

MINUTES

GARDEN GROVE AGENCY FOR COMMUNITY DEVELOPMENT

A Regular Meeting of the Garden Grove Agency for Community Development was called to order in the Council Chamber of the Community Meeting Center, 11300 Stanford Avenue, on Tuesday, July 22, 2008, at 5:35 p.m.

ROLL CALL: PRESENT: (5) CHAIR BROADWATER, MEMBERS DALTON, JONES, NGUYEN, ROSEN

ABSENT: (0) NONE

PUBLIC INPUT ON CLOSED SESSION ITEM

There was no input from the public concerning the Closed Session item.

ADJOURN TO CLOSED SESSION

At 5:36 p.m., under the Ralph M. Brown Act, the meeting was adjourned to Closed Session in the Founders Room to discuss the following:

CONFERENCE WITH REAL PROPERTY NEGOTIATORS Pursuant to Government Code Section 54956.8

Property: The parcel is commonly referred to as the "Central Hub" (35-Acre Site) and is comprised of the following parcels listed by Assessor Parcel Number (APN) and current owners: APN 231-42-106, 231-42-105, 231-42-104, 231-42-107, 231-42-108, 231-42-110, 231-41-102, 231-41-103, 231-41-104, 231-41-105, 231-41-106, 231-41-113, 231-41-112, 231-41-107, 231-41-109, 231-41-110 and 231-41-111 owned by Lakeview Village Corp; APN 231-41-108 owned by Beth M. Cecich Hansen; APN 231-42-101 owned by Universal Care, Inc.; APN 231-41-111 owned by Myoungsu Jeoung & Suzie S Kim; APN 231-43-101 owned by Buaro Improvement; APN 231-44-139 owned by Cheyenne Gold; APN 231-43-102 and 231-43-103 are Agency Owned

Agency's Negotiators: Matthew Fertal, Agency Director; Chet Yoshizaki, Economic Development Department Director; Greg Blodgett, Economic Development Sr. Project Manager; Greg Brown, Economic Development Sr. Project Manager; Tom Clark, Agency Counsel; Celeste Stahl Brady, Agency Counsel

Negotiating Parties: Chad McWhinney for the McWhinney Proposal

Under Negotiation: The purpose of the Closed Session is to seek direction from the Agency about negotiations to acquire certain real property and the parameters for price and terms of payment related to such real property acquisition.

RECONVENE IN OPEN SESSION

At 6:56 p.m., the meeting was reconvened in the Council Chamber with Chair Broadwater and all Members present. Chair Broadwater announced that the Closed Session item previously announced was discussed, and there was no reportable action.

ORAL COMMUNICATIONS – PUBLIC

None relevant to the Agency.

RECESS

At 7:22 p.m., the Chair declared a recess.

RECONVENE

At 7:27 p.m., the meeting was reconvened with Chair Broadwater and all Members present.

MINUTES (F: Vault)

It was moved by Member Jones, seconded by Member Nguyen, and carried by unanimous vote, that the minutes of the Regular Agency Meeting held June 24, 2008, be and hereby are approved.

ACQUISITION OF REAL PROPERTY LOCATED AT 11361 GARDEN GROVE BOULEVARD, OWNED BY HELEN NOLAND (Cost: \$645,000) (F: A-84.1) (XR: A-116.9)

Staff report dated July 22, 2008, was introduced and reviewed by staff.

Member Rosen noted that he would be voting against this acquisition for the reasons he has previously and consistently stated.

Member Nguyen moved, seconded by Member Broadwater, that the Agreement by and between the Garden Grove Agency for Community Development and Andrew V. and Helen Noland Trust, Dated May 14, 1991, Acting through Helen Noland, Sole Trustee, for the acquisition of real property located at 11361 Garden Grove Boulevard, be and hereby is approved; the Agency Director and Secretary are authorized to execute the pertinent documents on behalf of the Agency; the Finance Officer is authorized to draw a warrant in the amount of \$645,000 when appropriate to do so; and the Agency Director and Secretary are authorized to execute a rental agreement on an interim basis pending the disposition of the property.

Said motion carried by the following vote:

AYES:	MEMBERS:	(4)	DALTON, JONES, NGUYEN, BROADWATER
NOES:	MEMBERS:	(1)	ROSEN
ABSENT:	MEMBERS:	(0)	NONE

ADJOURNMENT

At 7:36 p.m., the meeting was declared adjourned.

KATHLEEN BAILOR
SECRETARY