declaration prepared under CEQA, approve the Mitigation Monitoring and Reporting Program, and approve the Project Findings.

Chair Rubio asked if there were questions for staff and from the public. Being none, a **Motion to approve was made by 1st Vice Chair/Supervisor Potter, seconded by Mayor McCloud, and carried unanimously.**

6. EXECUTIVE OFFICER'S REPORT. Executive Officer Houlemard stated that all of the items in the Executive Officer's Report (Item 6a - Administrative Committee report; Item 6b - Executive Officer's travel report; Item 6c Capital Improvement Program; Item 6d - Fort Ord Reuse Authority Investments; Item 6e Outstanding Receivables; Item 6f Habitat Conservation Plan; and Item 6g - Preston Park Buyout), stood as information items however he highlighted the following:

Item 6b - Executive Officer's Travel Report. Executive Officer Houlemard reported that there were many members of FORA who attended the Association of Defense Communities ("ADC") annual conference which was held in San Francisco this year, noting that, in addition to his attendance, the following were attendees: Chair/Mayor Rubio, 1st Vice Chair/Supervisor Potter, City of Marina Doug Yount, City of Del Rey Oaks City Manager Dan Dawson, Acting Assistant Executive Officer/FORA Steve Ennsley, Environmental Services Cooperative Agreement ("ESCA") contractor Kristie Reimer, and Gail Youngblood of the Army BRAC office attended some special sessions. Mr. Houlemard suggested that Mr. Potter and Mr. Rubio might have a few comments about the conference. Supervisor Potter stated that he found the sessions productive and quite informative. He further noted that Mr. Houlemard, in his role as outgoing ADC President, had done a very good job and it was impressive to see the respect given to Mr. Houlemard for sharing his expertise and involvement with the convention. Mayor Rubio commented about the high caliber of the conference, noting that there was good interaction with high ranking Army officials. He stated that there was an array of talent from FORA and others and that the topics were well crafted. Chair Rubio stated that other jurisdictions are using FORA ESCA and BRAC language as a template. Chair Rubio stated that the highlight of the program were the sessions on Energy Security. He said that the services are making a special effort to bring down their carbon footprint and that a special mention was made regarding the strides made by the Presidio and Defense Language Institute ("DLI") in developing a baseline.

Mr. Houlemard noted that it has been a pleasure to serve in the capacity as ADC president for the past three years and he is stepping down to become the immediate past president of the Board. He thanked Doug Yount for doing a fine job on the "Dole to Dollars" effective use of grants presentation session and he expects to see Doug Yount continue his service to ADC in the future. Mr. Houlemard further noted that General Rick Lynch and Assistant Army Secretary Katherine Hammack, stated how well they were received during their west coast trip and visit to the former Fort Ord. COL Brewer commented on the great partnerships developed over the years between the jurisdictions.

Item 6c - Capital Improvement Program – Executive Officer Houlemard reported that technical corrections were made to the background of the document by the Executive Committee. He also noted that the final document has been distributed to the Board.

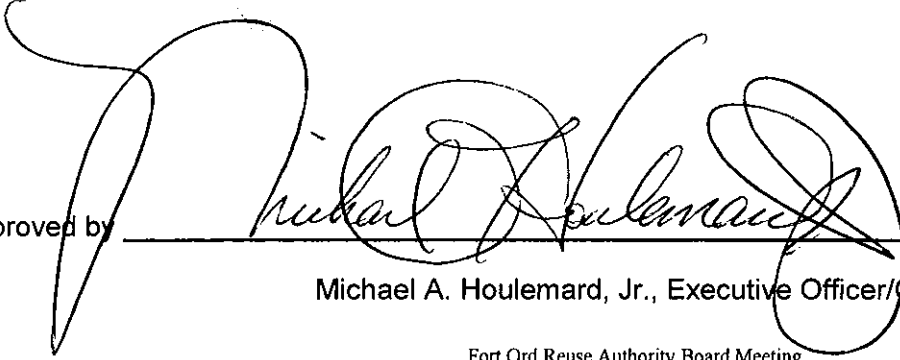
Item 6d - Fort Ord Reuse Authority Investments – Executive Officer Houlemard reported that as recommended by the Finance Committee the entire investment portfolio had been cashed in and a special account has been established which will become the endowment fund for the Habitat Conservation Plan.

Councilmember Ford stated he had some concerns regarding the CIP and the sunset of FORA. Mr. Houlemard said that the Board has requested a report on the CIP, the fee structure, and the process post-FORA which will be discussed in that report. Mr. Houlemard offered to meet with Councilmember Ford to further discuss and answer any questions if he so desired. Mr. Houlemard noted that FORA received a letter from Councilmembers McCall and Gray at the last Board meeting and that the items noted in that letter will be addressed in the report as well. Councilmember O'Connell asked Mr. Houlemard about the consultant addressing the funding of the CIP. Mr. Houlemard stated that the consultant will look at how the CIP is funded, including the cash flow. Mr. O'Connell also asked if the appraisal had been received on Preston Park. Mr. Houlemard stated that the appraisal had been received and that it was currently under review with Doug Yount and Tony Alfeld at the City of Marina and will be distributed to the sub-committee within a few days.

7. **ITEMS FROM MEMBERS** – none
8. **ANNOUNCEMENTS AND CORRESPONDENCE** – received without comment.
9. **ADJOURNMENT** – There being no further business, Chair Rubio adjourned the meeting at 3:52 p.m.

Minutes prepared by Daylene Alliman, Deputy Clerk

Approved by _____


Michael A. Houlemard, Jr., Executive Officer/Clerk