
**SUCCESSOR AGENCY TO THE INDUSTRY URBAN-DEVELOPMENT AGENCY
SPECIAL MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
FEBRUARY 23, 2016
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CALL TO ORDER

The Special Meeting of the Successor Agency to the Industry Urban-Development Agency was called to order by Chairman Radecki at 8:30 a.m., in the City of Industry Council Chamber, 15651 East Stafford Street, California.

FLAG SALUTE

The flag salute was led by Chairman Radecki.

ROLL CALL

PRESENT: Mark Radecki, Chairman
Cory Moss, Vice Chairman
Abraham Cruz, Board Member
Roy Haber, Board Member
Newell Ruggles, Board Member

STAFF PRESENT: Paul J. Philips, Executive Director; James M. Casso, Legal Counsel; Diane M. Schlichting, Assistant Secretary; and Clem Calvillo, Agency Engineer.

PUBLIC COMMENTS

There were no public comments.

CONSIDERATION OF THE MINUTES OF THE OCTOBER 22, 2015 REGULAR MEETING OF THE SUCCESSOR AGENCY TO THE INDUSTRY URBAN-DEVELOPMENT AGENCY

MOTION BY BOARD MEMBER CRUZ, AND SECOND BY BOARD MEMBER HABER TO APPROVE THE MINUTES. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF THE MINUTES OF THE NOVEMBER 17, 2015 SPECIAL MEETING OF THE SUCCESSOR AGENCY TO THE INDUSTRY URBAN-DEVELOPMENT AGENCY

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MOTION BY VICE CHAIR MOSS, AND SECOND BY BOARD MEMBER RUGGLES TO APPROVE THE MINUTES. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF THE MINUTES OF THE NOVEMBER 25, 2015 SPECIAL MEETING OF THE SUCCESSOR AGENCY TO THE INDUSTRY URBAN-DEVELOPMENT AGENCY

MOTION BY BOARD MEMBER HABER, AND SECOND BY BOARD MEMBER CRUZ TO APPROVE THE MINUTES. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF ANNUAL AUDITED FINANCIAL STATEMENTS FOR THE FISCAL YEAR ENDED JUNE 30, 2015, AND THE CONTINUING ANNUAL DISCLOSURE REPORT

MOTION BY VICE CHAIR MOSS, AND SECOND BY BOARD MEMBER CRUZ TO RECEIVE AND FILE THE FINANCIAL STATEMENTS. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF A GRANT OF EASEMENT TO SOUTHERN CALIFORNIA EDISON FOR THE 66KV TRANSMISSION LINES AT THE INDUSTRY BUSINESS CENTER, AS IDENTIFIED/AFFILIATED WITH LINE ITEM NO. 202 OF THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE

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Agency Engineer Calvillo presented a staff report and responded to questions from Members of the Successor Agency.

MOTION BY BOARD MEMBER CRUZ, AND SECOND BY BOARD MEMBER HABER TO APPROVE THE EASEMENT. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF A SUBORDINATION AGREEMENT WITH SOUTHERN CALIFORNIA EDISON AND MAJESTIC REALTY TO SUBORDINATE THE GRANT OF EASEMENT FOR THE 66KV TRANSMISSION LINES AT THE INDUSTRY BUSINESS CENTER, AS IDENTIFIED/AFFILIATED WITH LINE ITEM NO. 202 OF THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE

MOTION BY VICE CHAIR MOSS, AND SECOND BY BOARD MEMBER RUGGLES TO APPROVE THE AGREEMENT. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CONSIDERATION OF TWO RIGHT-OF-WAY CERTIFICATION FORMS FOR THE 57/60 WESTBOUND OFF-RAMP PROJECT THAT WILL ALLOW CALTRANS TO MOVE FORWARD WITH THE BIDDING PROCESS

MOTION BY BOARD MEMBER HABER, AND SECOND BY BOARD MEMBER CRUZ TO APPROVE BOTH FORMS. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

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CONSIDERATION TO CANCEL THE NEXT REGULAR MEETING SCHEDULED FOR THURSDAY, FEBRUARY 25, 2016, AT 8:30 A.M.

MOTION BY VICE CHAIR MOSS, AND SECOND BY BOARD MEMBER CRUZ TO CANCEL THE NEXT REGULAR MEETING. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	CRUZ, HABER, RUGGLES, VC/MOSS, AND C/RADECKI
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

CLOSED SESSION

- 6.1 Conference with real property negotiators pursuant to Government Code Section 54956.8:

Property: 333 Turnbull Canyon Road, City of Industry
Agency Negotiators: Executive Director and Agency Legal Counsel
Negotiating Parties James Randall, Trustee of the James and Eleanor Randall Trust dated June 1, 1993, LW Investments, and Snak King
Under Negotiation: Price and terms

- 6.2 Conference with real property negotiators pursuant to Government Code Section 54956.8:

Property: 17723 Gale Avenue, City of Industry
Agency Negotiators: Executive Director and Agency Legal Counsel
Negotiating Parties David A. Marvin (Puente Hills Automotive Services)
Under Negotiation: Price and terms

- 6.3 Conference with real property negotiators pursuant to Government Code Section 54956.8:

Property: 17647 Gale Avenue, City of Industry
Agency Negotiators: Executive Director and Agency Legal Counsel
Negotiating Parties Frank Lin (NCCP, Inc.)
Under Negotiation: Price and terms

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6.4 Conference with real property negotiators pursuant to Government Code Section 54956.8:

Property: 19835 East Walnut Drive North, City of Industry
Agency Negotiators: Executive Director and Agency Legal Counsel
Negotiating Parties: Bluesky Investment, LLC, DAUM Property, LLC,
Dunbar Real Estate Holdings, LLC, Nicholas Hung
Supreme Foods,
Under Negotiation: Price and terms

6.5 Conference with real property negotiators pursuant to Government Code Section 54956.8:

Properties: 244 Hudson Avenue, 15500 Rausch Road, 100 South
Hacienda Boulevard, 15660 Stafford Street, 15701
Stafford Street, 555 El Encanto Road, 1123 and 1135
Hatcher Avenue, 200 Waddingham Way, 17475 Gale
Avenue, 120 North Hudson Avenue, 15400 Stafford
Street, City of Industry, and the Tres Hermanos
Property
Agency Negotiators: Executive Director and Agency Legal Counsel
Negotiating Parties: City Manager and City Attorney
Under Negotiation: Price and terms

There were no public comments on the Closed Session items.

Chairman Radecki recessed the meeting into Closed Session at 8:38 a.m.

RECONVENE SUCCESSOR AGENCY BOARD MEETING

Chairman Radecki reconvened the meeting at 9:03 a.m. All Members of the Board were present.

Legal Counsel Casso reported out of Closed Session.

With regard to Closed Session Item Nos. 6.1, 6.2, 6.3, 6.4, and 6.5, the Board took no reportable action.

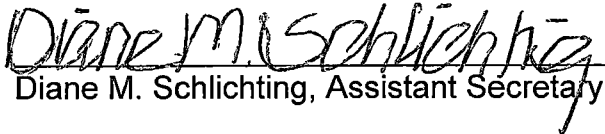
ADJOURNMENT

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There being no further business, the Successor Agency to the Industry Urban-Development Agency adjourned.



Mark D. Radecki, Chairman



Diane M. Schlichting, Assistant Secretary