

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

**OCTOBER 25, 2004  
MONDAY  
6:00 P.M.**

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

**ROLL CALL:**

Present: Agency Members Julian A. Miranda, Joseph F. Tapia, Manuel R. Garcia (arrived during Closed Session); Vice Chair Rosemary M. Ramirez (arrived during Closed Session); Chair Mark A. Breceda

Also present: Steve Blancarte, Executive Director; Fred Galante, Agency Attorney; Joseph De Ladurantey, Chief of Police; Tonya Pace, Director of Planning; Jose Loera, Civil Engineering Assistant; and Linda Kimbro, Assistant Secretary

**CLOSED SESSION**

At 6:05 p.m., the Agency recessed to Closed Session to discuss the following:

Conference With Real Property Negotiator

Pursuant to California Government Code Section 54956.8

Property: Approximate 19 acres of the Agency-owned property at the corner of Azusa Canyon Road and Cypress

Negotiating Parties: CRA and Jakaerna, LLC

Under Negotiation: Possible purchase

ACTION: Not discussed

Property: Kincaid Pit

Negotiating Parties: CRA and Vulcan

Under Negotiation: Price and terms

ACTION: Discussed; no reportable action taken

**RECONVENE IN  
OPEN SESSION**

At 6:37 p.m., the Agency reconvened in Open Session.

**SPONTANEOUS  
COMMUNICATIONS**

There were no speakers.

**CONSENT CALENDAR**

**MOTION**

A motion was made by Agency Member Garcia, seconded by Agency Member Tapia, to approve the Consent Calendar, reading resolutions by title only and waiving further reading thereof. The motion was unanimously approved.

ITEM NO. 1A  
MINUTES

MINUTES

The following minutes were approved:

- 1) Regular meeting held October 5, 2004.

ITEM NO. 1B  
WARRANTS

WARRANTS

The warrants were approved.

ITEM NO. 1C  
SPECIFICATIONS  
AND CONTRACT  
DOCUMENTS FOR  
CONSTRUCTION OF  
A MASONRY BLOCK  
WALL IN TWO  
DIFFERENT LOCATIONS  
ADJACENT TO THE  
MANNING II  
HOUSING PROJECT

SPECIFICATIONS AND CONTRACT DOCUMENTS FOR  
CONSTRUCTION OF A MASONRY BLOCK WALL IN TWO  
DIFFERENT LOCATIONS ADJACENT TO THE MANNING II  
HOUSING PROJECT

The specifications and contract documents for a masonry block wall in two different locations adjacent to the Manning II housing project were approved and staff was authorized to solicit bids for the construction of the project.

ITEM NO. 1D  
RESOLUTION  
APPROPRIATING  
FUNDS FOR SECURITY  
FENCING AT  
4342 ALDERSON AVE.

**RESOLUTION NO. CRA 2004-23-442 – APPROPRIATING FUNDS  
FOR SECURITY FENCING AT 4342 ALDERSON AVENUE**

RESOLUTION NO.  
CRA 2004-23-442  
ADOPTED

**Resolution No. CRA 2004-23-442**, entitled:

“A RESOLUTION OF THE IRWINDALE COMMUNITY REDEVELOPMENT AGENCY APPROPRIATING FUNDS FOR THE INSTALLATION OF SECURITY FENCING AT 4342 ALDERSON AVENUE, WAIVING THE BIDDING REQUIREMENTS, AND AUTHORIZING PURCHASE,” was adopted.

**END OF CONSENT CALENDAR**

**PUBLIC HEARINGS**

ITEM NO. 4A  
JOINT PUBLIC HEARING  
WITH CITY COUNCIL -  
PROPOSED  
DISPOSITION AND  
DEVELOPMENT  
AGREEMENT BY AND

JOINT PUBLIC HEARING WITH CITY COUNCIL – PROPOSED  
DISPOSITION AND DEVELOPMENT AGREEMENT BY AND  
BETWEEN THE IRWINDALE COMMUNITY REDEVELOPMENT  
AGENCY AND SPEEDWAY BP, LLC

BETWEEN THE  
IRWINDALE CRA AND  
SPEEDWAY BP, LLC

OPEN  
PUBLIC HEARING

At 6:50 p.m., Chair Breceda opened the public hearing.

CLOSE  
PUBLIC HEARING

There being no speakers, Chair Breceda closed the public hearing at 6:51 p.m.

AGENCY MEMBER  
GARCIA

Agency Member Garcia advised that Speedway BP, LLC, is not affiliated to the Irwindale Speedway.

AGENCY ATTORNEY  
GALANTE

Agency Attorney Galante confirmed Agency Member Garcia's comment and advised that the Speedway BP, LLC, was created by 7<sup>th</sup> Street Development for the development of the Buena Vista site.

MOTION

A motion was made by Agency Member Garcia, seconded by Chair Breceda, to approve the Disposition and Development Agreement between the Irwindale Community Redevelopment Agency and Speedway BP, LLC. The motion was unanimously approved.

MOTION

A motion was made by Vice Chair Ramirez, seconded by Agency Member Garcia, to reopen and reconsider Consent Calendar Item No. 1C. The motion was unanimously approved.

ITEM NO. 1C  
SPECIFICATIONS  
AND CONTRACT  
DOCUMENTS FOR  
CONSTRUCTION OF  
A MASONRY BLOCK  
WALL IN TWO  
DIFFERENT LOCATIONS  
ADJACENT TO THE  
MANNING II  
HOUSING PROJECT

SPECIFICATIONS AND CONTRACT DOCUMENTS FOR  
CONSTRUCTION OF A MASONRY BLOCK WALL IN TWO  
DIFFERENT LOCATIONS ADJACENT TO THE MANNING II  
HOUSING PROJECT

MOTION

A motion was made by Chair Breceda, seconded by Agency Member Miranda, to approve the specifications and contract documents for a masonry block wall in two different locations adjacent to the Manning II housing project and authorize staff to solicit bids for the construction of the project. The motion was unanimously approved; Vice Chair Ramirez abstaining due to the proximity of her property to the subject site.

RECESS TO  
CLOSED SESSION

At 6:59 p.m., the Agency recessed to Closed Session.

RECONVENE IN  
OPEN SESSION

At 7:38 p.m., the Agency reconvened in Open Session with all members present.

**ADJOURNMENT**

There being no further business to conduct, the meeting was adjourned at 7:41 p.m.

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Mark A. Breceda, Chair

ATTEST:

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Linda J. Kimbro, CMC  
Assistant Secretary

Approved as submitted at the meeting held December 7, 2004.