



FORT ORD REUSE AUTHORITY

BOARD OF DIRECTORS REGULAR MEETING MINUTES

Friday, April 10, 2015 at 2:00 p.m.

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

1. CALL TO ORDER

Chair O'Connell called the meeting to order at 2:00 p.m.

2. PLEDGE OF ALLEGIANCE

Chair O'Connell led the Pledge of Allegiance.

3. CLOSED SESSION

The Board adjourned into closed session at 2:02 p.m.

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 2:13 p.m. 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 Pro-Tem O'Connell (City of Marina)

Mayor Pro-Tem Beach (City of Carmel-by-the-

Sea) Mayor Edelen (City of Del Rey Oaks)

Mayor Gunter (City of Salinas)

Councilmember Haffa (City of Monterey)

Councilmember Lucius (City of Pacific Grove)

Councilmember Morton (City of Marina)

Councilmember Pacheco* (City of Seaside)

Supervisor Parker (County of Monterey)

Mayor Pendergrass (City of Sand City)

Supervisor Phillips (County of Monterey)

Supervisor Potter (County of Monterey)

Mayor Rubio (City of Seaside)

Absent: None.

Ex-officio (Non-Voting) Board Members Present: Alec Arago* AR (20th Congressional District), Nicole Charles* AR (17th State Senate District), Erica Parker* (29th State Assembly District), Donna Blitzer (University of California, Santa Cruz), Eduardo Ochoa (California State University, Monterey Bay), Walter Tribbley (Monterey Peninsula College), P.K. Diffenbaugh AR (Monterey Peninsula Unified School District), Lisa Rheinheimer* (Monterey-Salinas Transit), Todd Muck* AR (Transportation Agency for Monterey County), Jim Laughlin* (US Army), Bill Collins (Fort Ord BRAC Office), and Director Le (Marina Coast Water District).

6. ACKNOWLEDGEMENTS, ANNOUNCEMENTS, AND CORRESPONDENCE

Executive Officer Michael Houlemard discussed planned meetings for the upcoming April 13th-16th Federal Legislative Mission to Washington, DC, noting that Mayor Rubio and Supervisor Potter

would arrive early to participate in Pure Water Monterey meetings, which allowed FORA to share costs with the Monterey Regional Water Pollution Control Agency and the Monterey Peninsula Water Management District. He mentioned that information on FORA's three open staff recruitments was available on the FORA website. The recruitments for the Economic Development Coordinator and the Associate/Transportation Planner were open until April 20th and the recruitment for the Deputy Clerk/Executive Assistant would be open until May 8th. Mr. Houlemard also provided a brief update on the status of the Fort Ord Habitat Conservation Plan, a screen-check draft of which had been released for regulatory agency comments.

7. CONSENT AGENDA

Chair O'Connell noted that staff had prepared and distributed an amendment to the March 13th Board meeting minutes, which Mr. Houlemard explained eliminated one sentence.

a. Approve February 13, 2015 Board Meeting Minutes

b. Approve March 13, 2015 Board Meeting Minutes

MOTION: Supervisor Parker moved, seconded by Councilmember Morton, to approve the minutes, as amended.

MOTION PASSED UNANIMOUSLY

9. BUSINESS ITEMS

a. Consider Fort Ord Reuse Authority Prevailing Wage Program

Principal Analyst Robert Norris presented the item and reviewed the Board's options for moving forward. The Board received comments from members of the public.

MOTION: Mayor Edelen moved, seconded by Mayor Gunter, to continue to pursue Option C, directing staff to seek a SB 854 determination from the Department of Industrial Relations.

AMENDMENT: Direct the Legislative Committee to serve as a conduit for communication with the state on this item.

MOTION APPROVED 12-1(2nd Vote Required): Ayes: Beach, Edelen, Gunter, Haffa, Lucius, O'Connell, Pacheco, Parker, Pendergrass, Phillips, Potter, Rubio. Noes: Morton. *Abstentions*: None. *Absent*: none

b. Ord Community Water Augmentation

i. Receive Local Agency Coordination Update

ii. Review March 13, 2015 Fort Ord Reuse Authority Board Meeting Q&A

iii. Authorize Ord Community Desalinated Water Augmentation 10% Conceptual Planning

Senior Planner Jonathan Garcia provided a brief update on staff coordination meetings conducted since the last Board meeting and discussed the current staff recommendation. Mr. Garcia and Marina Cost Water District Interim General Manager Bill Kocher responded to questions from the Board, and the Board received public comments.

MOTION: Supervisor Potter moved, seconded by Councilmember Morton, to receive the report.

Supervisor Potter emphasized the need for a collaborative effort to identify a project that could work for all parties, rather than a reliance on litigation. Supervisor Potter called the question.

MOTION PASSED UNANIMOUSLY

c. Economic Development Program

i. Economic Development Coordinator Recruitment Update

ii. Receive Program Status Report

Mr. Houlemard provided a status update on the Board-approved Economic Development Program, noting that FORA staff had held productive coordination meetings with California State University Monterey Bay and the Monterey Bay Economic Partnership (MBEP), the latter of which FORA had joined at the \$10,000 membership level. FORA was also actively coordinating with MBEP on broader incorporation of educational partners, as directed by the Board. The Board received comments from members of the public.

Mayor Rubio requested staff provide a status report on the Eastside Parkway project at a subsequent meeting.

d. Regional Urban Design Guidelines Update

i. Contract Implementation Report

ii. Consultant Team Product Delivery Report

Senior Planner Josh Metz discussed the project history, provided requested legal clarifications, and reviewed key terms. Victor Dover, Dover, Kohl & Partners, provided a project update, noting the consultant team was nearing completion of the draft Regional Urban Design Guidelines. Mr. Houlemard and Mr. Dover responded to Board questions, and the Board received comments from the public.

e. Review Transportation Agency for Monterey County (TAMC) Marina-Salinas Multimodal Corridor Plan

Ariana Green, TAMC Associate Planner, provided an update on the proposed corridor alignment, discussed the draft conceptual design, and responded to Board member questions. The Board requested additional information in order to identify which elements of the plan were included in previously planned roadway improvement projects and how those projects were to be funded. Ms. Green agreed to present that information to the Board at a future date.

f. Environmental Services Cooperative Agreement (ESCA) Quarterly Update

Mr. Houlemard introduced the item, stating that staff was working to finalize the documents that would govern use of those properties still to be transferred under the ESCA. ESCA Project Manager Stan Cook provided an overview of the Land Use Covenant Implementation Plan, Operations and Maintenance Plan (LUCIP OMP). Mr. Cook also noted that ARCADIS had appointed a new Program Manager and was working closely with FORA on the transition. Mr. Houlemard discussed a significant increase in trespassing and vandalism on ESCA properties, which interfered with the regulatory closure process.

MOTION: Supervisor Parker moved, seconded by Councilmember Morton to reconsider agenda item 9b.

Supervisor Parker spoke to her motion, emphasizing the importance of the Marina Coast Water District moving forward on water augmentation in coordination with FORA. The Board received public comments on the motion.

Chair O'Connell called the question.

MOTION FAILED 8-4: Ayes: Beach, Morton, Parker, Lucius. Noes: Edelen, Gunter, Haffa, O'Connell, Pacheco, Pendergrass, Phillips, Potter, Rubio. Absent: none. Abstentions: none.

10. PUBLIC COMMENT PERIOD

The Board received comments from members of the public.

Supervisor Phillips left at 4:23 p.m.

Eric Morgan, Bureau of Land Management, discussed efforts to address recent issues with unleashed animals on the National Monument

Mr. Cook announced his recent graduation from the Naval Post Graduate School with an Executive Master's Degree of Business and thanked the Board for their flexibility in allowing his participation in the program.

11. EXECUTIVE OFFICER'S REPORT

a. Outstanding Receivables

No report given on this item.

b. Habitat Conservation Plan Update

No report given on this item.

c. Administrative Committee

No report given on this item.

d. Finance Committee

No report given on this item.

e. Post Reassessment Advisory Committee

No report given on this item.

f. Regional Urban Design Guidelines Task Force

No report given on this item.

g. Veterans Issues Advisory Committee

No report given on this item.

h. Water and Wastewater Oversight Committee

No report given on this item.

i. Travel Report

No report given on this item.

j. Public Correspondence to the Board

No report given on this item.

12. ITEMS FROM MEMBERS

Supervisor Potter wished Mr. Houlemard well with a recent family illness.

13. ADJOURNMENT

Chair O'Connell adjourned the meeting at 4:26 p.m.