



AGENDA

CITY OF SEASIDE
CITY COUNCIL/SUCCESSOR
AGENCY TO REDEVELOPMENT
AGENCY OF THE CITY OF SEASIDE

JOINT SPECIAL MEETING
Council Chamber
440 Harcourt Avenue
Thursday, September 3, 2015
5:00 PM

PLEASE TURN OFF YOUR CELL PHONES UPON ENTERING THE MEETING

1. **CALL TO ORDER**

Ralph Rubio	Mayor/Chair
Ian N. Oglesby	Mayor Pro Tem/Vice Chair
Dennis Alexander	Council/Agency Member
Jason Campbell	Council/Agency Member
David R. Pacheco	Council/Agency Member

2. **PLEDGE OF ALLEGIANCE**

3. **ORAL COMMUNICATIONS**

Members of the public wishing to address the City Council on matters within the jurisdiction of the City of Seaside, but not on this agenda, may do so during the Public Comment period for up to three minutes. Public Comments on specific agenda items are heard under that item. For the public record, please state your name.

4. **CLOSED SESSION**

A. **CONFERENCE WITH REAL PROPERTY NEGOTIATORS PURSUANT TO GOVERNMENT CODE SECTION 54956.8**

PURPOSE: Property: Fort Ord Reuse Authority (FORA) parcel E18.1.1 and E18.1.13,
Negotiator for the Agency/City: John Dunn, Executive Director/City Manager,
Negotiator for Developer: Negotiator is Carl Holm, Acting Director of Monterey County Resource Management Agency. **Under Negotiation:** Instructions to negotiator will concern price, terms of payment or both.

5. **CONSENT AGENDA**

A. APPROVAL OF MINUTES FROM THE AUGUST 20, 2015 JOINT SPECIAL MEETING

RECOMMENDATION: That the Minutes be reviewed and approved.

B. APPROVE AND FILE SUCCESSOR AGENCY CHECKS

PURPOSE: It is requested that the Successor Agency Board approve and file the accounts payable and wired payments made during the period of August 11, 2015 through August 24, 2015. In addition, approval of the payroll and benefits checks, direct deposits and wired payments related to the period of August 20, 2015 is requested. Total Accounts Payable and Payroll for the above referenced period is \$3,518.24.

RECOMMENDATION: It is recommended that the Successor Agency Board approve and file the attached checks.

6. BUSINESS ITEMS

A. CONSIDERATION OF MID COAST HOLDINGS GROUP, LLC UNSOLICITED PROPOSAL FOR AN EXCLUSIVE NEGOTIATING AGREEMENT (ENA) TO DEVELOP THE SEASIDE CONCOURS AUTO CENTER ON SUCCESSOR AGENCY PROPERTY AT FIRST AVENUE AND LIGHTFIGHTER DRIVE IN THE FORMER FORT ORD (APN 031-151-012)

PURPOSE: The purpose of this item is for the Successor Agency Board to receive and to consider Mid Coast Holdings, LLC's Unsolicited Proposal (the "Proposal") for an Exclusive Negotiating Agreement (the "ENA" or Agreement") for agency-owned lands identified as Property No. 15 (the "Commercial/Recreation Parcel" or the "Site") under the Agency's Long-Range Property Management Plan (the "LRPMP"). The Commercial/Recreational Parcel is located in the former Fort Ord and is generally bounded by Gigling Road to the south, First Avenue to the east, Lightfighter Drive to the north and Highway One to the west.

RECOMMENDATION:

It is recommended that the Successor Agency Board receive the presentation and provide direction to staff. Following the City's adopted Unsolicited Proposal Procedures, there are three actions the Successor Agency Board can take.

1. Direct staff to negotiate an ENA with Mid Coast Holdings for the development of a luxury auto center on the Commercial/Recreation Parcel.
2. Direct staff to prepare and release a Request for Qualifications/Proposals as outlined in the Long-Range Property Management Plan.
3. Direct staff to take no action at this time.

B. REVIEW OF THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE 15-16 B AND THE RELATED ADMINISTRATIVE BUDGET FOR THE PERIOD JANUARY 1, 2016 – JUNE 30, 2016 PURSUANT TO HEALTH AND SAFETY CODE SECTION 34177

PURPOSE: The purpose of this item is to provide the Successor Agency Board the opportunity to review the Recognized Obligation Payment Schedule 15-16 B and the related Administrative Budget for the period January 1, 2016 – June 30, 2016 pursuant to Health and Safety Code Section 34177.

RECOMMENDATION: It is recommended that the Successor Agency Board review the Recognized Obligation Payment Schedule 15-16 B and the related Administrative Budget for the period January 1, 2016 – June 30, 2016 pursuant to Health and Safety Code Section 34177.

7. ADJOURNMENT

Next Regularly Scheduled Meeting:
September 3, 2015
Seaside City Hall
5:30 PM

The City of Seaside is an ADA accessible facility and is committed to include the disabled in all of its services, programs and activities. Any person who requires accommodation to be able to participate in this meeting is asked to contact the office of the City Clerk at 899-6707, no fewer than two business days prior to the meeting to allow for reasonable arrangements. The City Council Chambers is equipped with a portable microphone for anyone unable to come to the podium. Assisted listening devices are also available.

Meetings that are held in the City Council Chambers are broadcast live to all Seaside residents on Comcast Channel 25 and U-verse Channel 99. Meetings are also available through live streaming at: <http://cvp.telvue.com/player?id=T01629&video=52314&noplaylists=1&width=400&height=300> Videos of past meetings are available on demand through the City's website: <http://www.ci.seaside.ca.us>

Agenda-related writings or documents provided during public meetings are available for public inspection during the meeting or from the office of the City Clerk. This agenda is posted in compliance with California Government Code Section 54954.2(a) or Section 54956.