

Draft MEETING MINUTES CITY OF MILPITAS

Minutes of: Regular Meeting of the Milpitas Redevelopment Agency
(Including Joint Meeting with the City Council)

Date: Tuesday, April 6, 2010

Time: 7:00 PM

Location: Milpitas City Hall Council Chambers, 455 E. Calaveras Blvd.

JOINT REDEVELOPMENT AGENCY AND CITY COUNCIL MEETING

RA 1. CALL TO ORDER Mayor/Agency Chair Livengood called to order the regular meeting of the Milpitas Redevelopment meeting jointly with the City Council, at 7:07 PM.

ROLL CALL **PRESENT:** Chair/Mayor Livengood, Vice Chair/Vice Mayor McHugh, Agency/Councilmembers Giordano, Gomez and Polanski

ABSENT: None

RA 2. MINUTES Motion: to approve the Agency meeting minutes of March 2, 2010, as submitted

Motion/Second: Agency/Councilmember Gomez / Agency/Councilmember Giordano

Motion carried by a vote of: AYES: 5
NOES: 0

RA 3. Agenda Approval and Consent Calendar Motion: to approve the agenda and consent calendar, as submitted

Motion/Second: Vice Chair/Vice Mayor McHugh / Agency/Councilmember Polanski

Motion carried by a vote of: AYES: 5
NOES: 0

RA4. Resolutions for two Amendments to the Redevelopment Plan Economic Development Manager Diana Barnhart summarized the reasons for the Agency and City Council to adopt the two resolutions, supporting the supplement to the Agency's report to City Council on the proposed sixth and thirteenth amendments to the redevelopment plans. She reported the outcome of the public meeting held on March 25 at the Milpitas Library.

Motion: to adopt the following

1) Agency Resolution No. RA367 approving and adopting the Supplement to the Agency's report to the City Council on the Proposed Thirteenth Amendment to the Redevelopment Plan for the Milpitas Redevelopment Project Area No. 1, and the Proposed Sixth Amendment to the Redevelopment Plan for the Great Mall Redevelopment Project and submitting the supplement to the City Council

2) City Council Resolution No. 7973 acknowledging receipt of the Supplement to the Agency's Report to the City Council on the Proposed Thirteenth Amendment to the Redevelopment Plan for the Milpitas Redevelopment Project Area No. 1, and the Proposed Sixth Amendment to the Redevelopment Plan for the Great Mall Redevelopment Project.

Motion/Second: Vice Chair/Vice Mayor McHugh / Agency/Councilmember Gomez

Motion carried by a vote of: AYES: 5
NOES: 0

RA5. PUBLIC HEARING on Proposed Amendments to the Redevelopment Agency Plan Areas

Economic Development Manager Diana Barnhart reviewed history and purpose of the two major amendments proposed to the Redevelopment Agency Plan Area No. 1 and the Great Mall Redevelopment Plan. She explained the many exhibits and attachments in the documents provided to the Council in advance of the hearing. Furthermore, staff gave the rationale of extending by ten years the original Project Area No. 1 and amendment areas No. 1 and No. 2 and to repeal the freeway mall sign from the Great Mall Project Area since it is included in the new added Area (600 acres in four locations on the map). Proposed revenues projected for the life of the Agency were anticipated to be \$5.7 billion, with the inclusion of the added area.

Ms. Barnhart informed the Agency/Council that some objections had been received to the proposed amendments, and staff would need to respond to those before the next steps could be taken. So, the next regular meeting on April 20 would be when resolutions and ordinances would be presented for action by the Mayor and Council.

Ms. Barnhart introduced representatives from the consulting team of Keyser Marston, outside counsel Nicole Murphy, and the Irvin Consulting group, all of whom were present and available for questions.

Councilmember Gomez thanked staff for an excellent job done on this proposal and report.

Mayor Livengood next opened the public hearing.

Speakers:

1. Mr. Barton Simmons, a property owner from Walnut Creek, was concerned about the amendments' impact on the MidTown area. He wanted to gather a sense of priorities for development in the MidTown area of the City.
2. Ms. Lizanne Reynolds, Deputy County Counsel for Santa Clara County, stated the County's point of view that the Environmental Impact Report did not comply with state law including CEQA, and there were legal inadequacies. The County felt that amendments would adversely affect other governments financially.
3. Mr. Russ Winslow, a property owner at Milpitas Blvd. and Montague Expressway, noted his property had been updated a lot already. He wanted to keep the company located at that site and was concerned about eminent domain possibility, stating he did not want his property taken.

Motion: to close the public hearing

Motion/Second: Agency/Councilmember Gomez / Agency/Councilmember Giordano

Motion carried by a vote of: AYES: 5
NOES: 0

Motion: set April 20, 2010 as the next meeting date for adoption of required resolutions and to introduce related ordinances for amendments to the Redevelopment Agency plans

Motion/Second: Agency/Councilmember Gomez / Vice Chair/Vice Mayor McHugh

Motion carried by a vote of: AYES: 5
NOES: 0

*RA6. Approve Actions related to Storm Pump Station Approved plans and specifications, and authorized the advertisement for bids for the Storm Pump Station Improvements, Projects No. 8188 and No. 8162.

*RA7. Amend Agreements for Aspen Family Apartments Adopted Resolution No. RA368 authorizing the amendment of affordable housing agreements with MIL Aspen Associates.

RA 8. ADJOURNMENT Chair/Mayor Livengood adjourned the Redevelopment Agency meeting at 7:28 PM.

*Meeting minutes respectfully submitted by
Mary Lavelle, Agency Secretary*