

**DRAFT
MINUTES OF A REGULAR MEETING OF
THE ORANGELINE DEVELOPMENT AUTHORITY
WEDNESDAY, OCTOBER 13, 2010**

CALL TO ORDER

City of Cerritos Councilmember and Board Chair Bruce Barrows called the meeting to order at 6:38 p.m.

PLEDGE OF ALLEGIANCE

City of Huntington Park Councilmember Andy Molina led the assembly in the salute to the flag.

ROLL CALL AND INTRODUCTION OF ATTENDEES

Authority Board Members:

Bruce Barrows – Authority Chair, Councilmember, City of Cerritos
Tony Lima – Mayor, City of Artesia
Scott Larsen – Councilmember, City of Bellflower
Luis Marquez – Councilmember, City of Downey (arrived at 6:46 p.m.)
Andy Molina – Councilmember, City of Huntington Park
Daryl Hofmeyer – Vice Mayor, City of Paramount
Marsha McLean – Mayor Pro Tem, City of Santa Clarita (via phone – 7:16 p.m.)
Maria Davila – Vice Mayor, City of South Gate
Mike McCormick – Mayor Pro Tem, City of Vernon

Others:

Michael Kodama – Executive Director, OLDA
Yvette Abich Garcia – OLDA General Counsel, Colantuono & Levin
Rory Burnett – Finance Director, City of Vernon and OLDA
Ronald Bates – City Manager, City of South Gate
James J. McCarthy – Deputy District Director, Caltrans – Dist 7
Bill DeWitt – Councilmember, City of South Gate Alternate
Maria Cristina Quintero – Marketing Director, Michael Kodama Planning Consultants
Karen Cruz – Assistant, Michael Kodama Planning Consultants
Denise Van Stratten – North County Coordinator, OLDA
Karen Heit – Transportation Deputy/Deputy Exec. Director, OLDA
Alan Huynh – Asst. Transportation Planner, OLDA
Norman Emerson – Emerson & Associates
Jon Grace – Project Manager, Metro
Perry Maljian – Sr. Vice President, MACTEC
Trisha Murakawa – Murakawa Communications
John Gahbauer – Transportation Planner, PB
Rick Wilson – Professor, Cal Poly Pomona
Stephen Kuchaseck – City of Paramount
Maria Shafer – Minute Secretary

ITEM 4 - PUBLIC COMMENTS

City of Cerritos Councilmember and Board Chair Bruce Barrows opened public comments for those in the audience who wished to address the Authority on other than agenda items. There was no response and the public comments portion of the meeting was closed.

The Chair noted there was no quorum yet and proceeded to ITEM 7 – Presentation: Transit Oriented development by Professor Richard Wilson, Ph.D., Department of Urban Regional Planning, Cal State Polytechnic University, Pomona.

ITEM 7 – PRESENTATION: TRANSIT ORIENTED DEVELOPMENT BY PROFESSOR RICHARD WILLSON, PH.D., DEPARTMENT OF URBAN REGIONAL PLANNING, CAL STATE POLYTECHNIC UNIVERSITY, POMONA.

The Chair read title to the aforementioned item and deferred to staff for a report.

Executive Director Michael Kodama introduced Dr. Richard Wilson who presented a report on Transit Oriented Development (TOD).

Dr. Wilson provided information regarding his background and experience, defined TODs in context and addressed opportunities. In addition, he addressed moderately increased densities, mixed land uses, interconnected streets and sidewalks and described the differences between what he calls “TOD version 1.0” and “TOD version 2.0.” He reported the version 1.0 included fixed rail, on-station property and would be located within ¼ mile of vertical mixed use (housing over retail) and community uses.

He noted weaknesses of version 1.0 including cheap right-of-way, door-to-door connectivity, market support for mixed uses, need to consider shuttles and no walk-able connections. He reported that many plans have been unrealized because of little or no market support.

City of Downey Councilmember Luis Marquez arrived at this juncture (6:46 p.m.) thereby forming a quorum.

Dr. Wilson addressed California TOD studies, results from TOD residents (people who work within ¼ mile of a station), tensions and contradictions. He reported the need for housing outweighs availability of transportation. In terms of Version 1.0 successes, he noted major systems and networks, policy support, design integration and housing demands. He presented a project in the City of Vancouver as a working example.

Dr. Wilson describes the newer version of TOD as TOD version 2.0. He reported on TOD version 2.0 noting it involves merging good transit planning and land use planning. He addressed best practices, multi-destination rail transit with bus backing, coordinated station area planning and vision, parking and multi-modal access, supporting factors, multi-agency planning, demography, cultural changes and traffic congestion. In addition, he addressed risks, hazards and impediments, economic pause, community backlash and failure to reform plans and ordinances.

Opportunities include designing TOD for station type, widening TOD market area with access, commuter rail TOD, bus TOD, development on station property, supportive parking regulation, pricing and management.

Dr. Wilson listed issues relative to OLDA, for example, designing the transit system hand-in-hand with TOD strategies and building strategies on strategic analysis of strengths. He reported federal support would be more likely if an integrated strategy is developed.

Ensuing discussion pertained to addressing transportation issues prior to development of transit lines, challenges anticipated at state level, ensuring flexibility in the process line and using a phased approach. Discussion also continued regarding tying this project to SB375, transit connectivity, creating opportunities for migration of employment patterns toward TOD as well as housing, and then transit.

ITEM 5 - APPROVAL OF MEETING MINUTES OF SEPTEMBER 8, 2010 MEETING

MOTION: City of Artesia Mayor Tony Lima moved to approve the Minutes from the meeting of September 8, 2010, as submitted. City of Paramount Vice Mayor Daryl Hofmeyer seconded the motion, which carried unanimously.

ITEM 6 – APPROVAL OF WARRANT REGISTER AND TREASURER'S REPORT FOR SEPTEMBER 9, 2010 THROUGH OCTOBER 13, 2010

City of Vernon Mayor Pro Tem and OLDA Treasurer Michael McCormick presented details of the Warrant Register and Treasurer's Report for September 9, 2010 through October 13, 2010.

MOTION: City of Vernon Mayor Pro Tem and OLDA Treasurer Michael McCormick moved to approve the Warrant Register and Treasurer's Report for September 9, 2010 through October 13, 2010. City of Bellflower Councilmember Scott Larsen seconded the motion, which carried unanimously.

The Chair announced Item 8 Closed Session, would be moved to the end of the agenda.

ITEM 9 – APPOINTMENT OF KAREN HEIT AS DEPUTY EXECUTIVE DIRECTOR OF OLDA AND AMENDMENT TO PROFESSIONAL SERVICES AGREEMENT

Mr. Kodama presented the item addressing changes to her current contract and adding tasks to the scope of services.

MOTION: City of Vernon Mayor Pro Tem Michael McCormick moved to appoint Karen Heit as Deputy Executive Director of OLDA, approve modification 2 to her Professional Services Agreement with OLDA and receive and file the report. City of Downey Councilmember Luis Marquez seconded the motion, which carried unanimously.

ITEM 10 – RECOMMENDATION TO APPROVE REVISIONS TO ORANGELINE DEVELOPMENT AUTHORITY FINANCIAL AUTHORITY REGULATIONS AND ADOPTION OF RESOLUTION DESIGNATING DEPUTY EXECUTIVE DIRECTOR TO OVERSEE, MANAGE AND ADMINISTER FEDERAL EARMARK

OLDA General Counsel Yvette Abich Garcia presented the item including recommendations as listed in the Agenda Report dated October 13, 2010. She added now that since the Board now has a Deputy Executive Director, the action would include that position under general purchasing rules giving her contracting/purchasing authority.

City of South Gate City Manager Ronald Bates added nothing has changed other than giving the position of Deputy Executive Director the authority to execute on the part of the Board in case the Executive Director is unable to execute contracts/purchases.

MOTION: City of Paramount Vice Mayor Daryl Hofmeyer moved to adopt Resolution No. 2010-05 amending the Orangeline Financial Authority Regulations; adopt Resolution No. 2010-06 designating the Deputy Executive Director to manage and oversee the administration of the SAFETEA-LU federal funding; designate the Deputy Executive Director to approve contracts and other purchases in connection with the SAFETEA-LU federal funding consistent with the Orangeline Financial Authority Regulations; and receive and file the report. City of Artesia Mayor Tony Lima seconded the motion, which carried unanimously.

ITEM 11 – RECOMMENDATION TO APPROVE CHANGES TO ORANGELINE DEVELOPMENT AUTHORITY BYLAWS

OLDA General Counsel Yvette Abich Garcia presented the item noting it is a continuation of a discussion from the Board's last meeting. She reported suggested changes were incorporated into the bylaws and addressed the role of the auditor. She reviewed the specific changes including stipends, addition of clarifying language including the role of internal auditor and designating the auditor as chair of the auditing committee.

MOTION: City of Bellflower Councilmember Scott Larsen moved to approve the changes in the Bylaws as stated in the Agenda Report dated October 13, 2010 and receive and file the report. City of Artesia Mayor Tony Lima seconded the motion, which carried unanimously.

ITEM 12 – RECOMMENDATION TO APPROVE ORANGELINE DEVELOPMENT AUTHORITY PROCUREMENT POLICY

Deputy Executive Director Karen Heit presented the item noting its necessity. She reported OLDA would obtain the assistance of one of its Member Cities and added that OLDA can use other examples (such as the Gateway Cities COG uses the City of Paramount's procedure). She proposed doing the same – suggesting that OLDA use the City of South Gate as a model. She stated OLDA will also work with the funding agencies depending on fund sources and rules and responsibilities of different agencies.

Ms. Heit explained the reason for creating the position is to avoid any conflicts of interest. The Chair noted the process is also used by the MTA and other agencies noting there is plenty of precedence for using this process.

MOTION: City of Artesia Tony Lima moved to instruct OLDA staff to negotiate with one or more OLDA member cities to assume the lead in OLDA procurement process and receive and file the report. City of Huntington Park Councilmember Andy Molina seconded the motion, which carried unanimously.

ITEM 13 – RECEIVE AND FILE: UPDATE RE BOB HOPE AIRPORT GROUND ACCESS STUDY

Mr. Kodama presented an update on the Bob Hope Airport Ground Access Study noting OLDA is working with various agencies on the earmark for the study. Metro Project Manager Jon Grace reported on the status of the current earmark and applications for other

funds. He added paperwork has been completed and is ready to be approved. In addition, he reported meeting with Caltrans to allow the MTA to obligate funds with Caltrans' local assistance.

Mr. Kodama reported information from this project will be included in SCAG's long range strategic plan and that OLDA is working with SCAG on this process. This includes working with SCAG to refine a SCAG RFP on Aviation. It also includes working closer with SCAG to make all of this work better.

Ensuing discussion pertained to a Caltrans quality assurance program and seeking assistance from Metro to make this easier for OLDA and the Bob Hope Airport to meet this obligation.

MOTION: City of Artesia Mayor Tony Lima moved to receive and file the report. City of Vernon Mayor Pro Tem Michael McCormick seconded the motion, which carried unanimously.

ITEM 14 – RECEIVE AND FILE: UPDATE RE SCAG PE WEST SANTA ANA BRANCH ALTERNATIVE ANALYSIS

Mr. Kodama presented a schedule of community meetings that will be taking place and referenced an Alternative Analysis newsletter and noted SCAG needs input from OLDA and its members to conduct this alternatives analysis. He encouraged Member Cities to participate in the process and increase community awareness.

Ensuing discussion pertained to timeline for alignment decision from SCAG and working with the City of Huntington Park and other member cities in the corridor on some of the issues that will be addressed within the next three to four months. Mr. Kodama will work with SCAG to have a presentation/workshop with OLDA in the near future.

Mr. Kodama also reported on recent interaction with CHSR and addressed the difference is that CHSR is looking at regional and intercity while the OLDA emphasis is on economics, local ridership and providing local access.

Brief discussion followed regarding available to Alternative Analysis Newsletter in other languages.

MOTION: City of Bellflower Councilmember Scott Larsen moved to receive and file the report. City of South Gate Vice Mayor Maria Davila seconded the motion, which carried unanimously.

ITEM 15 – COMMUNICATION ITEMS TO THE BOARD

Mr. Kodama referenced a copy of a letter from Caltrans on the OLDA/South Gate environmental justice grant and reported staff is working closely with the City of South Gate to provide information for Caltrans. He reported he'll have more information on SCAG and the ground access study and added staff is working on various COMPASS grant applications.

ITEM 16 – COMMUNICATION ITEMS FROM THE BOARD

City of Bellflower Councilmember Scott Larsen addressed a discussion regarding the committee to help select a new name for OLDA. He reported the Kiwanis of Bellflower have committed to a \$1,000 scholarship for the name change sub-committee.

City of South Gate Vice Mayor Davila thanked Mr. Larsen and reported meeting generated ideas to connect with students and make the contest attractive. The committee discussed raising \$2,250 with a first place prize of \$1,000. The committee is seeking input regarding how many names to consider.

Discussion followed regarding staff screening applicants, educating students about OLDA and establishing guidelines for the contest.

RECESS

The general assembly recessed and Board Members only convened at 7:45 p.m. for a closed session.

ITEM 8 – CLOSED SESSION:

Anticipated Litigation:

(GOVERNMENT CODE SECTION 54956.9(b)(3)(A))

A point has been reached where, in the opinion of the Agency on the advice of its legal counsel, based on the below-described existing facts and circumstances, there is a significant exposure to litigation against the Agency. Facts and circumstances that might result in litigation but which the Agency believes are not yet known to potential plaintiff or plaintiff.

2 CASES

Initiation of Litigation: GOVERNMENT CODE SECTION 54956.9(c):

1 CASE

OPEN SESSION:

ITEM 17 – ADJOURNMENT

The meeting was adjourned at 8:15 p.m. with no reportable action taken during the closed session.

Secretary

Attest:

Chair

Approved: