

**IRWINDALE COUNCIL CHAMBER
5050 N. IRWINDALE AVENUE
IRWINDALE, CALIFORNIA 91706**

**JULY 28, 2003
MONDAY
6:10 P.M.**

The Irwindale **COMMUNITY REDEVELOPMENT AGENCY** met in regular session at the above time and place.

ROLL CALL:

Present: Agency Members Julian A. Miranda, Joseph F. Tapia (excused at 6:40 p.m.), Manuel R. Garcia; Vice Chair Rosemary M. Ramirez; Chair Mark A. Breceda

Also present: Steve Blancarte, Executive Director; Camille Diaz, Assistant Executive Director; Fred Galante, Agency Attorney; Joseph De Ladurantey, Chief of Police; Abraham De Dios, Director of Finance; Reuben Arceo, Director of Planning; Kwok Tam, Director of Public Works/Agency Engineer; and Linda Kimbro, Assistant Secretary

**SPONTANEOUS
COMMUNICATIONS**

There were no speakers.

CONSENT CALENDAR

MOTION

A motion was made by Vice Chair Ramirez, seconded by Agency Member Miranda, to approve the Consent Calendar, with the exception of Item No. 1D, which was removed for separate consideration, reading resolutions by title only and waiving further reading thereof. The motion was unanimously approved, Agency Member Tapia absent.

**ITEM NO. 1A
MINUTES**

MINUTES

No minutes for approval.

**ITEM NO. 1B
WARRANTS / DEMANDS**

WARRANTS / DEMANDS

The Warrants / Demands were approved.

**ITEM NO. 1C
IRWINDALE LOW AND
MODERATE HOUSING
REHABILITATION AND
HOME IMPROVEMENT
LOANS PROFESSIONAL
CONSULTING
SERVICES**

**IRWINDALE LOW AND MODERATE HOUSING REHABILITATION
AND HOME IMPROVEMENT LOANS PROFESSIONAL
CONSULTING SERVICES**

Amendment No. 1 to contract services agreements with Rosenow Spevacek Group, Inc. for the provision of loan processing administration, and Willdan for the provision of construction management services, extending the contract term for two years, were approved.

ITEM NO. 1E
CONTRACT SERVICES AGREEMENT WITH MT. SAN ANTONIO COLLEGE EASTERN LOS ANGELES COUNTY SMALL BUSINESS DEVELOPMENT CENTER

CONTRACT SERVICES AGREEMENT WITH MT. SAN ANTONIO COLLEGE EASTERN LOS ANGELES COUNTY SMALL BUSINESS DEVELOPMENT CENTER

The contract with the Small Business Development Center, in an amount of \$5,000, to deliver training and business technical assistance to the small business community in the City of Irwindale, was approved, and the Executive Director was authorized to execute the Contract for Services and waive fees relating to use of the Community Center associated with providing consulting services to the Irwindale business community.

END OF CONSENT CALENDAR

ITEM NO. 1D
MEMORANDUM OF UNDERSTANDING FOR DEVELOPMENT OF KINCAID PIT

MEMORANDUM OF UNDERSTANDING FOR DEVELOPMENT OF KINCAID PIT (Convene Joint Meeting with City Council and Community Redevelopment Agency)

This item was combined and heard concurrently with the complementary City Council Item No. 1D.

AGENCY MEMBER MIRANDA

In response to a request for a report by Agency Member Miranda, Executive Director Blancarte advised that this MOU will establish a development within the Kincaid Pit, currently owned by Vulcan Materials. He advised that this project will involve taking fill from the southern pit and from Vulcan Materials in Azusa to the northern pit at Kincaid. This would create a drainage area south of the freeway, thereby assisting the current northern Kincaid Pit, which currently serves as a drainage area for a large portion of the Cities of Irwindale and Azusa.

Executive Director Blancarte noted the possibility of having to invest up to \$1.5 million in CRA funding depending on the amount of sales tax revenue received from the commercial development.

AGENCY MEMBER TAPIA

Agency Member Tapia excused himself from the meeting at 6:40 p.m., due to a family emergency.

MOTION

A motion was made by Agency Member Miranda, seconded by Vice Chair Ramirez, to authorize the Executive Director to execute a non-binding Memorandum of Understanding for development of the Kincaid Pit with the City of Azusa and its Redevelopment Agency, and JAR-Kincaid, LLC. The motion was unanimously approved, Agency Member Tapia absent.

PUBLIC HEARINGS

ITEM NO. 4A
JOINT PUBLIC
HEARING –
CITY COUNCIL AND
CRA – DDA BETWEEN
CRA AND LIT
INDUSTRIAL LLP

JOINT PUBLIC HEARING – CITY COUNCIL AND COMMUNITY REDEVELOPMENT AGENCY – DISPOSITION AND DEVELOPMENT AGREEMENT BETWEEN IRWINDALE CRA AND LIT INDUSTRIAL LIMITED PARTNERSHIP (This item was combined and heard concurrently with complementary City Council Item No. 4G. Detail is included in the City Council minutes of July 28, 2003).

AGENCY MEMBER
GARCIA

Agency Member Garcia declared a potential conflict of interest and recused himself from consideration on this item.

RESOLUTION
NO. CR(I) 2003-14-409
ADOPTED

Resolution No. CR(I) 2003-14-409, entitled:

“A RESOLUTION OF THE IRWINDALE COMMUNITY REDEVELOPMENT AGENCY APPROVING A DISPOSITION AND DEVELOPMENT AGREEMENT BY AND BETWEEN THE AGENCY AND LIT INDUSTRIAL LIMITED PARTNERSHIP, AND MAKING FINDINGS THEREFOR AS REQUIRED BY HEALTH AND SAFETY CODE SECTION 33433,” was passed, approved, and adopted, reading by title only and waiving further reading thereof, on the motion of Chair Breceda, seconded by Agency Member Miranda, and unanimously approved; Agency Members Tapia and Garcia (conflict of interest) absent.

ADJOURNMENT

There being no further business to conduct, the meeting was adjourned at 8:15 p.m.

Mark A. Breceda, Chair

ATTEST:

Linda J. Kimbro, CMC
Assistant Secretary

Approved as submitted at the meeting held January 20, 2004.